PERIODIC FACADE INSPECTION REPORT

FOR

CHIJ St. Nicholas Girls' School

(Primary Section)

501 Ang Mo Kio Street 13

SINGAPORE 569405

Owner	: Ministry of Education
Competent Person	: Er.T.Thuvarahan (PE Reg.No 4855)
Company	: RKU Consultants Pte Ltd
Address	: 25 Tagore Lane, #02-08-04 Singapore G Building Singapore 787602

Facade Inspector	: Wong Cheng Hung (FI-0067)
Company	: Façade Investigator (UEN:53456217E)
Address	: 736 Pasir Ris Drive 10, #05-49, Singapore 510736

STANDARD CERTIFICATION BY THE COMPETENT PERSON FOR PERIODIC FACADE INSPECTION OF BUILDINGS

In accordance with Section 28(6) of the Building Control Act (the "Act") and Regulations 15,16 and 17 of (Periodic Inspection of Buildings and Building Facades) Regulations 2021 (the "Regulations"), I, Er. Thuvarahan Thirilogaiswera (PE Reg No 4855), the Competent Person appointed by the building owner under Section 28(3) of the Act have conducted an inspection on the condition and integrity of the building façade and hereby submit the report of results of the inspection. I certify that the inspection was carried out and the report was prepared by me in accordance with the provisions of the Act and the Regulations.

PROFESSIONAL ENGINEER
CIVIL
THUVARAHAN THIRILOGAISWERA
4855
SINGAPORE

29/12/2023

…… ……

Date Thuvarahan Thirilogaiswera
(PE Reg.No 4855)

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1 Introduction

The building located at 501 Ang Mo Kio Street 13 is a 7-storey school building officially opened in the year 1985. It is a reinforced concrete building with plaster and paint finishes. The structural frame uses RC beam, slab with pitched roof system, and there are no special features in the building. The architectural elevation drawings of some faces were available during the inspection.

Those buildings are chosen for Periodic Facade inspection (PFI) which was introduced in 2020 as those are more than the 13m height limit and buildings are more than 20 years of age for the FI inspection regime. PFI is carried out to enhance the safety of building facades by facilitating early detection of facade deterioration and allowing defects to be rectified in a timely manner to reduce the likelihood of façade failure due to the age of the buildings.

The owner appointed the competent person as Er.Thuvarahan Thirilogaiswera (PE Reg No 4855), and H3zoom.ai is the only party to assist CP in carrying out the 100% visual inspection of the facade faces by utilizing drone and AI technology to capture and identify facade defects through a combination of high-definition and thermal images. Mr. Wong Cheng Hung (FI-0067), the facade inspector from Façade Investigator (UEN:53456217E) was appointed by the competent person to the close-range inspection with the use of mobile elevated work platform to access the building facades under his direct supervision & control.

This report presents the results of periodic facade inspections comprised of 100% visual inspection of the facade faces and a minimum 10% close-range physical inspection per building face carried out at 501 Ang Mo Kio Street 13, Singapore 569405.

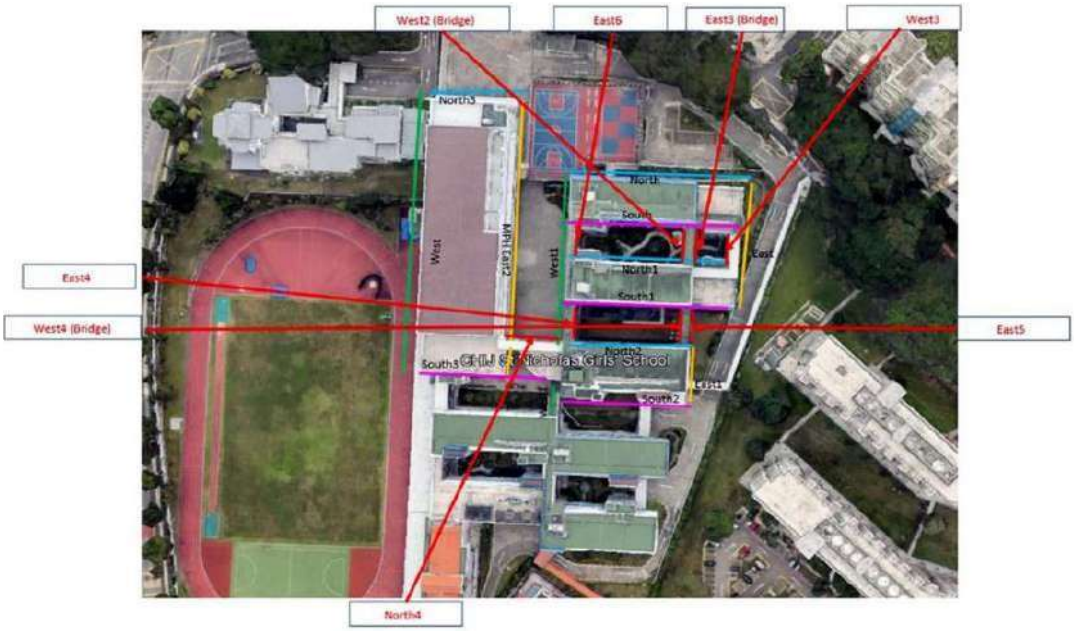


Figure 1: Plan view of 501 Ang Mo Kio Street 13

Figure 2: North face view

Figure 3: North 1 face view

Figure 4: North 2 face view

Figure 5: North 3 face view

Figure 6: North 4 face view

Figure 7: South face view

Figure 8: South 1 face view

Figure 9: South 2 face view

Figure 10: South 3 face view

Figure 11: East face view

Figure 12: East 1 face view

Figure 13: East 2 face view

Figure 14: East 3 face view

Figure 15: East 4 face view

Figure 16: East 5 face view

Figure 17: East 6 face view

Figure 18: West face view

Figure 19: West 1 face view

Figure 20: West 2 face view

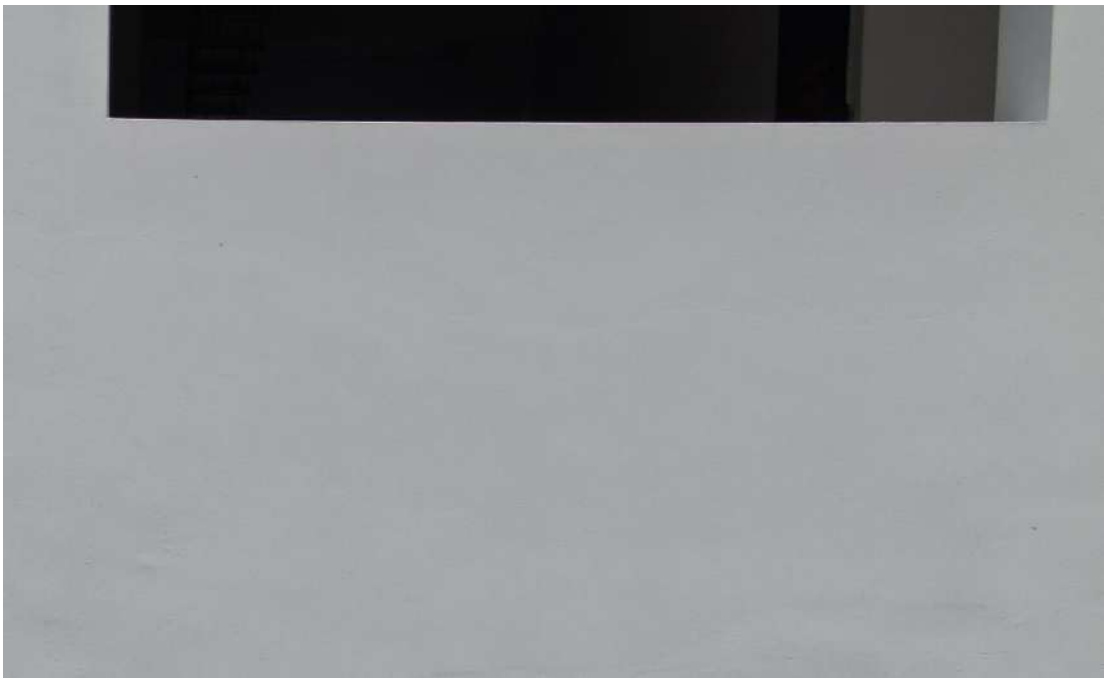
Figure 21: West 3 face view

Figure 22: West 4 face view

2 Facade system of the building

The facade system of the buildings of 501 Ang Mo Kio Street 13 includes most commonly plaster and paint finishes with punch windows with aluminum frames. The reinforced concrete sunshades, metal sunscreens and metal louvre plates are used as shading systems of the building. Railings are attached to each floor level and louvres areattached to the open areas. Air-con condenser supports and flashlights are attached to the exterior of the facades. Flashing sheets are along the edge of the pitched roofs. There are canopies at the ground level of the building.

2.1 Plaster and paint finishes



2.2 Punch windows

2.3 Railing

2.4 Air-con condenser supports

2.5 Reinforced concrete sunshade

2.6 Metal sunscreen

2.7 Louvre

2.8 Metal louvre plates

2.9 Flashlight

2.10 Flashing sheet

2.11 Canopy

3 Scope of work

The scope of the periodic facade inspection is to ascertain, as far as possible, whether the facade condition of the building is satisfactory for its intended use. The facade inspection and identification of defects are important to ensure safety and allow defects to be rectifiedin a timely manner. A drone visual inspection and the close-range inspection of the building were carried out to identify, if possible: -

3.1 To keep a diary of the survey, clearly stating the scope, extent, dates of the inspection, and records of the observations during the inspection.

3.2 To detect the signs of the facade and structural defects, deformation, deterioration or distress, damage, clearly identifying the locations, types, and causes of these signs with the help of high-definition images of the building envelope.

3.3 To detect dampness on walls, or hidden details such as hollowness on the wall, subsurface pipes, etc. using drones' thermal inspection and survey.

3.4 Having contact with the facade to understand any underlying issues that are not visible. Ensure additional coverage if there is any tell-tale signs of deterioration or extensive abnormalities.

4 Diary of the Full Visual and Close-Range Inspection

4.1 100% Visual Inspection

Table 4-1: Details of visual inspection

Start date of inspection	7th September 2023
End date of inspection	7th September 2023
Duration of inspection	1 working day
Description of non-coverage areas by visual inspection	None

Methodology of Inspection: The 100% visual inspection was carried out with drones from which the images are transferred to the AI platform for automated analysis and processing; facade defects are automatically identified through the system via computer vision models, and final validations of these defects were carried out by the competent person.

Facade elevations showing the defects: The following table shows the summary of the important defects found in each elevation face that need to be followed up by the owner. Refer to Appendix 1 for more details on facade defects.

Table 4-2: Summarized important defects on elevation faces

Elevation faces	West	West 1	South	South 3	South 2	South 1	North	North 4	North 3	North 2	North 1
Surface crack	33	10	0	4	6	6	5	0	7	5	0
Disengaged	1	0	0	0	0	0	0	0	0	0	1
Vegetation	7	1	0	2	0	0	0	0	0	0	0
Rust	7	1	0	0	0	0	0	0	0	0	3
Efflorescence	1	0	1	0	0	0	0	0	0	0	0
Total	49	12	1	6	6	6	5	0	7	5	4

Elevation faces	East	East 5	East 4	East 3	East 2	East 1	East 6	West 2	West 3	West 4	Total
Surface crack	6	0	3	0	16	5	0	0	0	0	106
Disengaged	0	0	0	0	0	0	0	0	0	0	2
Vegetation	0	0	0	1	5	0	0	0	0	0	16
Rust	1	0	0	0	5	0	0	0	0	0	17
Efflorescence	3	0	0	0	0	8	0	0	0	0	13
Total	10	0	3	1	26	13	0	0	0	0	154

4.2 10% Close-Range Physical Inspection

a) Basis of selection of locations/ areas to carry out the close-range inspection

From the full visual inspection defects identified were summarized on Table 4-2. Elevation views of the AI report show the density, and severity of the defects. Based on this, the areas for the minimum 10% close-range inspection on all sides of the building were chosen. It shows that the most common defects are concrete surface cracks that mostly occurred on the walls and stairs. The west face of the building consists of more defects than other faces and most of them are surface cracks on the walls and stairs. Rust defects were identified on the roof sheet, metal surfaces and fixings of the railings. Disengaged defects were identified on the lightning protection strip and the glass strip of the glass window. Vegetation growth and efflorescence defects commonly occur on concrete surfaces. The following table summarizes the surface area of building faces as well as coverage (%)for the close-range inspection:

Table 4-3: Coverages for the close-range inspection

Elevation Faces	Building facade length per face (m)	Building facade area per face (m^2)	Number of Drops	Width covered for Physical Inspection (m)	Close-range inspections covered by vertical drop per face (m^2)	Percentage of the area covered by close-range inspection per face
West	101.6	2560	3	12	302.4	121.8%
West 1	62.3	1570	2	8	201.6	12.8 %
South	55.6	1400	2	8	201.6	14.4 %
South 3	50.8	1280	2	8	201.6	15.6 %
South 2	43.7	1100	2	8	201.6	18.3 %
South 1	49.5	1500	2	8	201.6	13.4 %
North	59.5	1500	2	8	201.6	13.4 %
North 4	21	530	1	4	100.8	19 %
North 3	28.6	720	1	4	100.8	14 %
North 2	39.7	1000	1	4	100.8	10.1 %
North 1	51.6	1300	2	8	201.6	15.5 %
East	43.7	1100	2	8	201.6	18.3 %
East 5	15.9	400	1	4	100.8	25.2 %
East 4	15.9	400	1	4	100.8	25.2 %
East 3	15.1	380	1	4	100.8	26.5 %
East 2	89.3	2250	3	12	302.4	13.4 %
East 1	20.6	520	1	4	100.8	19.4 %
East 6	14.7	370	1	4	100.8	27.2 %
West 2	14.7	370	1	4	100.8	27.2 %
West 3	14.7	370	1	4	100.8	27.2 %
West 4	15.9	400	1	4	100.8	25.2 %

b) Dates of Inspection : 23rd November 2023 and 24th November 2023

c) Duration of Inspection : 2 working days

d) Methodology of Inspection

All inspections were carried out by the facade inspector. The boom lift was used to access the façade to carry out the close-range inspections. Refer to Appendix 3 for more details such as the method statement, and machinery, equipment & tools that were usedfor the inspection purposes. The façade type being concrete with plaster finish, the most

potential hazard will be the concrete cracks and concrete spalling. Tapping tests were carried out on the surface at the locations of cracks and spalling to detect any delamination of the concrete cover. Crack lengths were measured when the cracks are significantly longer.

e) Facade elevations showing relevant findings (drawings or photographs)

The following table and elevation views summarize the close-range inspection findings. There are some defects were additionally identified during the close-range inspection. Those are vegetation growth underneath the aluminum dripper panel joints at the west 2 face, Rust on the roof capping screws at the west 3 face and concrete surface cracks on the walls at the north 3 face. Refer to Appendix 2 for areas of coverage and defects detected during the close-range inspection.

Table 4-4: Summarized important defects of physical inspection

Defect Type	Number
Surface crack	62
Disengaged	1
Vegetation	6
Rust	7
Efflorescence	1
Corrosion	1
Concrete crack	2

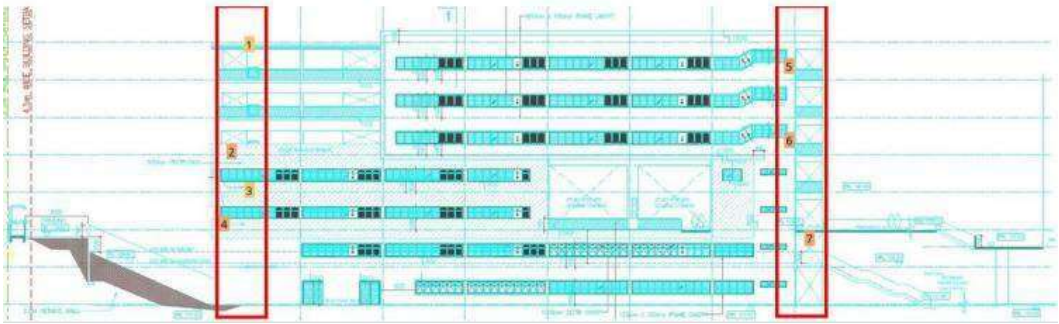


Figure 23: North face close-range inspection

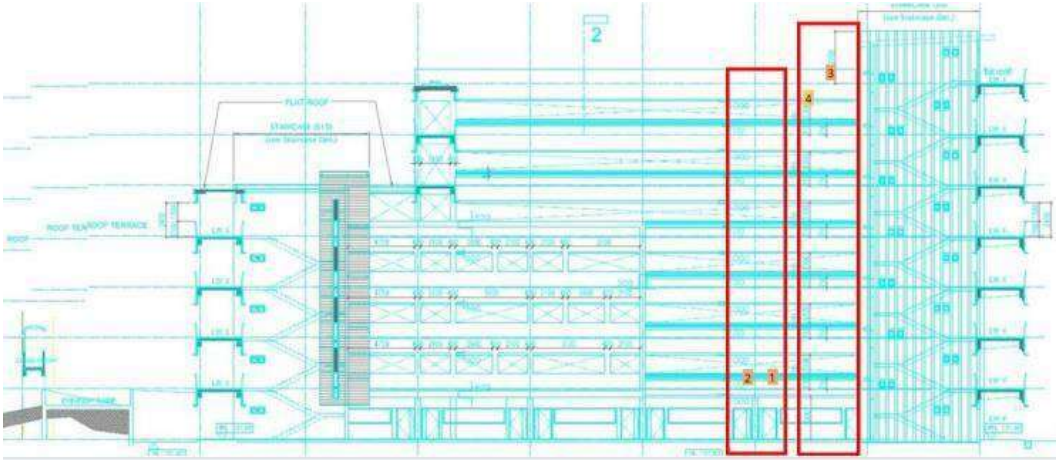


Figure 24: North 1 face close-range inspection

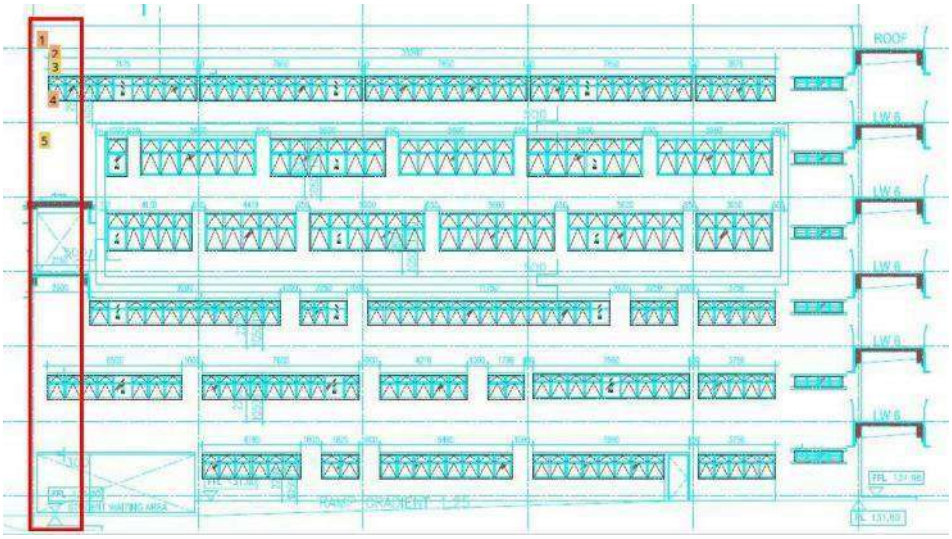


Figure 25: North 2 face close-range inspection

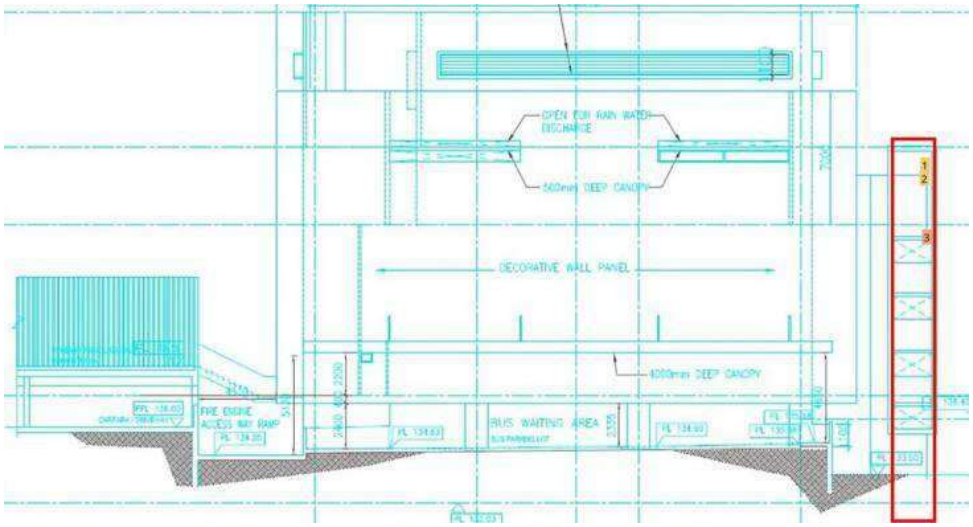


Figure 26: North 3 face close-range inspection

Figure 27: North 4 face close-range inspection

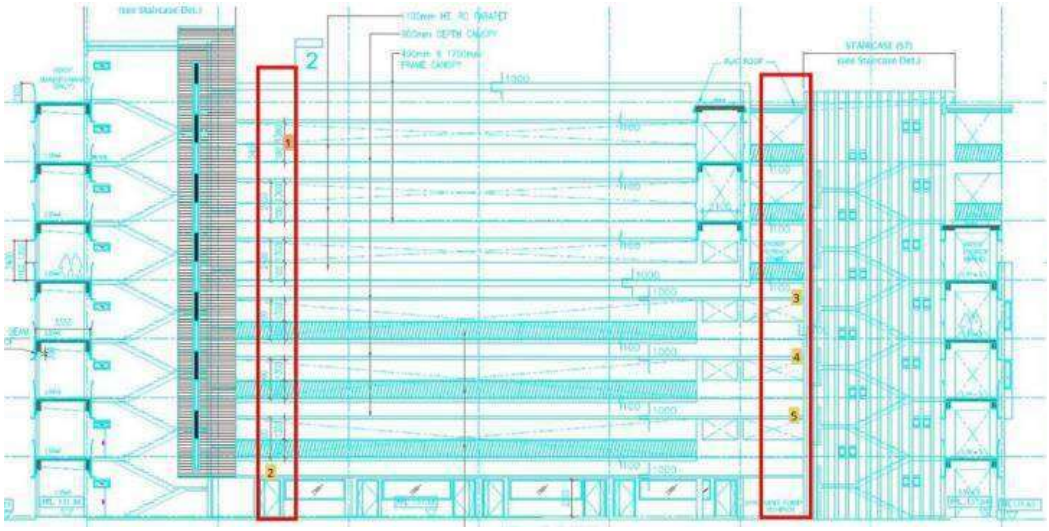


Figure 28: South face close-range inspection

Figure 29: South 1 face close-range inspection

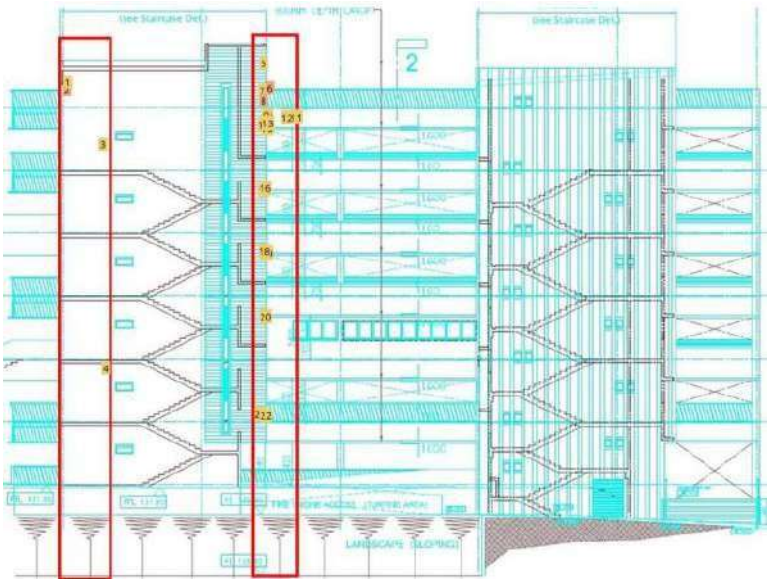


Figure 30: South 2 face close-range inspection

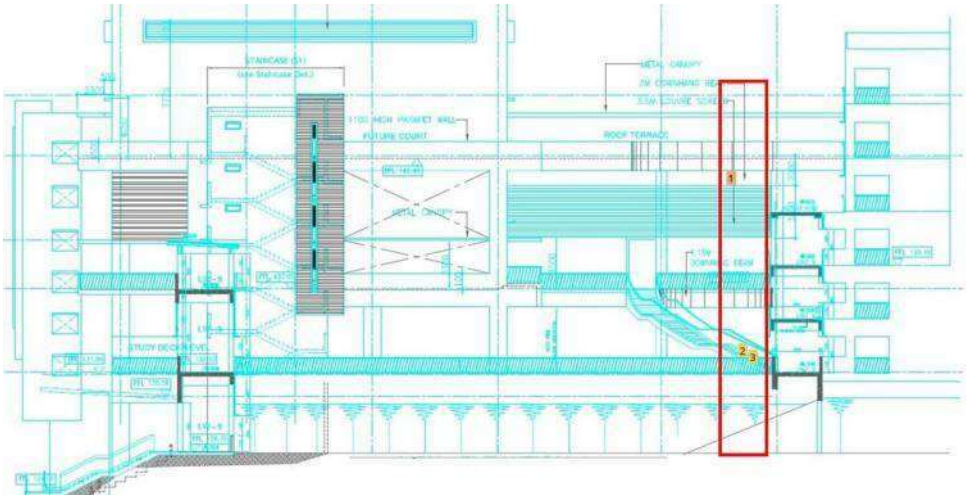


Figure 31: South 3 face close-range inspection

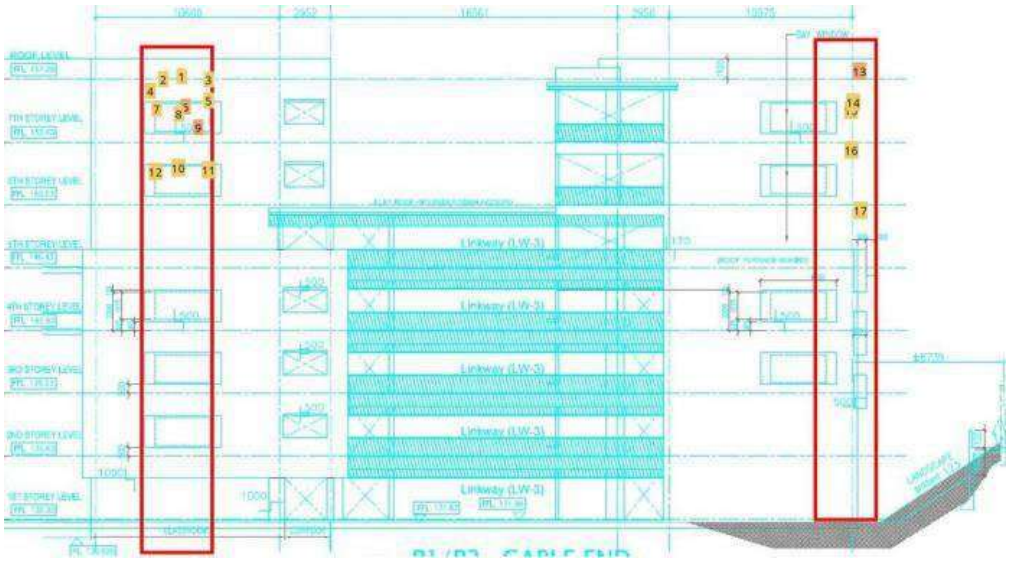


Figure 32: East face close-range inspection

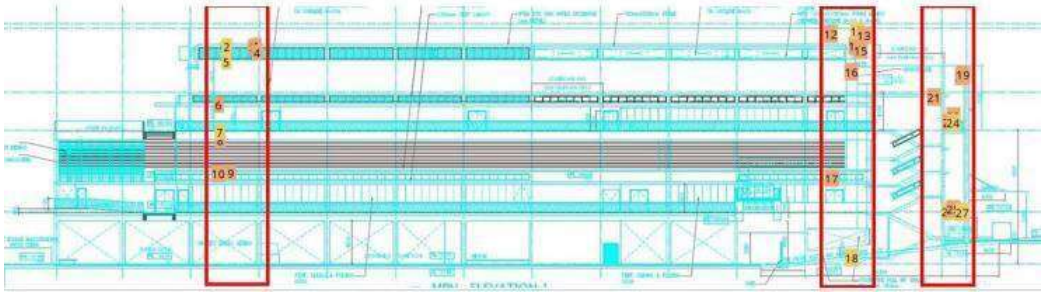


Figure 33: East 2 face close-range inspection

Figure 34: East 1 face close-range inspection

Figure 35: East 3 face close-range inspection

Figure 36: East 4 face close-range inspection

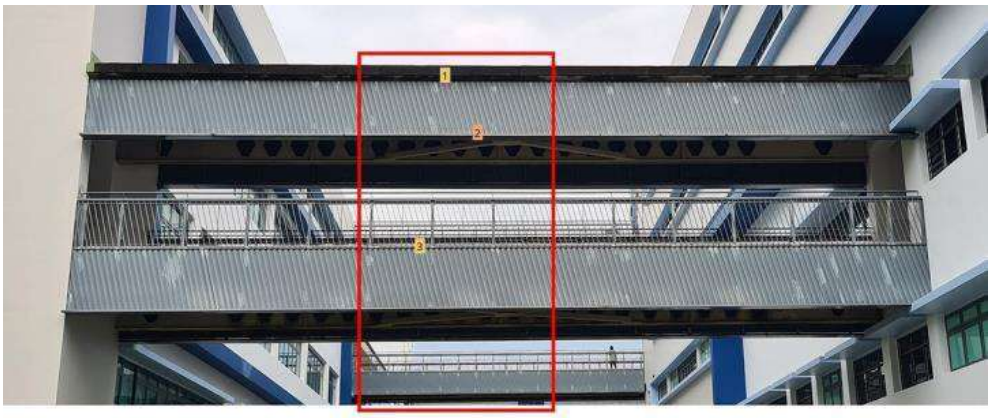


Figure 37: East 5 face close-range inspection

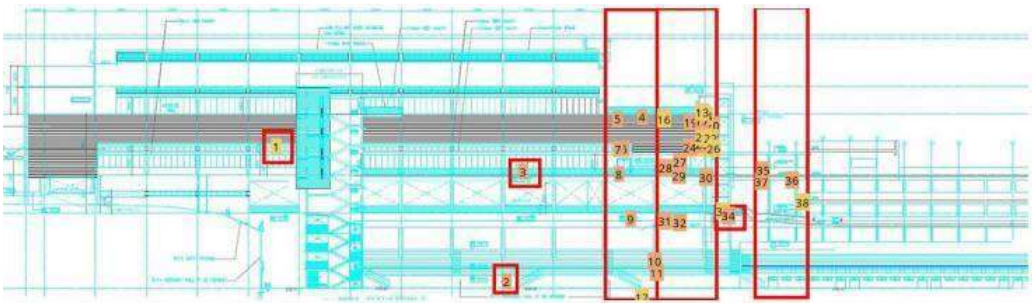


Figure 38: West face close-range inspection

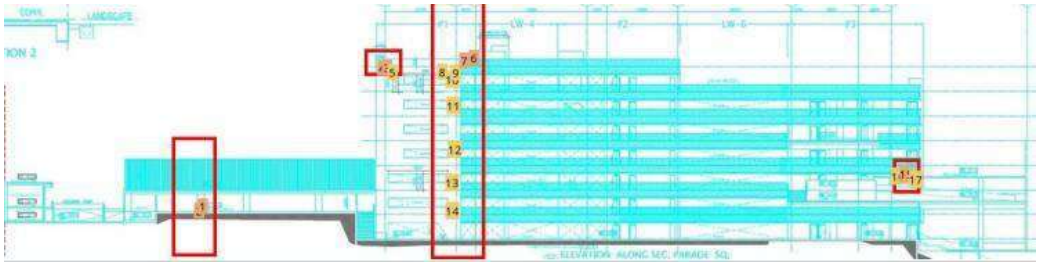


Figure 39: West 1 face close-range inspection

5 Assessment on Findings

a) Locations, descriptions, and classification of conditions such as “Safe” or “Require Repair” or “Unsafe” for the defects observed on each facade type are shown in the Appendixes for both types of inspections.

b) This is the first time the façade has been inspected and hence no comparison is available.

c) Technical views, assessment, judgment, and conclusion on the facade conditions based on the findings from the inspection: There are no defects identified as unsafe during the inspection. However, walls and stairs have number of surface cracks. The surface cracks can be due to the exposure to atmospheric conditions and some of the crack defects on the walls were identified with hollowness during the physical inspection. Some of the surface cracks on the walls reoccurred from the previous touch-up plastered crack line. Superficial rusts were identified on the roof sheets and metal surfaces. Rusted fixings of the railings need to be replaced with new anchor bolts and corroded roof capping screws need to be replaced with new screws. Disengaged temporary lightning protection strip was already removed during the inspection and disengaged glass strip needs to be re-fixed in position properly. Vegetation growth defects on the concrete surfaces and aluminum surfaces do not pose any falling hazards. Efflorescence defects on the plastered walls also seen to be not critical.

d) Based on the analysis the facade defects are found to be either “Require Repair” or “Safe”: Concrete surface cracks on the walls and stairs, disengaged lightning protection strip

and glass strip, rust defects on the roof sheet, metal surfaces and fixings of railing, vegetation growth and efflorescence defects on concrete surfaces were identified as “Require Repair.” Mold growth on concrete surface and spalling defect on wall were identified as “Safe.”

6 List of Defects and Repair Methodology

Refer to Appendix 1 and 2 for the list of defects identified and the corresponding remediation.

7 Recommendations, Remedial and Follow-Up Actions

Section 7.1 to section 7.3 present the recommendations for the remedial measures for the common defects. To ensure durability and to prolong the life span of the various elements of the exterior façade, it is highly recommended that owner to conduct proactive inspection checks as part of their maintenance regime annually to ensure the prompt discovery and rectification of newly developed defects.

7.1 Plaster and Concrete Elements

a) Cracked concrete and plaster

For a surface crack, Remove the plaster to check whether it is a structural crack or plaster crack. If the crack penetrates to the substrate concrete, then cut a groove along the crack, and patch it back with polymer-modified mortar. If it is a plaster crack without penetration to the substrate, re-plaster, and re-paint the surface.

Figure 40: Concrete surface crack on wall

b) Vegetation

Remove the vegetation and chip the related area on the wall and re-plaster the area.

Figure 41: Vegetation growth on concrete surface

c) Efflorescence

Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/waterproofing sealers, and repaint the surface.

Figure 42: Efflorescence defect on concrete surface

7.2 Windows

a) Disengaged

The disengaged glass strip needs to be re-fixed in position.

Figure 43: Disengaged glass strip

7.3 Exterior elements

a) Rust

Thoroughly clean the surface free from loose paint/rust and apply suitable corrosion protection coating. If the fixings are rusted, need to be replaced with new fixings.

Figure 44: Rust on the fixing of the railing

8 Conclusion

Both 100% visual inspection and 10% close-range inspection suggest that there are no defects identified as unsafe. Common defects observed are concrete surface cracks on the walls and stairs. Some of the surface cracks were identified with hollowness on the walls and which could be unsafe if not repaired. Superficial rust defects were identified on the roof sheet and metal surfaces. Rusted fixings/screws on the railings and roof capping need to be replaced with new fixings/screws. Disengaged glass strip needs to be refixed in position properly. Vegetation growth on the concrete surfaces need to be removed with root to avoid the recurrence. Efflorescence defects on the concrete surfaces require repair with remedial measures as recommended.

The building facade defects identified are “safe” and can be addressed with the periodical repair and maintenance carried out by the owner. The building facade defects identified as “require repair” need to be repaired and maintained. If these defects are not repaired, stabilized, or maintained, could progress to an unsafe condition before the next round of inspection. Therefore, these defects should be repaired to ensure the durability and safety of the building facade.

9 SIGN-OFF

9.1 This report was endorsed by:

9.1.1 Wong Cheng Hung (FI-0067)
Facade Inspector

Façade Investigator (UEN:53456217E)

9.2 This report was endorsed by:

9.2.1 Thuvarahan Thirilogaiswera (PE Reg.No 4855)
Competent Person
RKU Consultants Pte Ltd

APPENDIX 1

100% VISUAL INSPECTION REPORT

Defects Report for inspection CHIJ Saint Nicholas Girls' Primary School Inspection 7 Sept 2023

Facade inspector report from Sep 20, 2023

Inspection Summary

	WEST	WEST1	SOUTH	SOUTH3	SOUTH2
Water Stain	52	11	2	27	18
Surface Crack	33	10	0	4	6
Paint Peeling	17	7	11	5	19
Disengaged	1	0	0	0	0
Vegetation	7	1	0	2	0
Paint blistering	1	0	0	0	1
Rust	7	1	0	0	0
Efflorescence	1	0	1	0	0
Mold	1	0	0	0	0
Stain	0	0	2	0	6
Bulging	0	0	0	0	0
Spalling	0	0	0	0	0
Total Number of Defects / Elevation	**120**	**30**	**16**	**38**	**50**

	SOUTH1	NORTH	NORTH4	NORTH3	NORTH2
Water Stain	7	7	4	9	11
Surface Crack	6	5	0	7	5
Paint Peeling	4	2	0	1	2
Disengaged	0	0	0	0	0
Vegetation	0	0	0	0	0
Paint blistering	0	1	0	1	0
Rust	0	0	0	0	0
Efflorescence	0	0	0	0	0
Mold	0	0	0	0	0
Stain	0	0	0	0	0
Bulging	0	1	0	0	0
Spalling	0	0	0	0	0
Total Number of Defects / Elevation	**17**	**16**	**4**	**18**	**18**

	NORTH1	EAST	EAST5	EAST4	EAST3
Water Stain	6	15	8	1	2
Surface Crack	0	6	0	3	0
Paint Peeling	5	12	0	1	0
Disengaged	1	0	0	0	0
Vegetation	0	0	0	0	1
Paint blistering	0	0	0	0	0
Rust	3	1	0	0	0
Efflorescence	0	3	0	0	0
Mold	0	0	0	0	0
Stain	0	0	0	0	0
Bulging	0	5	0	0	0
Spalling	0	0	0	0	0
Total Number of Defects / Elevation	**15**	**42**	**8**	**5**	**3**

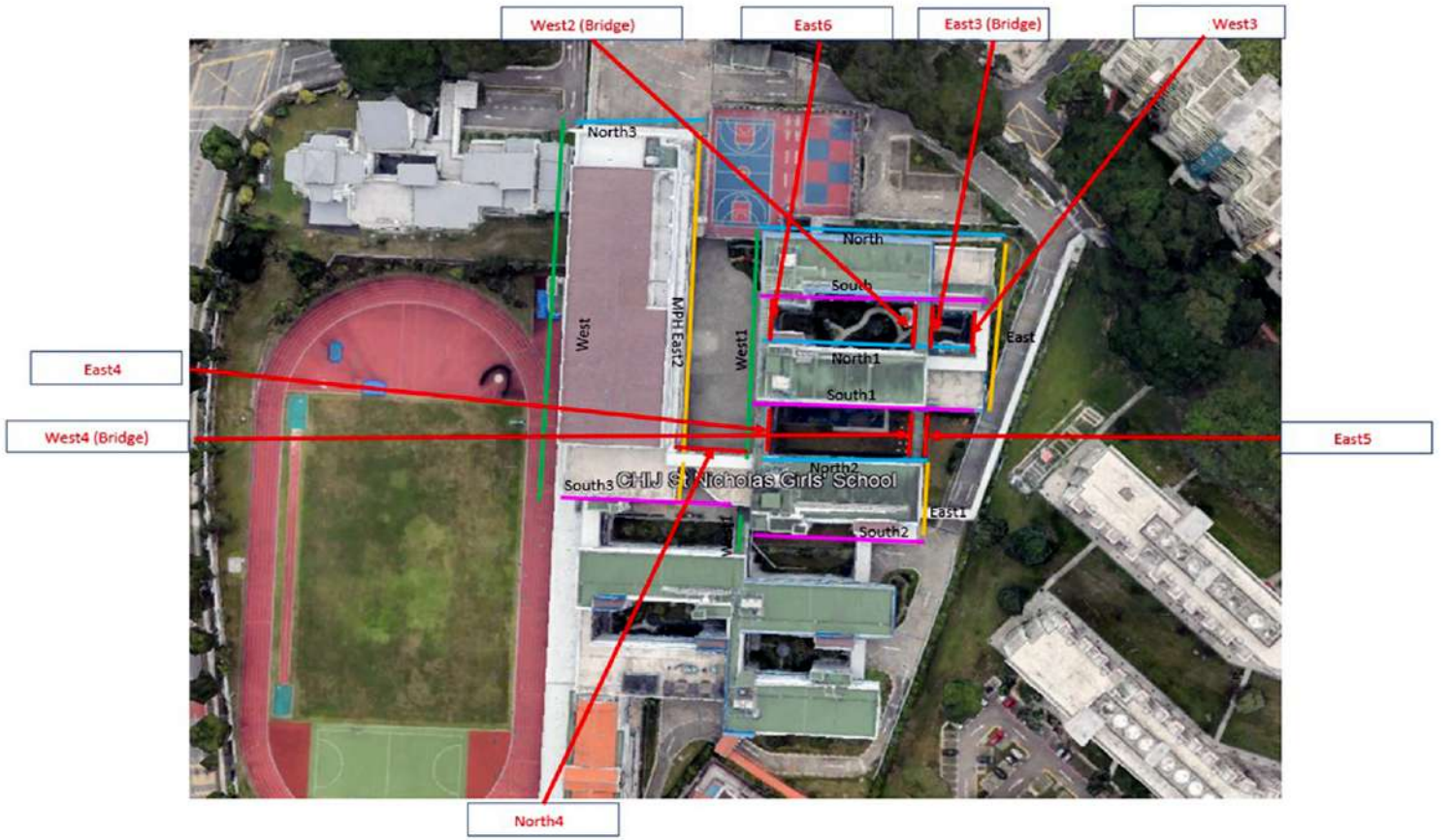
	EAST2	EAST1	EAST6	WEST2	WEST3
Water Stain	40	8	0	0	0
Surface Crack	16	5	0	0	0
Paint Peeling	1	3	0	0	0
Disengaged	0	0	0	0	0
Vegetation	5	0	0	0	0
Paint blistering	0	0	0	0	0
Rust	5	0	0	0	0
Efflorescence	0	8	0	0	0
Mold	0	0	0	0	0
Stain	0	0	0	0	0
Bulging	0	0	0	0	0
Spalling	0	1	0	0	0
Total Number of Defects / Elevation	**67**	**25**	**0**	**0**	**0**

	WEST4	Total
Water Stain	0	**228**
Surface Crack	0	**106**
Paint Peeling	0	**90**
Disengaged	0	**2**
Vegetation	0	**16**
Paint blistering	0	**4**
Rust	0	**17**
Efflorescence	0	**13**
Mold	0	**1**
Stain	0	**8**
Bulging	0	**6**
Spalling	0	**1**
Total Number of Defects / Elevation	**0**	**492**

Defects Summary

	Safe	Require Repair	Total
Water Stain	166	62	**228**
Surface Crack	21	85	**106**
Paint Peeling	89	1	**90**
Disengaged	0	2	**2**
Vegetation	0	16	**16**
Paint blistering	4	0	**4**
Rust	0	17	**17**
Efflorescence	0	13	**13**
Mold	1	0	**1**
Stain	8	0	**8**
Bulging	6	0	**6**
Spalling	1	0	**1**
Total Number of Defects / Elevation	**296**	**196**	**492**

BUILDING ORIENTATION



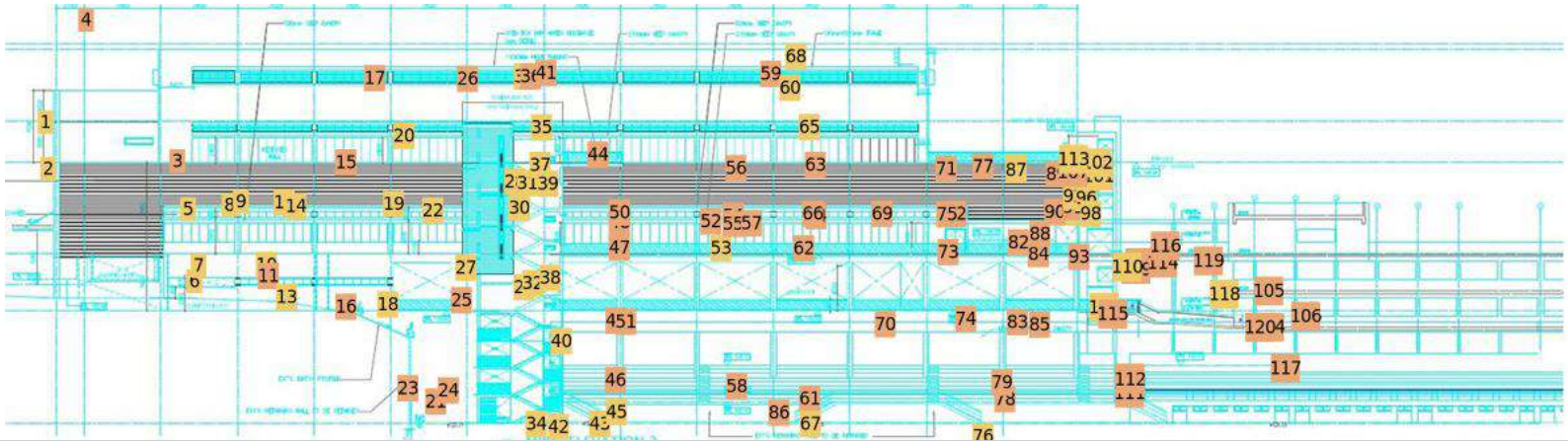
S/N

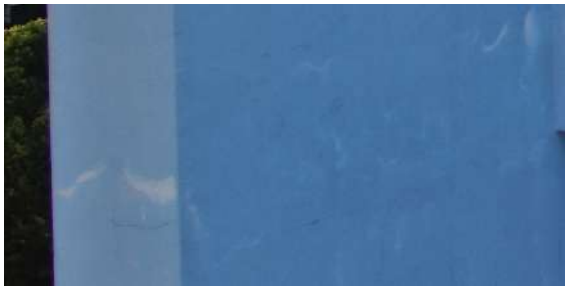
WEST

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

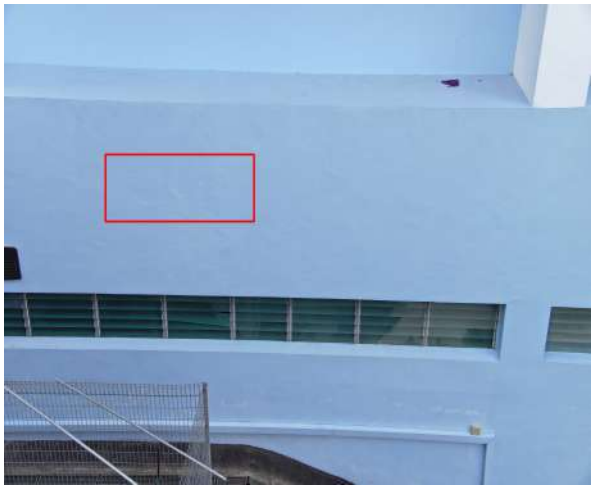


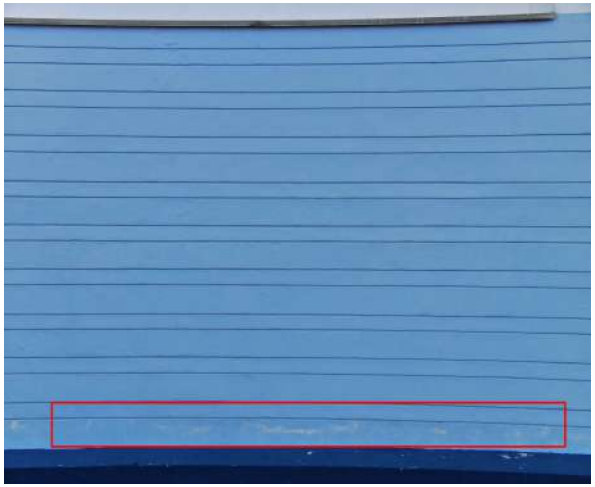
S/N				
1				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
2				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

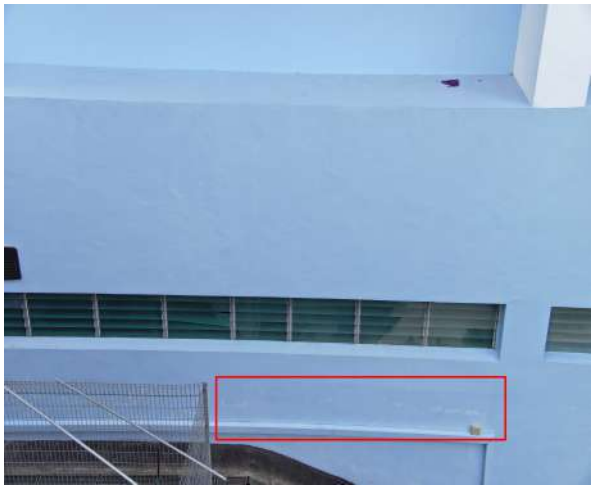
S/N				
3				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
4				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
5				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
6				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
7				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
8				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

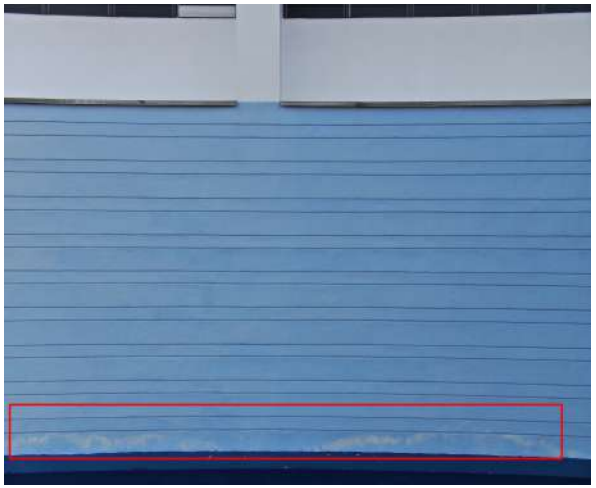
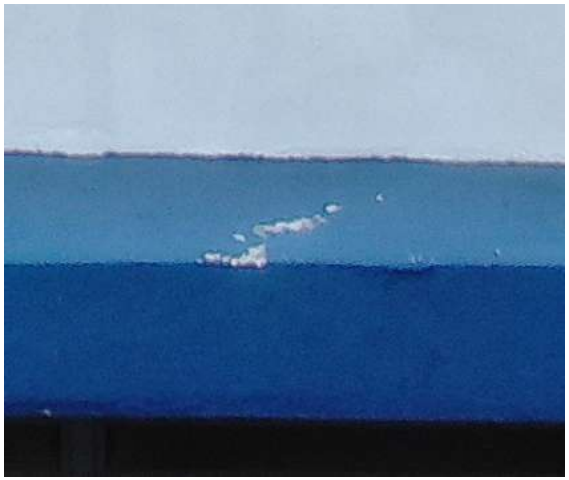
S/N				
9				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
10				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

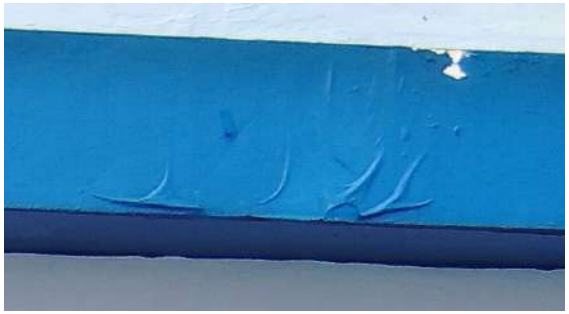
S/N				
11				
	Defect Type Disengaged	**Severity** Require Repair	**Details** Disengaged of glass strip on the glass window	**Resolution** To check and re fix in position
12				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
13				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
14				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

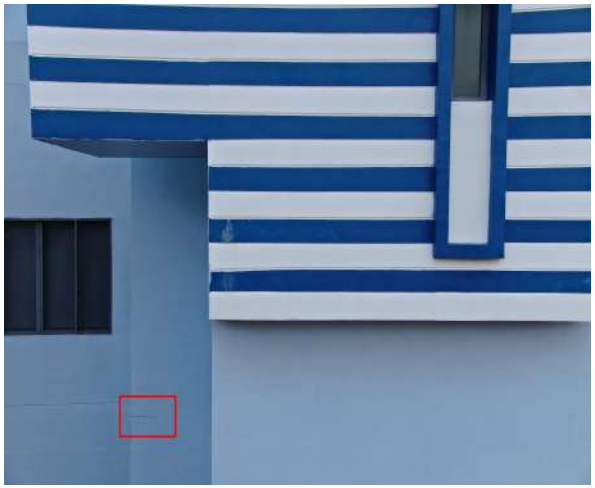
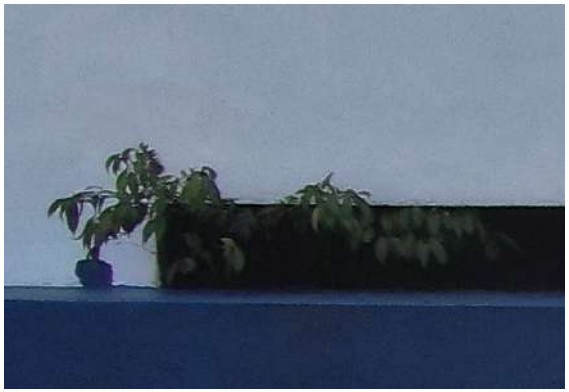
S/N				
15				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
16				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

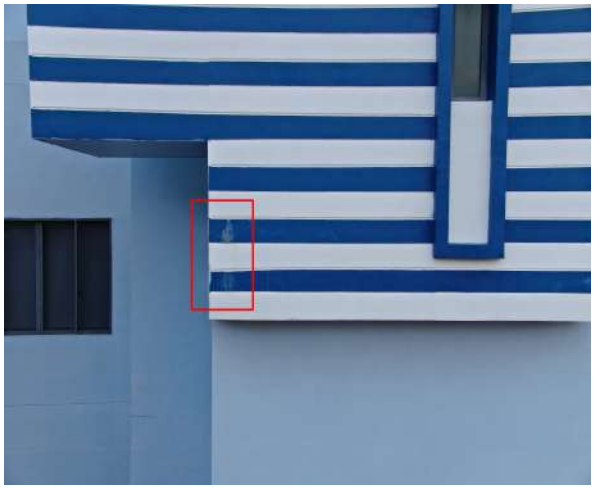
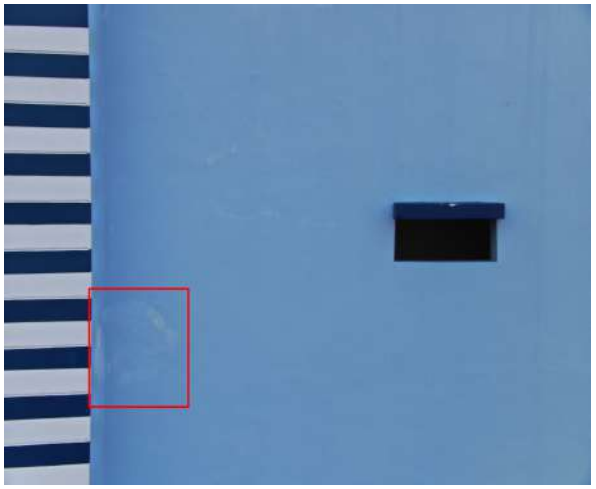
S/N				
17				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area
18				
	Defect Type Paint blistering	**Severity** Safe	**Details** Paint blistering on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

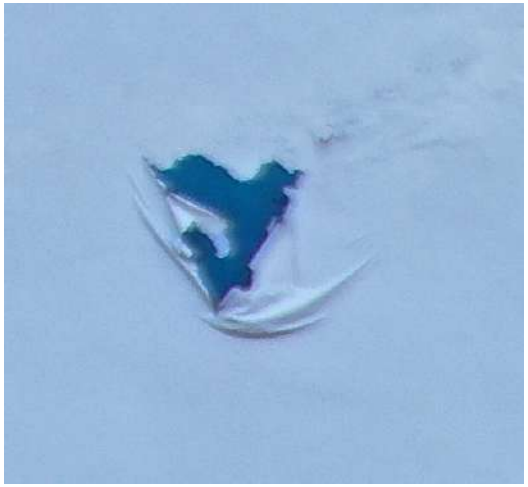
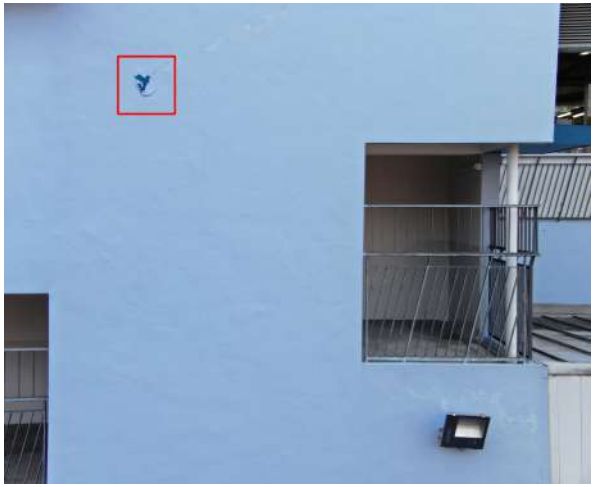
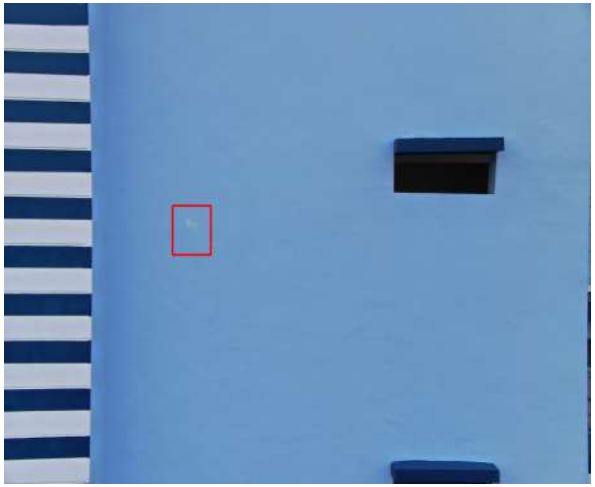
S/N				
19				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
20				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

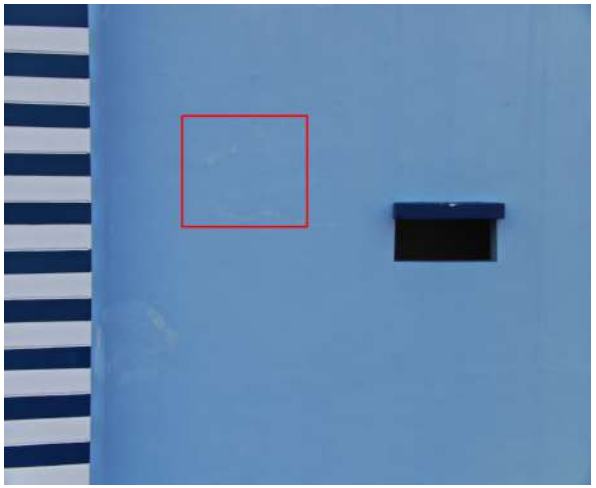
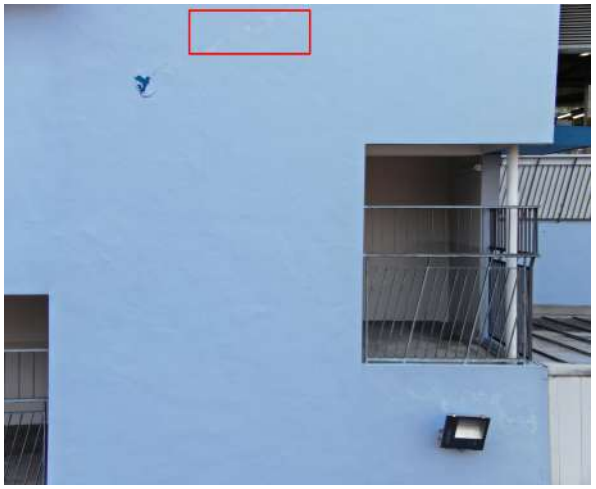
S/N				
21				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
22				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

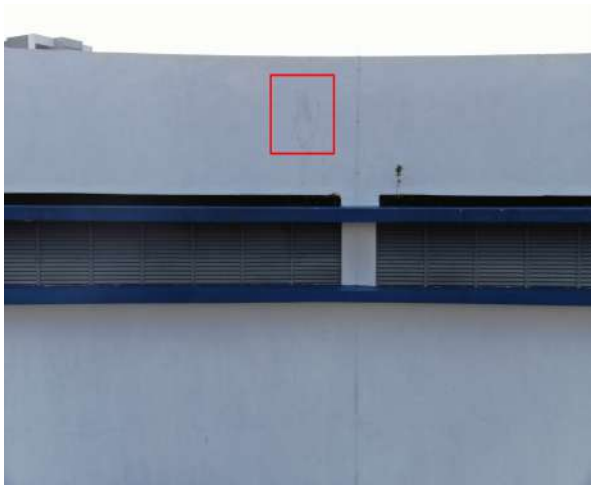
S/N				
23				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area
24				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area

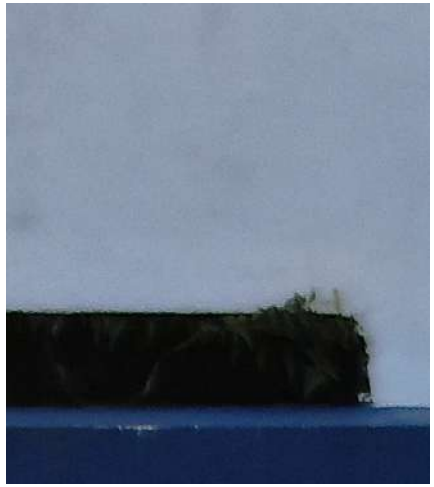
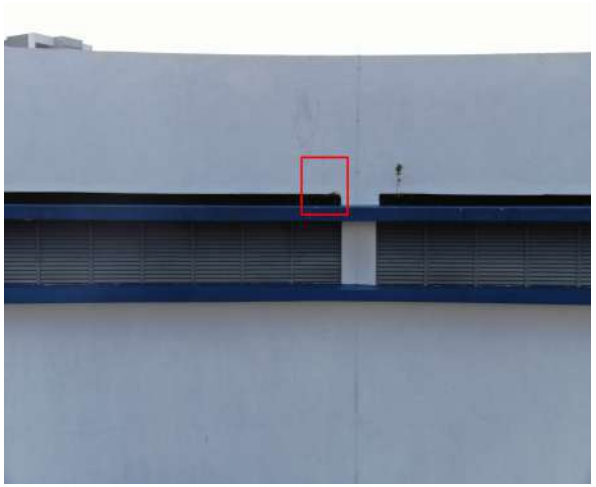
S/N				
25				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
26				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area

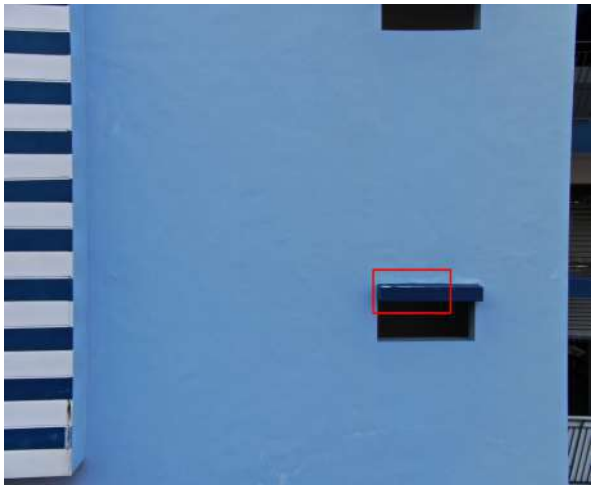
S/N				
27				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
28				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

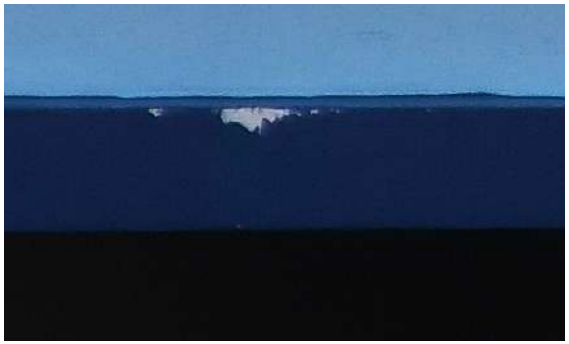
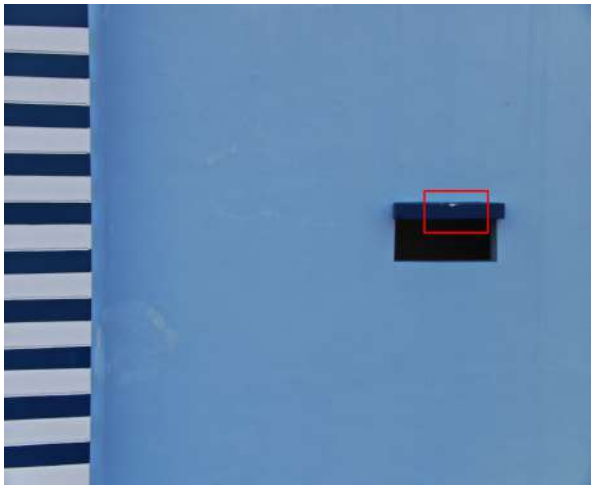
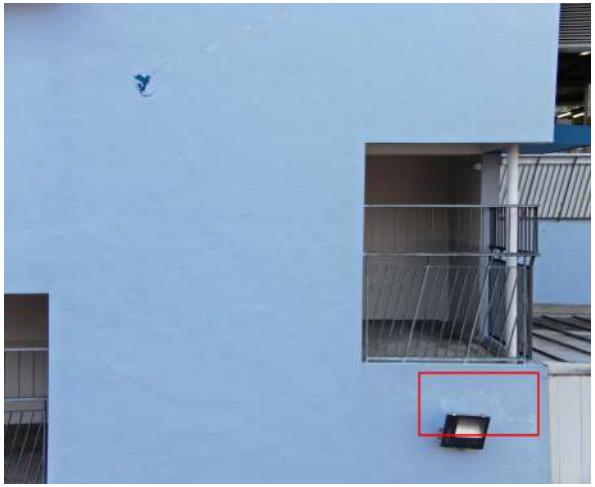
S/N				
29				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
30				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

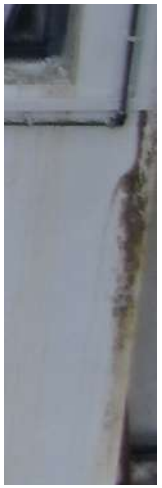
S/N				
31				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
32				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
33				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
34				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
35				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
36				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area

S/N				
37				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
38				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
39				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
40				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

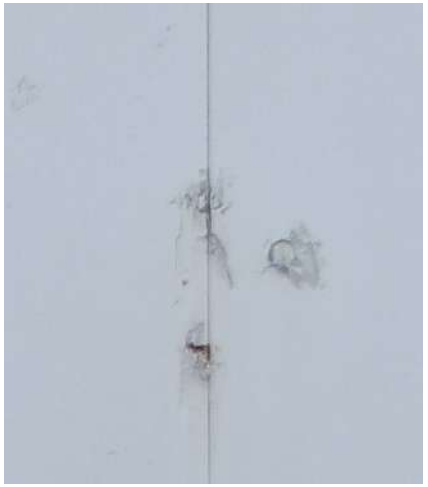
S/N				
41				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area
42				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

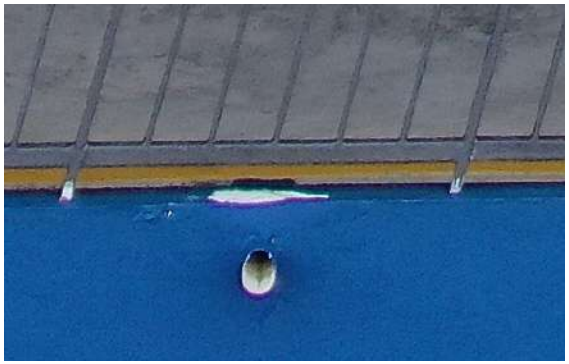
S/N				
43				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
44				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
45				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
46				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the steps	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

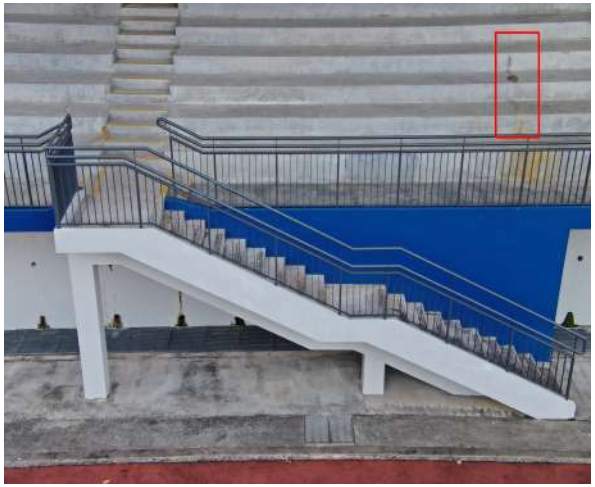
S/N				
47				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded steel elements	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.
48				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
49				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
50				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

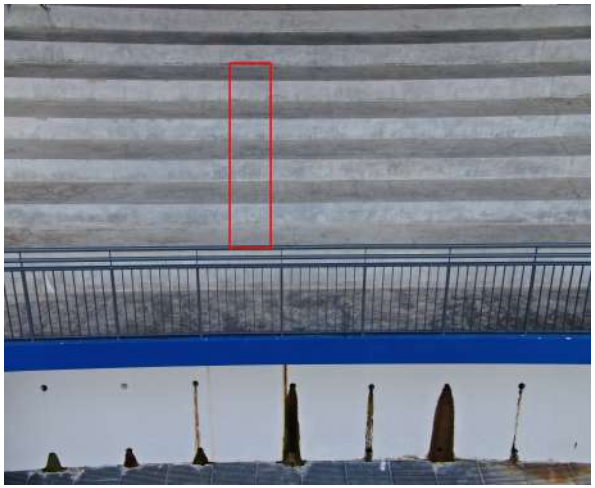
S/N				
51				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
52				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded metallic sheet	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.

S/N				
53				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
54				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

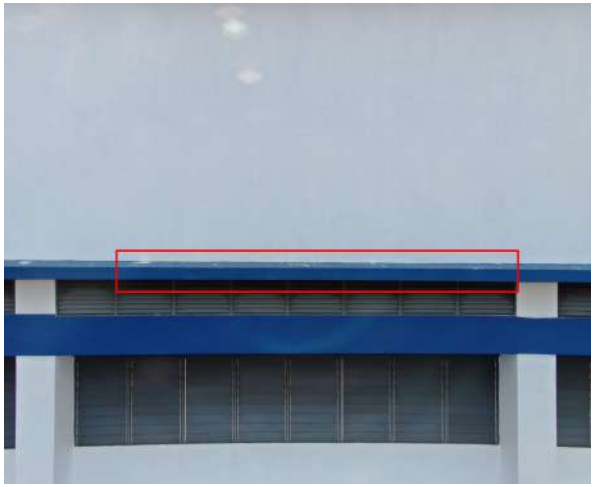
S/N				
55				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
56				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
57				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded metallic sheet	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.
58				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the steps	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
59				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area
60				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
61				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the steps	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
62				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded steel elements	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.

S/N				
63				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
64				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
65				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
66				
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on the window glass and frame	**Resolution** Identify the source for the dampness and address the dampness issue. Remove the efflorescence by using proper removal method

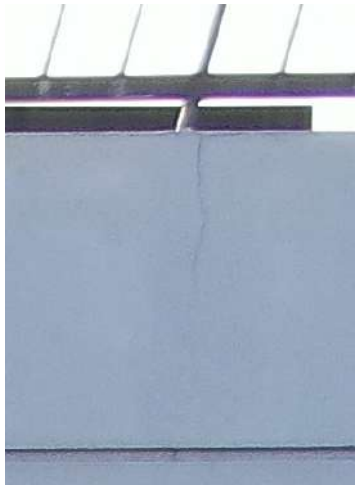
S/N				
67				
	Defect Type Mold	**Severity** Safe	**Details** Mold growth on concrete surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
68				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

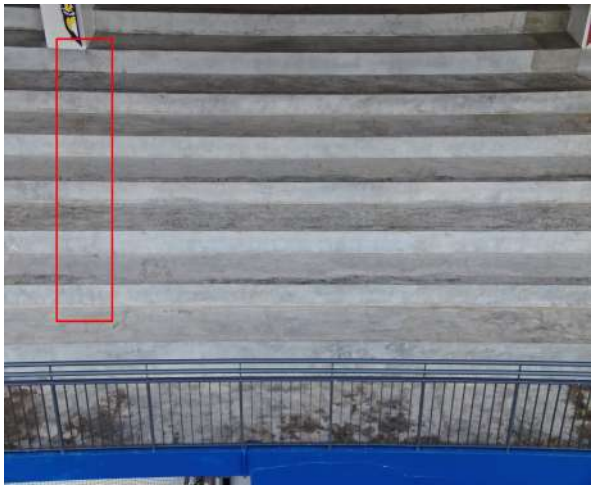
S/N				
69				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
70				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
71				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
72				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
73				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded steel elements	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.
74				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
75				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
76				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
77				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
78				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the steps	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
79				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the steps	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
80				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
81				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
82				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

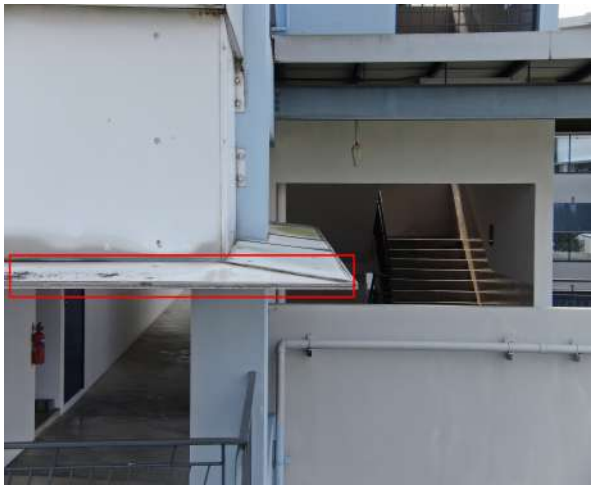
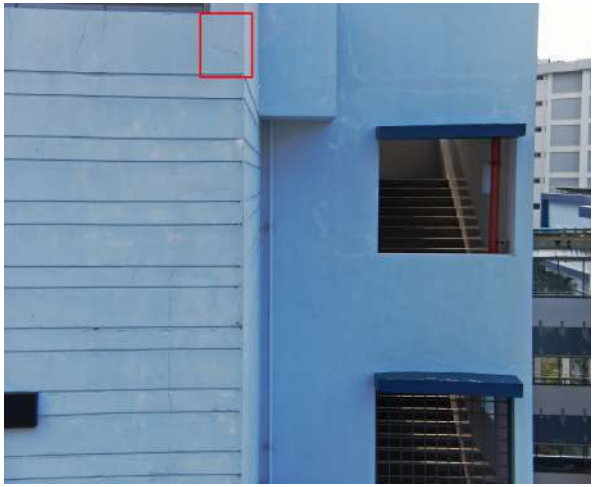
S/N				
83				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
84				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded steel elements	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.

S/N				
85				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
86				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
87				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
88				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
89				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
90				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
91				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
92				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
93				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
94				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
95				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
96				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
97				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
98				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

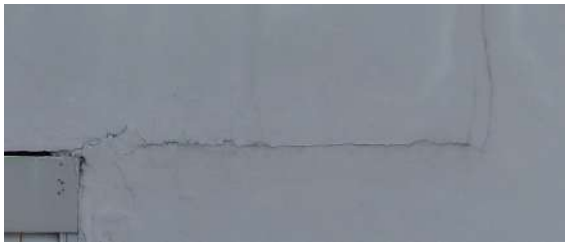
S/N				
99				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
100				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded louver structure	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.

S/N				
101				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
102				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
103				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
104				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
105				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
106				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the slab	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

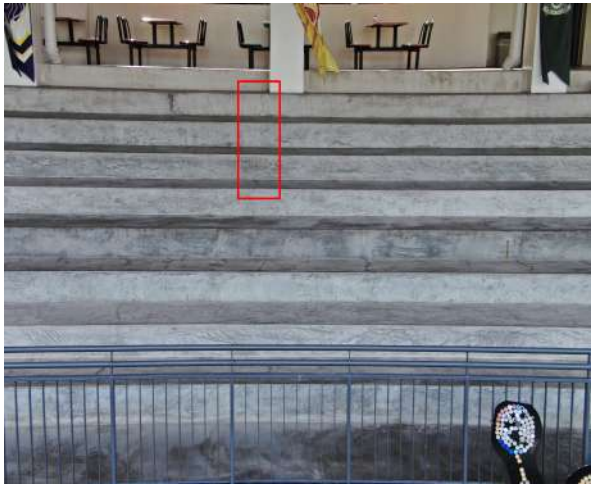
S/N				
107				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
108				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the steps	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

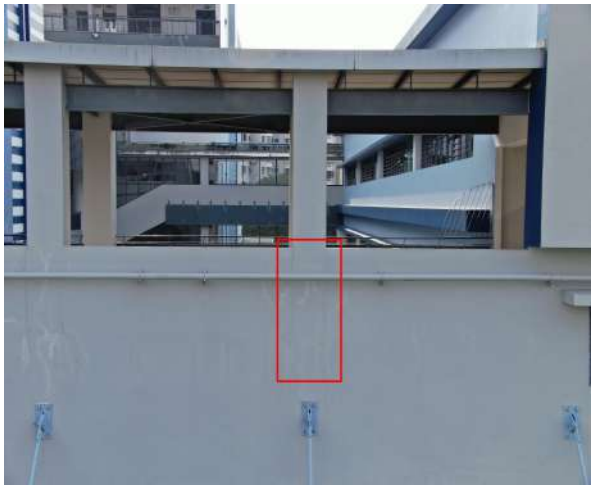
S/N				
109				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
110				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
111				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the steps	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
112				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the steps	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
113				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
114				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
115				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
116				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
117				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the steps	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
118				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
119				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
120				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

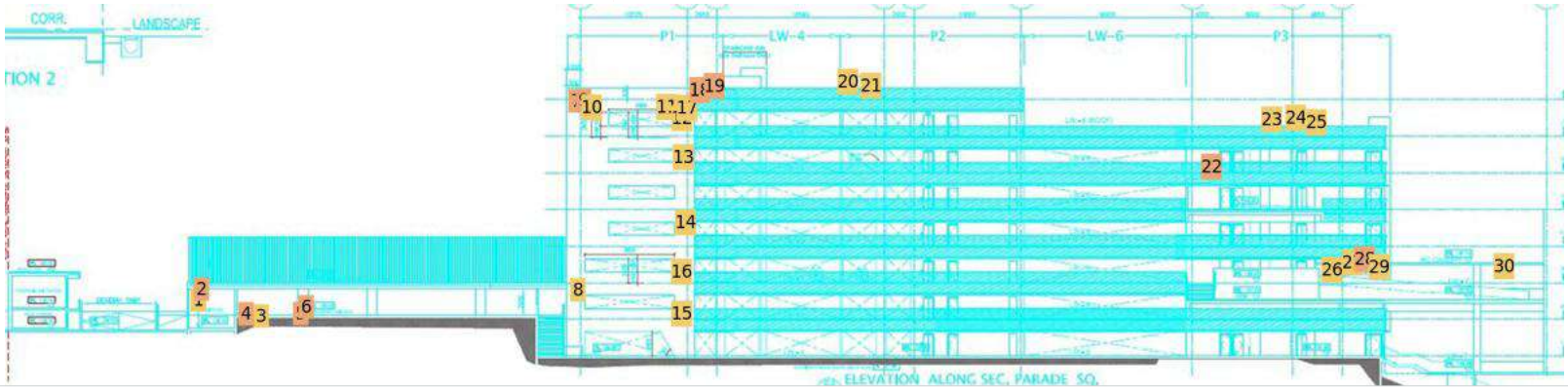
S/N

WEST1

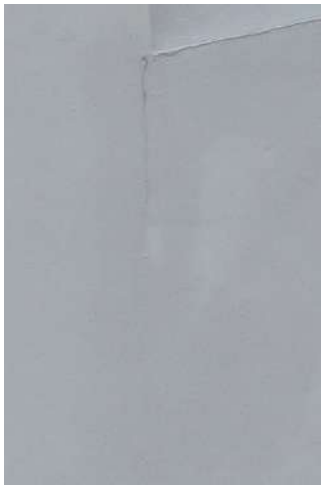
SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

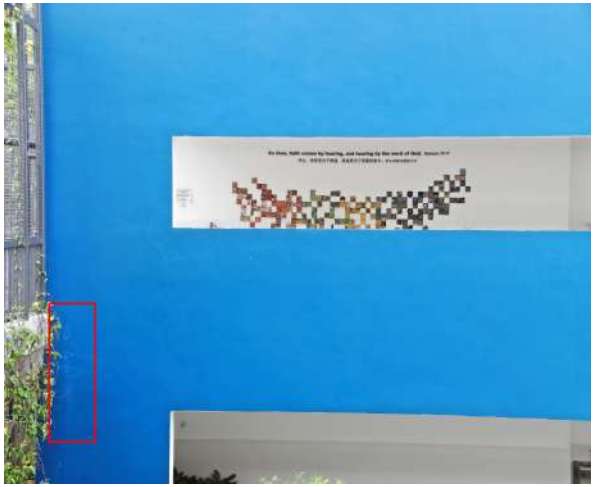
UNSAFE : IMPACTS SAFETY

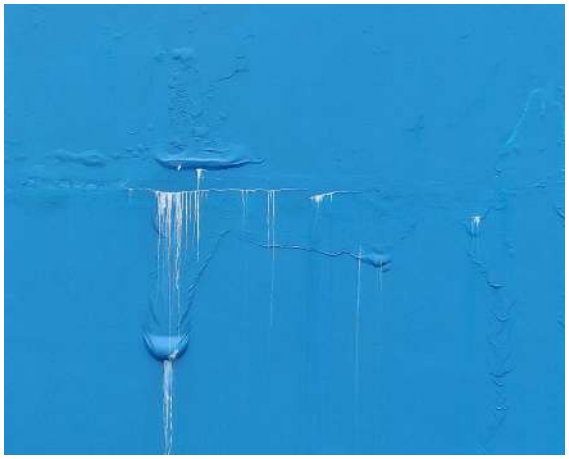


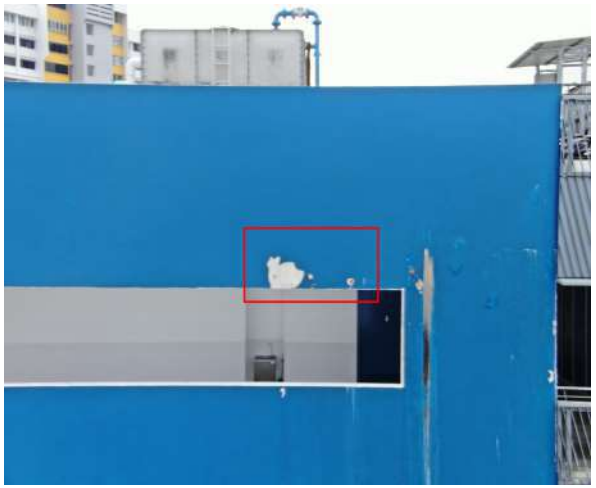
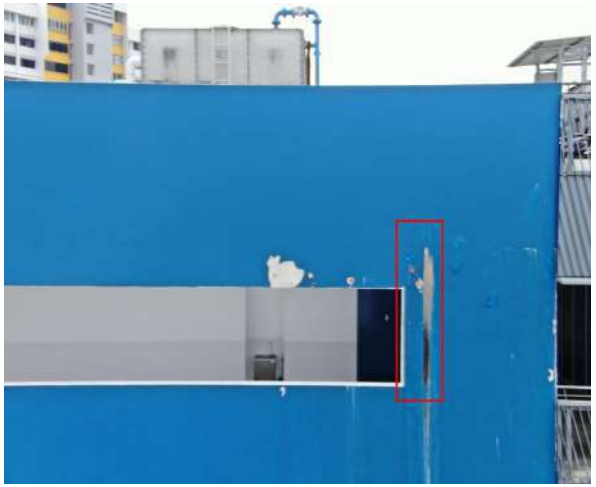
S/N				
1				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
2				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

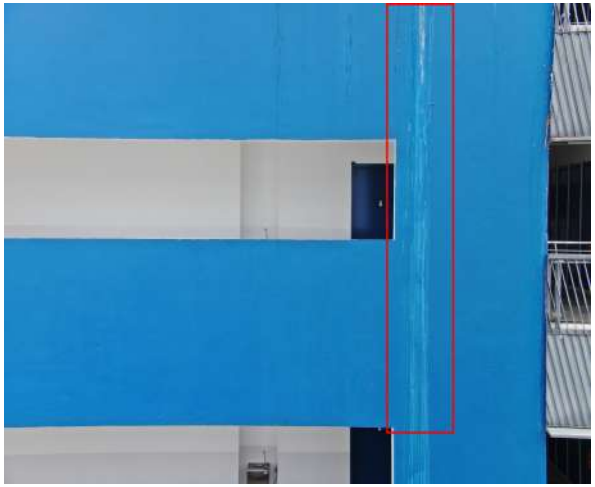
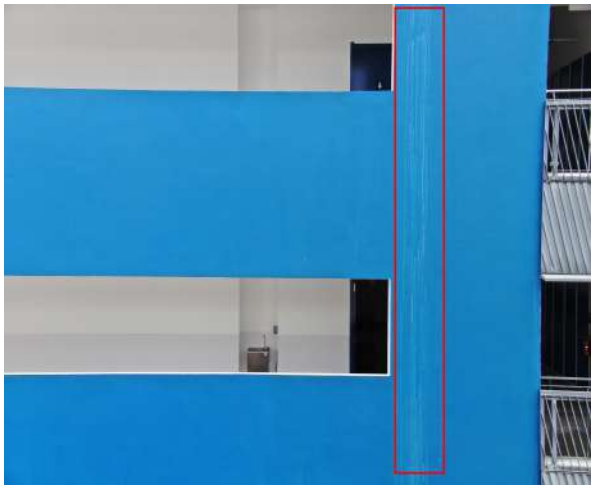
S/N				
3				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
4				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

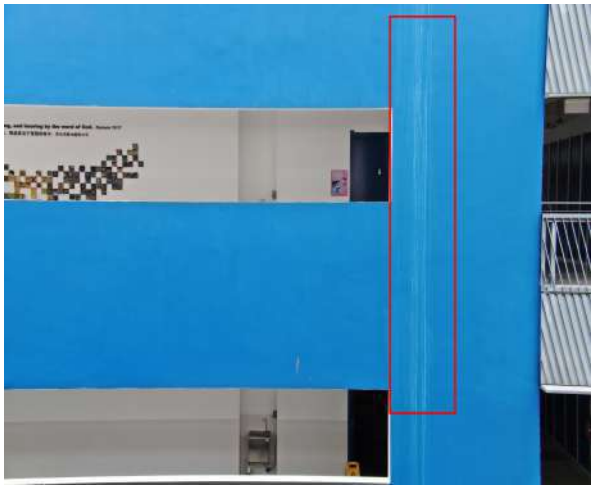
S/N				
5				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
6				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

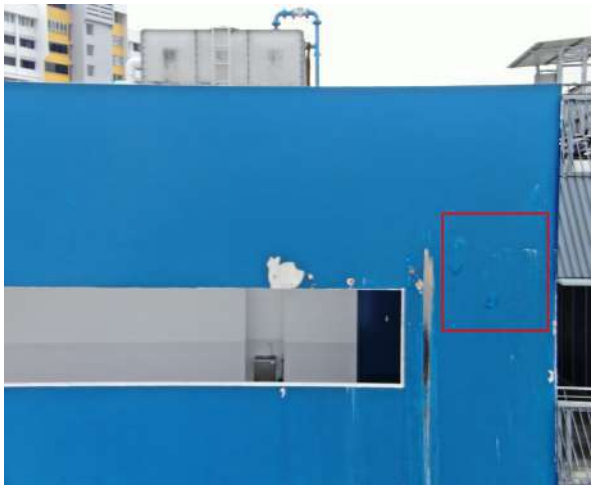
S/N				
7				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
8				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
9				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
10				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
11				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
12				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
13				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
14				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
15				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
16				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
17				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
18				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
19				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
20				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
21				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
22				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded steel elements	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.

S/N				
23				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
24				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
25				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
26				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
27				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
28				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area

S/N				
29				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
30				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

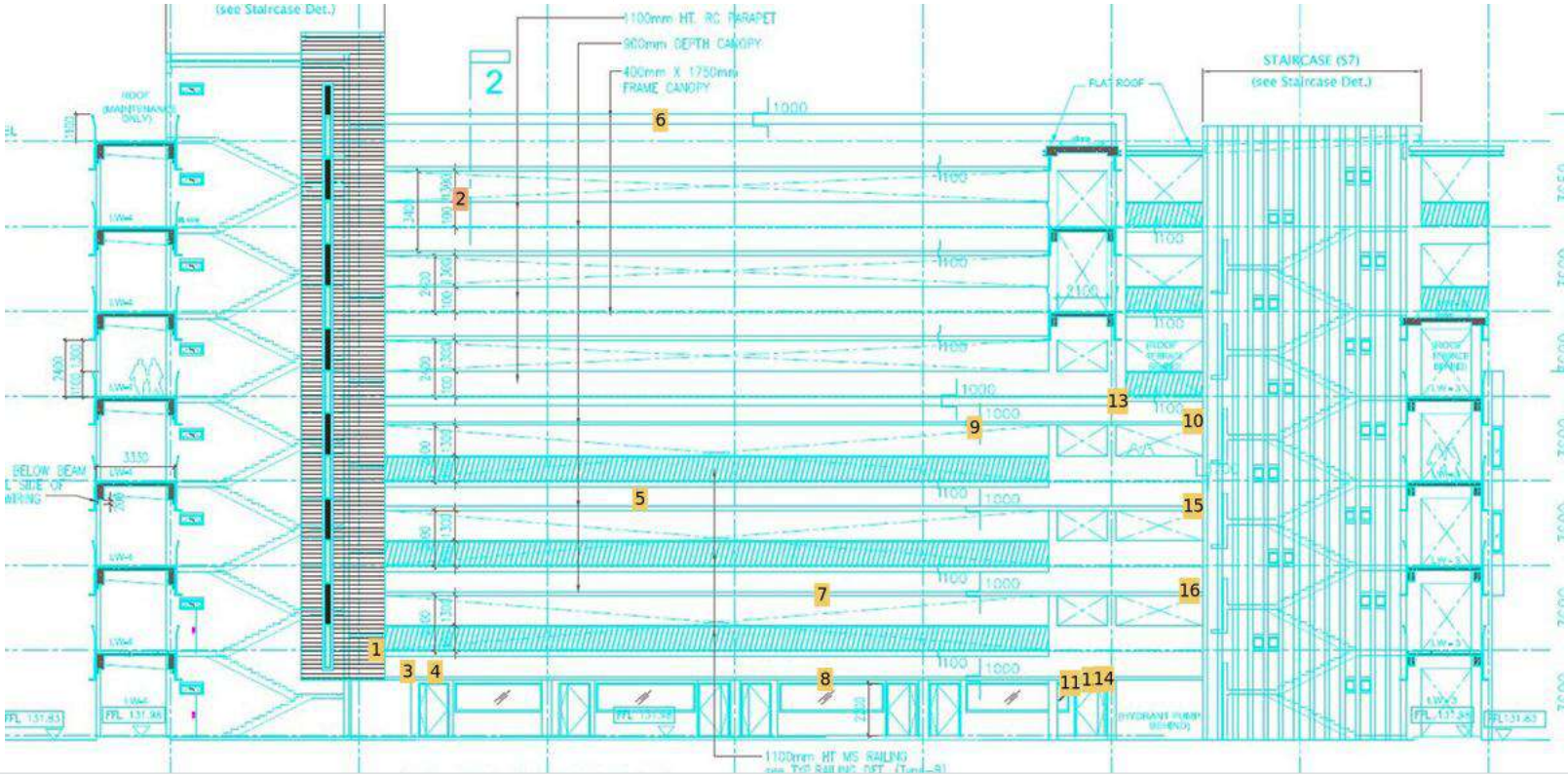
S/N

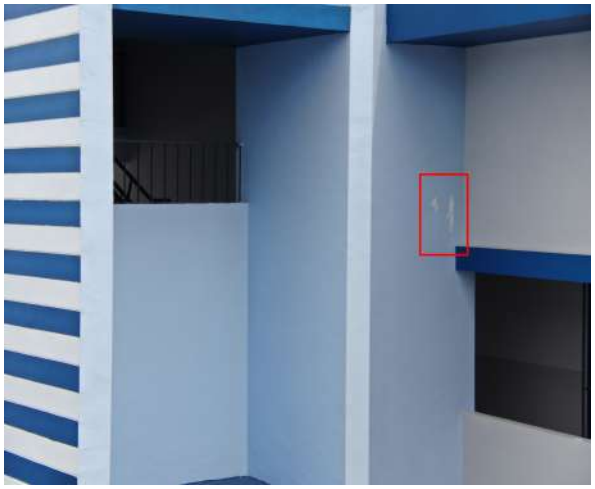
SOUTH

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY



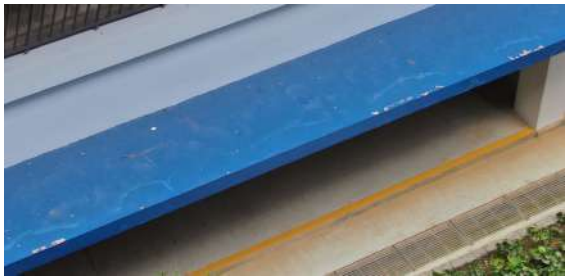
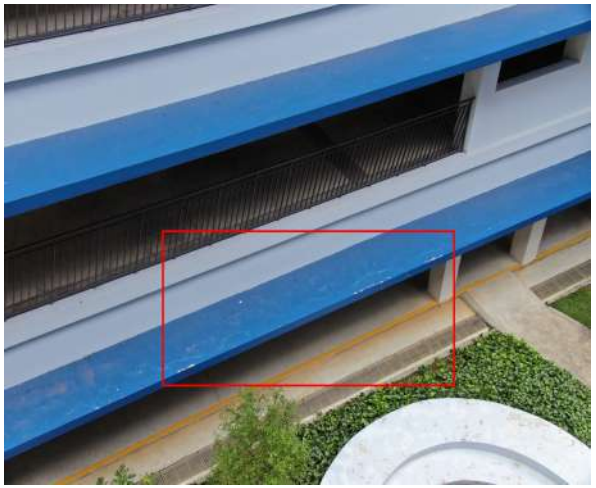
S/N				
1				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
2				
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on wall	**Resolution** Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
3				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
4				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

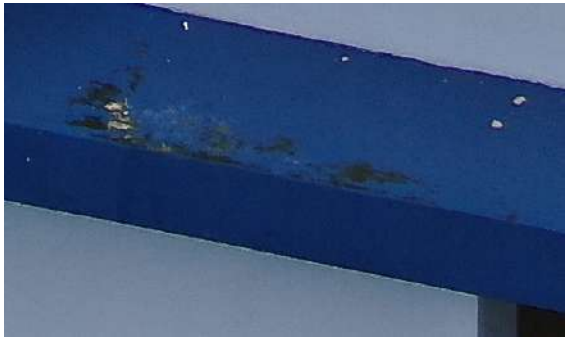
S/N				
5				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
6				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
7				
	Defect Type Stain	**Severity** Safe	**Details** Paint park on the slab	**Resolution** Repaint the surface by using the existing colour scheme
8				
	Defect Type Stain	**Severity** Safe	**Details** Paint park on the slab	**Resolution** Repaint the surface by using the existing colour scheme

S/N				
9				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
10				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
11				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
12				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
13				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
14				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
15				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
16				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

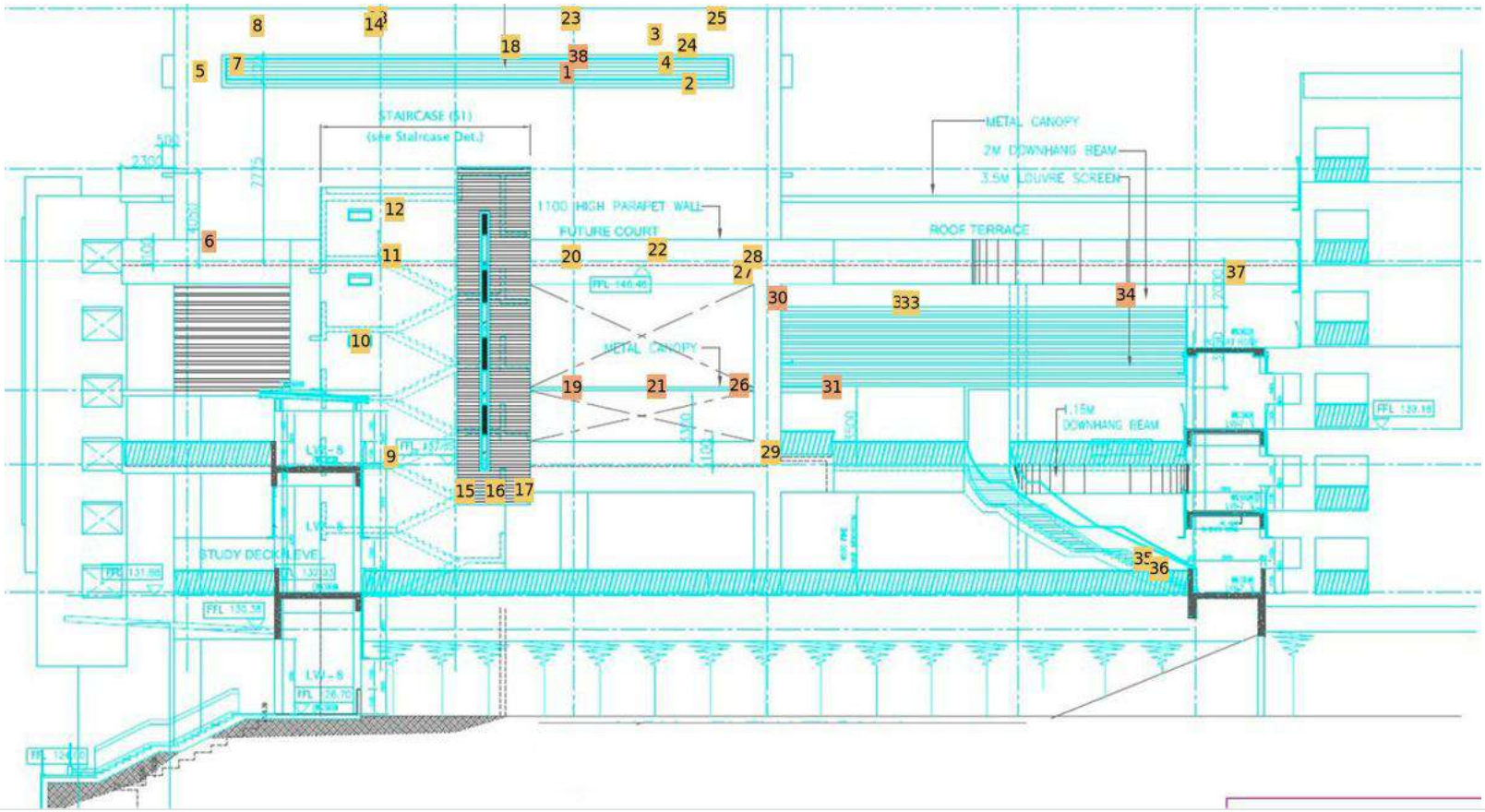
S/N

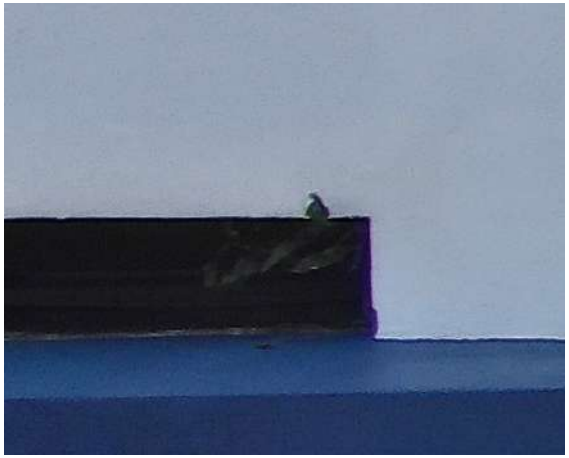
SOUTH3

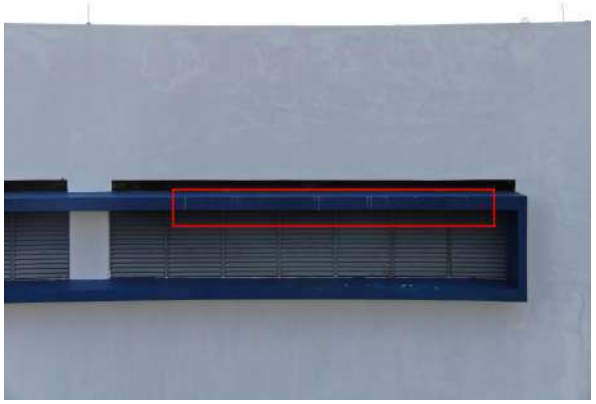
SAFE : LOW RISK

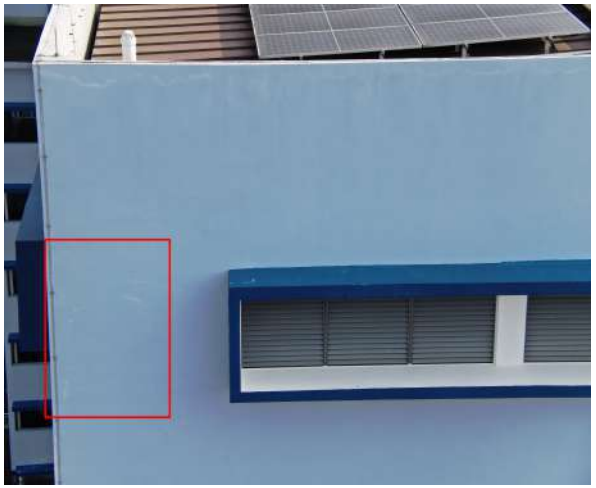
REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

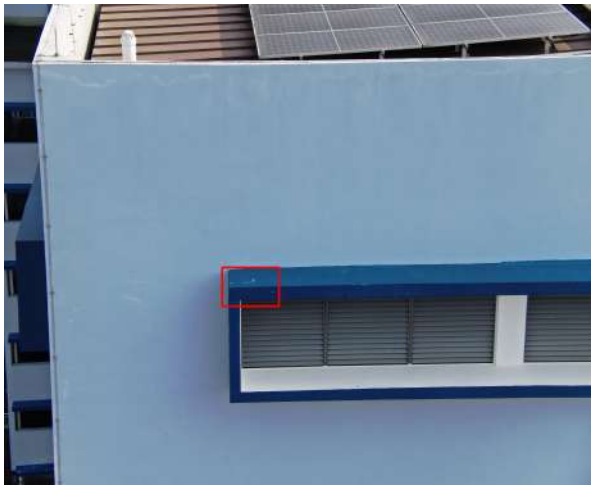
UNSAFE : IMPACTS SAFETY

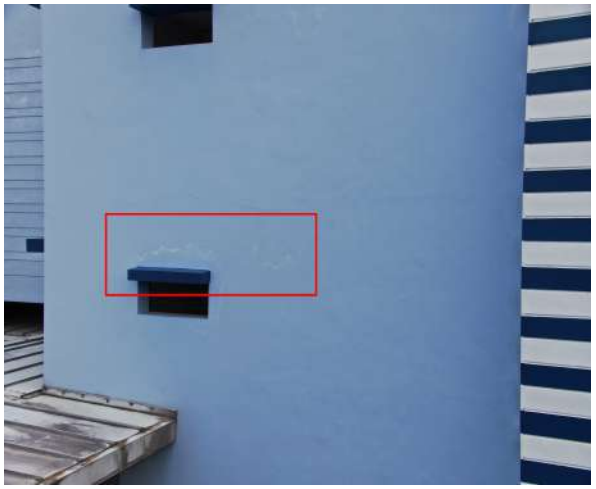


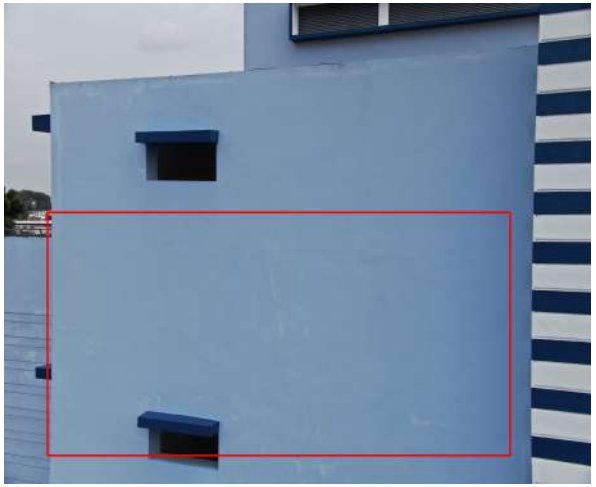
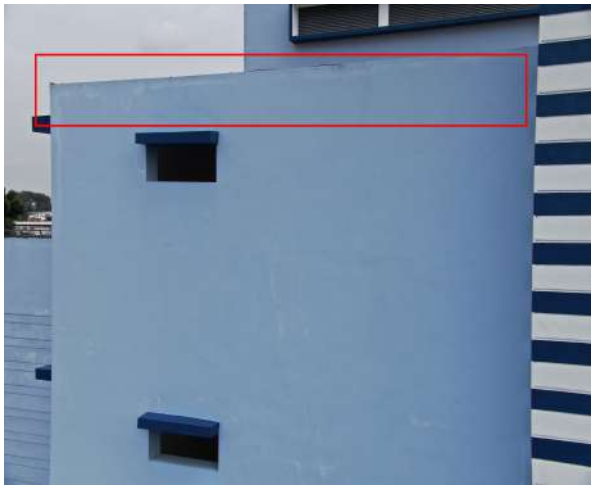
S/N				
1				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area
2				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

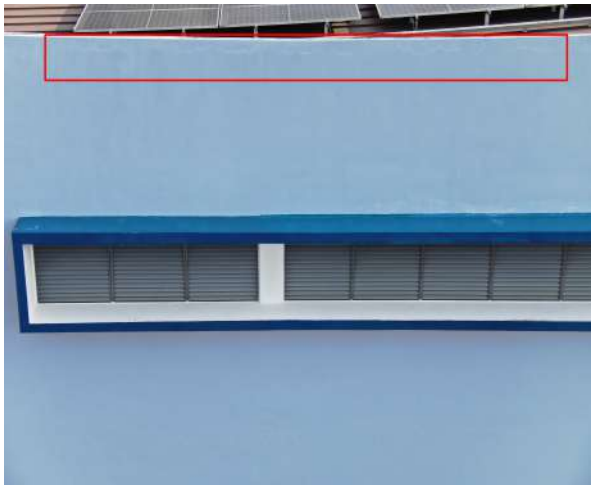
S/N				
3				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
4				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

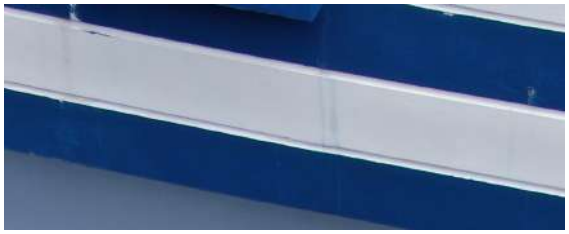
S/N				
5				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
6				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
7				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
8				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
9				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
10				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

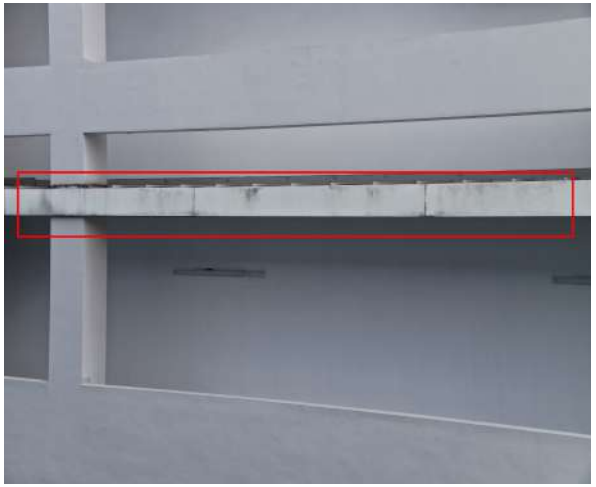
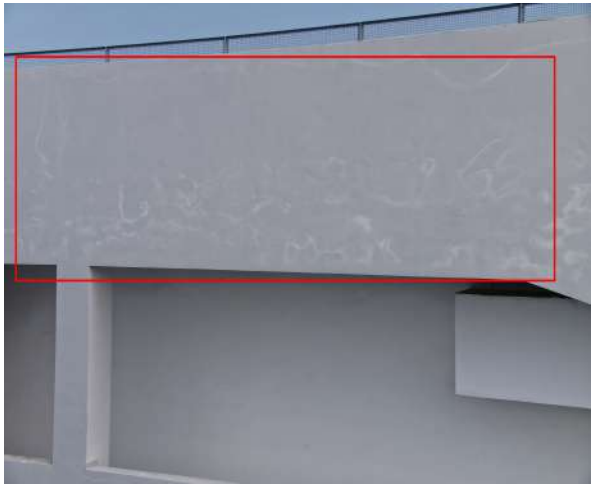
S/N				
11				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
12				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

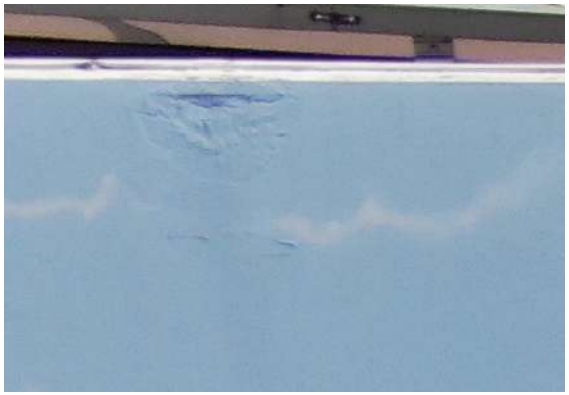
S/N				
13				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
14				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
15				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
16				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

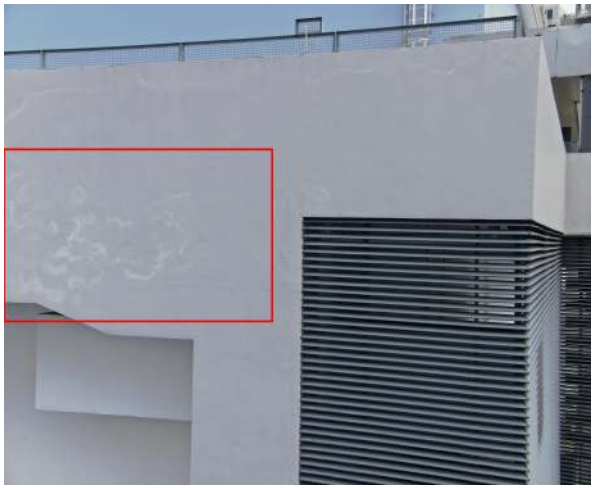
S/N				
17				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
18				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

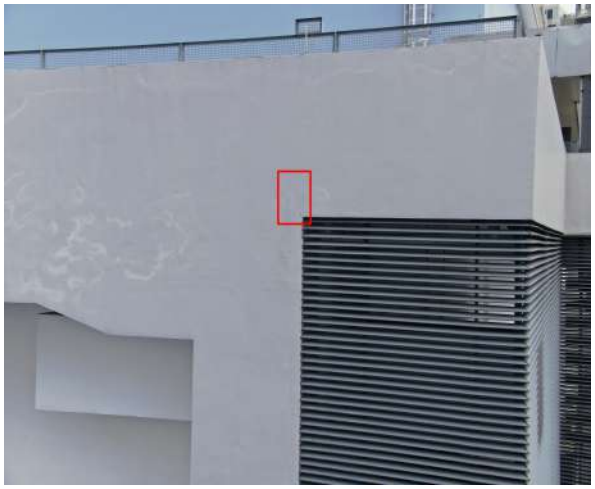
S/N				
19				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
20				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

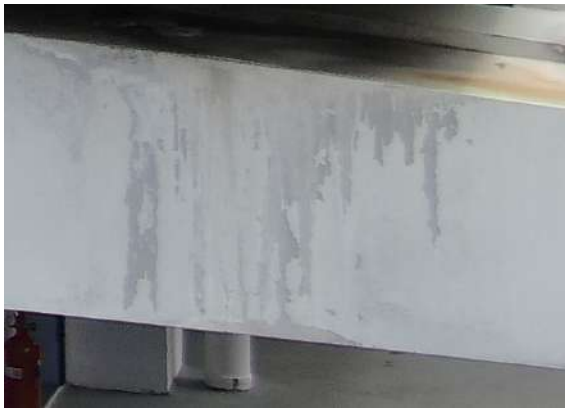
S/N				
21				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
22				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

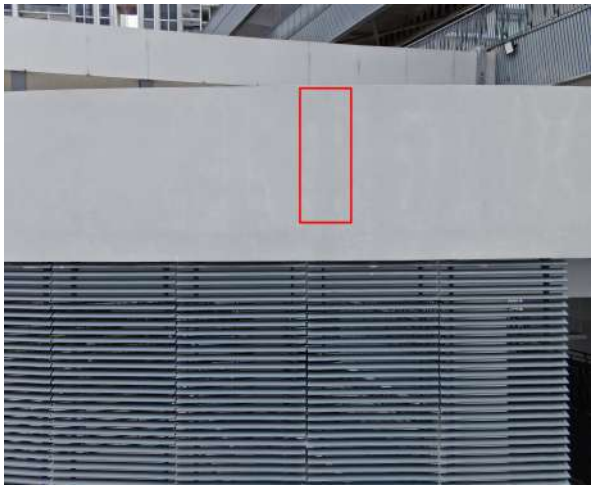
S/N				
23				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
24				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
25				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
26				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
27				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
28				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
29				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
30				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
31				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
32				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
33				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
34				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
35				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
36				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
37				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
38				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area

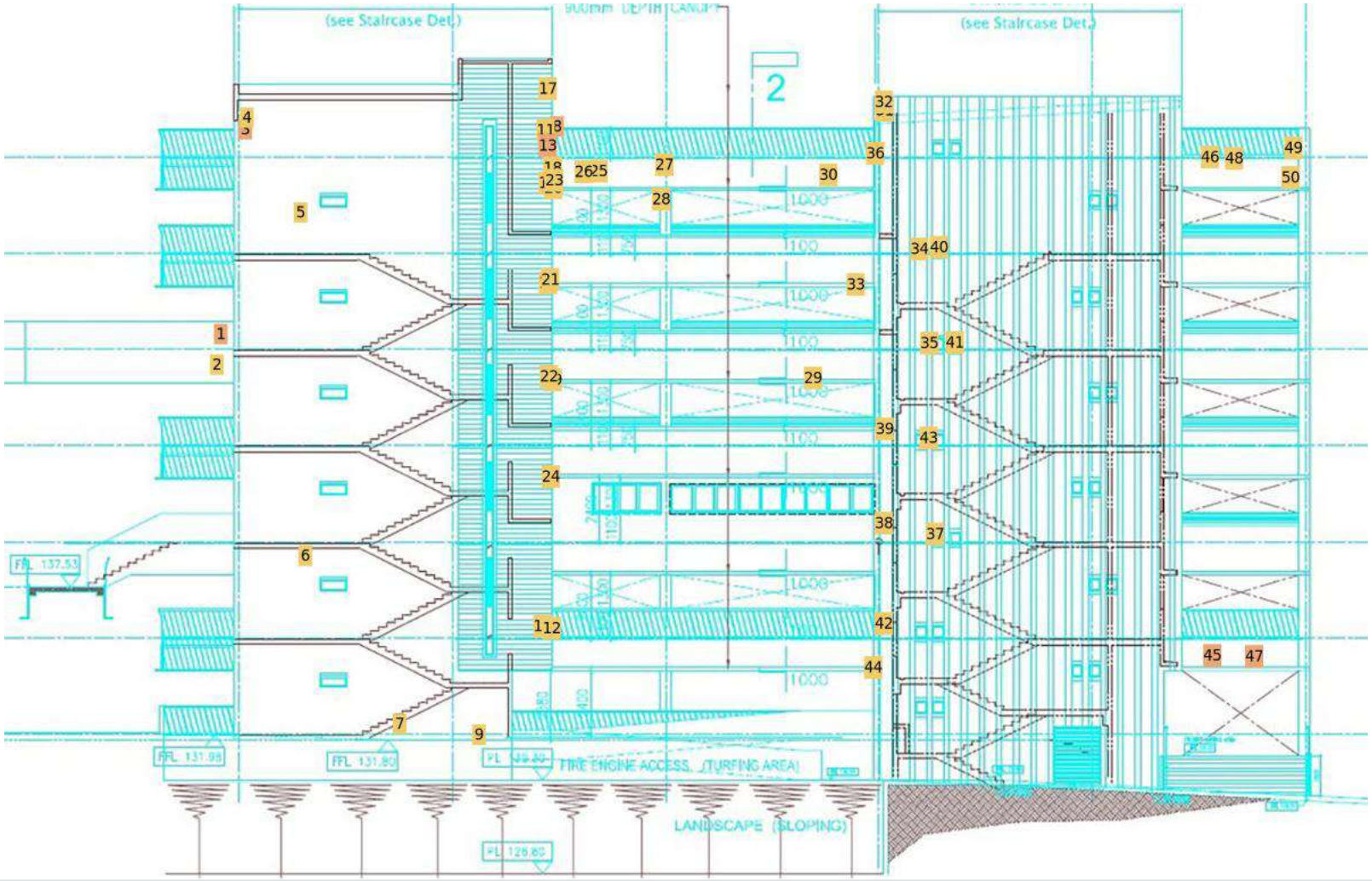
S/N

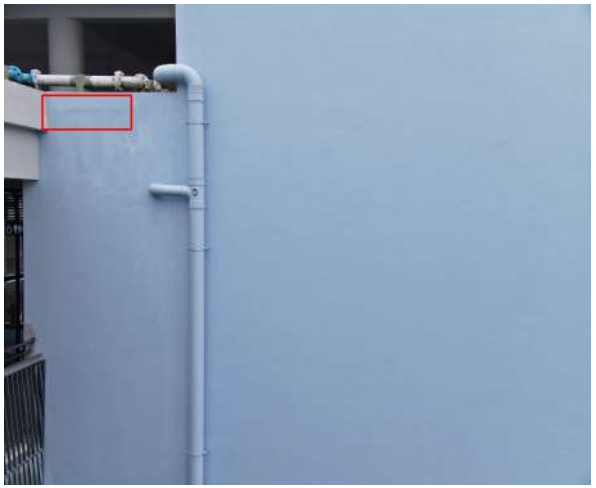
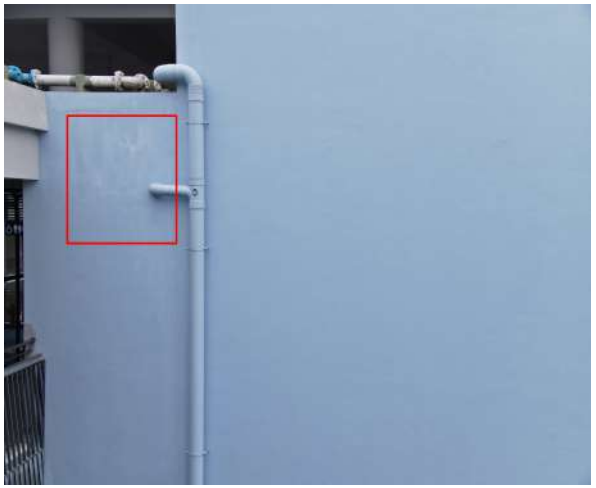
SOUTH2

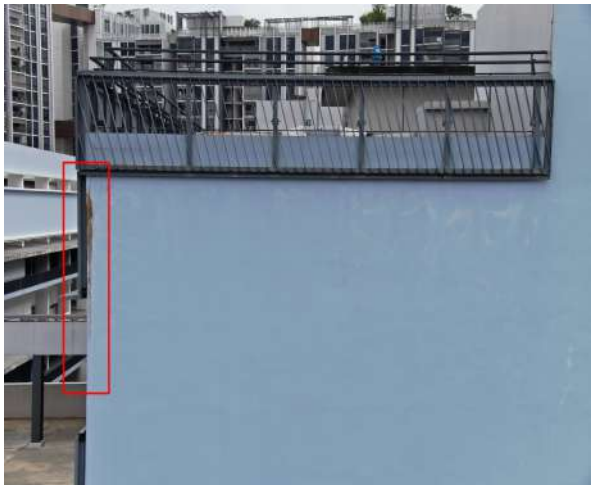
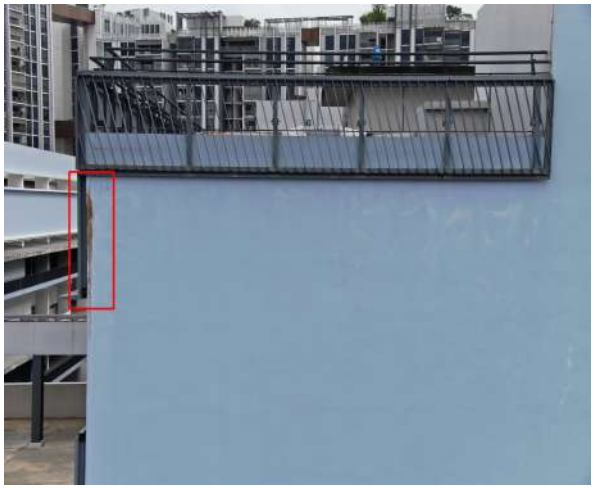
SAFE : LOW RISK

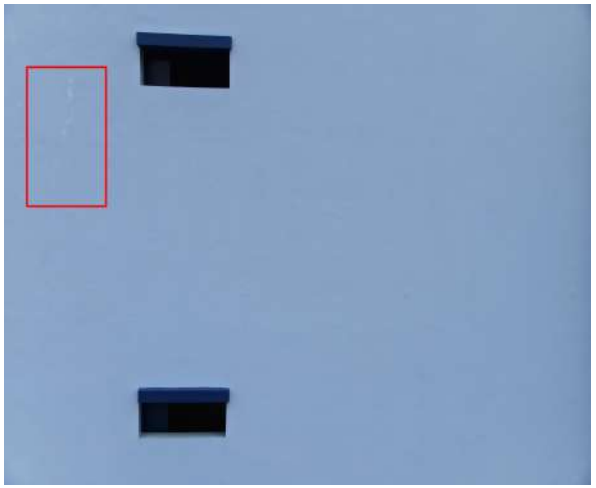
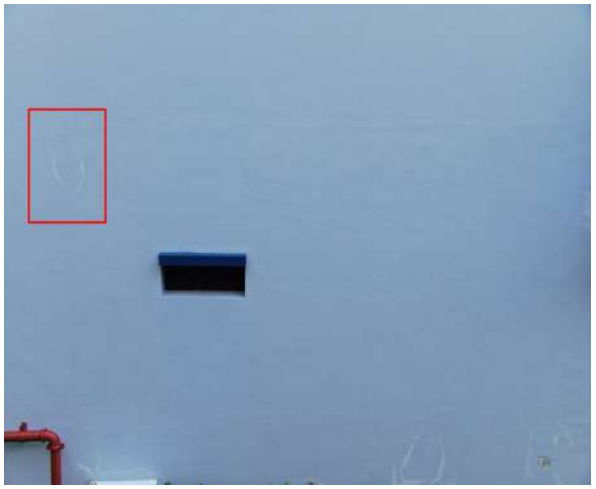
REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

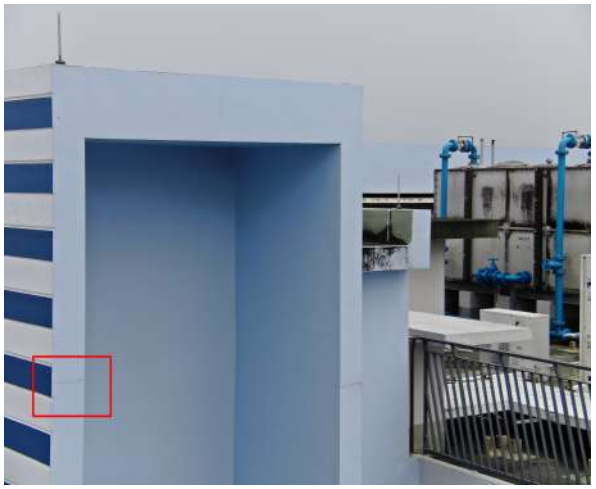
UNSAFE : IMPACTS SAFETY



S/N				
1				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
2				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

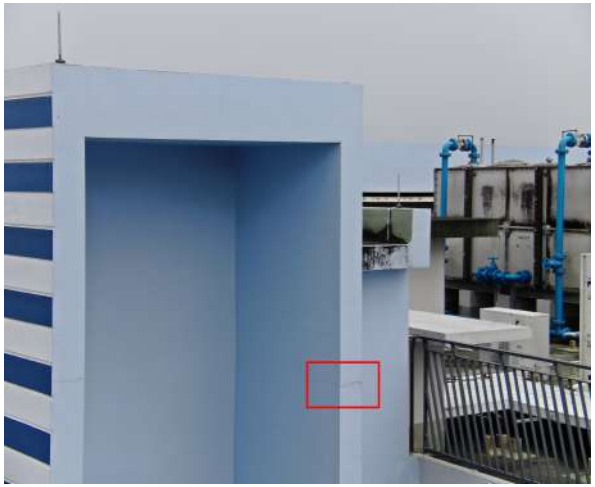
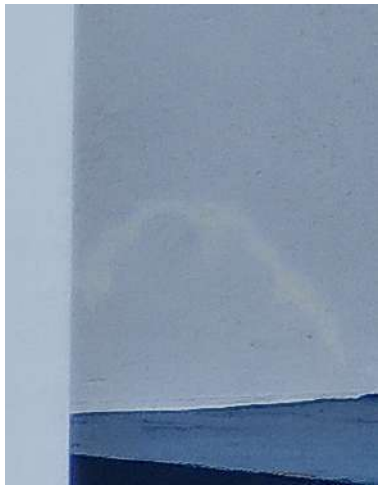
S/N				
3				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
4				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
5				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
6				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

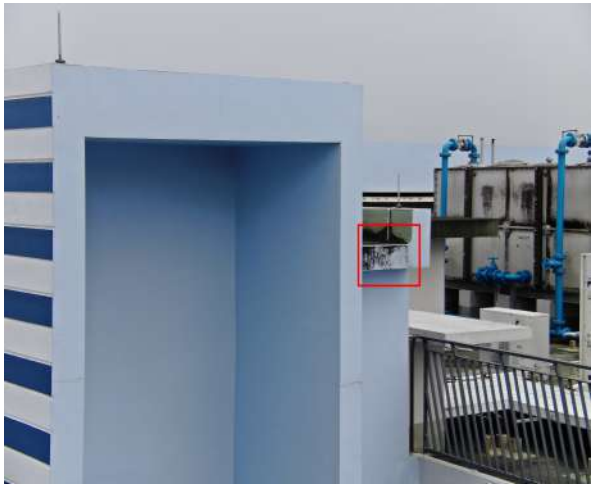
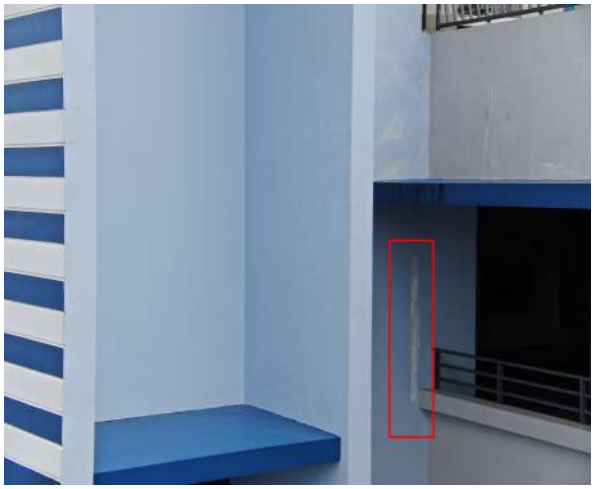
S/N				
7				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
8				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

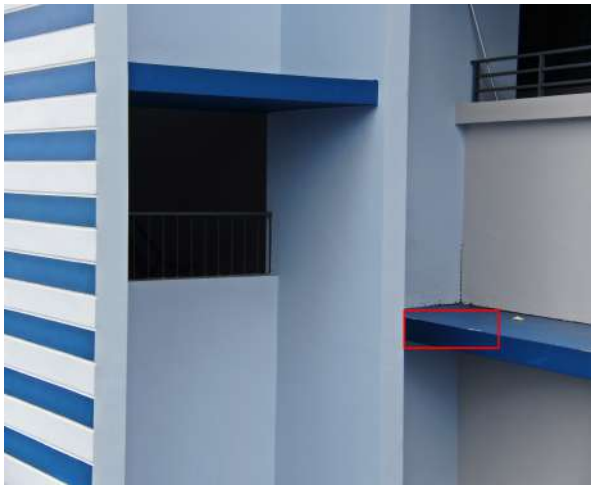
S/N				
9				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
10				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
11				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
12				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
13				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
14				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
15				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
16				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
17				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
18				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
19				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
20				
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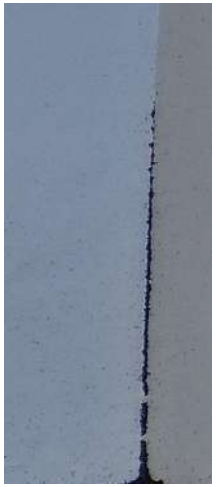
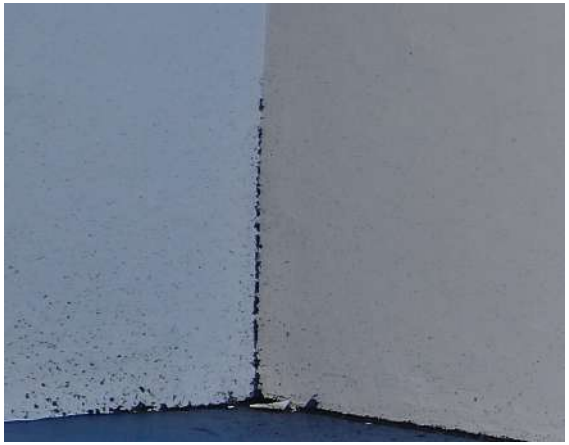
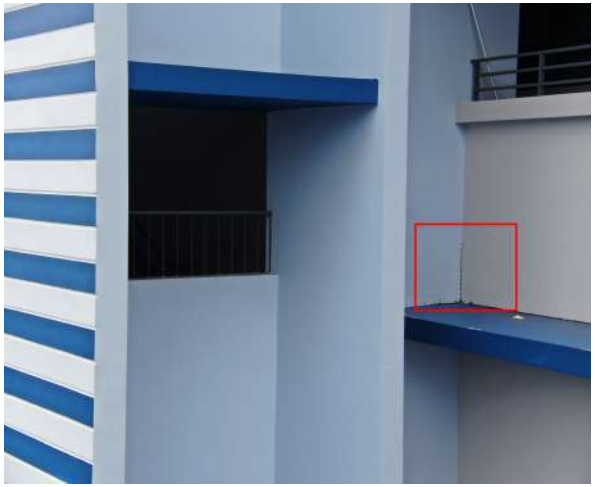
S/N				
21				
	Defect Type Stain	**Severity** Safe	**Details** Paint park on the wall	**Resolution** Repaint the surface by using the existing colour scheme
22				
	Defect Type Stain	**Severity** Safe	**Details** Paint park on the wall	**Resolution** Repaint the surface by using the existing colour scheme

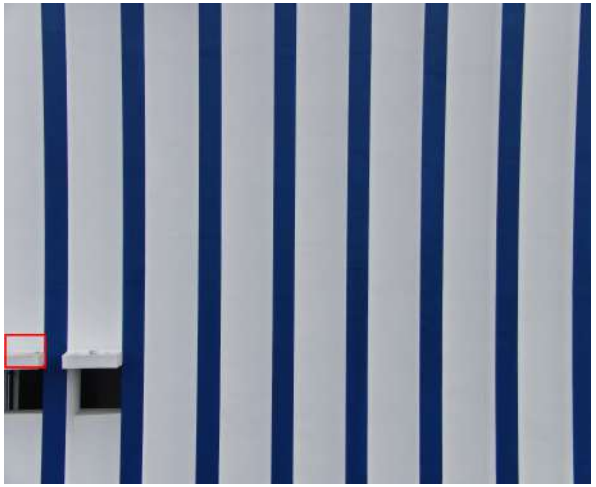
S/N				
23				
	Defect Type Stain	**Severity** Safe	**Details** Paint park on the wall	**Resolution** Repaint the surface by using the existing colour scheme
24				
	Defect Type Stain	**Severity** Safe	**Details** Paint park on the wall	**Resolution** Repaint the surface by using the existing colour scheme

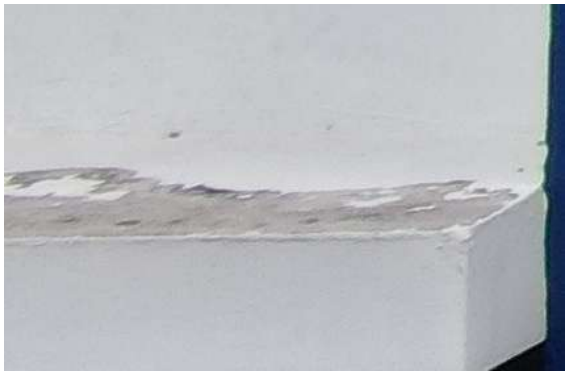
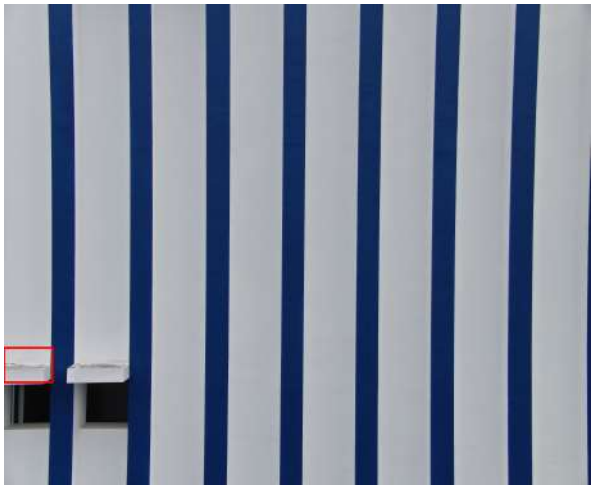
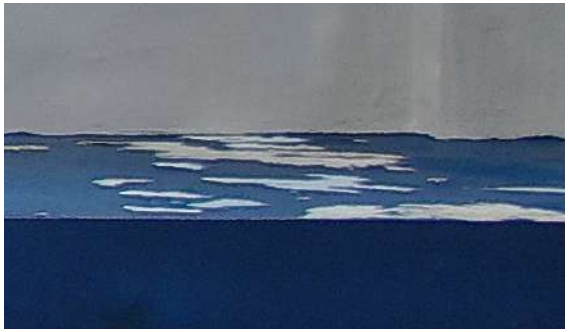
S/N				
25				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
26				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
27				
	Defect Type Paint blistering	**Severity** Safe	**Details** Paint blistering on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
28				
	Defect Type Stain	**Severity** Safe	**Details** Stained surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

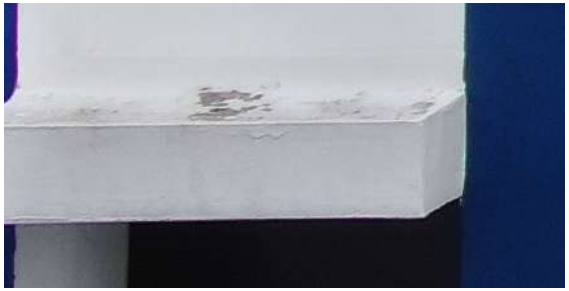
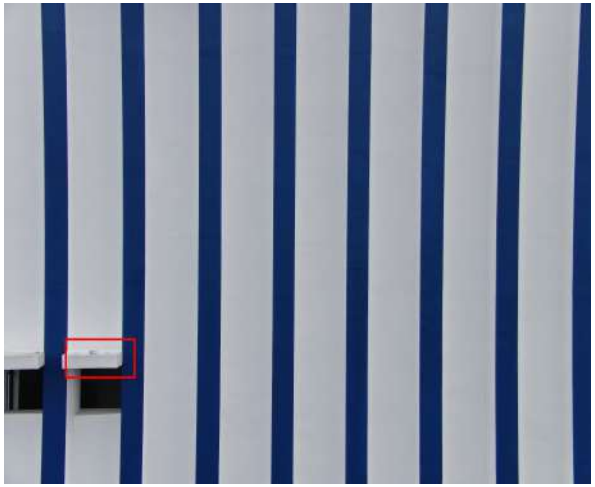
S/N				
29				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
30				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
31				
	Defect Type Stain	**Severity** Safe	**Details** Paint park on the wall	**Resolution** Repaint the surface by using the existing colour scheme
32				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
33				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
34				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
35				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
36				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
37				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
38				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
39				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
40				
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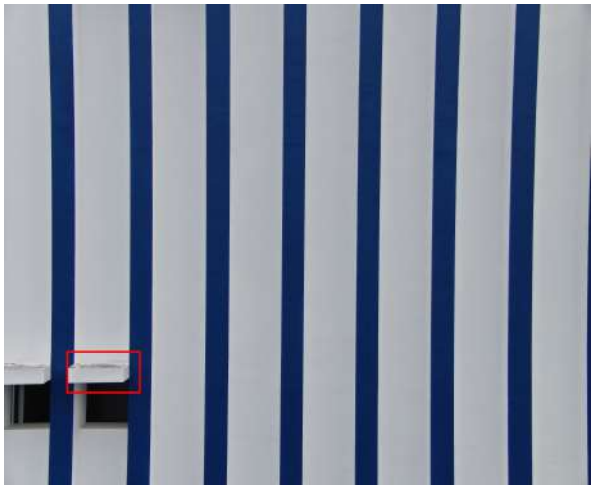
S/N				
41				
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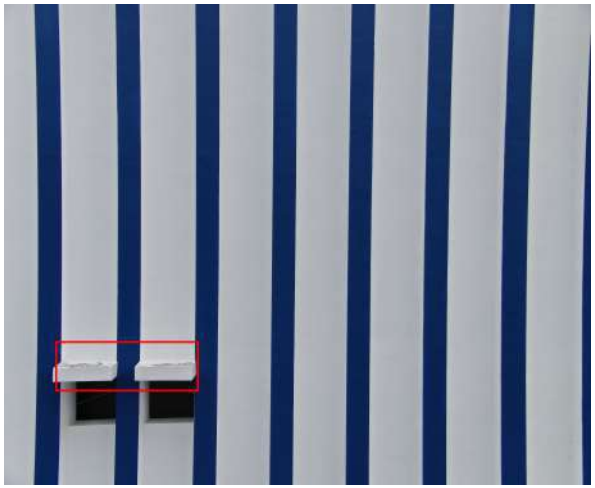
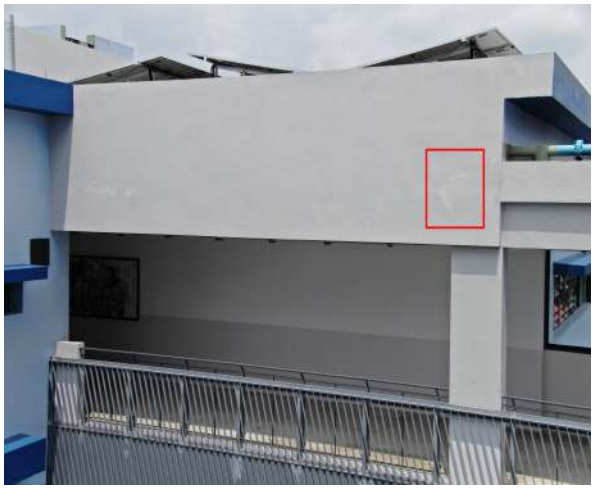
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
43				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
44				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
45				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
46				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
47				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
48				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
49				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
50				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

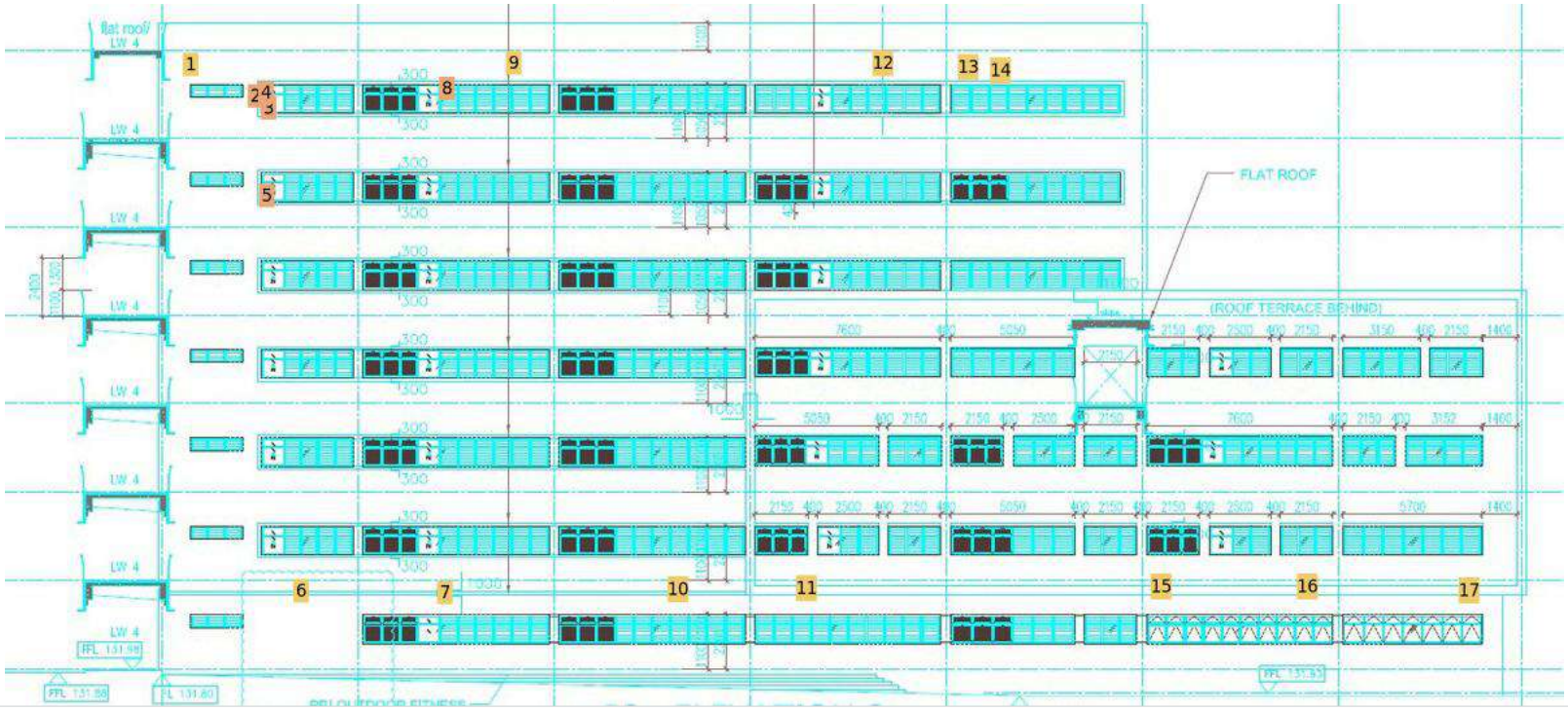
S/N

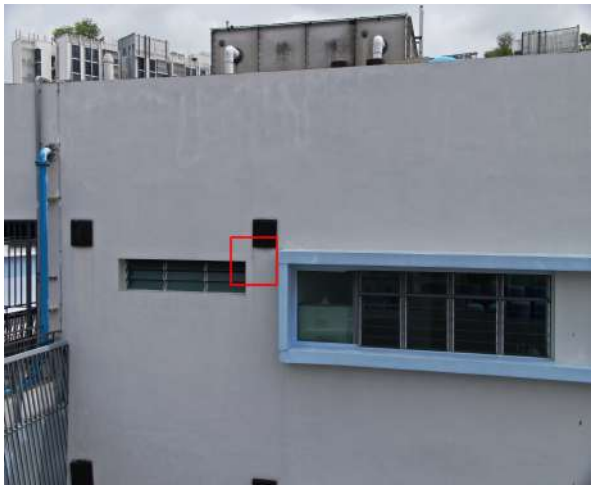
SOUTH1

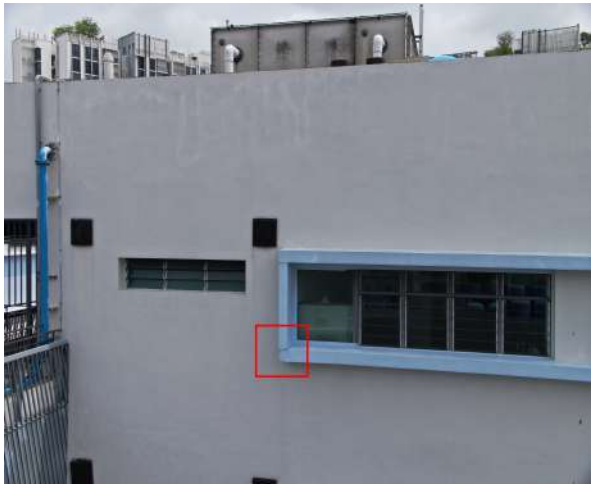
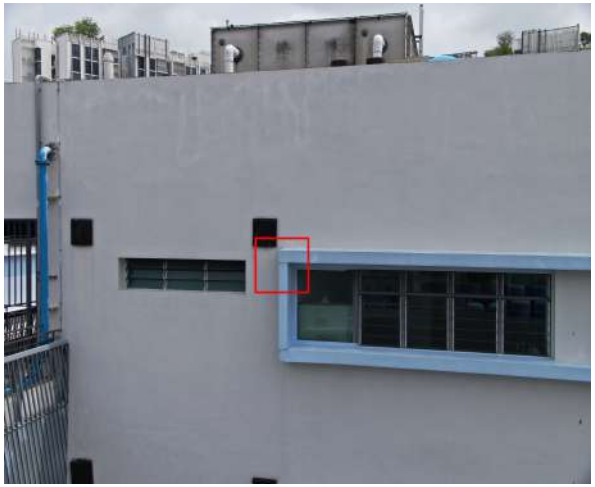
SAFE : LOW RISK

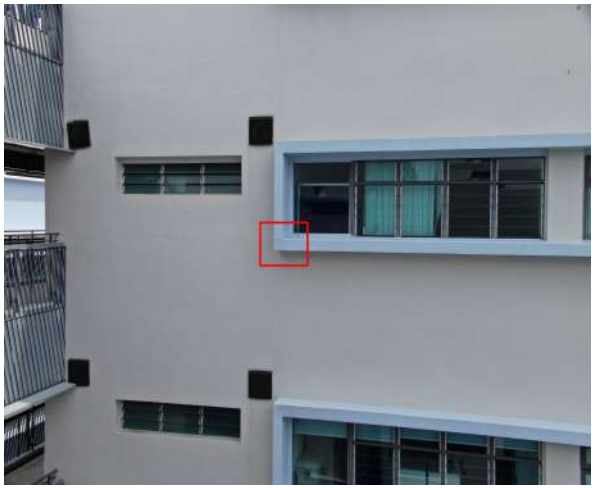
REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

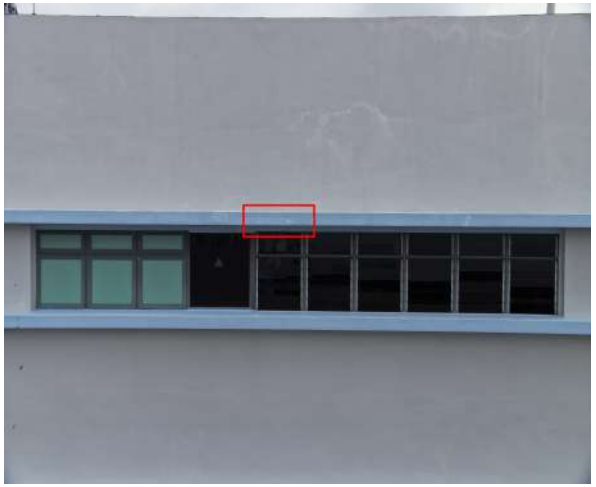
UNSAFE : IMPACTS SAFETY

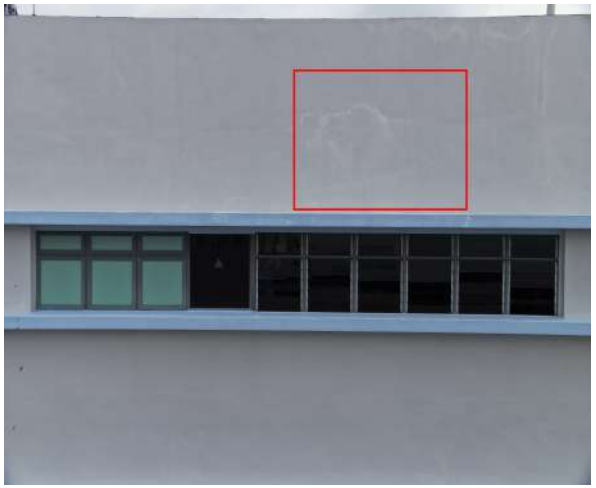


S/N				
1				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
2				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
3				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
4				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

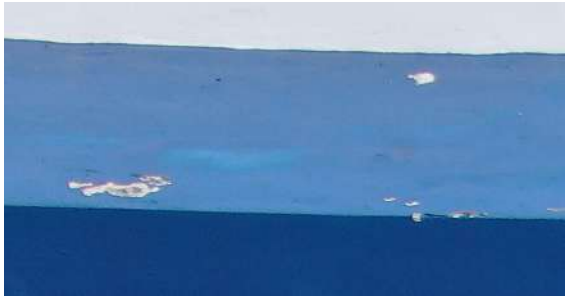
S/N				
5				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
6				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
7				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
8				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
9				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
10				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
11				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
12				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
13				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
14				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N					
15					
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	
16					
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.	

S/N					
17					
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	

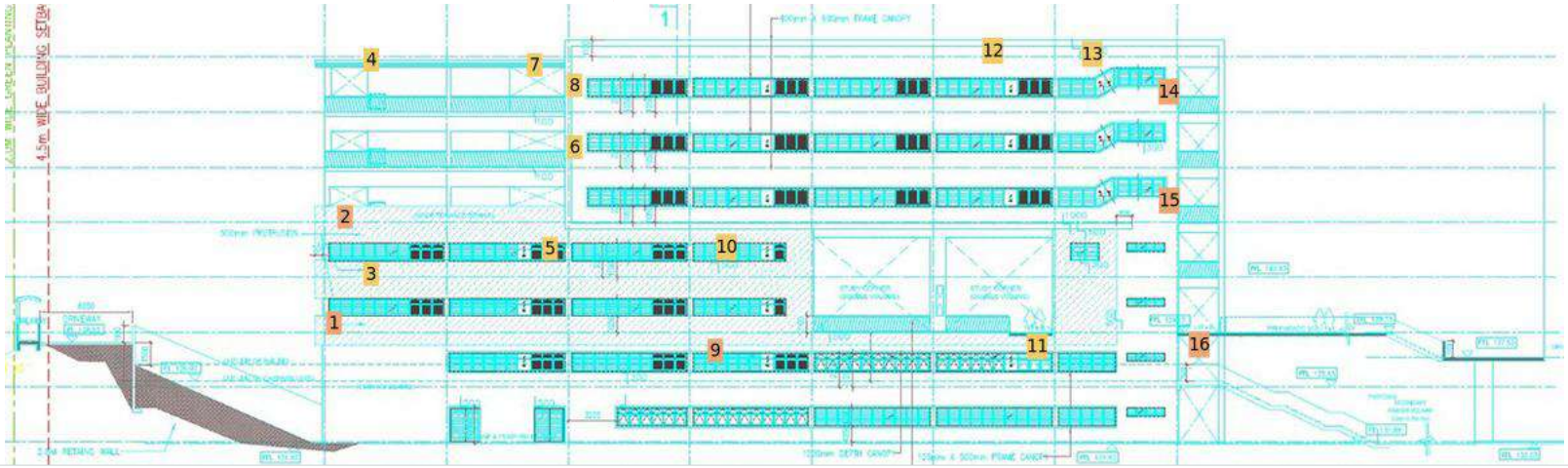
S/N

NORTH

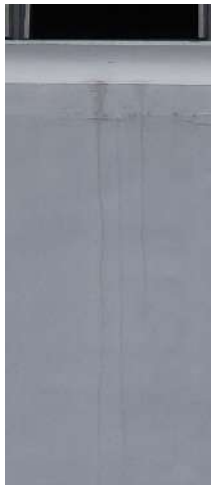
SAFE : LOW RISK

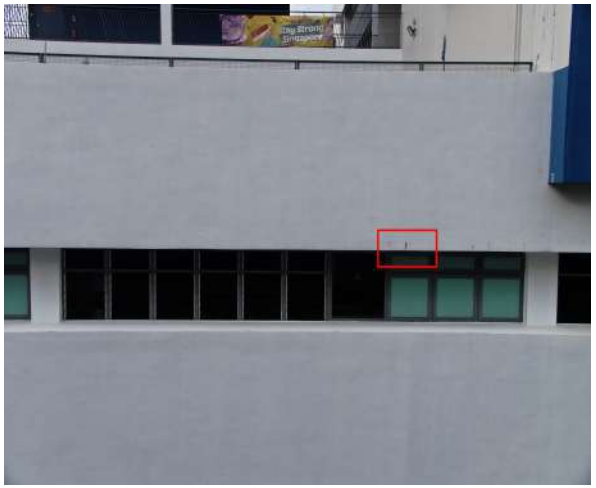
REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

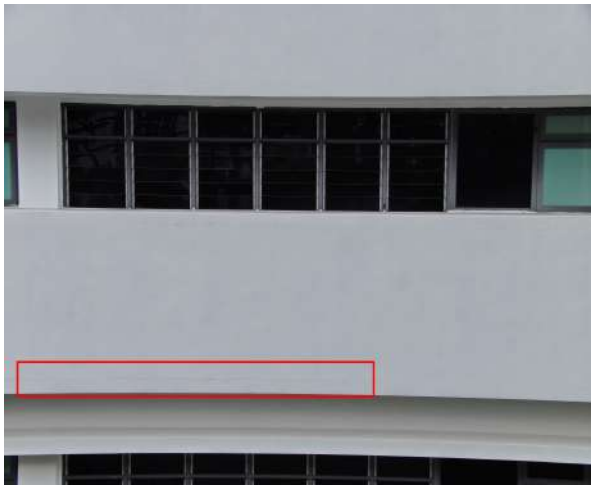


S/N				
1				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
2				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

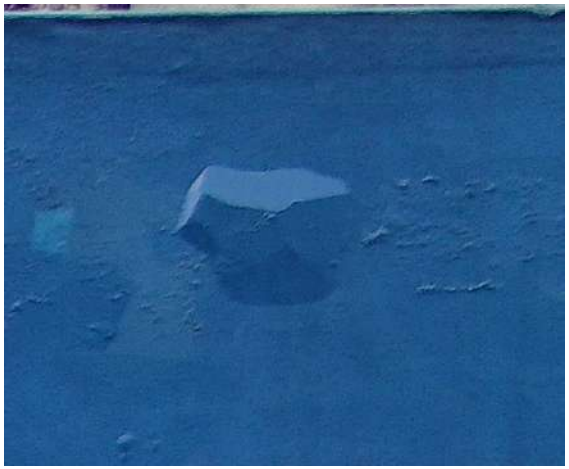
S/N				
3				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
4				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
5				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
6				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
7				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
8				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
9				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
10				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
11				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
12				
	Defect Type Paint blistering	**Severity** Safe	**Details** Paint blistering on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
13				
	Defect Type Bulging	**Severity** Safe	**Details** Paint bulging on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
14				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
15				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
16				
	Defect Type Paint Peeling	**Severity** Require Repair	**Details** Paint peeling in the wall.	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N

NORTH4

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

S/N				
1				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
2				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
3				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
4				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

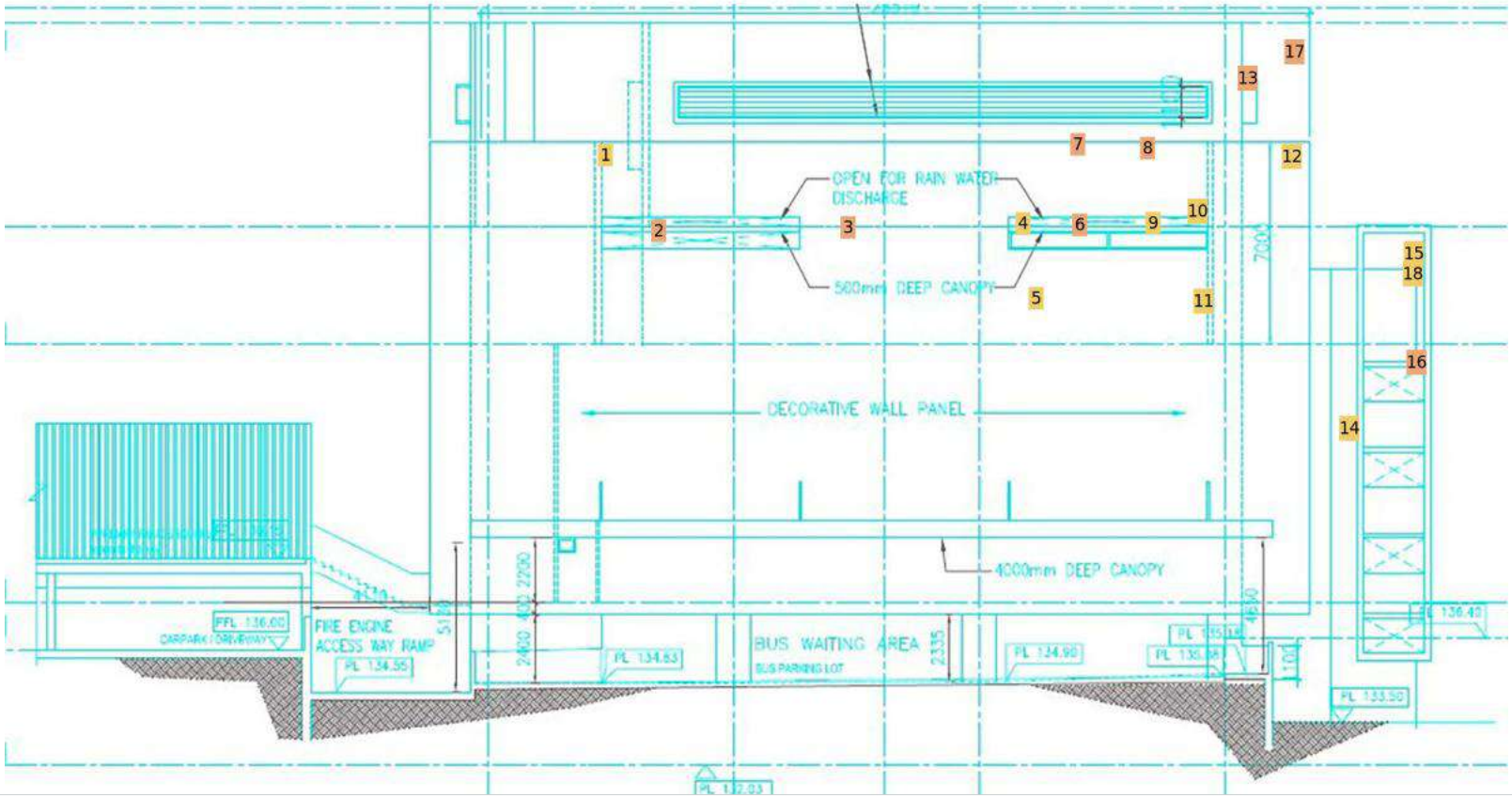
S/N

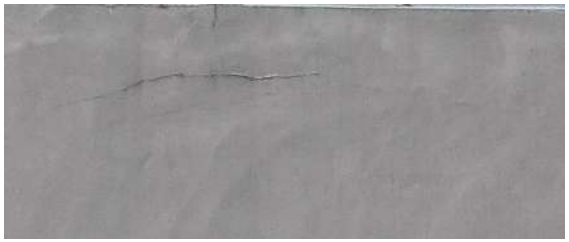
NORTH3

SAFE : LOW RISK

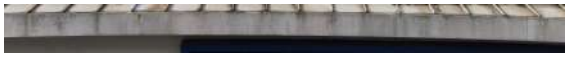
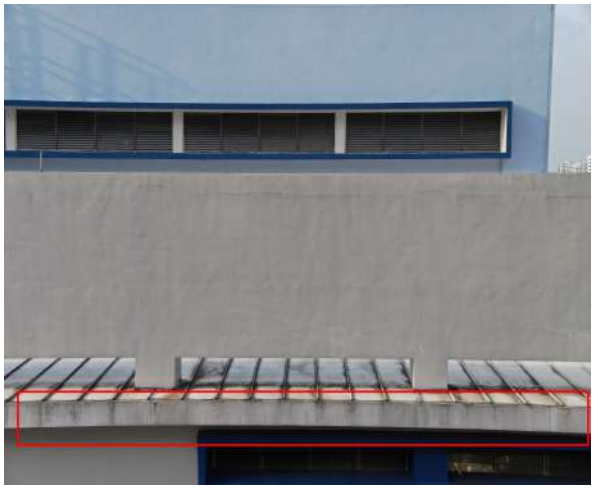
REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

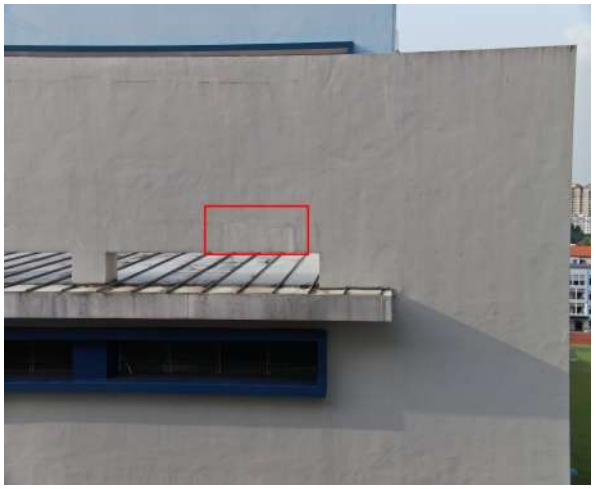


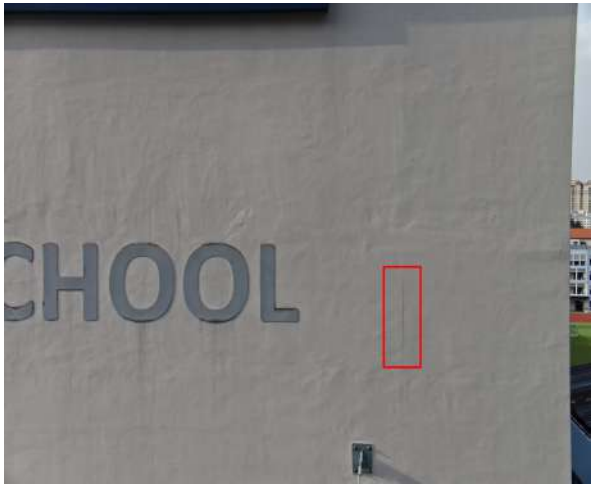
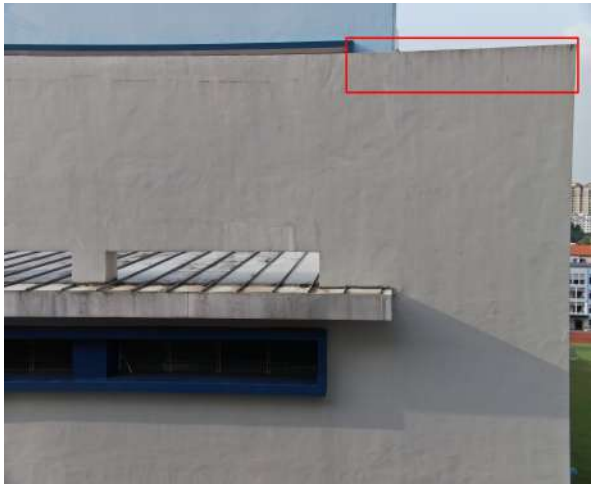
S/N				
1				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
2				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
3				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
4				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

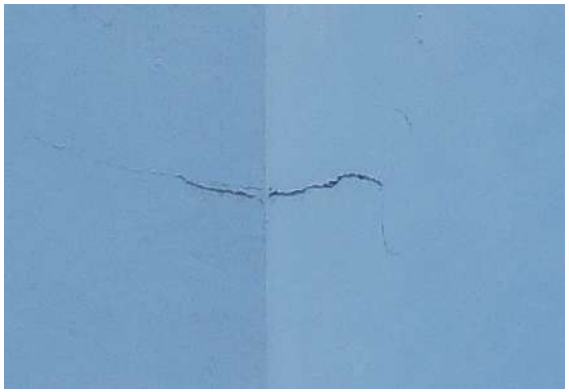
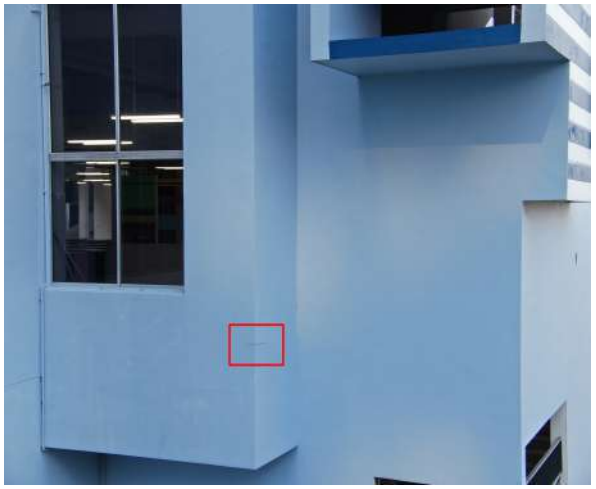
S/N				
5				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
6				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
7				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
8				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N					
9					
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	
10					
	Defect Type Paint blistering	**Severity** Safe	**Details** Paint blisteringn plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.	

S/N				
11				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
12				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
13				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
14				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
15				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
16				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
17				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
18				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

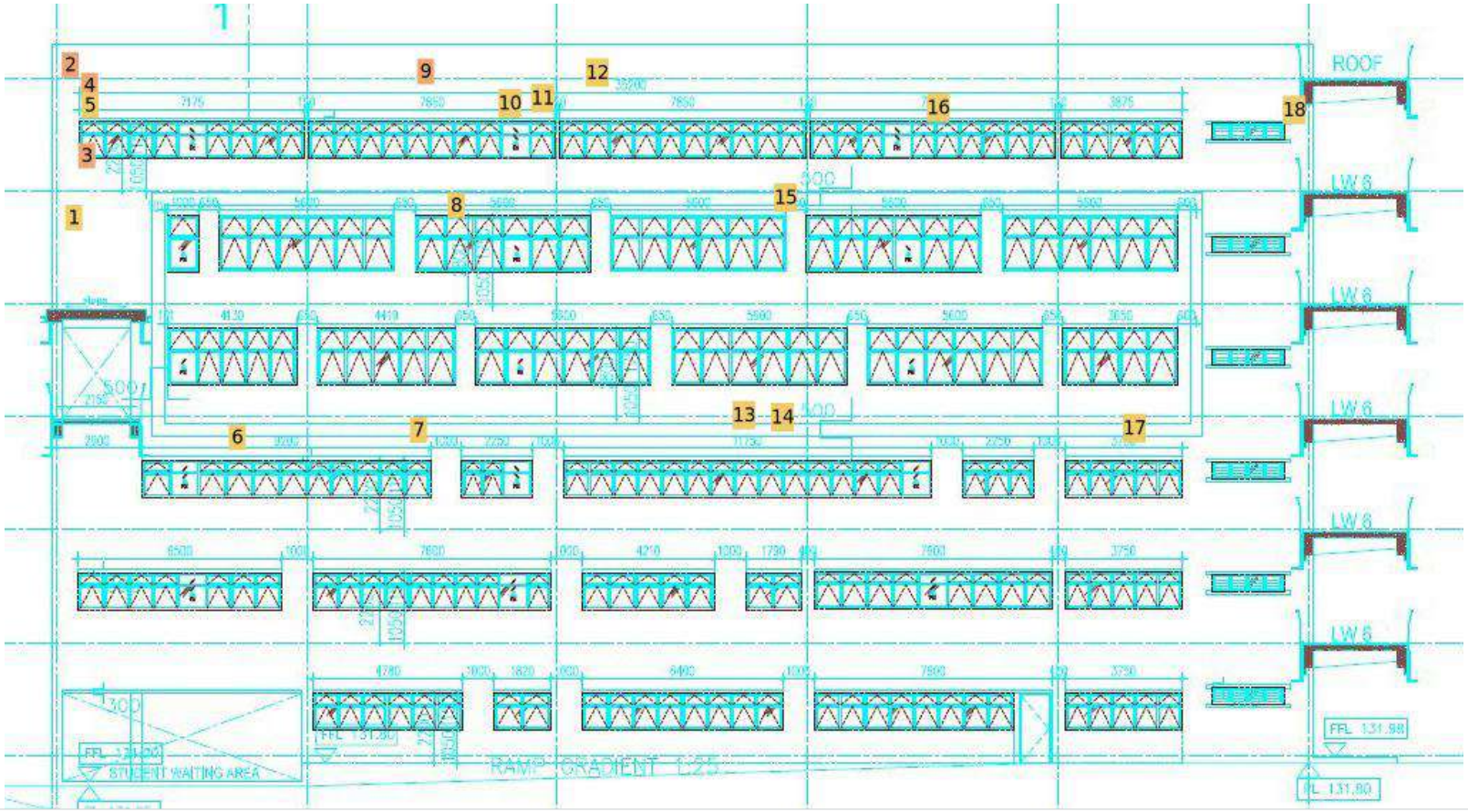
S/N

NORTH2

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY



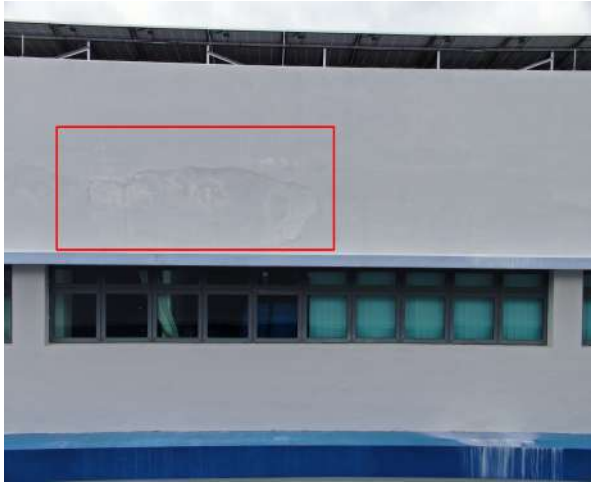
S/N				
1				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
2				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
3				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
4				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
5				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
6				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
7				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
8				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
9				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
10				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
11				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
12				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
13				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
14				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
15				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
16				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
17				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
18				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N

NORTH1

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

S/N				
1				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
2				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
3				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
4				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded nut and bolts	**Resolution** Replace the corroded nut and bolts with similar type of accessories.

S/N				
5				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
6				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded nut and bolts	**Resolution** Replace the corroded nut and bolts with similar type of accessories.

S/N				
7				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded nut and bolts	**Resolution** Replace the corroded nut and bolts with similar type of accessories.
8				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
9				
	Defect Type Disengaged	**Severity** Require Repair	**Details** Disengaged lightning protection copper tape	**Resolution** To check and re fix in position
10				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
11				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
12				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
13				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
14				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
15				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

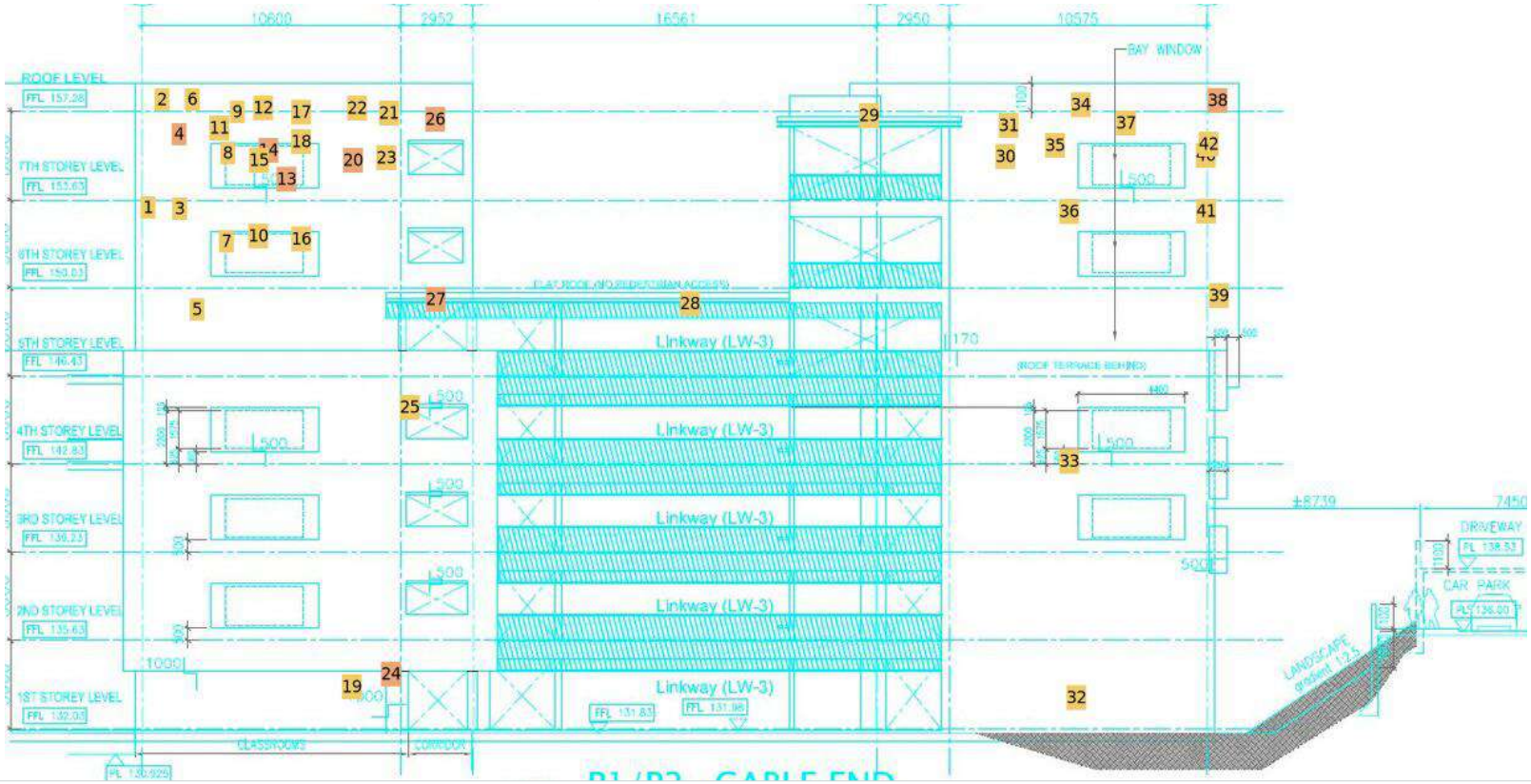
S/N

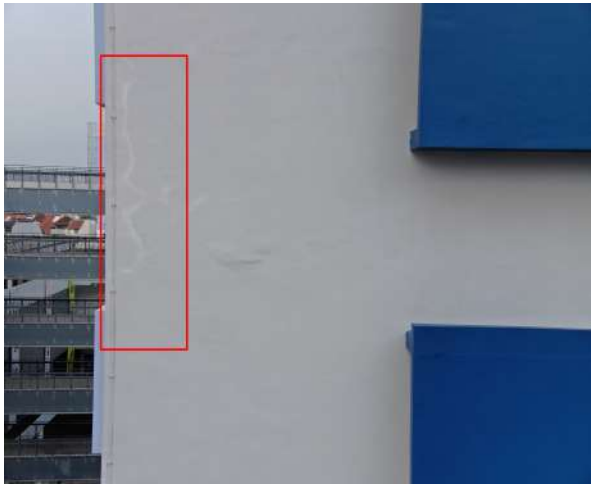
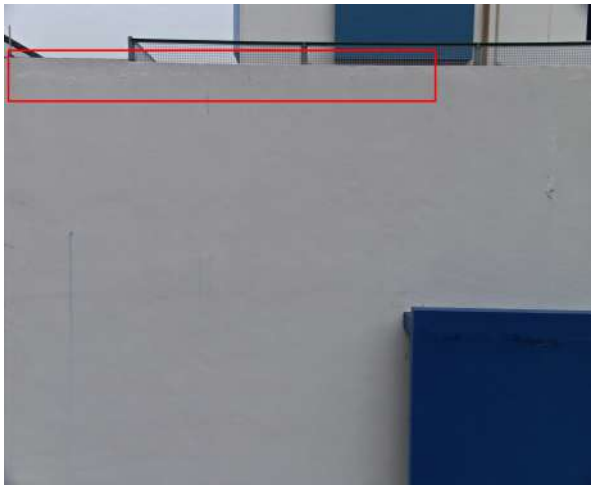
EAST

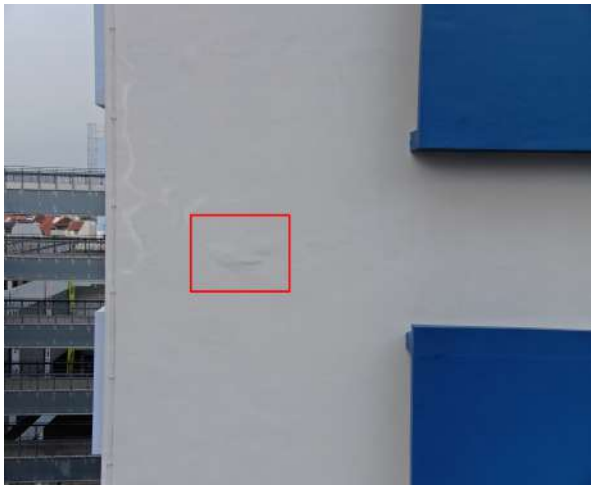
SAFE : LOW RISK

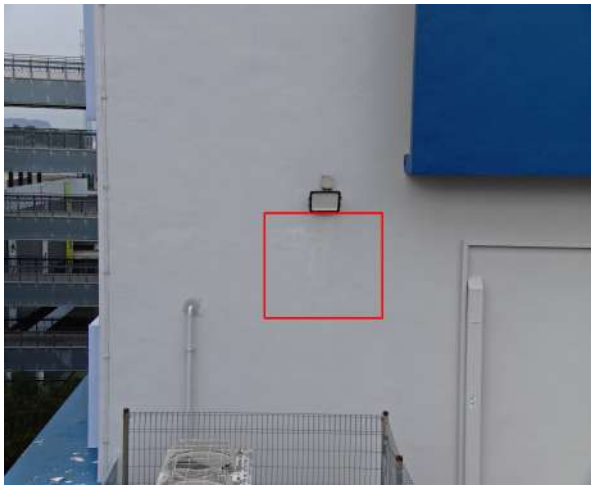
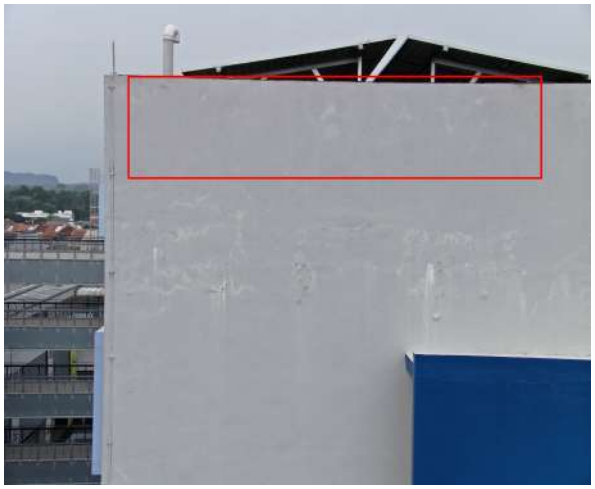
REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

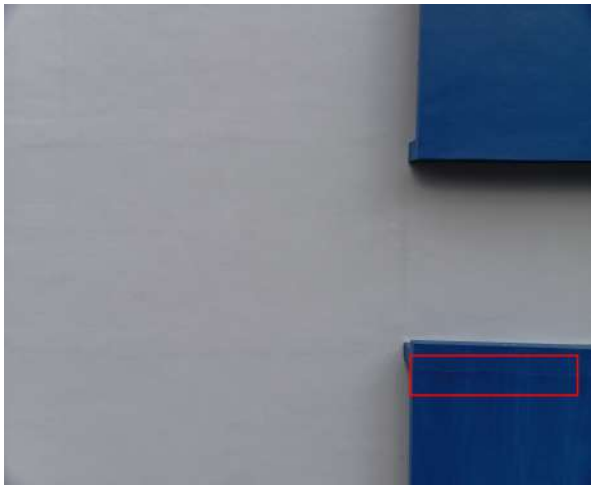
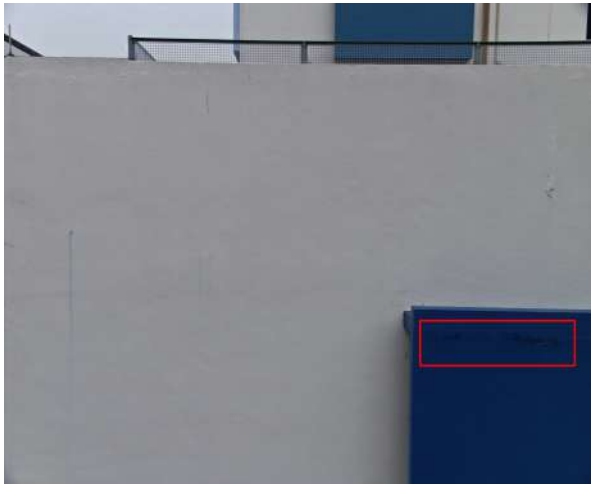
UNSAFE : IMPACTS SAFETY

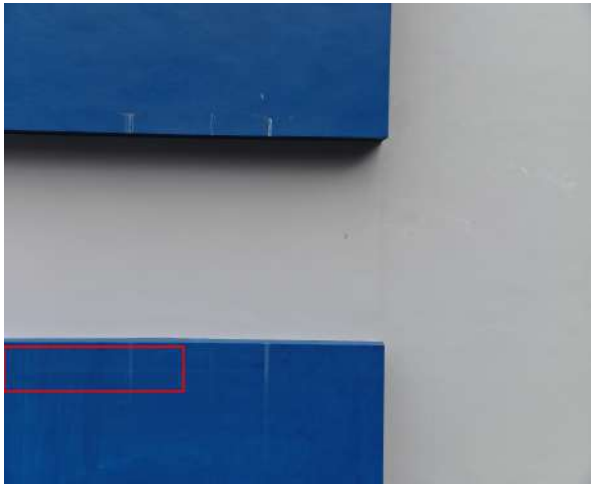


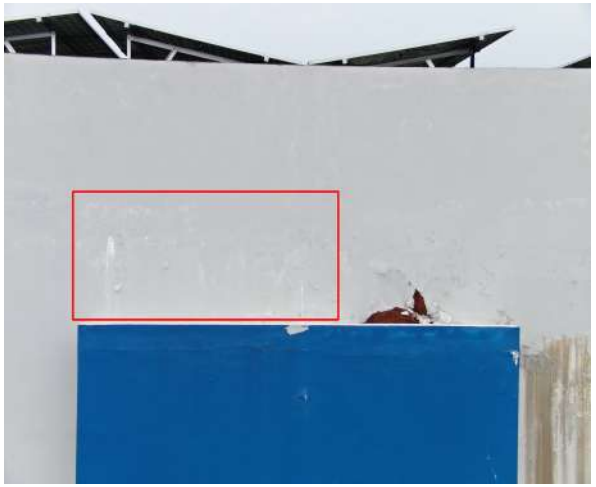
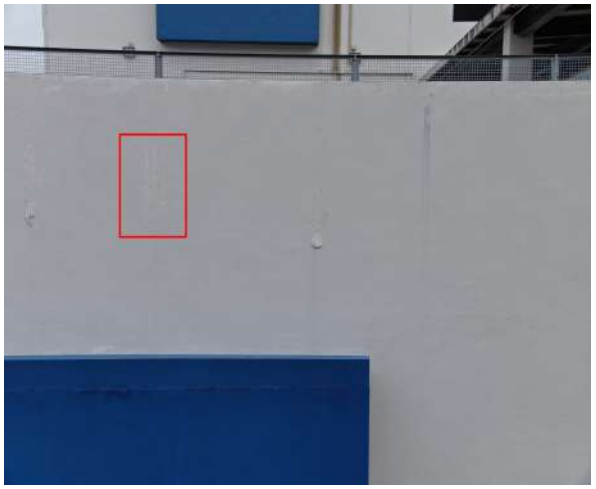
S/N				
1				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
2				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

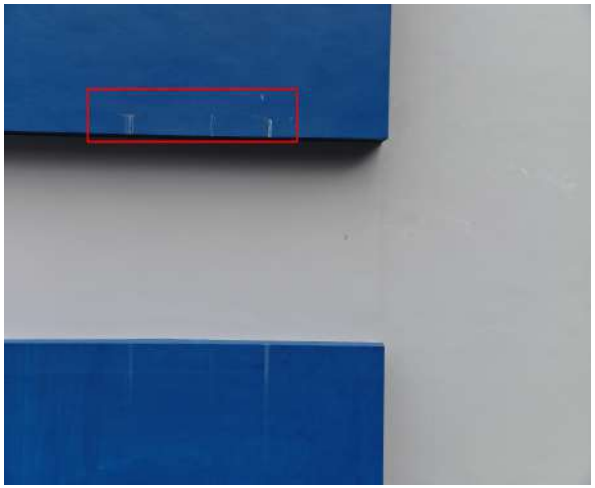
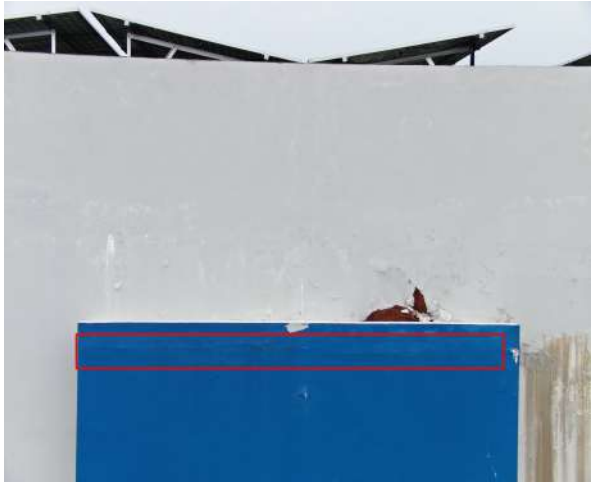
S/N					
3					
	Defect Type Bulging	**Severity** Safe	**Details** Paint bulging on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.	
4					
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on wall	**Resolution** Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	

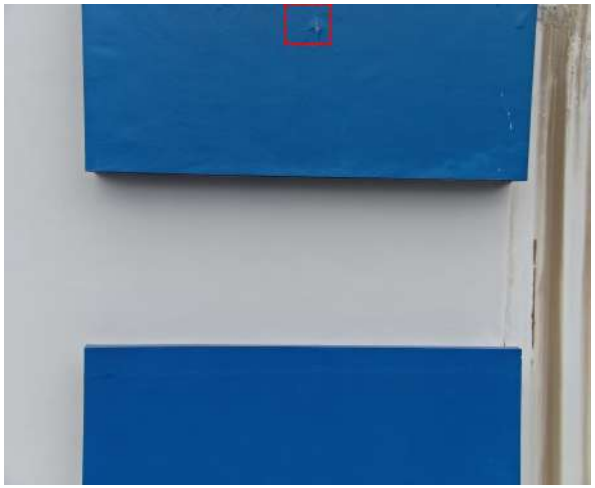
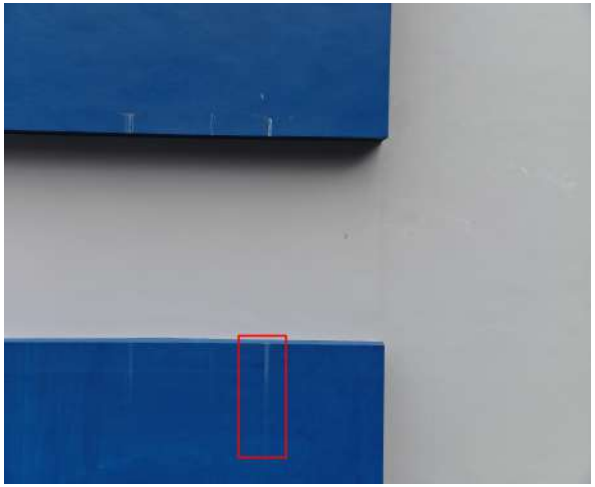
S/N				
5				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
6				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

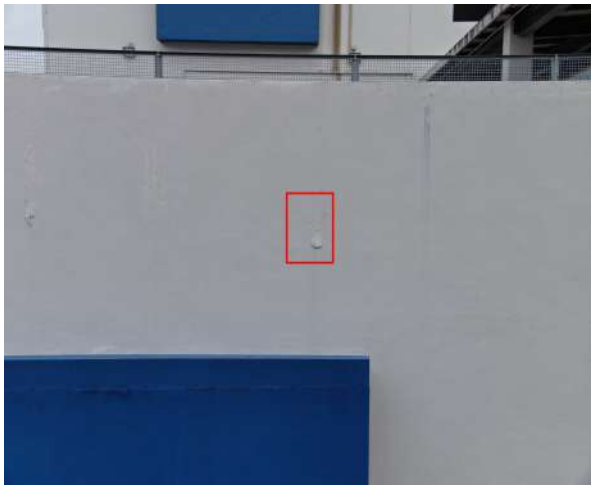
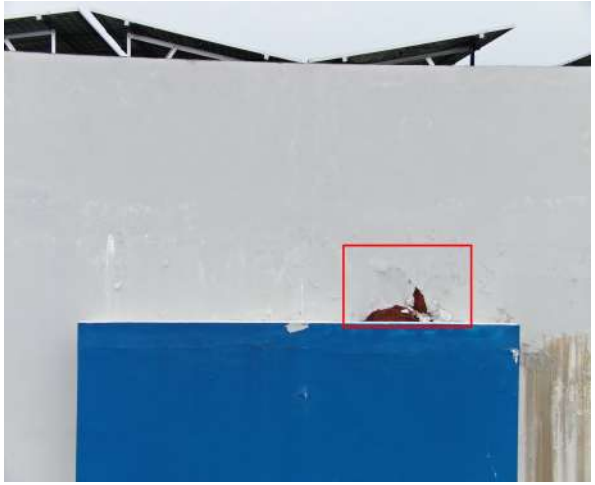
S/N				
7				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
8				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
9				
	Defect Type Bulging	**Severity** Safe	**Details** Paint bulging on the wall.	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
10				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

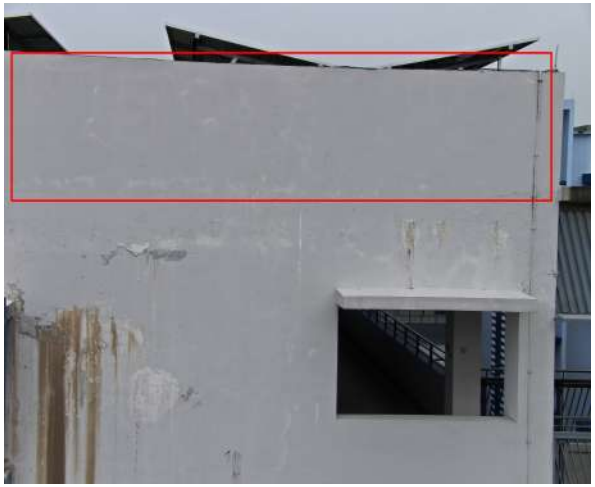
S/N				
11				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
12				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
13				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
14				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

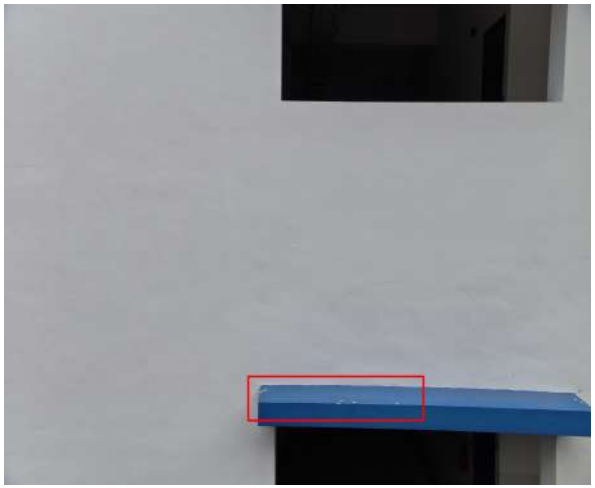
S/N				
15				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
16				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

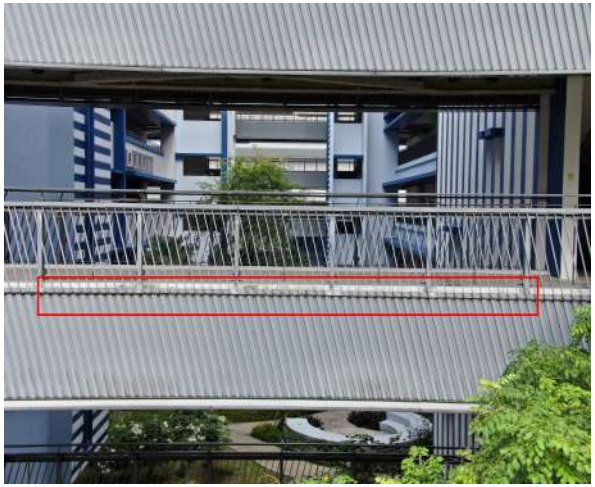
S/N				
17				
	Defect Type Bulging	**Severity** Safe	**Details** Paint bulging on the wall.	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
18				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

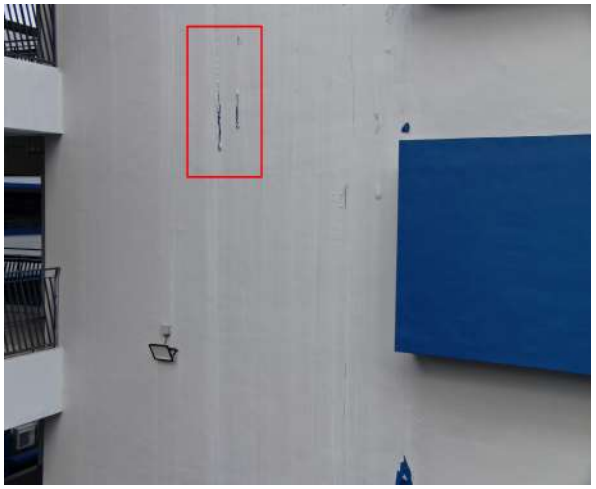
S/N				
19				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
20				
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on wall	**Resolution** Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
21				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
22				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

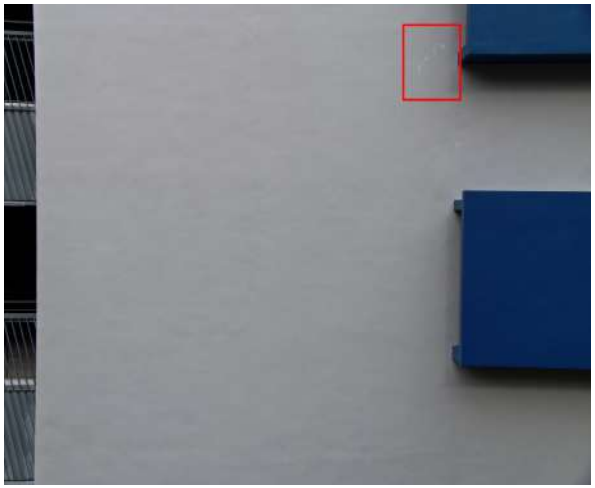
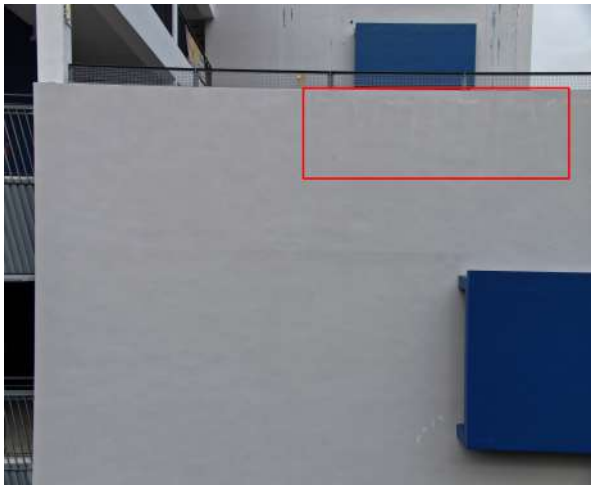
S/N				
23				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
24				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded steel elements	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.

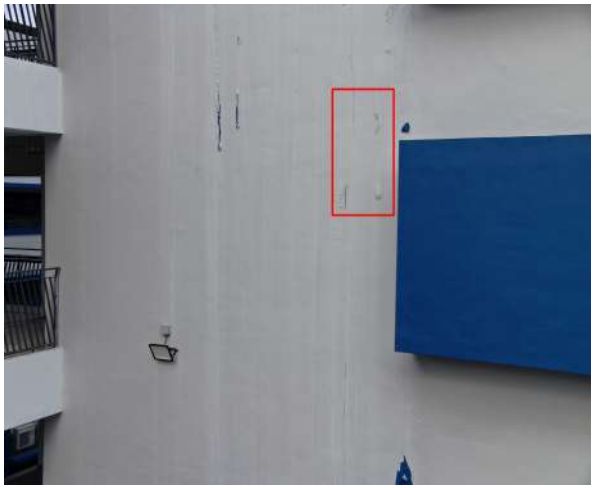
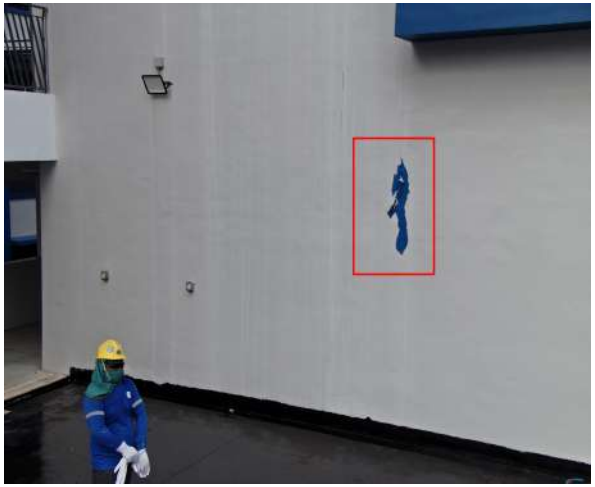
S/N				
25				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
26				
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on wall	**Resolution** Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

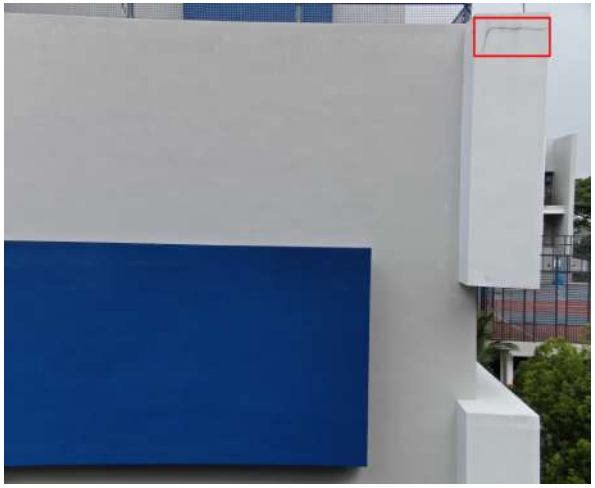
S/N				
27				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
28				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

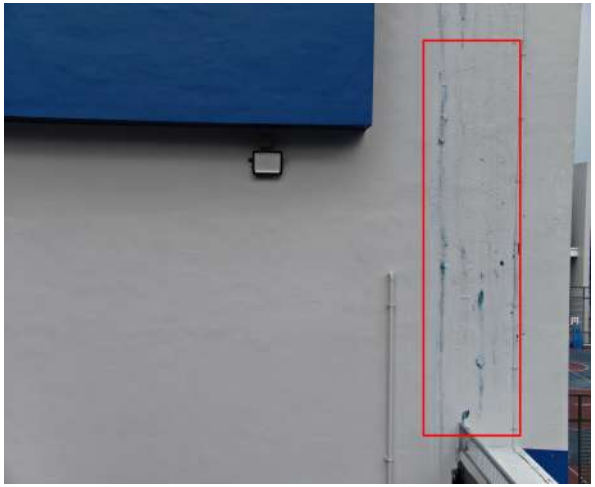
S/N					
29					
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	
30					
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.	

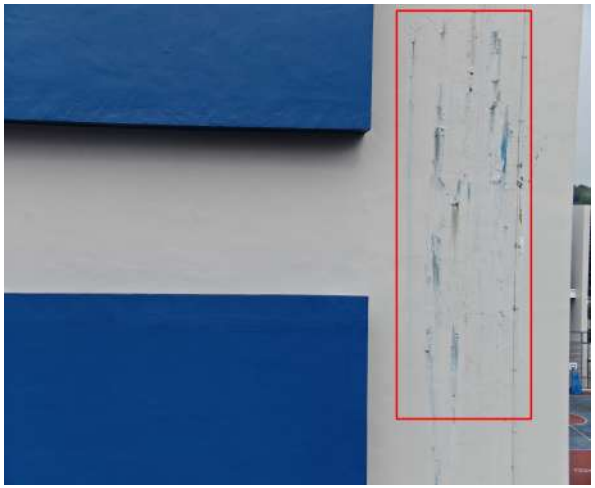
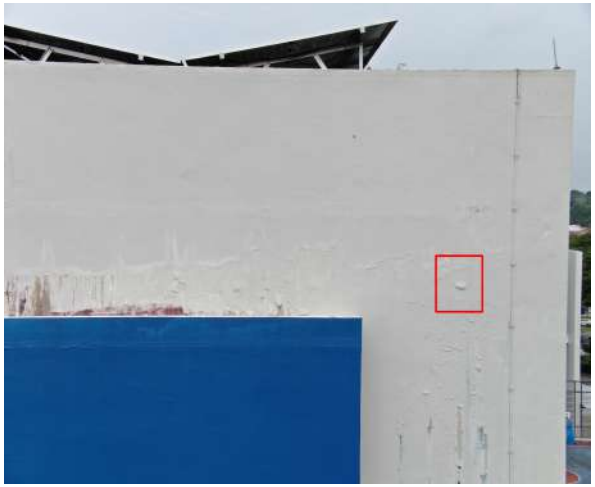
S/N				
31				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
32				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
33				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
34				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
35				
	Defect Type Bulging	**Severity** Safe	**Details** Paint bulging on the wall.	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
36				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
37				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
38				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
39				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
40				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
41				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
42				
	Defect Type Bulging	**Severity** Safe	**Details** Paint bulging on the wall.	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N

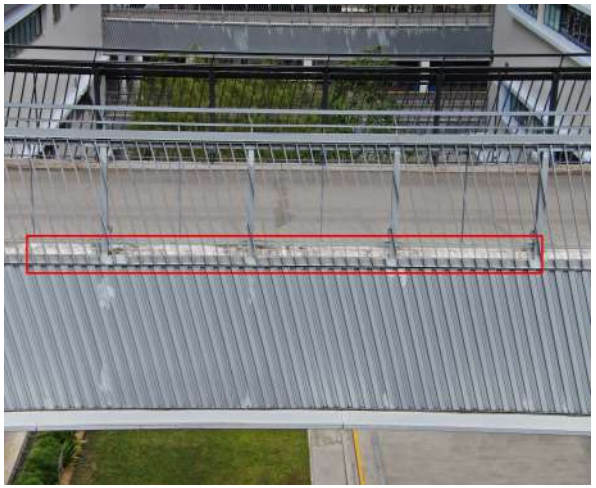
EAST5

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

S/N				
1				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
2				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
3				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
4				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
5				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
6				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
7				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
8				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N

EAST4

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

S/N				
1				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
2				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
3				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
4				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
5				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

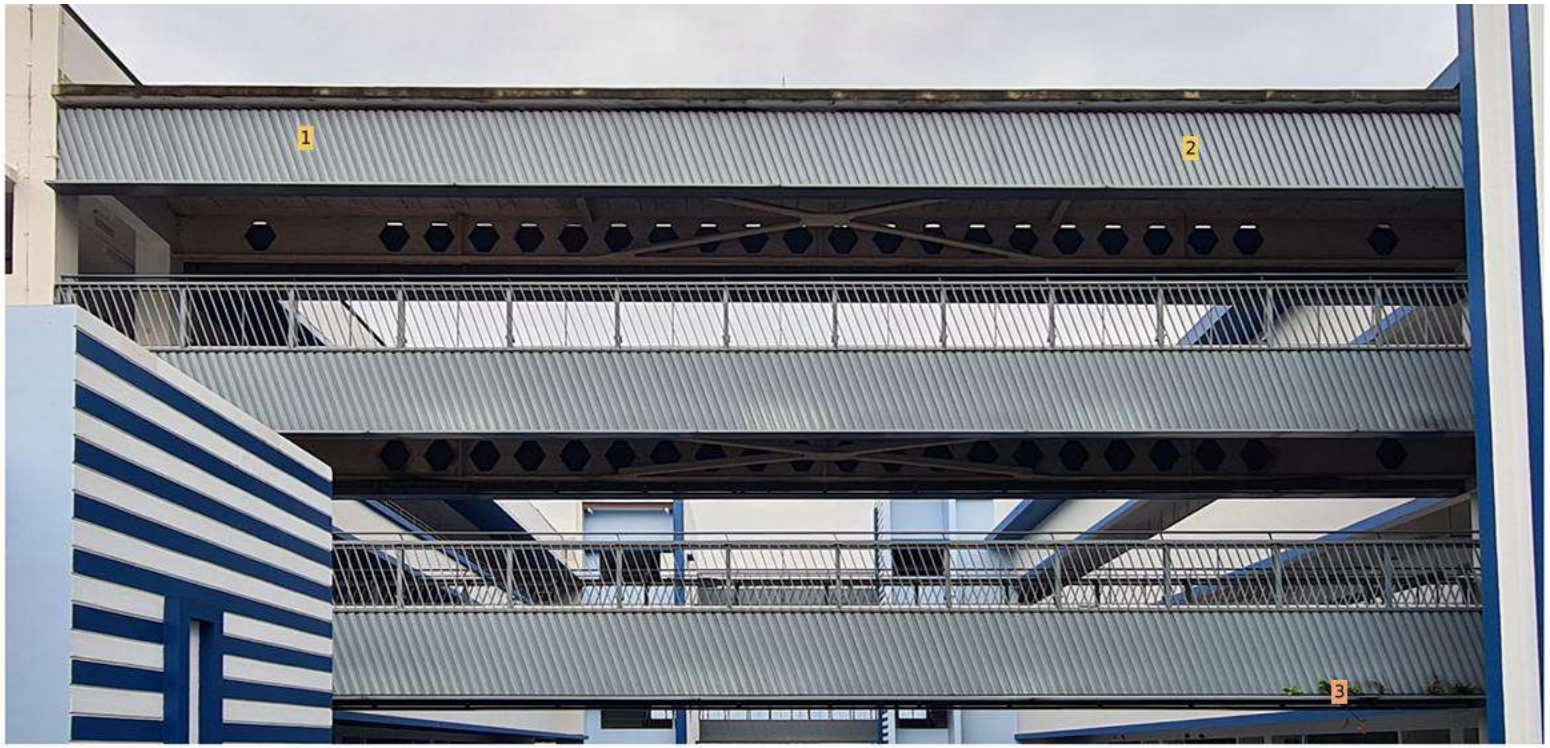
S/N

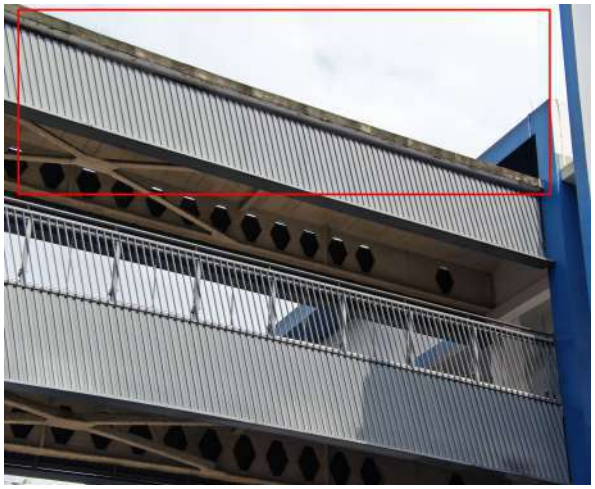
EAST3

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY



S/N				
1				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
2				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
3				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area

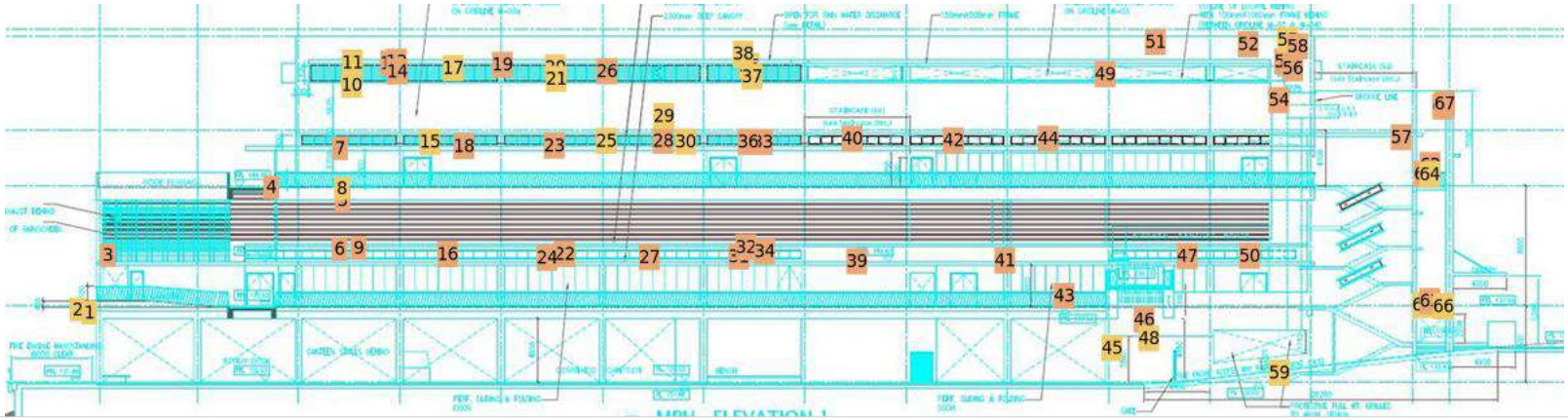
S/N

EAST2

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY



S/N				
1				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
2				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on cladding	**Resolution** For water stain on cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

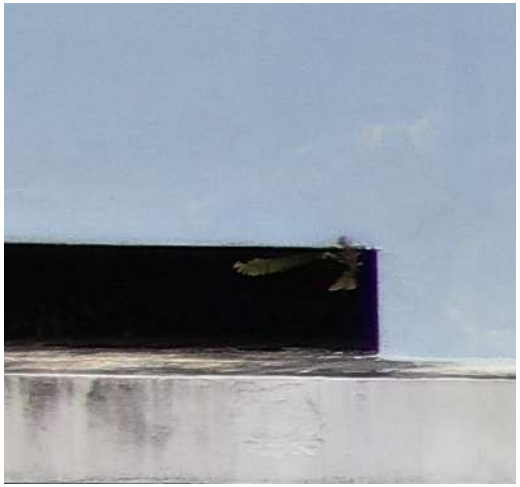
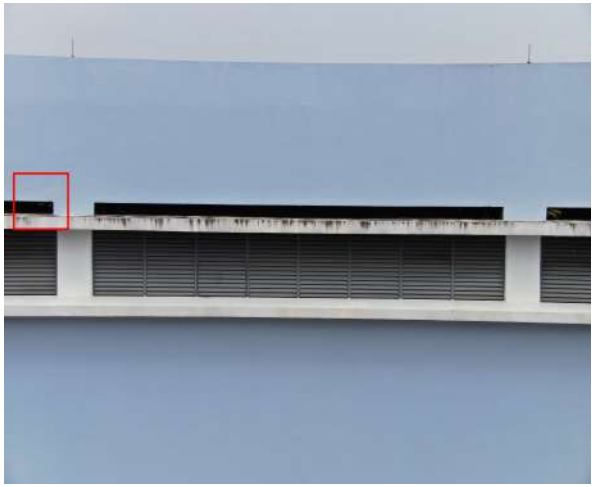
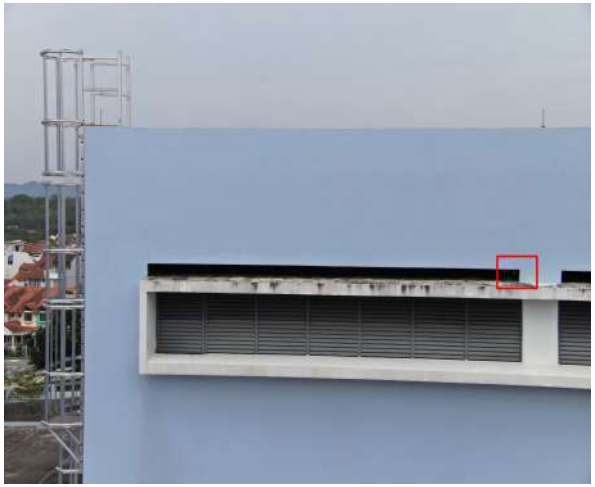
S/N				
3				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
4				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

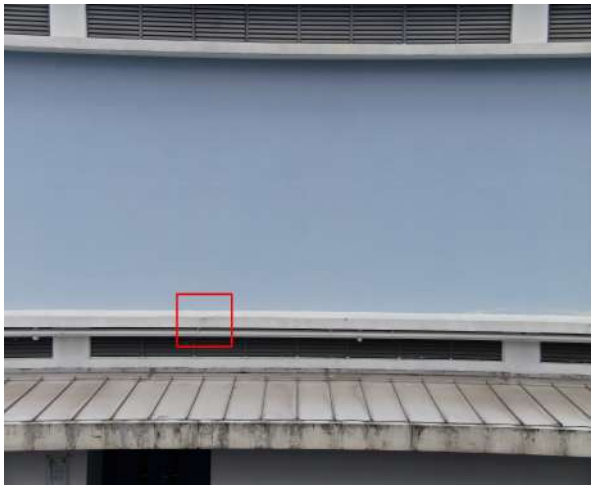
S/N				
5				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
6				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded steel elements	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.

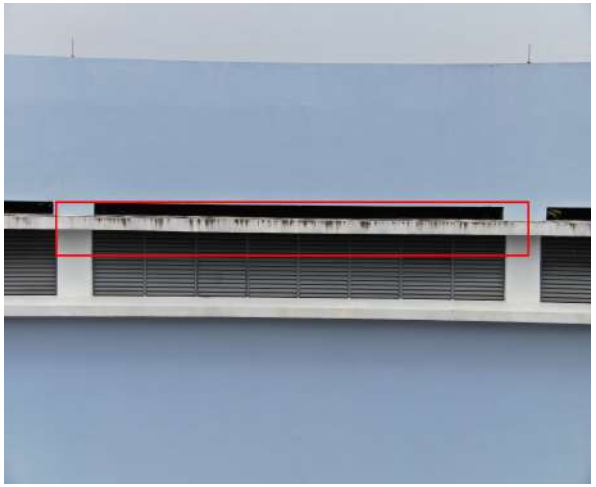
S/N				
7				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
8				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
9				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded steel elements	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.
10				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

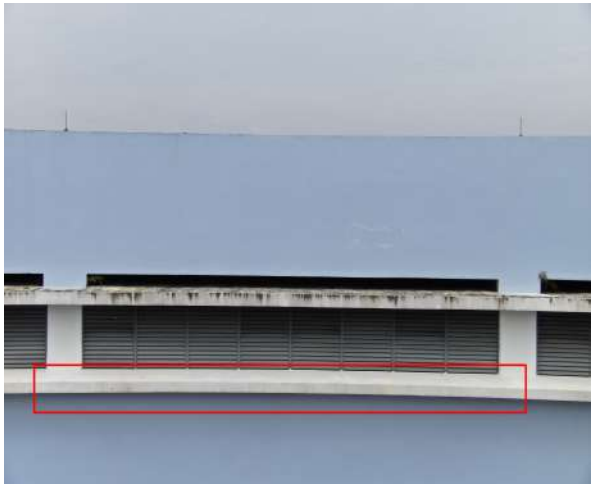
S/N				
11				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
12				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area

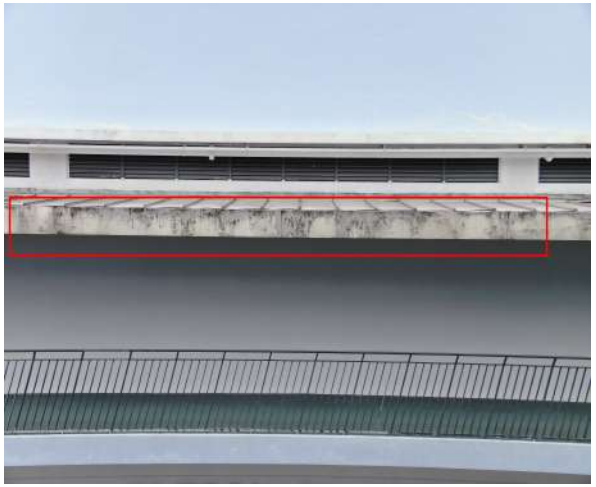
S/N				
13				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area
14				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area

S/N				
15				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
16				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
17				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
18				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
19				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area
20				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
21				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
22				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded steel elements	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.

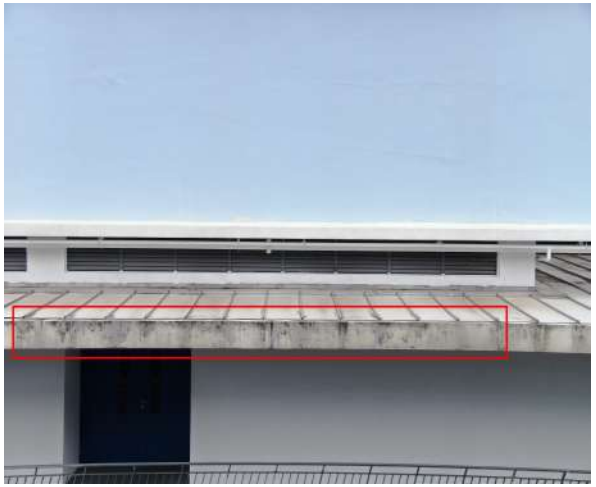
S/N				
23				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
24				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
25				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
26				
	Defect Type Vegetation	**Severity** Require Repair	**Details** Vegetation on wall	**Resolution** Remove the vegetation and chip the related area on the wall and re-plaster the area

S/N				
27				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
28				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
29				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
30				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
31				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
32				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded steel elements	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.

S/N				
33				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
34				
	Defect Type Rust	**Severity** Require Repair	**Details** Corroded steel elements	**Resolution** Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.

S/N				
35				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
36				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
37				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
38				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

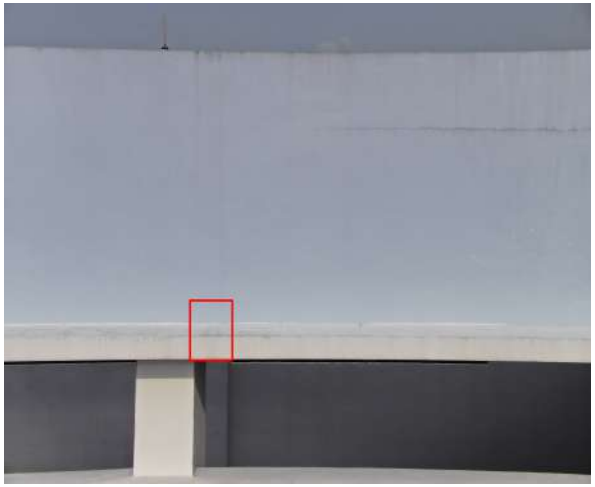
S/N				
39				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
40				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

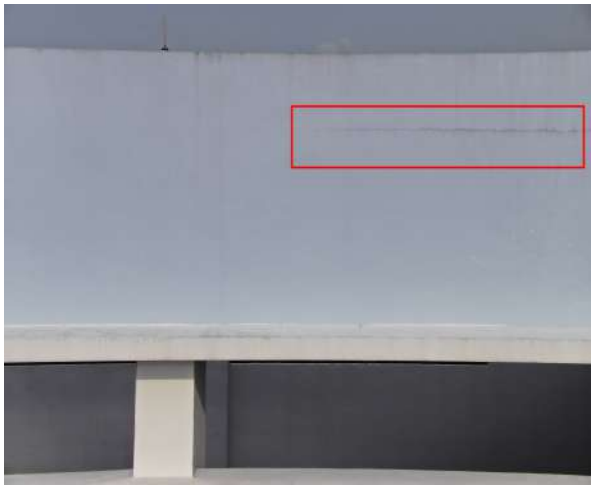
S/N				
41				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
42				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

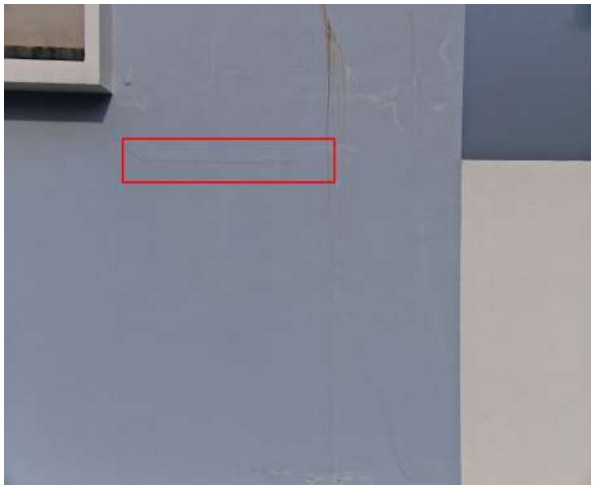
S/N				
43				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
44				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
45				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
46				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
47				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.
48				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on cladding	**Resolution** For water stain on cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

S/N				
49				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the slab	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
50				
	Defect Type Water Stain	**Severity** Require Repair	**Details** Water stain on metallic cladding	**Resolution** For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.

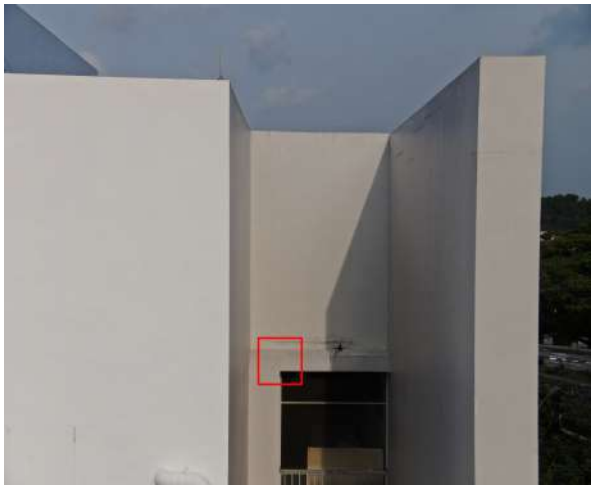
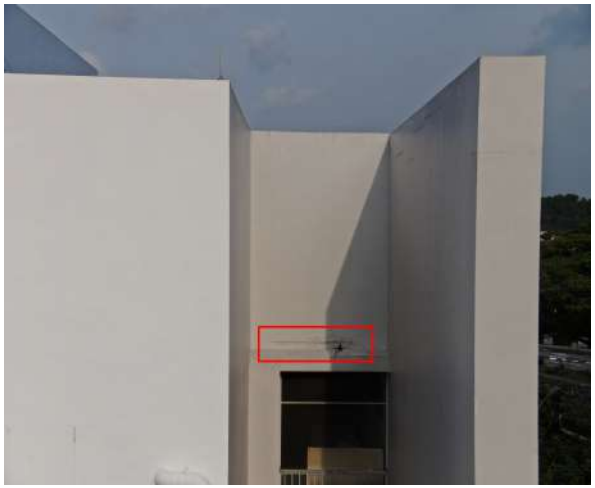
S/N				
51				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
52				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

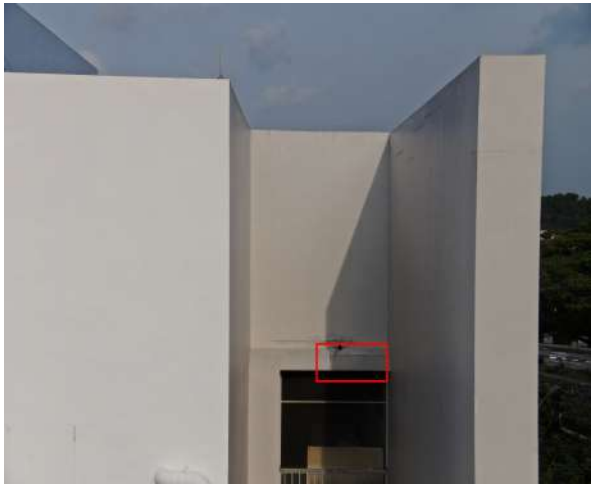
S/N				
53				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
54				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

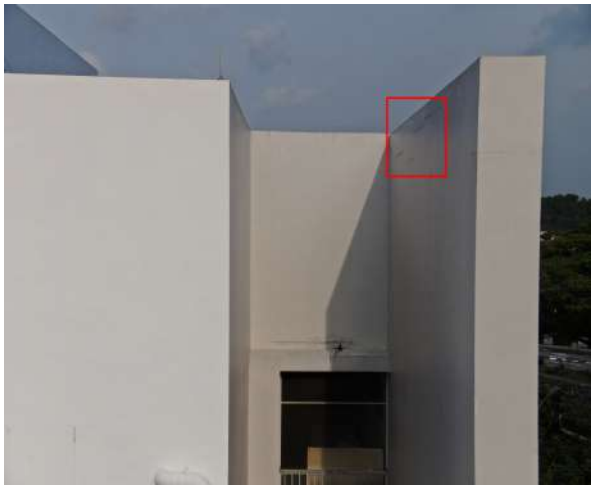
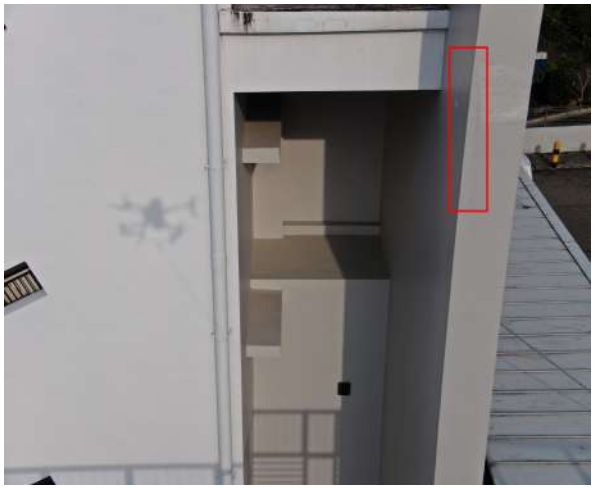
S/N				
55				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
56				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

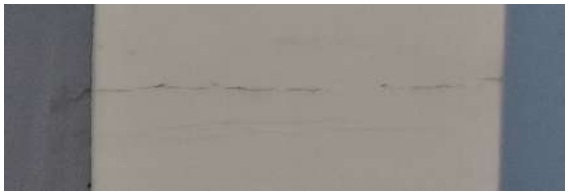
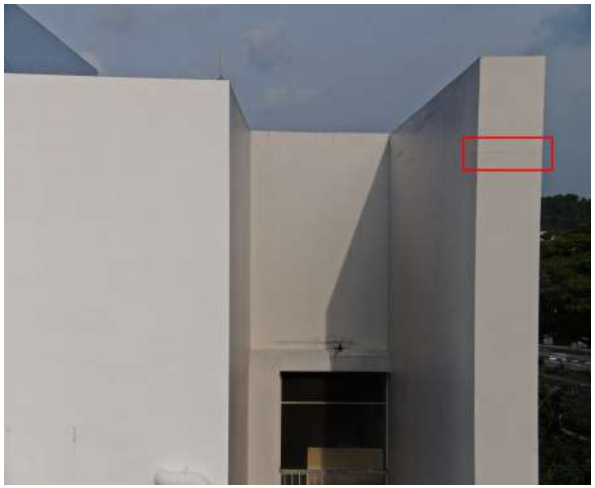
S/N				
57				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
58				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
59				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.
60				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
61				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
62				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
63				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the slab	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
64				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
65				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
66				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
67				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N

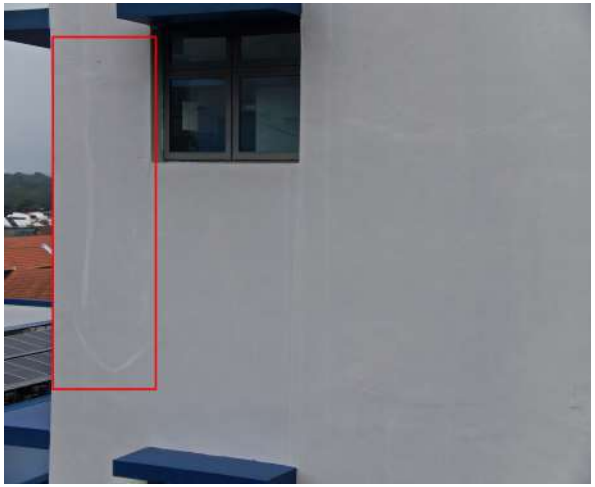
EAST1

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

S/N				
1				
	Defect Type Spalling	**Severity** Safe	**Details** Plaster chipped off	**Resolution** To clean/brush and remove if any loose material. Use polymer modified mortar to patch repair and repaint the surface after the surface is completely dry.
2				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

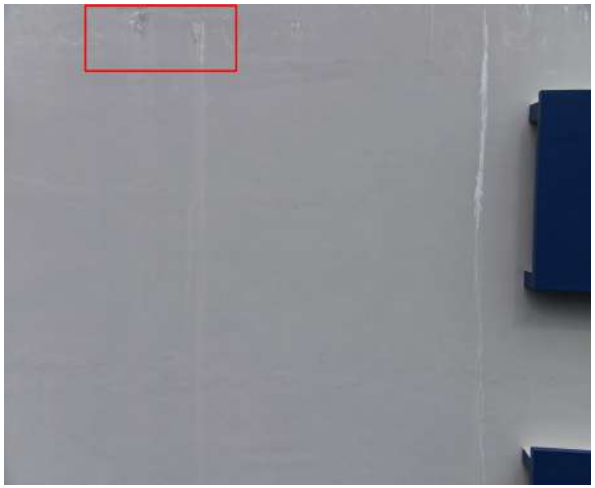
S/N				
3				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
4				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

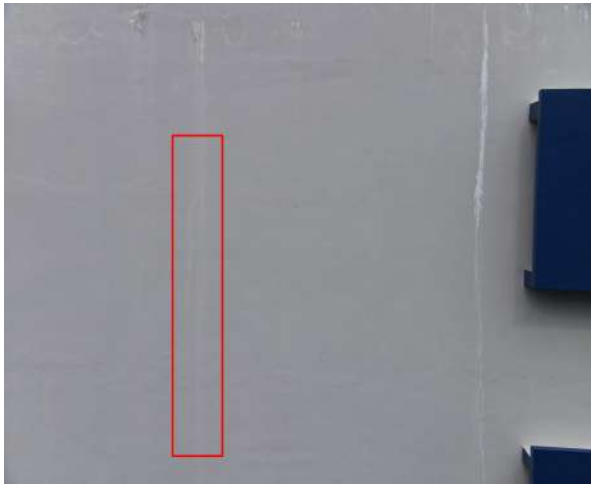
S/N				
5				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
6				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

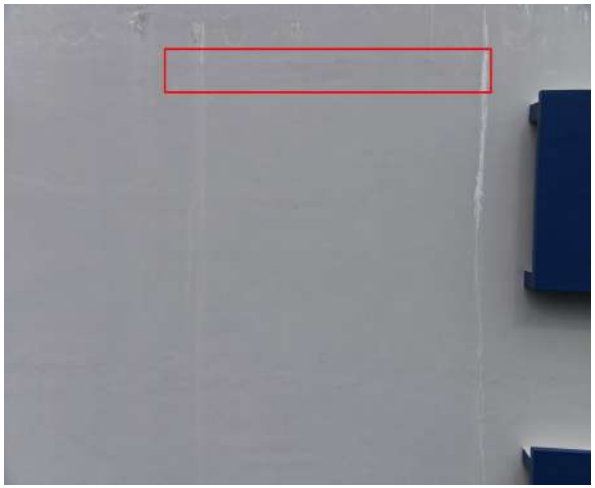
S/N				
7				
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on wall	**Resolution** Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
8				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

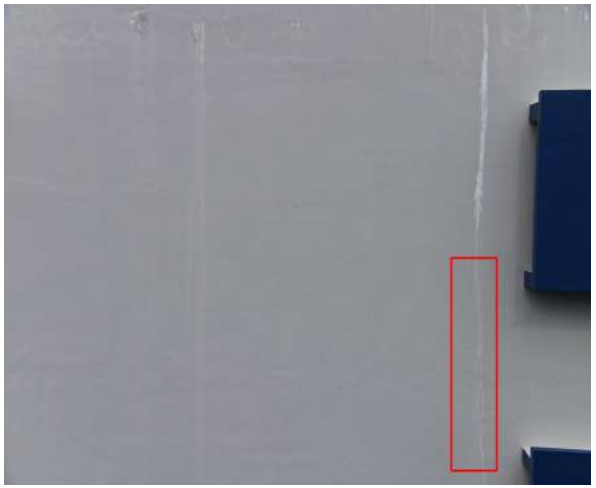
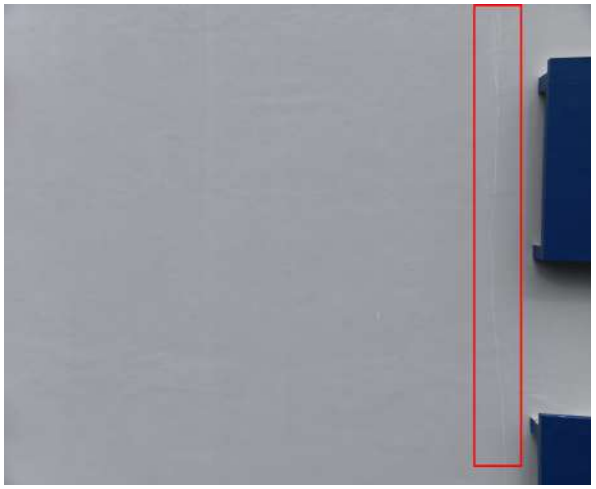
S/N				
9				
	Defect Type Surface Crack	**Severity** Require Repair	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
10				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

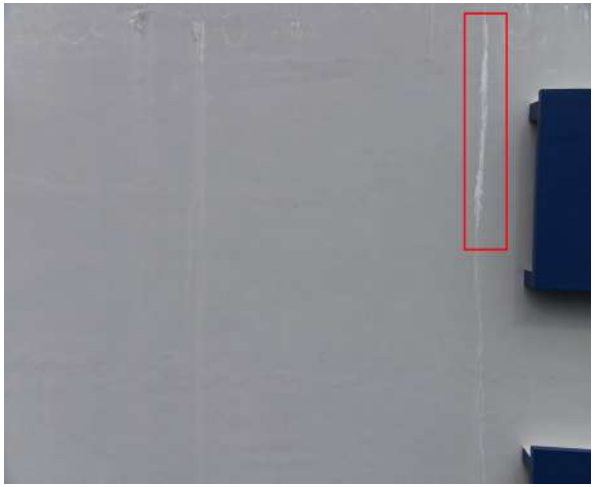
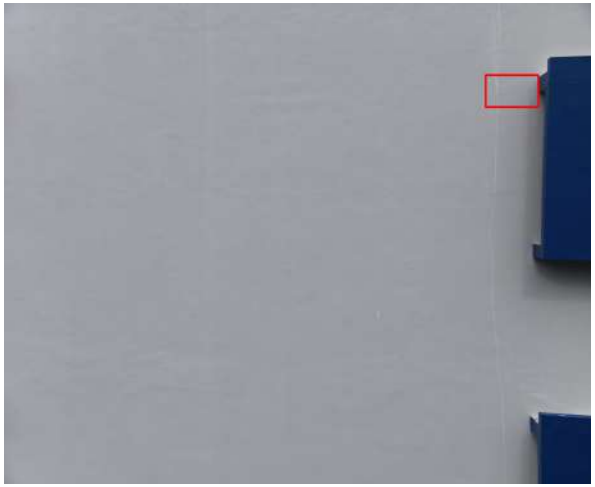
S/N				
11				
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on wall	**Resolution** Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
12				
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on wall	**Resolution** Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

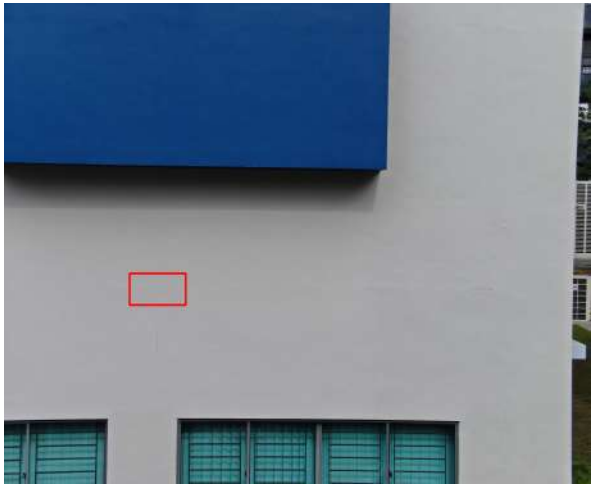
S/N				
13				
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on wall	**Resolution** Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
14				
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on wall	**Resolution** Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

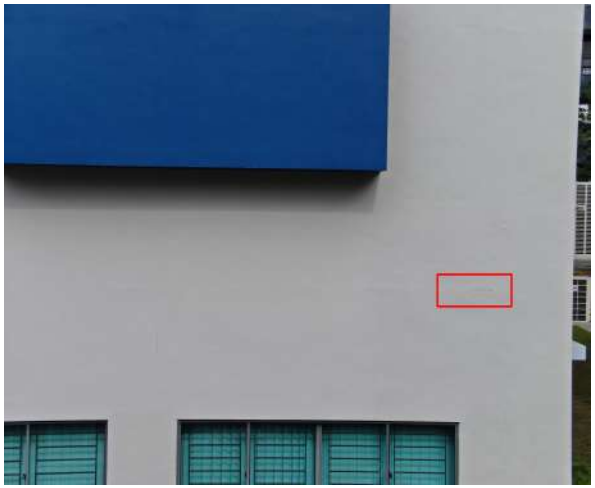
S/N				
15				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
16				
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on wall	**Resolution** Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
17				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.
18				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
19				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
20				
	Defect Type Water Stain	**Severity** Safe	**Details** Water stain on plaster surface	**Resolution** Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.

S/N				
21				
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on wall	**Resolution** Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
22				
	Defect Type Surface Crack	**Severity** Safe	**Details** Surface crack on the wall	**Resolution** For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.

S/N				
23				
	Defect Type Efflorescence	**Severity** Require Repair	**Details** Efflorescence on wall	**Resolution** Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.
24				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

S/N				
25				
	Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.

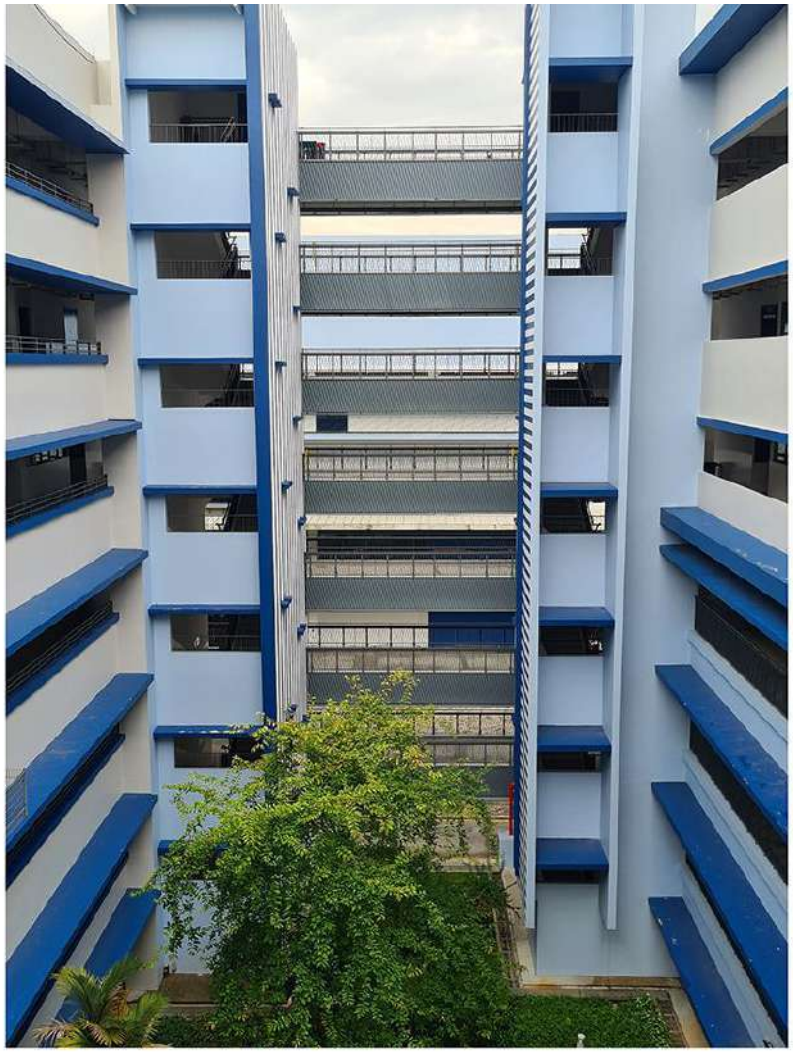
S/N

EAST6

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY



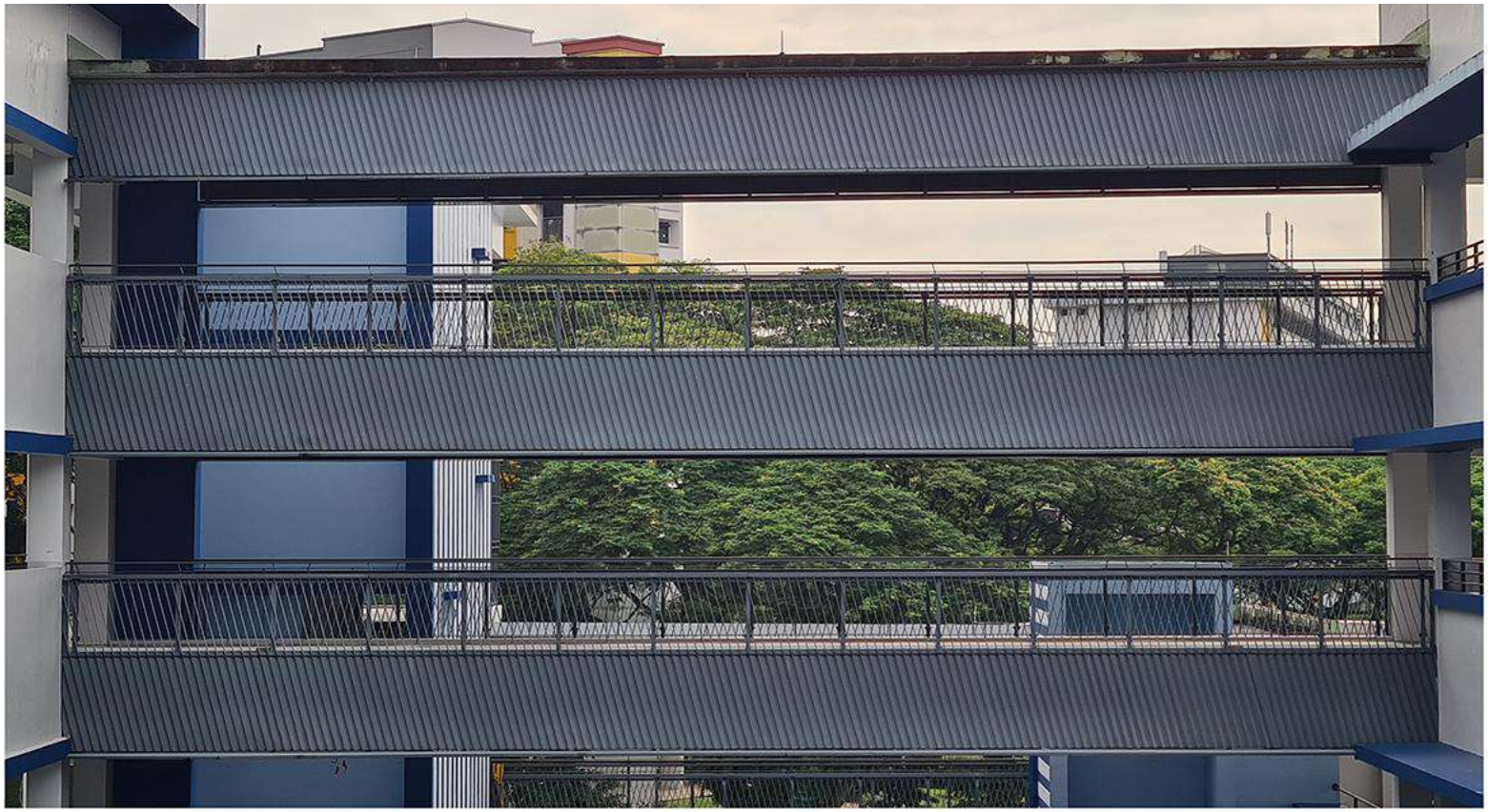
S/N

WEST2

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY



S/N

WEST3

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

S/N

WEST4

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

APPENDIX 2

Diary of Close-Range Inspection

(10% of the façade)

10% Close-Range Physical Inspection Report :CHIJ Saint Nicholas Girls' Primary School Inspection 7 Sept 2023

Facade inspector report from Nov 24, 2023

Inspection Summary

	WEST	WEST1	SOUTH	SOUTH3	SOUTH2
Paint Peeling	2	4	4	2	4
Rust	3	0	0	0	0
Surface Crack	18	6	0	1	3
Water Stain	15	6	0	0	11
Vegetation	0	1	0	0	0
Efflorescence	0	0	1	0	0
Stain	0	0	0	0	4
Disengaged	0	0	0	0	0
Bulging	0	0	0	0	0
Spalling	0	0	0	0	0
Corrosion	0	0	0	0	0
Concrete Crack	0	0	0	0	0
Total Number of Defects / Elevation	**38**	**17**	**5**	**3**	**22**

	SOUTH1	NORTH	NORTH4	NORTH2	NORTH1
Paint Peeling	2	1	0	0	0
Rust	0	0	0	0	2
Surface Crack	5	4	0	3	0
Water Stain	0	2	2	2	1
Vegetation	0	0	0	0	0
Efflorescence	0	0	0	0	0
Stain	0	0	0	0	0
Disengaged	0	0	0	0	1
Bulging	0	0	0	0	0
Spalling	0	0	0	0	0
Corrosion	0	0	0	0	0
Concrete Crack	0	0	0	0	0
Total Number of Defects / Elevation	**7**	**7**	**2**	**5**	**4**

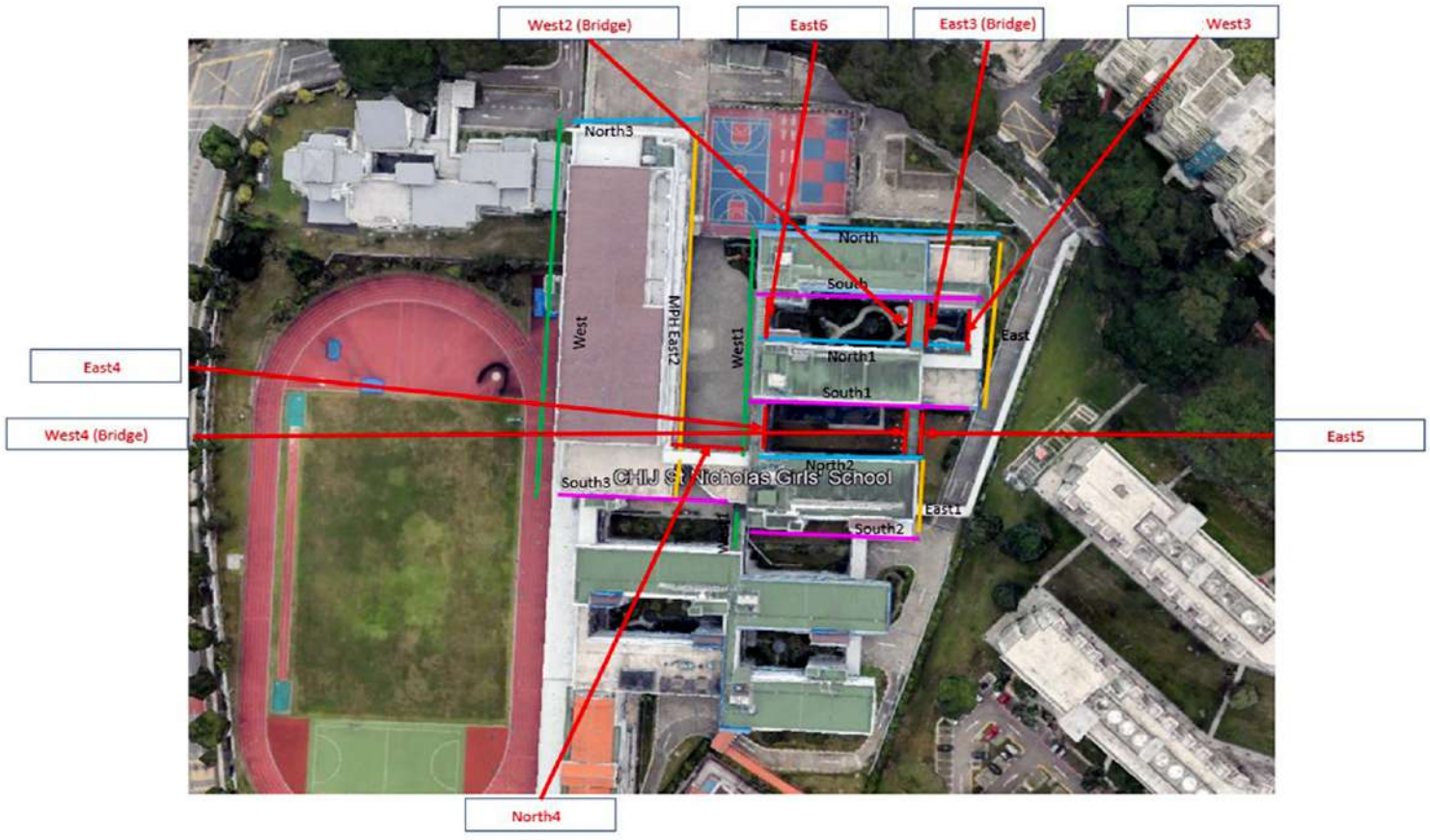
	EAST	EAST5	EAST4	EAST3	EAST2
Paint Peeling	5	0	0	0	1
Rust	0	0	0	0	2
Surface Crack	6	0	2	0	12
Water Stain	3	3	0	1	9
Vegetation	0	0	0	1	3
Efflorescence	0	0	0	0	0
Stain	0	0	0	0	0
Disengaged	0	0	0	0	0
Bulging	3	0	0	0	0
Spalling	0	0	0	0	0
Corrosion	0	0	0	0	0
Concrete Crack	0	0	0	0	0
Total Number of Defects / Elevation	**17**	**3**	**2**	**2**	**27**

	EAST1	WEST2	WEST3	NORTH3	Total
Paint Peeling	0	0	0	1	**26**
Rust	0	0	0	0	**7**
Surface Crack	1	0	0	1	**62**
Water Stain	2	0	0	1	**58**
Vegetation	0	1	0	0	**6**
Efflorescence	0	0	0	0	**1**
Stain	0	0	0	0	**4**
Disengaged	0	0	0	0	**1**
Bulging	0	0	0	0	**3**
Spalling	1	0	0	0	**1**
Corrosion	0	0	1	0	**1**
Concrete Crack	0	0	0	2	**2**
Total Number of Defects / Elevation	**4**	**1**	**1**	**5**	**172**

Defects Summary

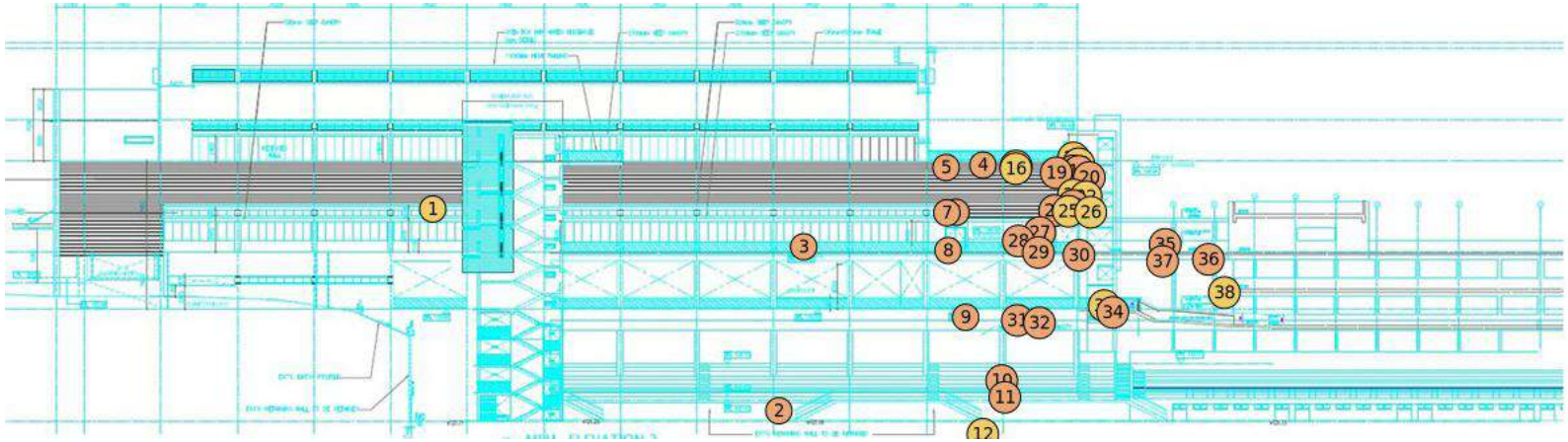
	Safe	Require Repair	Total
Paint Peeling	25	1	**26**
Rust	0	7	**7**
Surface Crack	6	56	**62**
Water Stain	46	12	**58**
Vegetation	0	6	**6**
Efflorescence	0	1	**1**
Stain	4	0	**4**
Disengaged	0	1	**1**
Bulging	3	0	**3**
Spalling	1	0	**1**
Corrosion	0	1	**1**
Concrete Crack	0	2	**2**
Total Number of Defects / Elevation	**85**	**87**	**172**

BUILDING ORIENTATION



WEST

SAFE : LOW RISK
REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE
UNSAFE : IMPACTS SAFETY

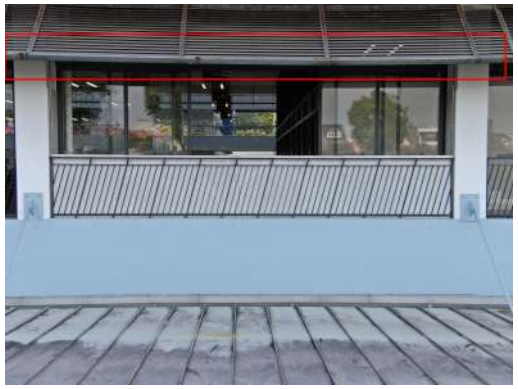


DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	22			

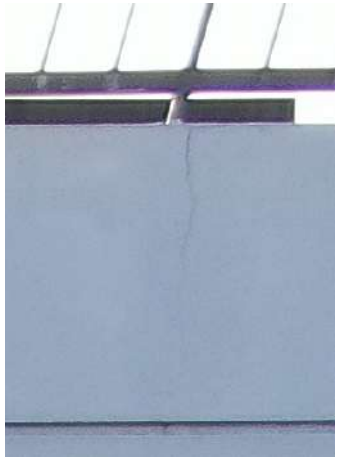
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint porous

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	86			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	62			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Rust	Require Repair	Corroded steel elements	Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.	Rusty metal frame

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
4	**77**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
5	71			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
6	72			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Require Repair	Water stain on metallic cladding	For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.	Water stain on the Canopy ledge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
7	75			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Require Repair	Water stain on metallic cladding	For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.	Water stain on the Canopy steel frame ledge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
8	73			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Rust	Require Repair	Corroded steel elements	Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.	Rusty metal frame

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
9	74			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Require Repair	Water stain on metallic cladding	For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.	Water stain on the Canopy steel frame ledge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
10	**79**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the steps	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Plaster cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
11	**78**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the steps	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
12	**76**			

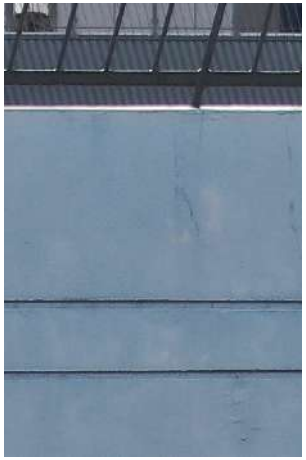
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
13	**113**			

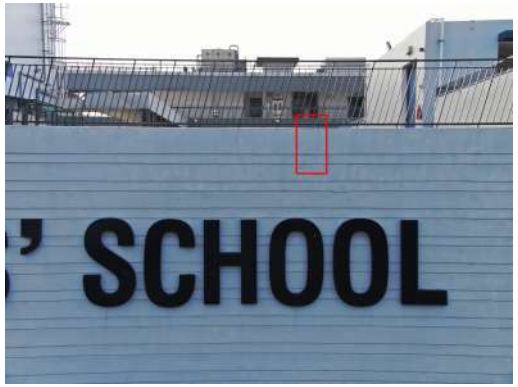
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain on the plaster wall surface

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
14	**97**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain with surface cracked

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
15	**81**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Safe	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
16	**87**			

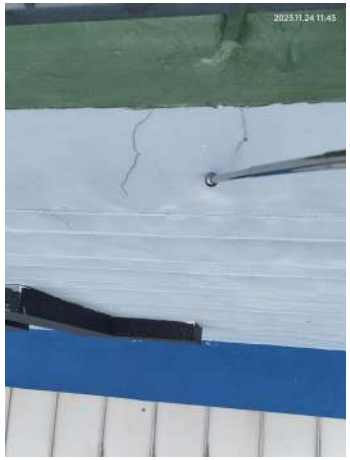
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Safe	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
17	**107**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked lines on plaster wall. No hollow.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
18	**94**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked line been painted over.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
19	**89**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
20	**95**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked line on Corner plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
21	**92**			

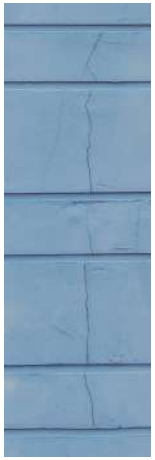
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stains on the plaster wall surface.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
22	**96**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stains on the plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
23	**91**			N/A

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
24	**90**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked lines on the plaster wall.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
25	80			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stains on the plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
26	98			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stains on the plaster wall.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
27	88			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked line on plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
28	82			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Require Repair	Water stain on metallic cladding	For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.	Water stain on the Canopy steel frame ledge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
29	84			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Rust	Require Repair	Corroded steel elements	Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.	Rusty sunshade steel frame

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
30	93			

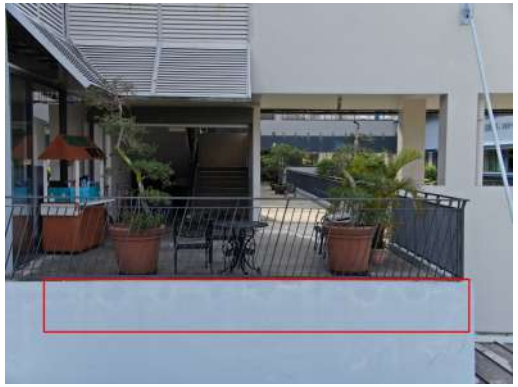
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Require Repair	Water stain on metallic cladding	For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.	Canopy steel frame ledge with water stain

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
31	**83**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Require Repair	Water stain on metallic cladding	For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.	Water stain on the Canopy steel frame ledge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
32	**85**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Require Repair	Water stain on metallic cladding	For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.	Rusty with canopy metal frame ledge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
33	**103**			

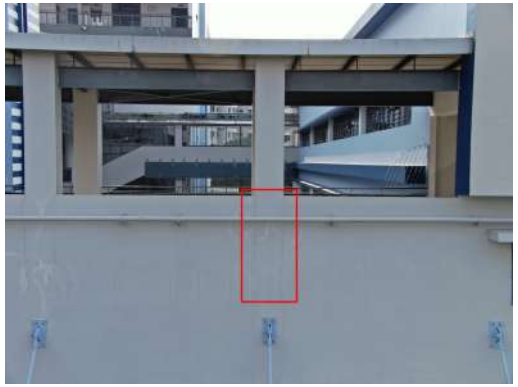
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stains along the plaster wall top

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
34	**115**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Spalling Plaster wall with hollow.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
35	**116**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Repeated defect no. 37. Cracked lines between the concrete column with left and right sides interfaces with the plastered wall.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
36	**119**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked lines between the concrete column with left and right sides interfaces with the plastered wall.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
37	**114**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked lines between the concrete column with the left and right interfaces with the plastered wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
38	**118**			

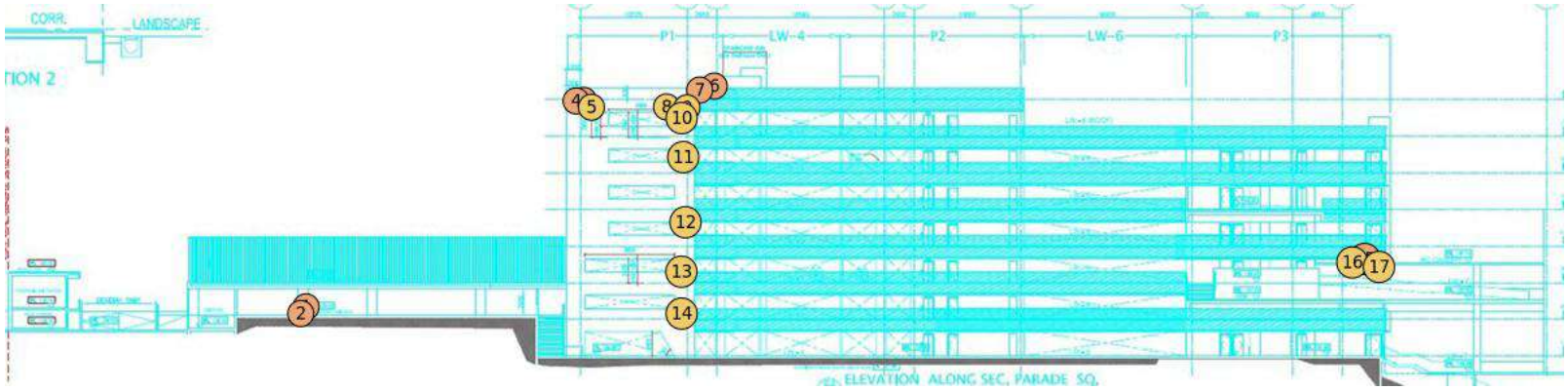
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	No defact found

WEST1

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY



DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	**6**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked on the plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	**5**			

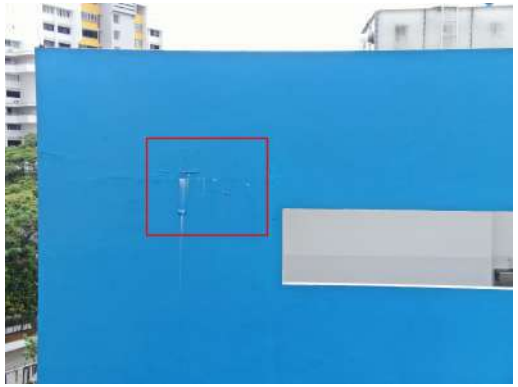
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Plaster cracked with hollowness

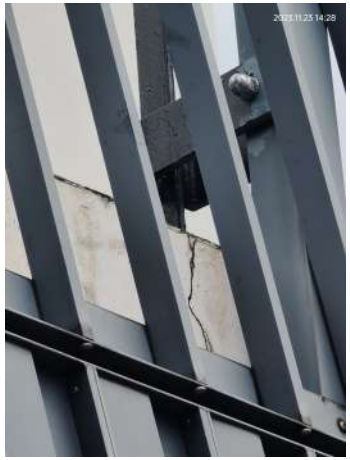
DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	9			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Paint porous with surface cracked

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
4	**7**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Paint porous with surface cracked

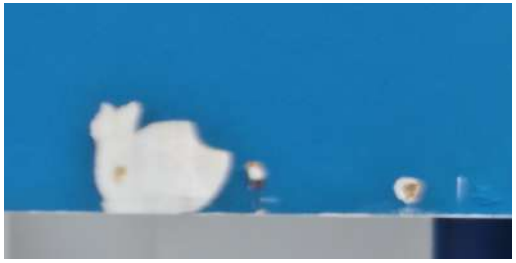
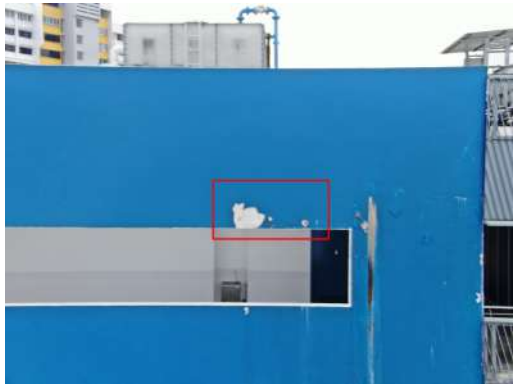
DRFPI ID	S/N	Defect Image			Drone Image	10% Image
5	**10**					
		Defect Type Paint Peeling	**Severity** Safe	**Details** Paint peeling on plaster surface	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.	**Physical Inspection Comment** Paint porous with efflorescence growth

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
6	19			

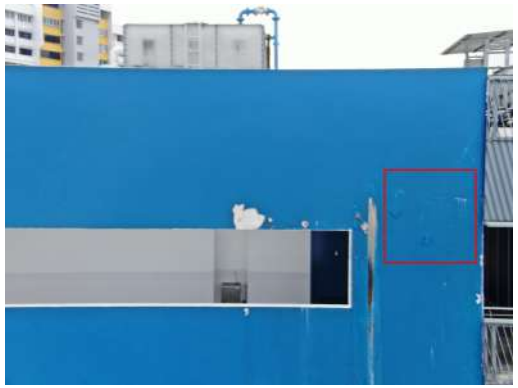
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked on the plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
7	**18**			

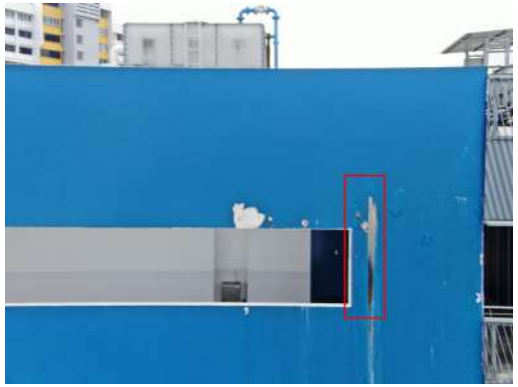
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked on the parapet plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
8	11			

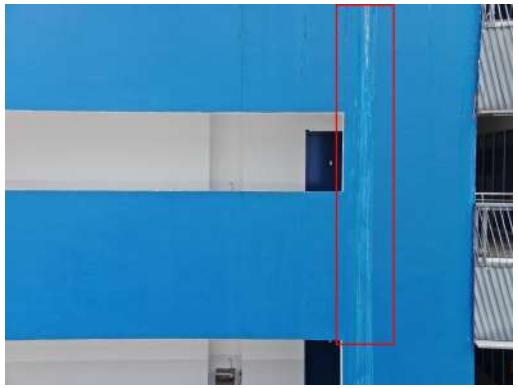
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
9	17			

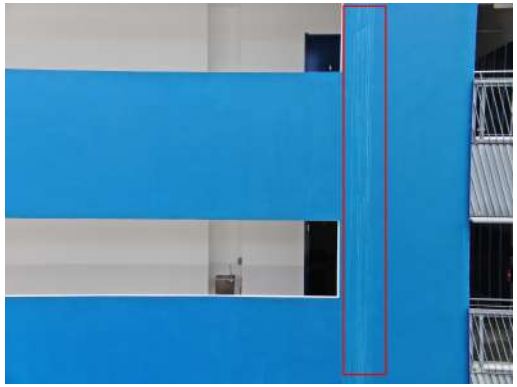
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint porous

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
10	**12**			

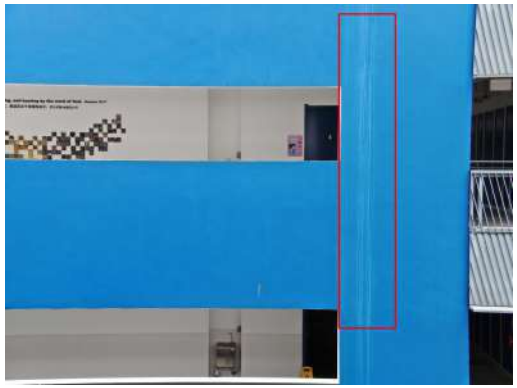
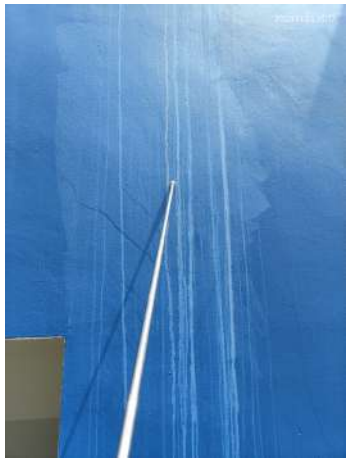
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
11	**13**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Efflorescence growth with paint porous

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
12	**14**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Efflorescence growth

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
13	**16**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Efflorescence growth with hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
14	15			

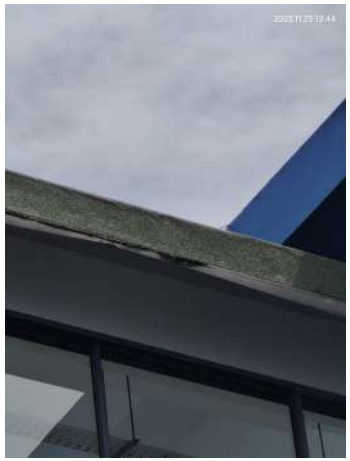
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Efflorescence growth

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
15	28			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Vegetation	Require Repair	Vegetation on wall	Remove the vegetation and chip the related area on the wall and re-plaster the area	Vegetation been removed as newwaterproofing was done.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
16	27			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stains along the roof edge dripper flashing.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
17	29			

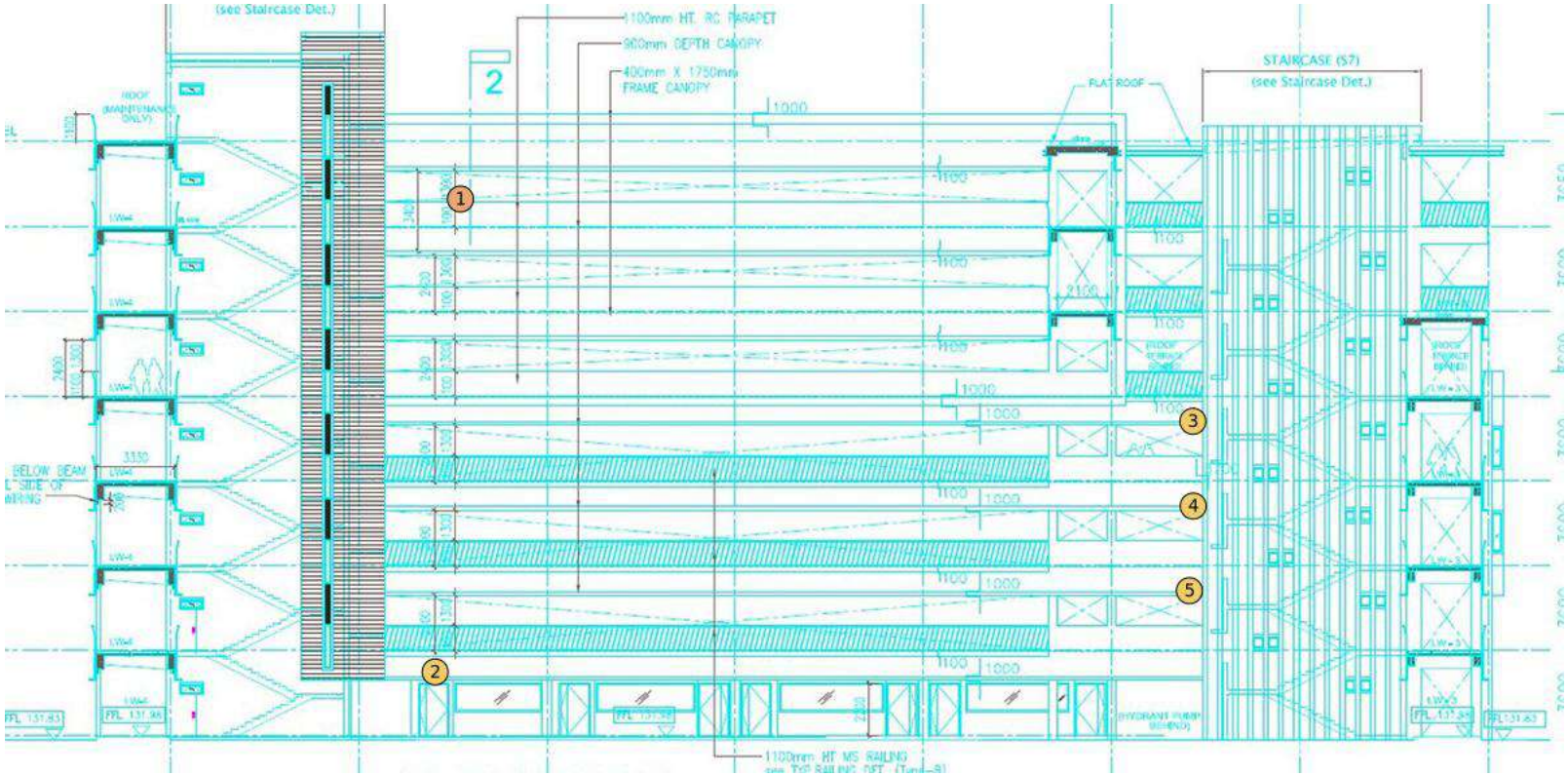
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain on the soffit ledge

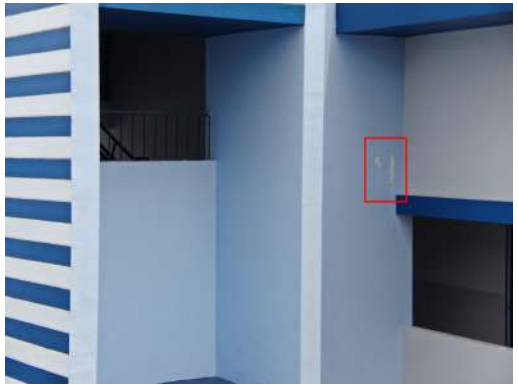
SOUTH

SAFE : LOW RISK

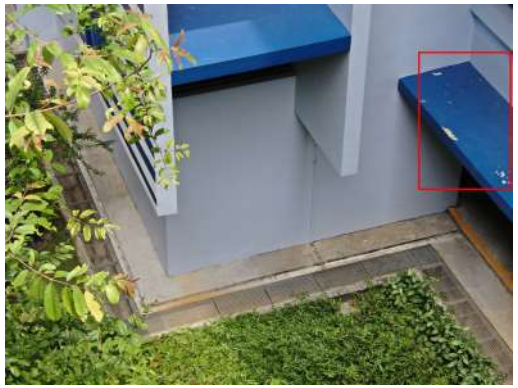
REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY



DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	2			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Efflorescence	Require Repair	Efflorescence on wall	Identify the source for the dampness and address the water dampness issue. Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Efflorescence growth on the plastered wall. Probably cause of the seepage above the concrete ledge surface.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	4			

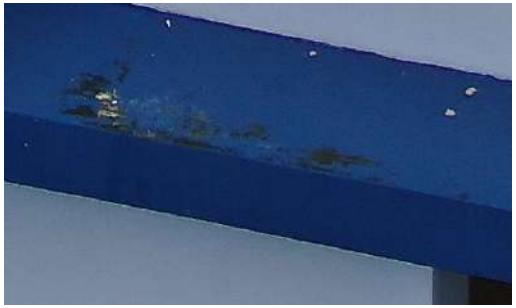
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off on the concrete ledge surface

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	10			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off with algae growth on concrete ledge surface.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
4	15			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off on the concrete ledge surface.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
5	**16**			

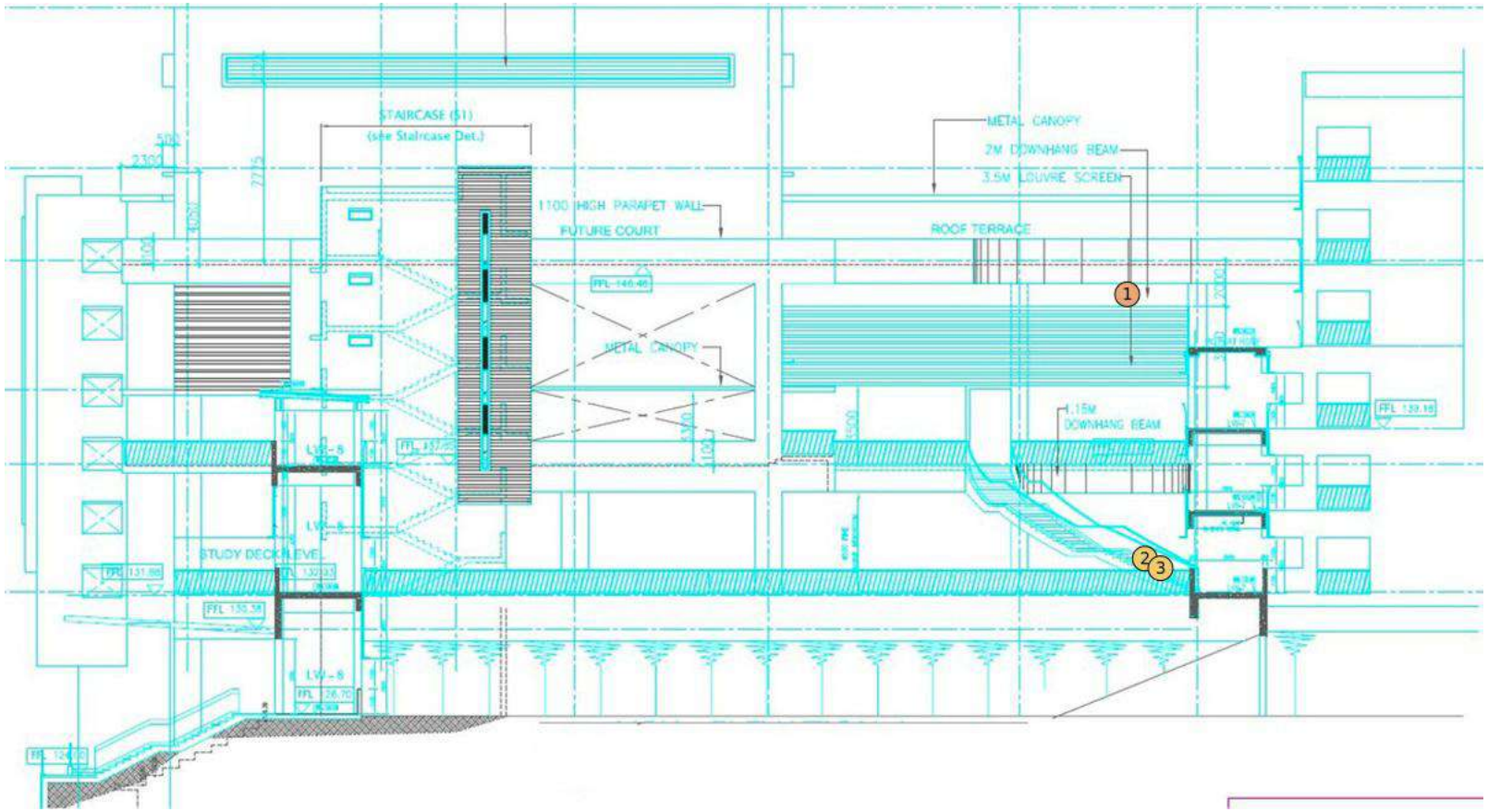
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off on the concrete ledge surface.

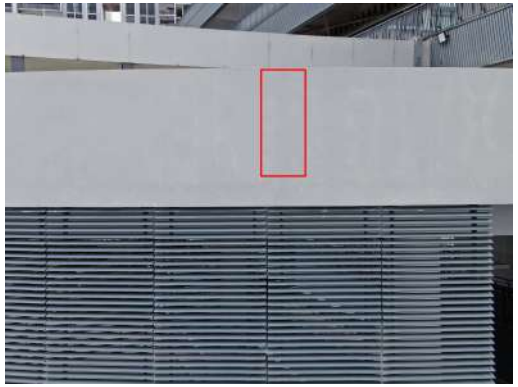
SOUTH3

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY



DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	**34**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked line on the parapet wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	35			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	36			

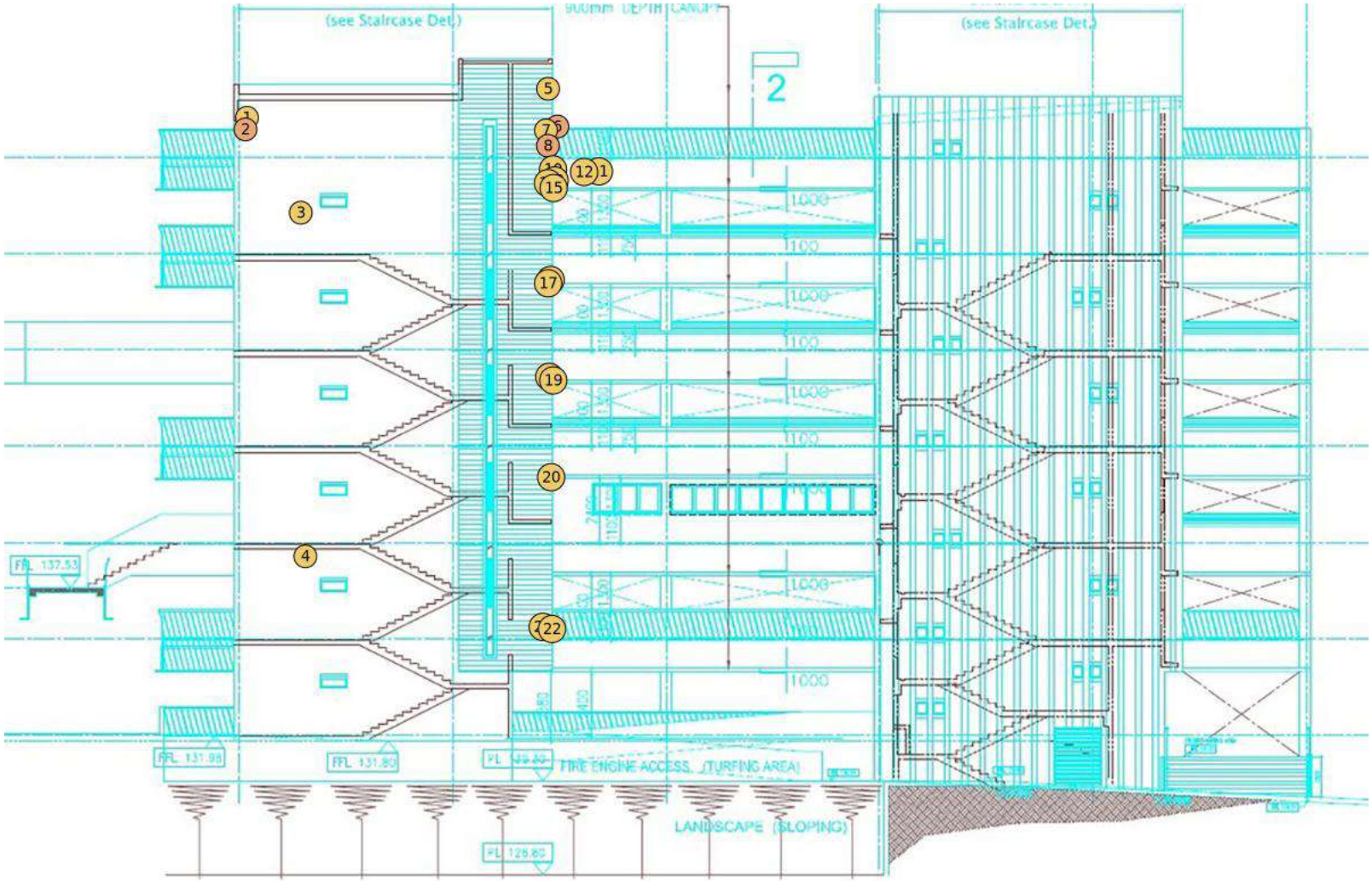
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Surface cracked plaster wall. Probably the previous touch-up plastered crack line reoccurrence.

SOUTH2

SAFE : LOW RISK

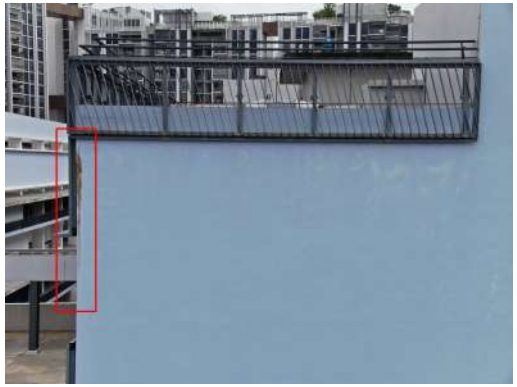
REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

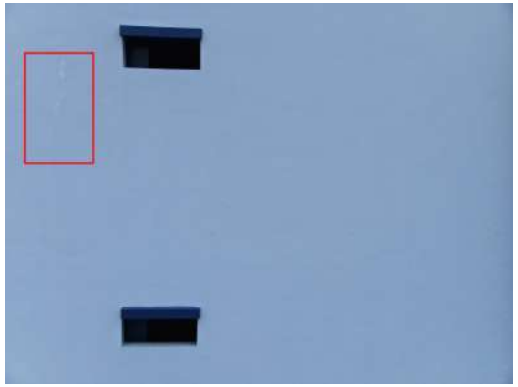


DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	**4**			

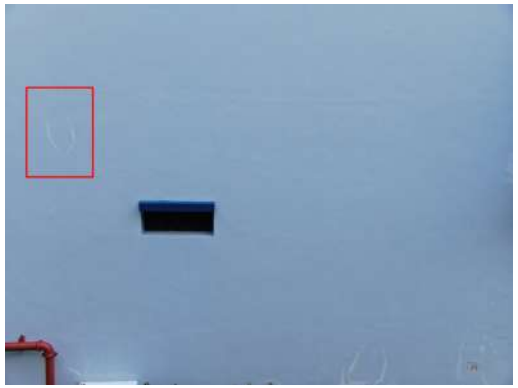
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain leaks from top roof slab. To check waterproofing membrane on roof if any damage with gap along overlapping lines.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	**3**			

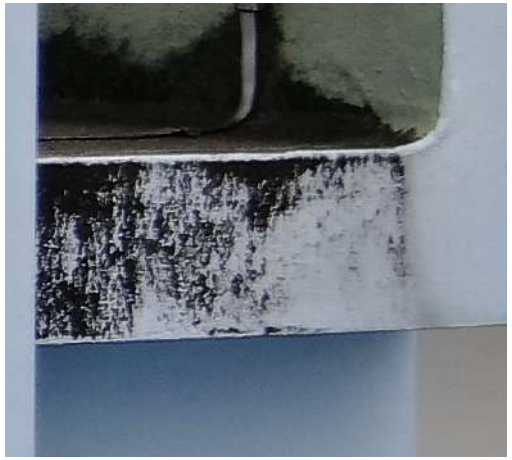
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Corner wall with cracked line and algae

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	5			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain on wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
4	6			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Short line cracked line with water stain.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
5	**17**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Stains not found. There is new waterproofing membrane been overlayed onto the slab edge.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
6	**8**			

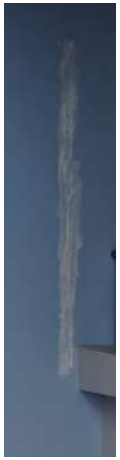
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked line on edge wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
7	**11**			

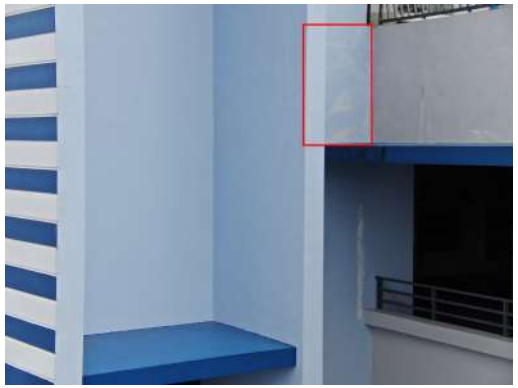
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water and weather stains drained from concrete ledge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
8	**13**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked line on edge wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
9	18			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
10	15			

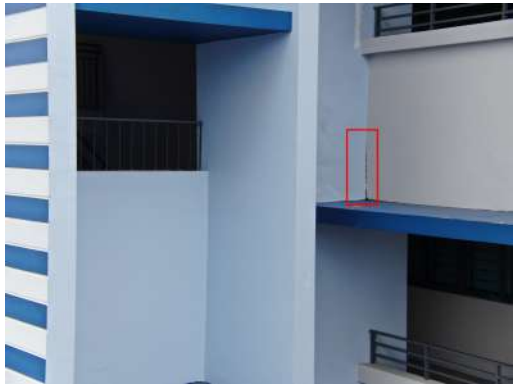
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stains on plaster wall surface

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
11	**25**			N/A

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
12	**26**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stains drained from roof slab above

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
13	**23**			

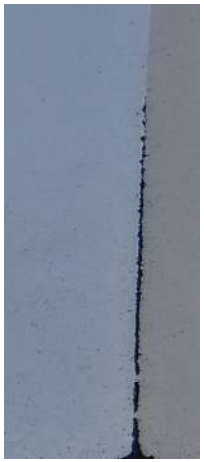
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Stain	Safe	Paint park on the wall	Repaint the surface by using the existing colour scheme	Water stains on plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
14	**14**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water Stain on plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
15	**20**			

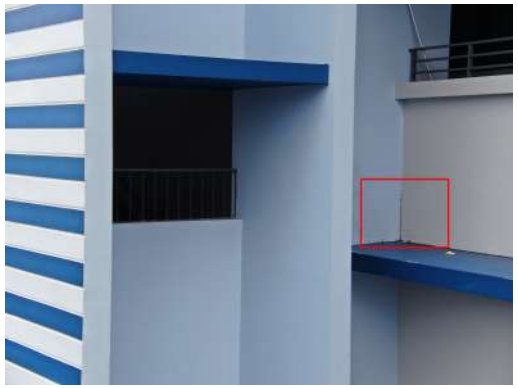
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Water stains on concrete ledge edge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
16	**21**			

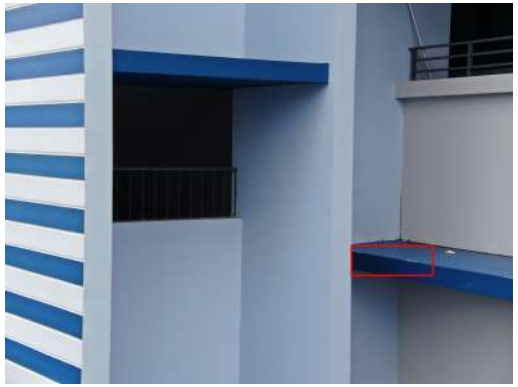
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Stain	Safe	Paint park on the wall	Repaint the surface by using the existing colour scheme	Algae stains on corner wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
17	**16**			

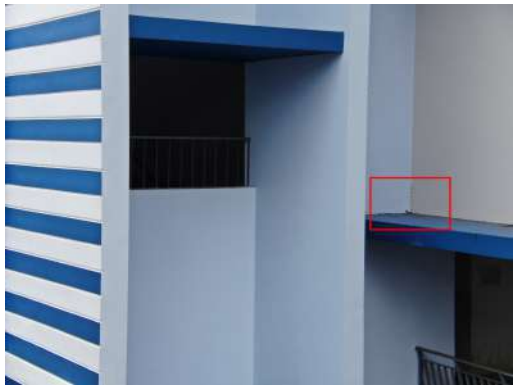
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off at the concrete ledge edge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
18	**22**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Stain	Safe	Paint park on the wall	Repaint the surface by using the existing colour scheme	Algae stains growth on the corner wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
19	**19**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Weather and water Stain on the concrete ledge edge.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
20	**24**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Stain	Safe	Paint park on the wall	Repaint the surface by using the existing colour scheme	Algae stains growth on the corner wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
21	**10**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off on plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
22	**12**			

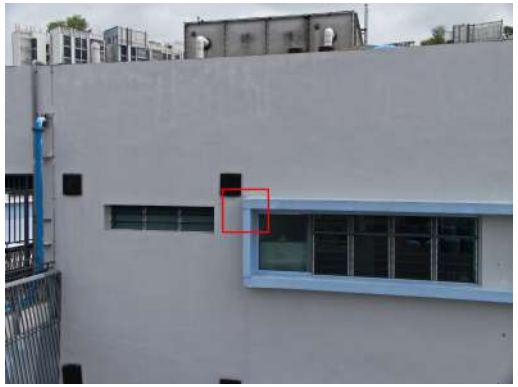
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stains on wall. No hollow.

SOUTH1

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	**4**			

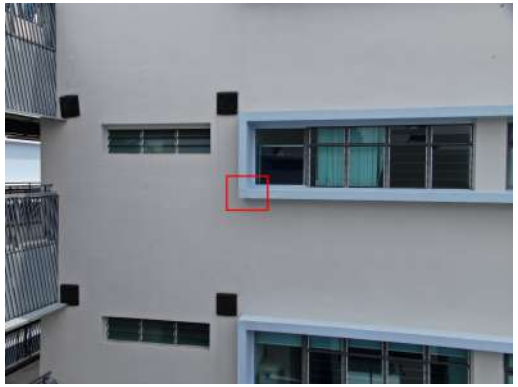
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked line on plaster wall.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	**2**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Repeated defect no.1. Cracked line on the plaster wall.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	**3**			

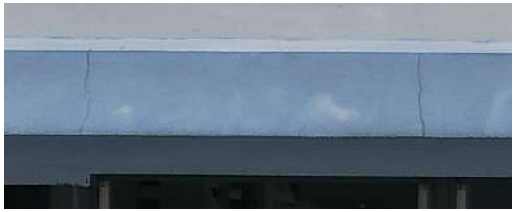
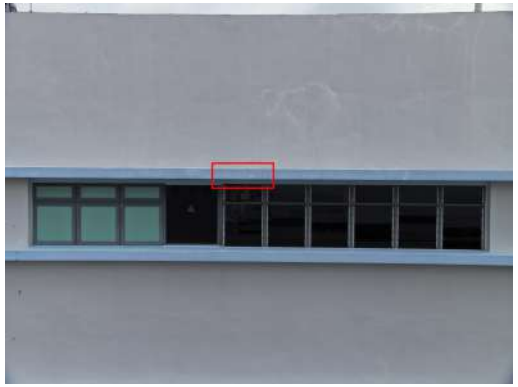
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked line on the concrete ledge corner

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
4	5			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked line on the concrete ledge corner

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
5	6			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off on concrete ledge surface

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
6	8			

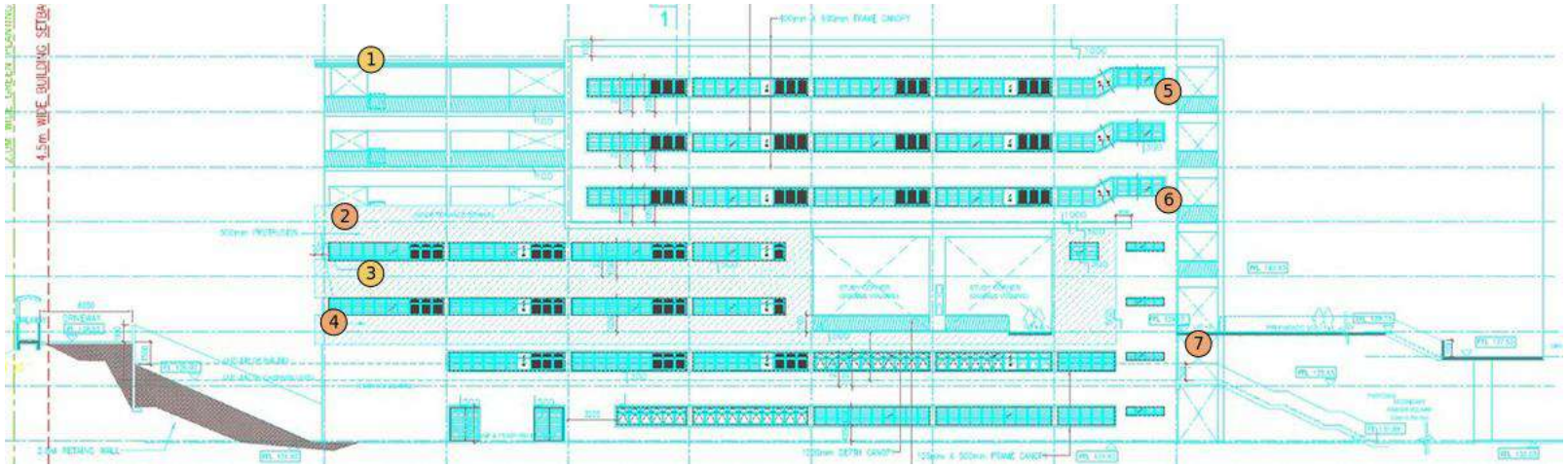
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked line on the concrete ledge edge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
7	**7**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off on the concrete ledge surface

NORTH

SAFE : LOW RISK
REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE
UNSAFE : IMPACTS SAFETY



DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	4			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	No defact found

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	2			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Plaster cracked with hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	3			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain on the plaster wall surface

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
4	1			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
5	14			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked on the plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
6	**15**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Paint stain on the plaster wall surface

DRFPI ID	S/N	Defect Image			Drone Image	10% Image
7	16					
		Defect Type Paint Peeling	**Severity** Require Repair	**Details** Paint peeling in the wall.	**Resolution** Scrape off the paint and apply anti stain sealers and repaint the surface.	**Physical Inspection Comment** No defact found

NORTH4

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	3			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Require Repair	Water stain on metallic cladding	For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.	Water and rusty stains on roofing edge dripper flashing.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	4			

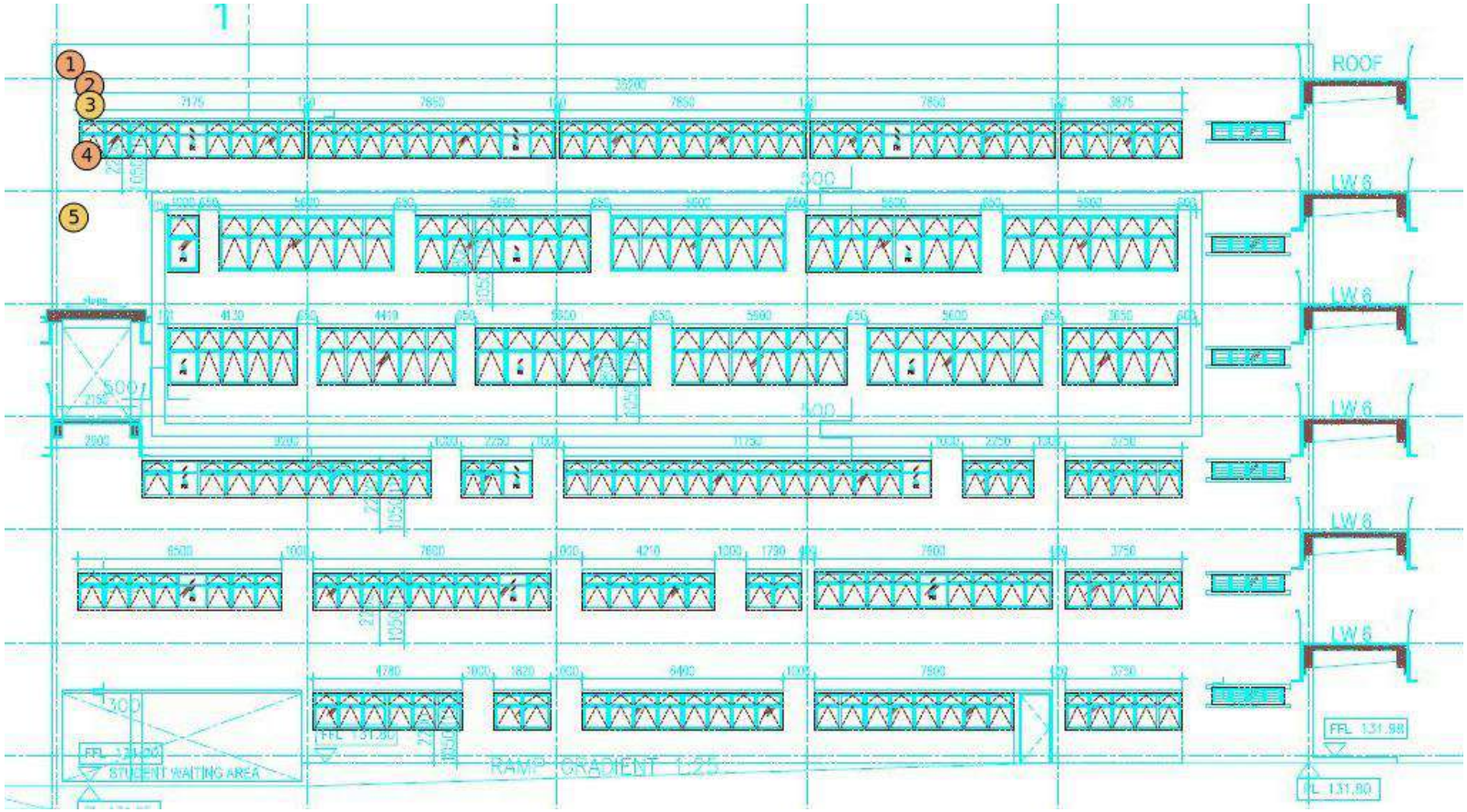
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stains on the plaster wall

NORTH2

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY



DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	**2**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked line on the corner parapet wall with slight algae stain.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	**4**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked line with efflorescence stains.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	**5**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Cracked line with efflorescence stain

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
4	**3**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked line

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
5	**1**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Efflorescence growth from the cracked line.

NORTH1

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

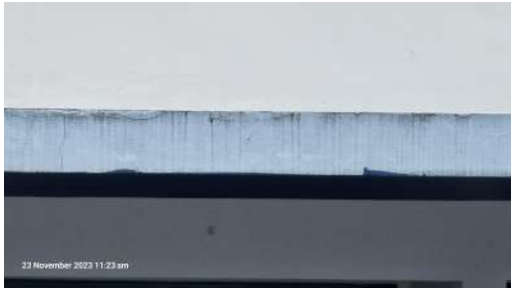
UNSAFE : IMPACTS SAFETY

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	7			
		Defect Type Rust **Severity** Require Repair **Details** Corroded nut and bolts	**Resolution** Replace the corroded nut and bolts with similar type of accessories.	**Physical Inspection Comment** Corroded anchor bolts on the steel railing baseplate.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	6			
		Defect Type Rust **Severity** Require Repair **Details** Corroded nut and bolts	**Resolution** Replace the corroded nut and bolts with similar type of accessories.	**Physical Inspection Comment** Corroded anchor bolts on the steel railing baseplate

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	9			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Disengaged	Require Repair	Disengaged lightning protection copper tape	To check and re fix in position	The temporary cable wire been removed. No defect.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
4	8			

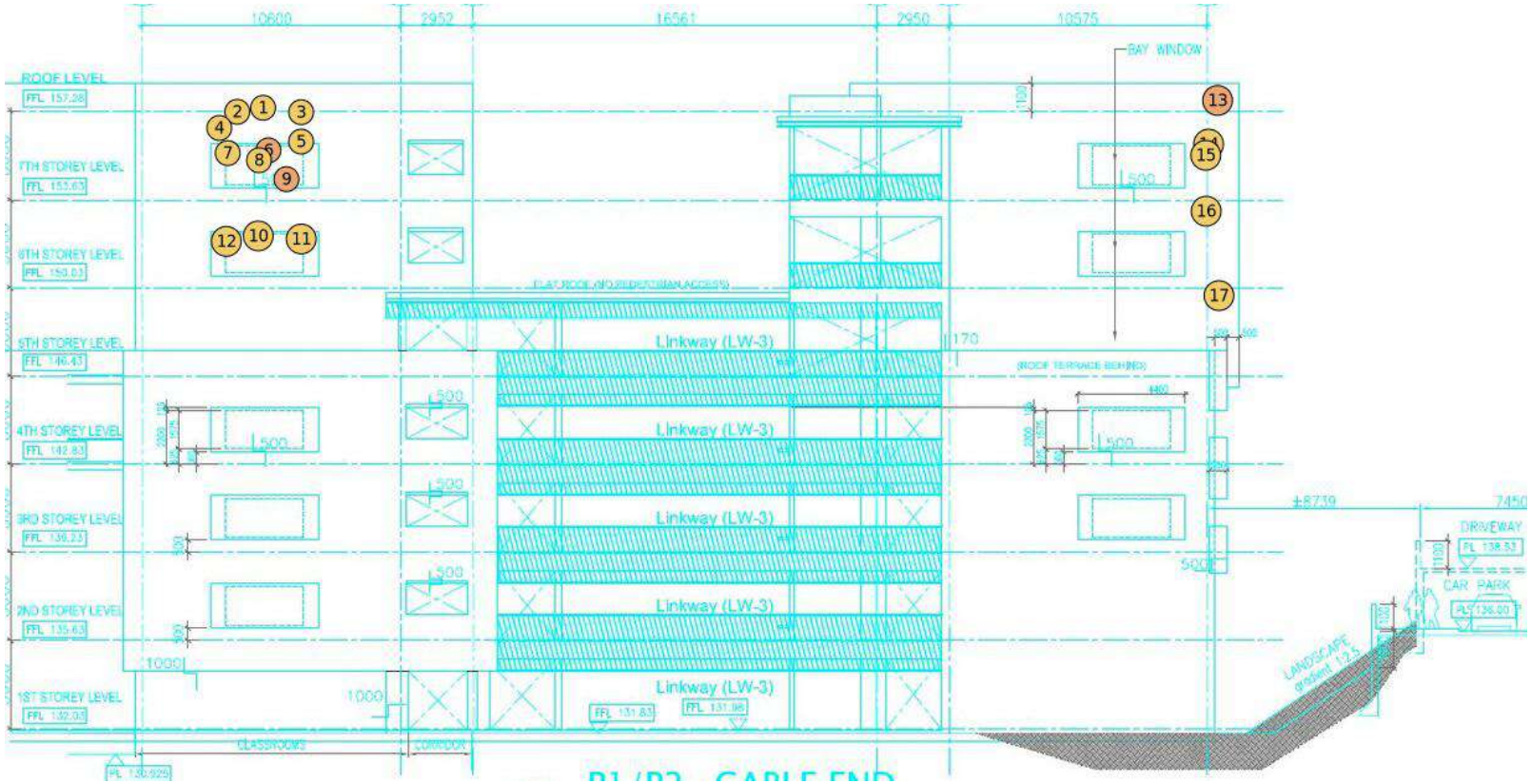
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water Stain on the concrete ledge edge

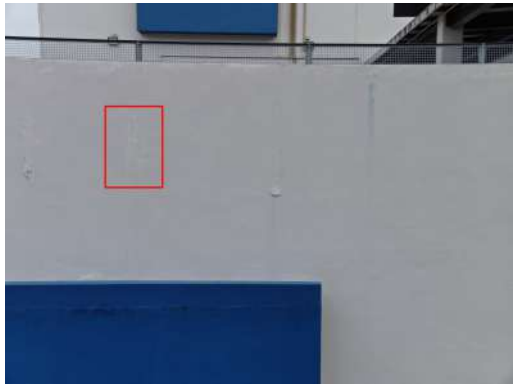
EAST

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

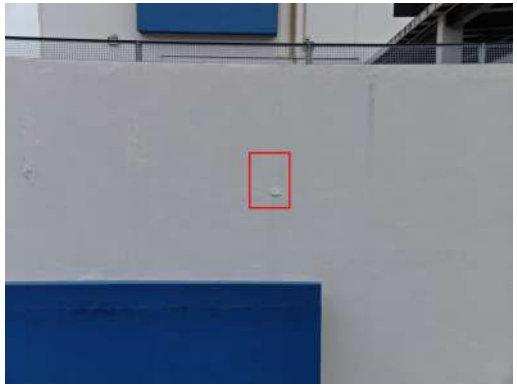


DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	12			

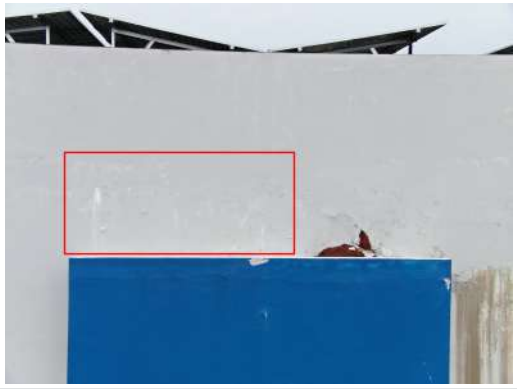
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Surface cracked plaster wall.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	9			

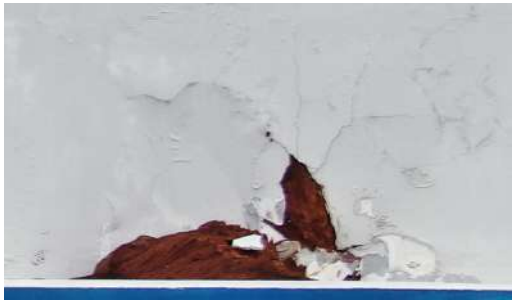
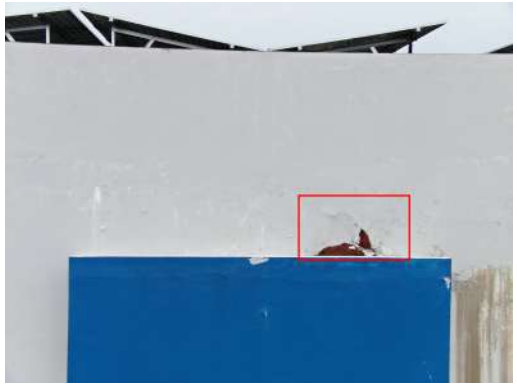
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Bulging	Safe	Paint bulging on the wall.	Scrape off the paint and apply anti stain sealers and repaint the surface.	Bulging paint

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	17			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Bulging	Safe	Paint bulging on the wall.	Scrape off the paint and apply anti stain sealers and repaint the surface.	Bulging paint on the plaster wall surface

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
4	11			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	No defact found

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
5	18			

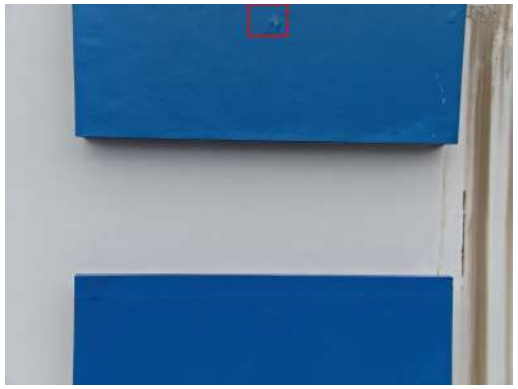
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Surface been repaired No defact found

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
6	14			

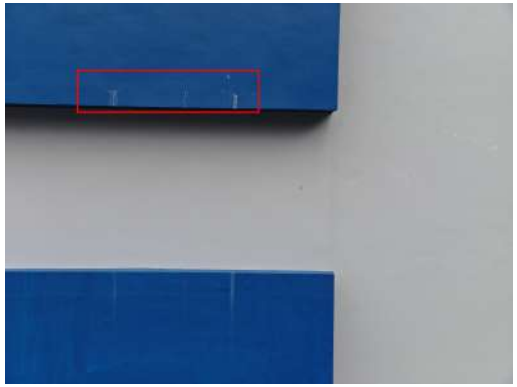
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked on plaster wall surface

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
7	8			

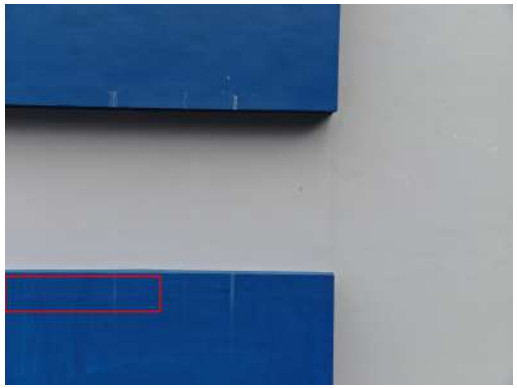
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Safe	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked on plaster wall surface

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
8	15			

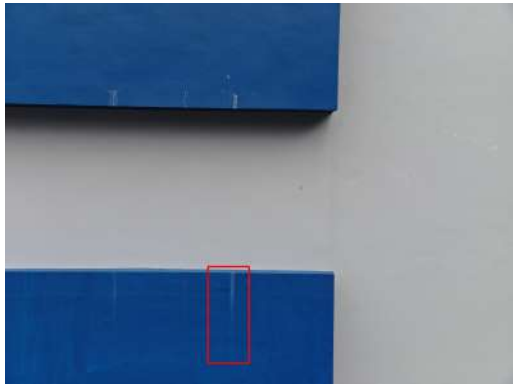
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint surface been repaired

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
9	13			

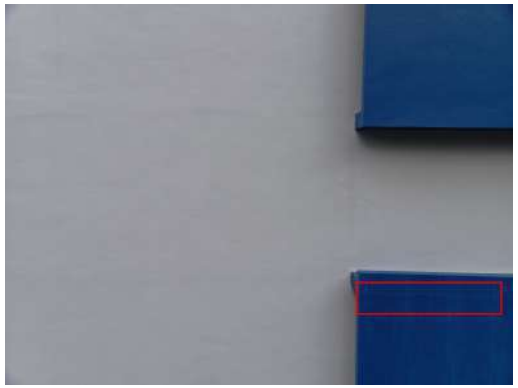
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked with efflorescence growth

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
10	10			

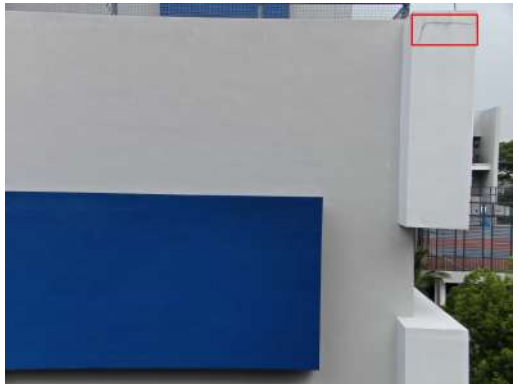
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Safe	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked on the plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
11	16			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Efflorescence growth

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
12	7			

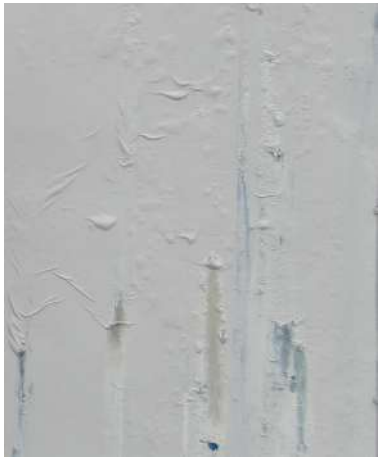
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Safe	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked on the plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
13	38			

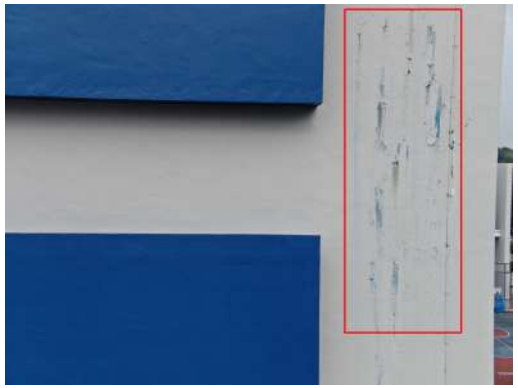
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
14	42			

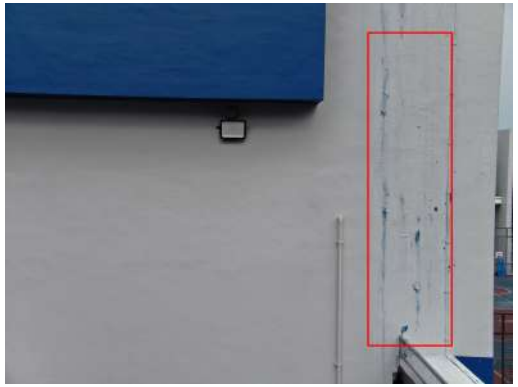
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Bulging	Safe	Paint bulging on the wall.	Scrape off the paint and apply anti stain sealers and repaint the surface.	Water stains with pocket and paint peeled off.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
15	**40**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off and porous surface.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
16	**41**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off with water stains.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
17	**39**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off with water stains

EAST5

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	4			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain on the parapet wall surface

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	5			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Require Repair	Water stain on metallic cladding	For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.	Sealant stain

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	3			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain

EAST4

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	2			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked line on the roof parapet wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	1			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Cracked line on the roof parapet wall.

EAST3

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	2			

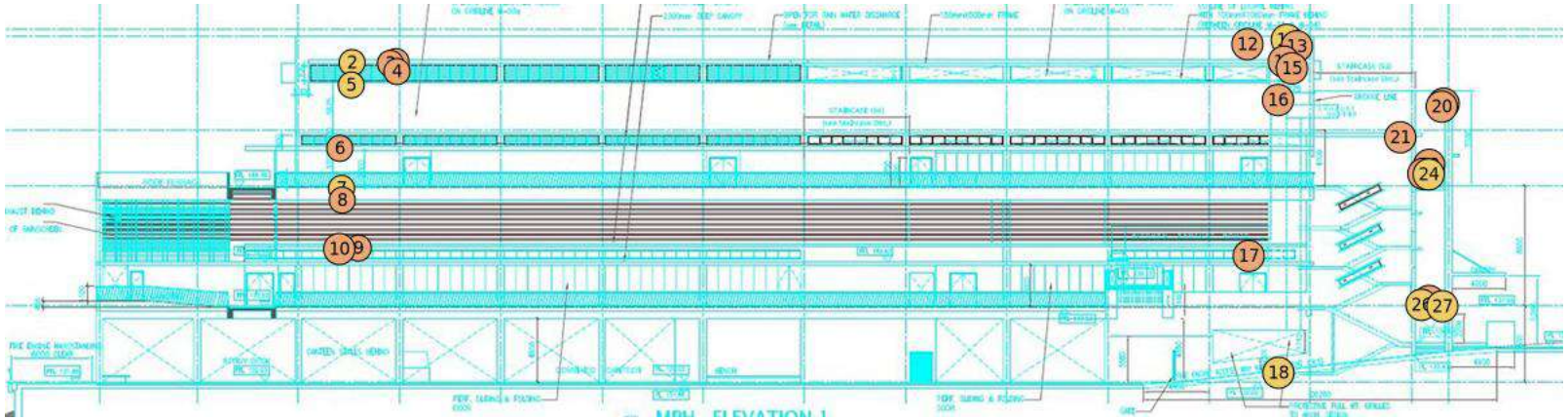
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	No stain or vegetation found. Just the color of the waterproofing membrane is green.

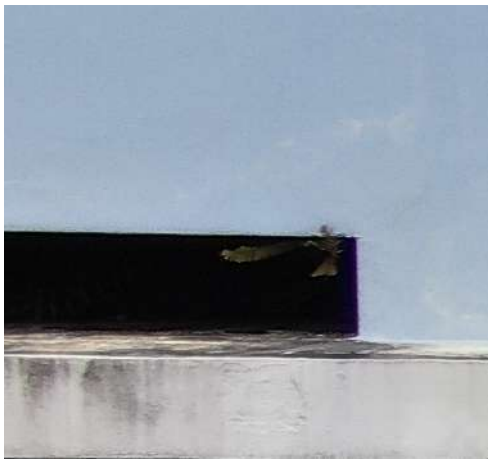
DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	3			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Vegetation	Require Repair	Vegetation on wall	Remove the vegetation and chip the related area on the wall and re-plaster the area	Vegetation growth along the overlapping between the aluminium dripper and cladding.

EAST2

SAFE : LOW RISK
REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE
UNSAFE : IMPACTS SAFETY



DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	13			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Vegetation	Require Repair	Vegetation on wall	Remove the vegetation and chip the related area on the wall and re-plaster the area	Plant growth

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	11			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	12			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Vegetation	Require Repair	Vegetation on wall	Remove the vegetation and chip the related area on the wall and re-plaster the area	Plant growth

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
4	14			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Vegetation	Require Repair	Vegetation on wall	Remove the vegetation and chip the related area on the wall and re-plaster the area	Plant growth

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
5	10			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain on the plaster wall ledge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
6	7			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Require Repair	Water stain on metallic cladding	For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.	Water stain

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
7	8			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain on the parapet plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
8	5			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Require Repair	Water stain on metallic cladding	For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.	Water stain on the Canopy ledge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
9	9			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Rust	Require Repair	Corroded steel elements	Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.	Rusty stain on the metal

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
10	**6**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Rust	Require Repair	Corroded steel elements	Apply sandpaper over the rusted area and thoroughly clean the surface and apply suitable corrosion protection coating.	Ranking with rusty

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
11	**55**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain on the parapet wall surface

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
12	**52**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
13	**58**			

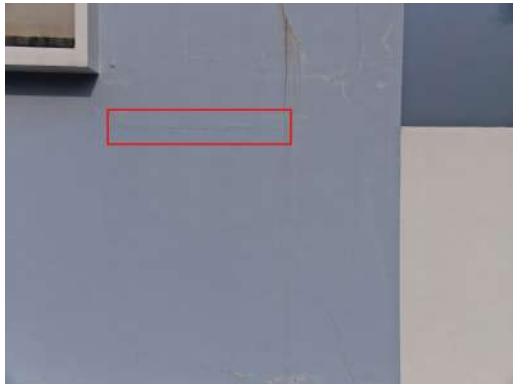
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked on the plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
14	**53**			

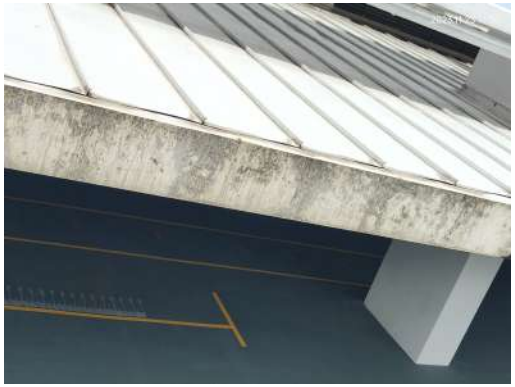
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Plaster cracked with efflorescence growth

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
15	**56**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Plaster cracked with efflorescence growth

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
16	54			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Plaster cracked on the plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
17	50			

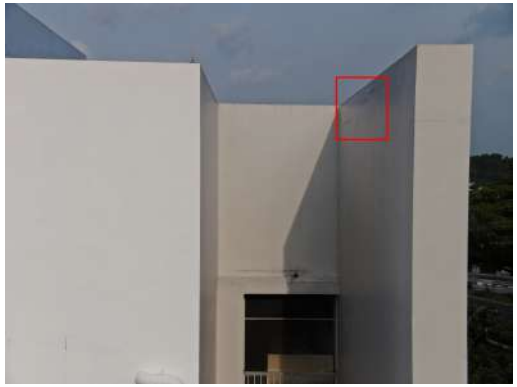
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Require Repair	Water stain on metallic cladding	For water stain on metallic cladding, remove the stain with appropriate stain removal solution and apply suitable coating.	Water stain on the Canopy steel frame ledge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
18	**59**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Paint peeled off

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
19	**67**			

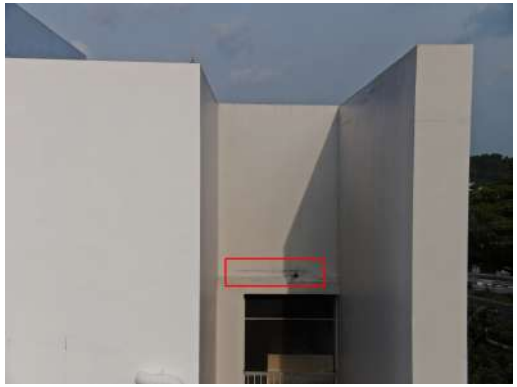
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
20	**65**			

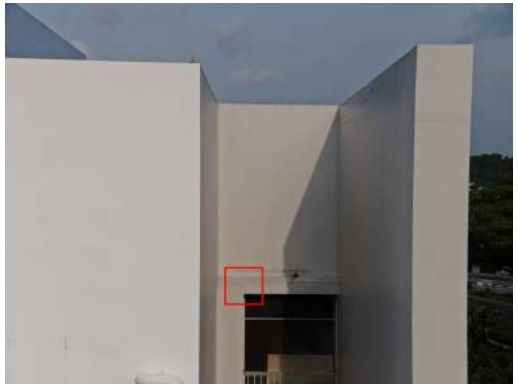
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked on the plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
21	**57**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
22	**62**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked plaster wall.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
23	**61**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
24	**64**			

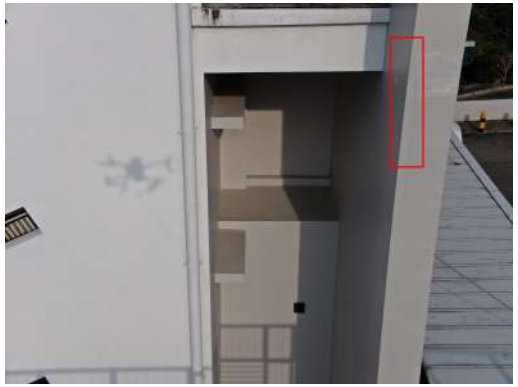
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain on the plaster wall surface

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
25	**63**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the slab	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked without hollowness

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
26	**60**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain on the plaster wall ledge

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
27	**66**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Safe	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Plaster cracked with hollowness

EAST1

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	2			N/A

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	**4**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked plaster wall.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	1			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Spalling	Safe	Plaster chipped off	To clean/brush and remove if any loose material. Use polymer modified mortar to patch repair and repaint the surface after the surface is completely dry.	Paint porous

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
4	3			

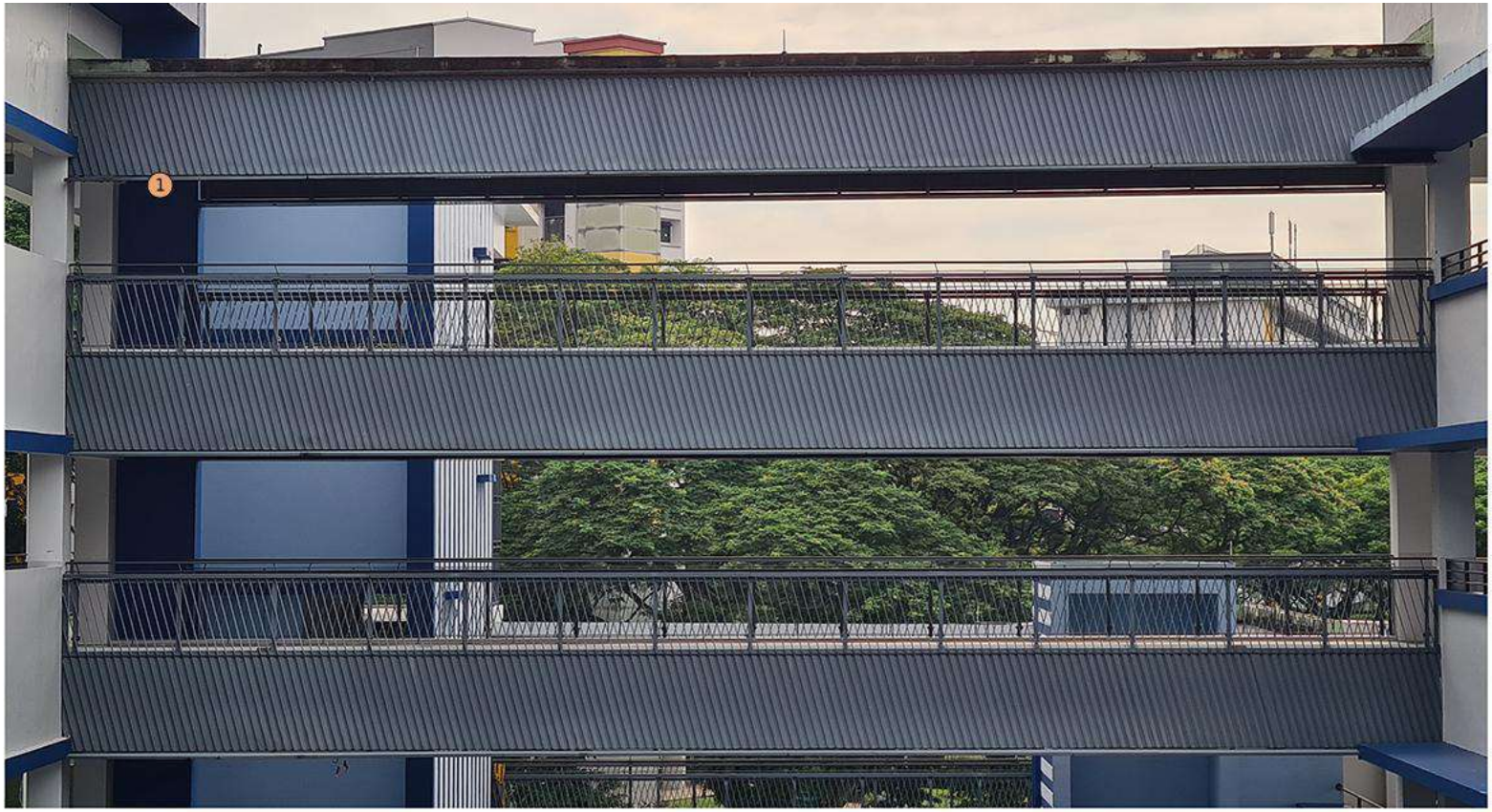
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain on the plaster wall surface

WEST2

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY



DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	1	N/A	N/A	

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Vegetation	Require Repair	Vegetation growth underneath the aluminium dripper panel joints. Probably cause of the seepage above the panel joints.	Remove all vegetation and clean with industrial solvent IPA with pH neutral. Clean and Seal up all gaps above the panel with weatherproof sealant	

WEST3

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	**1**	N/A	N/A	

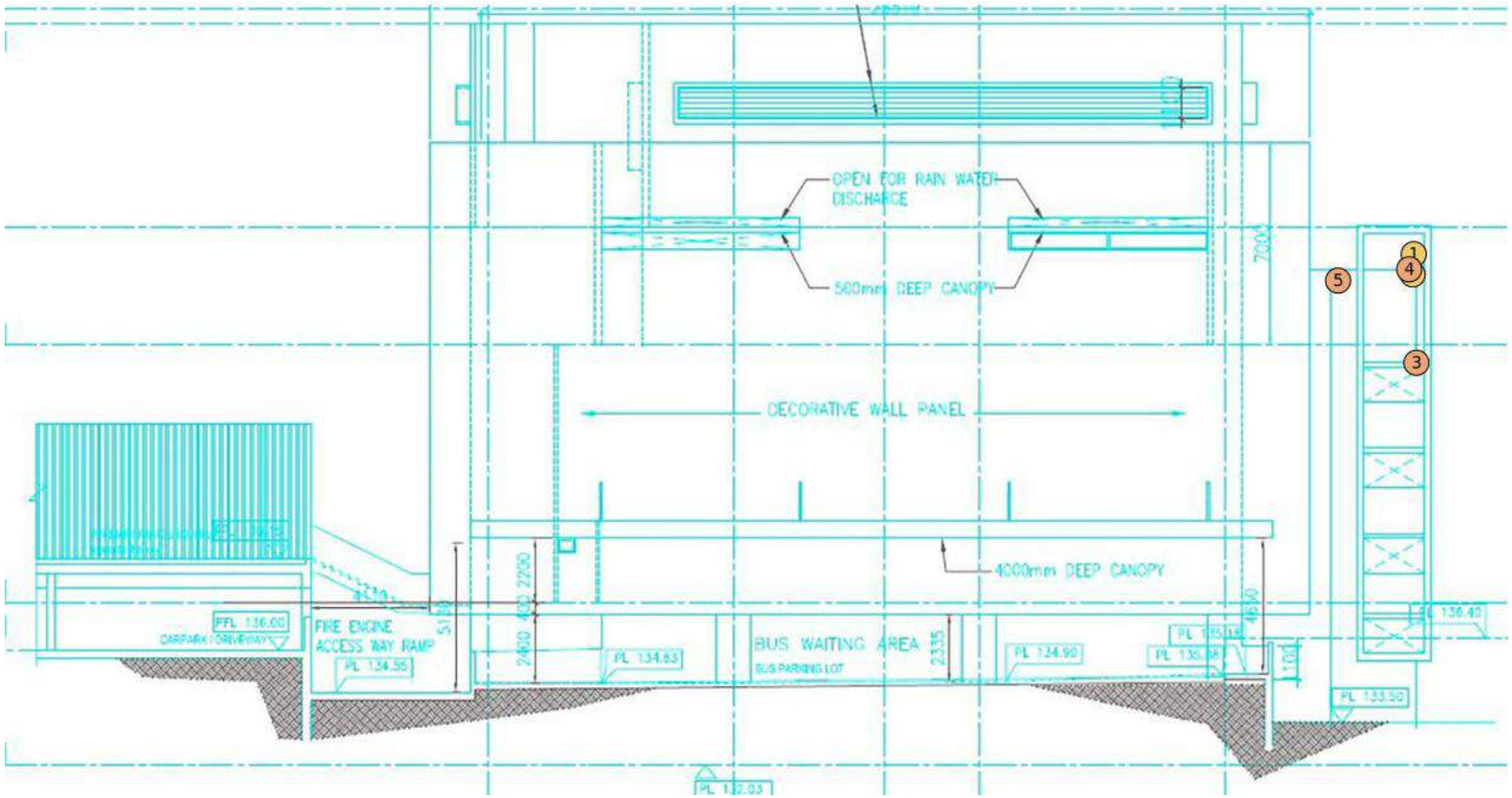
Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Corrosion	Require Repair	Corroded roof capping screws.	Replace all corroded fixing screws to with stainless steel grade SS316.	

NORTH3

SAFE : LOW RISK

REQUIRE REPAIR : IMPACTS ON BUILDING PERFORMANCE

UNSAFE : IMPACTS SAFETY

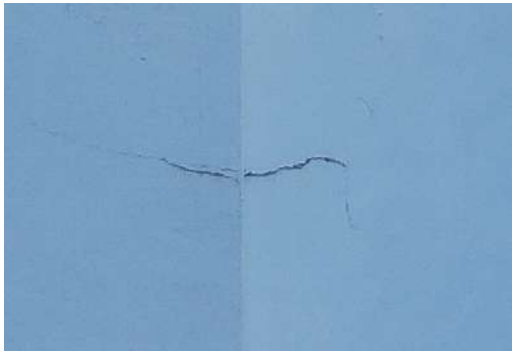
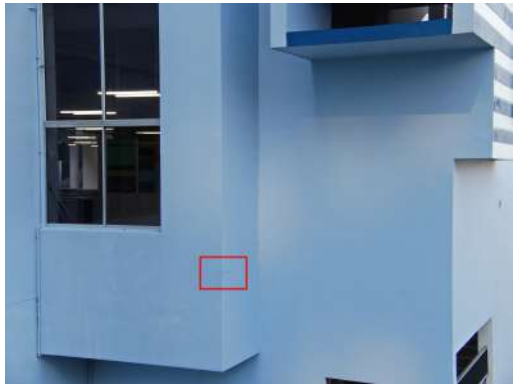


DRFPI ID	S/N	Defect Image	Drone Image	10% Image
1	15			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Water Stain	Safe	Water stain on plaster surface	Scrape off the paint and stains. Thoroughly clean the surface, apply anti stain/ waterproofing sealers and repaint the surface.	Water stain on the plaster wall

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
2	18			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Paint Peeling	Safe	Paint peeling on plaster surface	Scrape off the paint and apply anti stain sealers and repaint the surface.	Chipped off surface plaster.

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
3	**16**			

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Surface Crack	Require Repair	Surface crack on the wall	For hairline cracks and cracks that are less than 2mm, plaster over with approved mortar and paint over with elastomeric paint. For cracks larger than 2mm, cut a v-groove, plaster over with approved mortar and paint over with elastomeric paint.	Surface cracked line on the corner plaster wall

DRFPI ID	S/N	Defect Image			Drone Image	10% Image
4	**19**	N/A			N/A	
		Defect Type Concrete Crack	**Severity** Require Repair	**Details** Cracked line on concreted wall edge.	**Resolution** Scrap off the loose cement and paint. Cut a V- groove and clean all dust and deposition. Plaster with polymer modified mortar and paint over with 2 coats of weatherproof paint, color to match existing.	**Physical Inspection Comment**

DRFPI ID	S/N	Defect Image	Drone Image	10% Image
5	**20**	N/A	N/A	

Defect Type	Severity	Details	Resolution	Physical Inspection Comment
Concrete Crack	Require Repair	Cracked line on the plaster wall	Scrap off the loose cement and paint. Cut a V- groove and clean all dust and deposition. Plaster with polymer modified mortar and paint over with 2 coats of weatherproof paint, color to match existing.	

SIGN-OFF

This report was endorsed by:

Wong Cheng Hung (FI-0067)

Facade Inspector

Façade Investigator (UEN:53456217E)

APPENDIX 3

METHOD STATEMENT FOR 10% CLOSE RANGE PHYSICAL INSPECTION OF FACADE

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1. Objective

The purpose of a close-range inspection is to conduct a detailed inspection of the façade elements to observe and evaluate conditions of the façade that might be concealed or cannot be observed during the full visual inspection. It provides physical contact with the façade to detect both surface and underlying defects, such as delamination, de-bonding, or hollowness in plaster/ tile and displacement or dislodgement of panels, failure of anchorages/ fasteners/ supports/ brackets, as well as looseness or cracking of the elements on the building façade.

2. FI Team Duties and responsibilities

The Façade Inspector may be a registered Resident Engineer or registered Resident Technical Officer who is accredited with the Joint Accreditation Committee established by the Institution of Engineers of Singapore (IES), the Association of Consulting Engineers Singapore (ACES), and BCA for the accreditation of Façade Inspectors, or any other person who possesses the relevant qualifications and experience recognized by BCA.

The Façade Inspector should familiarise himself with the available information and documents relevant to the building façade prior to the commencement of the façade inspection and assist the Competent Person to carry out the façade inspection in accordance with the Building Control Act and Regulations.

In the course of carrying out his duties, the façade inspector is required to record defects found during the inspection and promptly inform the Competent Person and building owner if he/she observes facades that are dangerous or likely to pose an immediate danger.

The façade inspector should ensure that defects recorded are done so accurately and with due diligence.

3. FI Team scope of works

The scope of façade inspection covers the exterior of the building, any exterior feature attached to the building, and parts of a building that is located on or near the exterior of a building:

(a) any window, with or without movable parts, such as a roof skylight, glass panel, glass brick, louvre, glazed sash, glazed door, translucent sheeting, and any other building material which transmits natural light directly from outside a building into an interior of the building;

(b) any grille or shutter, with or without movable parts;

(c) any tile, cladding, curtain wall, siding, plaster, bracket, or cornice;

(d) any gutter, rainwater down-pipe or part of the roof;

(e) any membrane shade structure, or any awning or device to provide shade;

(f) any green wall which is partially or completely covered by vegetation, including any brackets that support it, the growing medium for the vegetation (other than soil), and any integrated water delivery system;

(g) any screen or screen wall;

(h) any louvres or fins;

(i) any masonry veneer;

(j) any window hood;

(k) any cantilevered roof;

(l) any part of a concrete wall, concrete slab, concrete beam, or concrete column;

(m) any external balustrade;

(n) any directional sign, signboard, skysign, animated billboard, or other advertising structure installed, and includes any frame, panel, hoarding, or other supporting structure of or for the directional sign, signboard, skysign, animated billboard, or other advertising structure;

(o) any clothes drying rack;

(p) any suspended ceiling system — (i) fitted under or hung from a porch, porte-cochere, portico, covered concourse or walkway, or similar shelter — (A) that is located at the entrance or side of the building or projects from or near an external edge of a building; and (B) that spans across a space below which is accessible to members of the public; and (ii) the underside of which is exposed to rain;

(q) any of the following that is used or may be used to attach to, or that supports or may support for use with, the building any externally mounted equipment:

(i) a metal or concrete bracket, or similar structural supporting system attached to the building and to the externally mounted equipment (if any);

(ii) a cable and other associated components of a structural supporting system mentioned in sub-paragraph (i), where the cable or components are attached to the building and to the externally mounted equipment (if any).

(r) In the item (q), externally mounted equipment includes the following:

(i) an air-conditioning unit and its condensing equipment.

(ii) a ventilation system.

(iii) a photovoltaic array or panel.

(iv) a solar water heater.

(v) an apparatus (including a dish antenna) or a combination of apparatus for the transmission or direct reception of broadcast matter or wireless communication.

4. Method

The inspection shall be carried out using probing tools (e.g. tapping rod, rubber mallet), non-destructive testing or technology (i.e. borescope, scanning equipment which does not require special training to operate or use), or a combination of the aforesaid probing tools and non-destructive testing or technology.

A small flexible optical camera i.e. a borescope should be used to inspect the concealed supports behind a cladding panel and cavity brick wall. Probing tools such as a tapping rod or rubber mallet to gently tap on the building façades should be used to detect underlying defects (e.g. delamination or hollowness in plaster/ tile), or other equipment to detect hollowness in façade elements.

Where the façade has concealed supports and the Competent Person or Façade Inspector is unable to use equipment to inspect these supports, the façade inspection should include localized removal of selective façade elements or panels in each façade elevation. If required, the façade elements and their attachments and anchorages should be sent for testing to ascertain the deterioration level and integrity of the building façade.

5. Safety measures

As per the Competent Person's advice, provide complete details on the safety measures to manage all identified risks such as adopting good safety practices, proper use of safety equipment, cordoning-off of at-risk areas, etc.

Based on the 10% close range physical inspection coverage area selected by CP, appropriate methods for carrying out the façade inspection, including the types of access platform (e.g. gondola, boom lift, etc.) to be used for close-up inspection of the façade elements shall be discussed with the Competent Person. If it is not feasible to use gondola, mast climber, scissor lift, boom lift, building maintenance unit system, motorized elevated work platform, or other observation platforms.

Notwithstanding the selected mode of access, the FI team shall comply that all requirements pertaining to working-at-height as imposed by the Ministry of Manpower (MOM) and relevant agencies must be met, and all operators shall have attained the relevant certification in the operation of the relevant machinery. Details of access platforms required to be erected for facilitating the inspections to comply with standards set by the MOM shall be submitted to CP.

6. Common defects

6.1 Plaster, concrete elements, tiles, bricks

a) Bulging/ cracked plaster

b) Spalling/ delamination/ cracking of concrete

c) Cracked/ loose wall tiles

d) Efflorescence on plaster/ brick walls

6.2 Curtain wall and associated openable windows

a) Loose gaskets and seals

b) Deformation/ dislodgement of capping

c) Misalignment of transoms

d) Breakage of panels

e) Corrosion of brackets

f) Failure of joints

6.3 Cladding

a) Missing screws/ pins in connections

b) Corrosion of brackets/ fasteners

c) Failure of screws/ rivets

d) Failure of adhesive bond e.g. structural sealant

e) Deformation/ warping of panels

f) Cracked panels

g) Defects on boards

h) Loose cladding panels

i) Dislodged panel

6.4 Green wall, screen wall

a) Corrosion of green walls

b) Missing/ loose connections

6.5 Exterior suspended ceiling system

It shall be either removed or adopted technology to carry out a thorough inspection of the concealed supporting system. The integrity and condition of the ceiling system shall be indicated in the inspection report.

a) Loose ceiling boards

b) Water staining on ceiling boards

c) Dangling ceiling panel

d) Damaged hanging rod for false ceiling

e) Moulding on external ceiling board

f) Corroded fixing

g) Poor embedment of fixing

h) Degradation of ceiling board/ support frame

i) Spalling of concrete substrate

6.6 Window

a) Dangling window panel

b) Cracked/ missing window glass panels

c) Rusty or corroded window panel fixings

d) Failure of screws

6.7 Balustrade and railing

a) Corroded railing members/ supports/ connections

b) Cracked glass balustrade

c) Damaged sealant

6.8 Fins and louvres

a) Dangling elements

b) Corrosion of elements/ connections

6.9 Sunshade, awning, canopy, roofing sheet, rainwater down-pipe and gutter

a) Dislodgement

b) Corroded/ loose connections

c) Corrosion/ dislodgement of rainwater down-pipe and gutter

d) Dislodgement of ceiling boards, fascia boards

e) Corrosion of rainwater down-pipe/ gutter hangers/ clamps

6.10 Structural support for the air-conditioning unit

a) Corrosion of air-con brackets,

b) Corrosion of air-con brackets fixing/ fasteners

7. Methodology

7.1 Objective

The objective of this method statement is to inform the facade inspector team, the method, and procedure that the contractors shall follow for the physical inspection of the façade, and the methods to ensure engineers and workers at the site are following the well-defined and safe methods and procedures.

7.2 Work procedure

7.2.1 Plaster cracks

Locate the cracks that were identified by CP and locate any new cracks that may be missed out by the 100% visual inspection and record the location of these defects. Estimate the length of the crack unless CP requested to measure the crack length and also note down the width of the cracks if it is less than 1 mm or more than 1 mm. FI shall perform the tap-test around the cracks with probing tools to check if there is any delamination of plaster and record the results including any spalling hazard. More than that needs to be checked whether the crack penetrates the underlying concrete. Capture the photo of the defect with the block name, floor number, and defect number, and take a short video with a voice recording of the tapping test for CP's review.

7.2.2 Concrete spalling

Locate the spalling that was identified by CP and locate any new spalling that may be missed out by the 100% visual inspection and record the location of these defects. Estimate the length and width of the spalling unless CP requested to measure those dimensions and note down the depth of the spalling. FI shall perform the tap-test around the spalls with probing tools to check if there is any delamination of plaster and record the results including any spalling hazard. Capture the photo of the defect with the block name, floor number, and defect number, and take a short video with a voice recording of the tapping test for CP's review.

7.2.3 Fins and Louvres

Check whether any damages or displacements or missing pieces and are they secure. If found defects during the inspection, record the defect type and location with clear photographs.

7.2.4 Sunshades

Check whether any damages or displacements or missing pieces and are they secure. If found defects during the inspection, record the defect type and location with clear photographs.

7.2.5 Windows & Gaskets

Check whether any cracks and chips in the glass of the windows. Check the gaskets whether they fitted properly or coming free, cracked, torn, or broken and are secure, and also whether any dangling windows. If found defects during the inspections, record the defect type and location with clear photographs. Exact defect measurements are not necessary and can be estimated.

7.2.6 Canopy roof

Check the sheets whether are damaged or displaced or corroded and are they secure. If found defects during the inspections, record the defect type and location with clear photographs. Exact defect measurements are not necessary and can be estimated.

7.2.7 Air-con bracket

Check whether there are any defects in the air-con bracket like a very corroded area or whether any missing parts of that or dangling air-con bracket. If found the defects on that during the inspections, record the defect type and location with clear photographs. If it is in corrosion, check that it can be in re-usable condition and any falling hazard from the air-con bracket parts.

7.2.8 Railing & Balustrade

Check that the railings and balustrade are in safe conditions and if there is any very corroded railing and balustrade or dangling railing and balustrade must need to be recorded the type of defects in them with clear photographs and location. Check whether those are in re-usable condition and if there is any falling hazard from them.

7.2.9 Vegetation

Locate the vegetation areas that were identified by CP and locate any new vegetation areas that may be missed out by the 100% visual inspection and record the location of these defects. FI shall perform the tap-test around the areas with probing tools to check if there is any delamination of plaster and record the results including any spalling hazard. More than that needs to be checked until the end of vegetation root to ensure safety. Capture the photo of the defect with the block name, floor number, and defect number, and take a short video with a voice recording of the tapping test for CP's review.

7.2.10 Efflorescence

Locate the efflorescence that was identified by CP and locate any new one that may be missed out by the 100% visual inspection and record the location of these defects. FI shall monitor the area for leaks and find out the origin of the leak. Capture a clear photo of the defect with floor number, and defect number.

7.2.11 Rust

Check whether any rust in the steel elements and connections during the inspection. If found the defects, check they are in re-usable condition or need to be replaced with a new one with clear photographs of the defects and locations.

7.2.12 Exterior suspended ceiling system

Check whether any dangling panels, damaged panels, degradation panels, and corroded connections on the exterior suspended system during the inspection with tactile assessment carried out non-destructive testing or technology (borescope or scanning equipment which does not require special training to use) if they were concealed. If found the defects, record the defect type and location with clear photographs and inform to the CP about the severity of the defects.

8. Report preparation

Façade Systems of the Building

a) Description of the façade systems in different parts of the building (i.e. materials, connection details, etc.)

b) Sketches, plans, and drawings of façade systems with proper titles, explanations, and cross-references to the main body of the report

c) Indication of façade systems on building elevation drawings

9. Diary of Close-range Inspection

a) Time and dates of Close-range inspection

b) Duration of inspection

c) Methodology of carrying out the Close-range inspection, including the type of inspection tools & equipment used

d) Façade elevations showing relevant findings (drawings or photographs)

10. Inspection Photos

a) Colour photographs showing the general condition, including the defects observed, of the entire building façade on each elevation

b) Colour photographs showing medium-long shots, including the defects observed, of not more than four-story façades shown in each photo on each elevation

c) Colour photographs showing the “close-up” conditions, including the defects observed, of each façade system from both the visual inspection and Close-range inspection

d) Colour photographs showing the façade segments which require repair or are unsafe

APPENDIX 4

Annex C: Inspection Checklist of Facade Record for Elevation

Building Address:	501 Ang Mo Kio Street 13 Singapore 569405		
Building Height:	25.2m	Number of storeys:	07
Block Number:	501	Age of Building:	38
BCA Notice Number:	PFI 2023/04/3191	Report Reference:	
Name of Inspector (FI):	Wong Cheng Hung	ID of Inspector:	0067

Name of Competent Person (CP): Thuvarahan Thirilogaiswera

Company of Competent Person: RKU Consultants Pvt Ltd

FAÇADE INSPECTION CHECKLIST:

Date of Inspection: VISUAL INSPECTION: 7TH SEPTEMBER 2023 CLOSE RANGE INSPECTION: 23RD NOV 2023 - 24TH NOV 2023	Time of Inspection: 9.00am - 3.00pm
Weather Condition: Wet / Dry	Last inspection Date: 24th November 2023
Elevation Marking / Reference:	Duration of visual inspection: 1 Day
	Duration of close- range inspection: 2 Days
	Location of the close-range Inspection: 10% OF EACH FACE (REFER TO THE REPORT)
Tools used for visual inspection: Eg. photographic camera, taken entire façade photo Drone	
Visual Inspection work by FI:	Declaration of FI on visual inspection works: ☑ I have taken photos of entire façade under CP's instruction for his assessment.

Summary of Close-Range Inspection:

(**CP can edits the checklist in accordance to his inspection plan, such as façade types exist in the building*)

Masonry *e.g. brick, stone, plastering*

Tools used for inspection: eg. rubber mallets, tapping rods,

ID	Height/ Storey	Location: (record the inspected area can be referenced to drawing/report)	Photo No:	Defect Type*	Remarks (For timber cladding, to indicate the MC)
		REFER	TO THE	APPENDIX 2	

Glass Curtain wall *e.g. infil, frame, connection*					
Tools used for inspection: eg. borescope, etc.					
ID	Height/ Storey	Location: (record the inspected area can be referenced to drawing/report)	Photo No:	Defect Type*	Remarks (For timber cladding, to indicate the MC)
		REFER	TO THE	APPENDIX 2	
Claddings *e.g. fascia material, (metal/stone/Timber/etc.), frame, connection*					
Tools used for inspection: eg. borescope, metal detector, etc.					
ID	Height/ Storey	Location: (record the inspected area can be referenced to drawing/report)	Photo No:	Defect Type*	Remarks (For timber cladding, to indicate the MC)
Others *e.g. attachment, concrete*					
Types of attachment and tools used for inspection: eg. awning using borescope, etc.					
ID	Height/ Storey	Location: (record the inspected area can be referenced to drawing/report)	Photo No:	Defect Type*	Remarks (For timber cladding, to indicate the MC)

Signed by: (FI) Wong Cheng Hung — Name / Signature

Verified by: (CP) Thuvarahan Thirilogaiswera — Name / Signature

*Defect Types:

1. Defective of Gasket/Sealant/Paints
2. Cracked/Broken/Deteriorated/Rotten Façade Material
3. Corroded/Loose Fixings/Brackets/Fastener
4. Defective Frame/Components
5. Bulging/Bowing/Delamination/Spalling
6. Stains/Efflorescence/Discoloration/Mold etc.
7. Defective movement joints
8. Termite
9. Others (please specify)

APPENDIX 5

Annex E

UAS inspection report

A. General information	
Flight location	501 Ang Mo Kio Street 13 Singapore 569405
Flight date(s) & time(s)	07th September 2023 - 9 am to 3 pm
Purpose	• Imagery data collection for 100% facade inspection • Imagery data collection is to supplement the close-range inspection
CAAS activity permit reference number	CAAS/API/2023/2021
Areas of operation	Facades of the 501 Ang Mo Kio Street 13 (CHIJ St Nicholas Girls School Primary School) Roof West West1 South South3 South2 South1 North North4 North2 North1 East East5 East4 East3 East2 East1 East6 West4 West2 West3 North3 • Maximum altitude: 200ft ASML
Media and file format	Still Image
UA(s) model	DJI Matrice 210 RTK
Tethered UA (if applicable)	Yes ~~/ No~~

Camera/Sensor(s) model and specification	DJI Zenmuse XT2

B. Building information

B.1 Client information

Ministry of Education

B.2 Address

501 Ang Mo Kio Street 13 Singapore 569405

B.3 Site layout plan

Location of site

Building demarcation

•

B.4 Building(s) layout plan and elevation

Refer to Introduction part of report

B.5 – Other drawings/plans/sketches (if deemed applicable)

N/A

C. List of unsafe facade defects that require immediate action

Building 1 – 501 Ang Mo Kio Street 13

Refer to Appendix 1

S/N	Elevation	Image identification number and location	Facade type(s)	Description of defect(s) (indicate extent and severity)	Immediate mitigation measures put in place following evaluation of unsafe defects noticed as a result of inspection

D. List of facade defects that require remedial action						
Building 1 – 501 Ang Mo Kio Street 13				**Refer to Appendix 1**		
S/N	Elevation	Image identification number and location		Facade type(s)	Description of defect(s) (indicate extent and severity)	Follow-up actions/recommendations

ANNEX E - CHECKLIST FOR PERIODIC FAÇADE INSPECTION (PFI) REPORT OF EXISTING BUILDING AT 501 Ang Mo Kio Street 13

< BUILDING ADDRESS >

I declare that all the items listed below are addressed in my visual inspection report and a "tick" (✓) is placed in the checkbox for each item to indicate the aforementioned.

1. Types of façade systems and details
   a. Floor layout plans and details attached in Annex ☐
   b. Indication of façade types on building elevation plans ☑
   c. Description of all façade systems (including material and connections) ☑

2. Particulars of inspection personnel
   a. For Competent Person (CP): Name of CP, company name, company address, contact number and email address stated on cover page ☑
   b. For Façade Inspectors (FI): Name of FI, company name, company address, FI registration number listed in Annex ☑

3. Visual inspection of the building façade
   a. Inspected 100% of building façade ☑
   b. Description of inspection methods and its process ☑
   c. Close-up photos of façade defects classified as "Require repair" or "Unsafe" attached in Annex, with details of its location and defect type ☑

4. Close-range inspection of the building façade
   a. Inspected a minimum of 10% per building elevation ☑
   b. Location of close-range inspection indicated on elevation plans, with calculation on façade area inspected at each building elevation to justify item 4a. ☑
   c. Description of inspection methods and its process for each façade system ☑
   d. Close-up photos of façade defects classified as "Require repair" or "Unsafe" attached in Annex, with details of its location and defect type ☑

5. Overall elevation photo of each façade elevation, and medium long shot (not more than four stories) covering full building facade. ☑

6. Inspected for signs of façade defects and deterioration: ☑

a. Debonding/bulging ☑
b. Cracks on façade and its supports ☑
c. Corrosion ☑
d. Loose/misaligned members ☑
e. Spalling concrete ☑
f. Dislodged/dangling façade elements ☑
g. Missing supports/fixings ☑
h. Others (Please specify: Water stain, Vegetation, Efflorescence, Mold, Disengaged) ☑

7. Summary of façade defects observed, with condition classification ("Require Repair" or "Unsafe") ☑

8. Recommend remedial works for façade systems classified as "Require Repair" and "Unsafe" and façade maintenance measures. ☑

9. Conclusion of inspection. Summary of assessment on the condition of the façade elements and highlight façade elements requiring remedial works. Assessment on the necessity for a full façade investigation. ☑

10. Annex C: Inspection Checklist of Façade Record for Elevation in the "Guidelines on PFI" attached in Annex. ☑

11. If drones are used for inspection, Annex E: UAS Inspection Report in "TR78-1 : 2020: Building façade inspection using unmanned aircraft system (UAS)" attached in Annex. ☑

12. Annex D: Standard Certification by Competent Person on first and last page of report. ☑

PROFESSIONAL ENGINEER
CIVIL
THUVARAHAN THIRILOGAISWERA
4855
SINGAPORE

Competent Person
For Periodic Façade Inspection of Buildings
(Signature and Stamp)

27th November 2023
Date

Building and Construction Authority

NOTICE OF APPOINTMENT OF COMPETENT PERSON

The Building Control (Periodic Inspection of Buildings and Building Facades) Regulations 2021 [Regulation 14]

Commissioner of Building Control
Building and Construction Authority
52 Jurong Gateway Road
#11-01
Singapore 608550

INSTRUCTION

- Please use **black** ink to complete the form (estimated time required is 5 minutes).
- Where the Competent Person has been jointly appointed by multiple owners of the Building, each owner is required submit an individual Notice of Appointment.
- Notice of Appointment is to be signed by both the Owner and Competent Person and submitted digitally by the Competent Person to the Commissioner of Building Control through the CORENET system.

* Delete where not applicable

1 Particulars of the Building to be Inspected

Notice Reference No : PFI 2023/04/3191

Building Address : 501 ANG MO KIO STREET 13, Singapore 569405

*BP/ST No : -----

*Lot/Plot : ------ *TS/ MK : --------

*Name of Building (if applicable) : CHIJ Saint Nicholas Girls' School

2. Particulars of Owner/MCST

Name / MCST No : Ong Mei Ting

*Firm Name : Ministry Of Education *UEN: T08GA0012J

*Designation : Manager

Address : 285 Ghim Moh Road, Singapore 279622

Telephone No. : 6597 6417

Handphone No. : -------

Fax No. : 6776 3850

Email Address. : ONG_Mei_Ting@moe.gov.sg

3	**Declaration of Appointment & Authorisation by Owner / MCST**
	I have appointed Er./Ar. Thuvarahan Thirilogaiswera PE/RA Registration No: 4855 as the Competent Person to carry out the ***facade inspection / ~~full facade investigation~~** of the above building as required under Section 28 of The Building Control Act 1989. I have authorised Er./Ar. Thuvarahan Thirilogaiswera PE/RA Registration No: 4855 to submit the ***facade inspection / ~~full facade investigation~~** report for the above building as required under Section 28 of The Building Control Act 1989 on my behalf.
	Name & Signature of *Owner/~~MCST Plan No.~~ Ong Mei Ting Myndi Manager School Campus (North) Ministry of Education Address of *Owner/~~MCST Plan No.~~ Ministry of Education 285 Ghim Moh Road, Singapore 279622
	Date : 4 Jul 2023 — Tel : 65976417
4	**Confirmation of Appointment by Competent Person**
	I, Er. /Ar. Thuvarahan Thirilogaiswera (RE Reg. No. 4855) hereby : a) confirm that I have been appointed by the above *owner / ~~management corporation~~ to carry out a ***facade inspection / ~~full facade investigation~~** of the above building. b) confirm that I will submit the ***facade inspection / ~~full facade investigation~~** report to Commissioner of Building Control within four months of my appointment; and c) declare that I have no professional or financial interest in the above building or its façade as required under Section 29 of the Building Control Act 1989.
	Stamp & Signature of Competent Person PROFESSIONAL ENGINEER CIVIL THUVARAHAN THIRILOGAISWERA 4855 SINGAPORE Name & Address of Professional Firm RKU CONSULTANTS PTE LTD 25 TAGORE LANE, #02-08-04 SINGAPORE G BUILDING SINGAPORE 787602
	Date : — Tel : 81189644

H3 Dynamics Pte. Ltd.
67 Ayer Rajah Crescent #03-23/24
Singapore 139950
Tel: +65 6250 3949
Unique Entity Number: 201512674M

I, Thuvarahan Thirilogaiswera (PE Reg. No. 4855), the Professional Engineer appointed by the building owner, will be working with the Drone Service Provider, H3 Dynamics Pte Ltd (UEN: 201512674M), to use drones as a mean for the 100% visual inspection for **501 Ang Mo Kio Street 13**.

Date: 4th September 2023

Signature/Endorsement:

STANDARD CERTIFICATION BY THE COMPETENT PERSON FOR PERIODIC FACADE INSPECTION OF BUILDINGS

In accordance with Section 28(6) of the Building Control Act (the "Act") and Regulations 15,16 and 17 of (Periodic Inspection of Buildings and Building Facades) Regulations 2021 (the "Regulations"), I, Er. Thuvarahan Thirilogaiswera (PE Reg No 4855), the Competent Person appointed by the building owner under Section 28(3) of the Act have conducted an inspection on the condition and integrity of the building façade and hereby submit the report of results of the inspection. I certify that the inspection was carried out and the report was prepared by me in accordance with the provisions of the Act and the Regulations.

PROFESSIONAL ENGINEER
CIVIL
THUVARAHAN THIRILOGAISWERA
4855
SINGAPORE

29/12/2023
……
Date

……
Thuvarahan Thirilogaiswera
(PE Reg.No4855)