



UNIVERSITI TEKNOLOGI MARA

BSB605: BUILDING PATHOLOGY AND CONTROL III

Course Name (English)	BUILDING PATHOLOGY AND CONTROL III APPROVED
Course Code	BSB605
MQF Credit	3
Course Description	The module extends the areas of study of Building Pathology II to surveyors on their duties in the contract, the inspection of high-rise, commercial, industrial and buildings of historic interest, deals with full repairing covenants, dilapidation surveys, disputes and arbitration. Building proposals, warrants and appeals are also covered together with the need for conservation and special requirements related to listed buildings.
Transferable Skills	Students are able to analyse defects in commercial buildings, etc., prepare remedial measures, write report, carry out dilapidation surveys, make advice and able to analyse defects and causes in old buildings.
Teaching Methodologies	Lectures, Blended Learning, Field Trip, Case Study, Presentation, Directed Self-learning
CLO	<p>CLO1 identify and interpret the performance criteria and breach of contract in relation to the duties of the surveyor.</p> <p>CLO2 analysis, diagnosis, prognosis and remedial measures for defects in high-rise, commercial, industrial, public and historic buildings.</p> <p>CLO3 carry out dilapidation survey for leased property and pre-construction, prepare schedules and analyse leasing covenant for claims</p> <p>CLO4 identify the current research and development in maintenance</p> <p>CLO5 identify defects and needs for conservation of listed buildings and the management of conservation projects.</p>
Pre-Requisite Courses	No course recommendations
Topics	
1. duties of surveyors, their performance and their breach 1.1) duties of surveyors	
2. duties of surveyors, their performance and their breach 2.1) performance and breach of duties	
3. Analysis, diagnosis, prognosis and remedial measures for defects 3.1) survey of residential flats	
4. Analysis, diagnosis, prognosis and remedial measures for defects 4.1) survey of commercial properties	
5. Assignment 1 (inspection & report writing) 5.1) residential flats, commercial, highrise or factory	
6. report writing 6.1) highrise, commercial, industry	
7. dilapidation survey and claims in leased properties 7.1) preparing dilapidation schedule and analysis of covenant for claims in leased properties	
8. dilapidation or pre construction survey of adjoining properties 8.1) methods and procedures	
9. current research and development in maintenance 9.1) management and technology	
10. defects & maintenance of listed buildings 10.1) analysis of defects, remedial measures & maintenance	

11. management of conservation projects 11.1) procedure and roles of building surveyors
12. presentation 12.1) assignment 1
13. test & discussion 13.1) all topics
14. revision 14.1) all topics

Assessment Breakdown	%
Continuous Assessment	40.00%
Final Assessment	60.00%

Details of Continuous Assessment	Assessment Type	Assessment Description	% of Total Mark	CLO
	Assignment	consists of group and individual	30%	CLO3
	Test	individual test	10%	CLO1 , CLO2 , CLO3 , CLO4 , CLO5

Reading List	<p>Reference Book Resources</p> <ul style="list-style-type: none"> • Hollis, M, 2000, <i>Surveying Building</i>, 4 Ed., Surveyors Publishers, London • Hollis, M,, <i>Dilapidations</i>, Estate Gazette Ltd., London • Rainger P, 1986, <i>Mitchells Movement Control in the Fabric</i> , Batsford, London. • Addleson 1996, <i>Building Failure</i>, Butterworth Heinemann, London • Glover 1996, <i>Building Surveys</i>, Butterworth Heinemann, London. • Brian Wood 2009, <i>Building Maintenance</i>, John Wiley • CIOB 1991, <i>Refurbishment and Modernisation</i>, CIOB, Englemere, London • Feilden B.M 2003, <i>Conservation of Historic Building</i>, 3 Ed., Architectural Press, Oxford. • Freeman T.J. et al 2002, <i>Cracks in Houses</i>, BRE and TELFORD Ltd. London • David S. Watt 2007, <i>Building Pathology: Principle and Practice</i>, 2 Ed., Blackwell • Watt, 1993, <i>Building Pathology</i>, Form Const. Books Direct, Englemere, London
Article/Paper List	This Course does not have any article/paper resources
Other References	This Course does not have any other resources