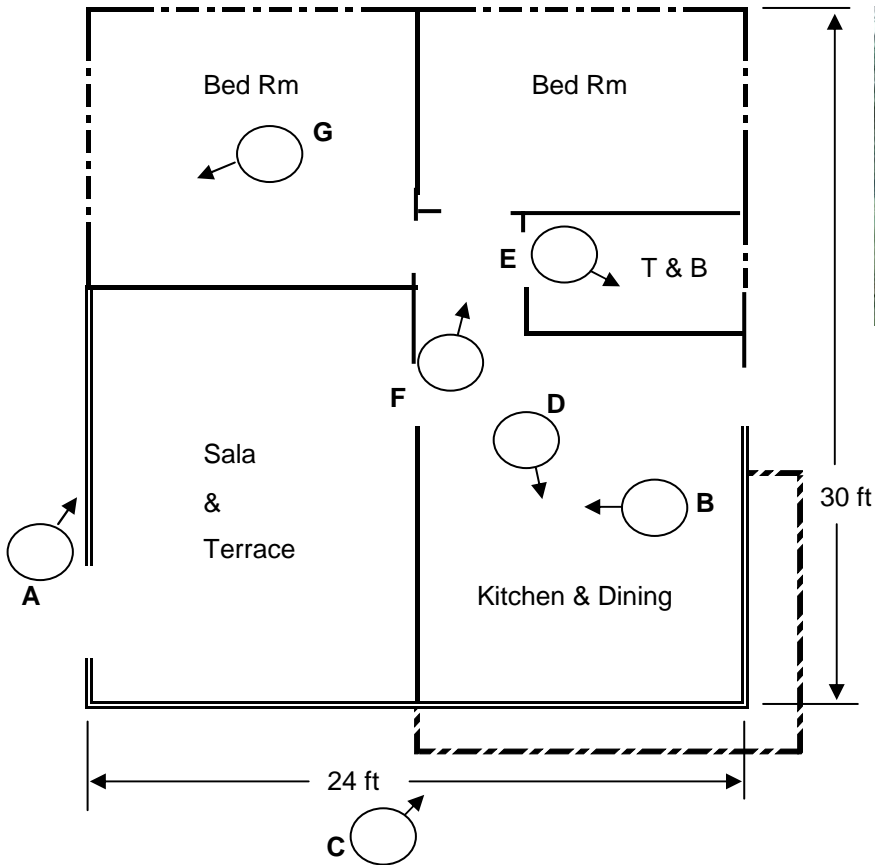


The Farm House

There were no building plans. We administered the construction ourselves. Over a period of about 7 months, we retained a number of workers. First was a master carpenter who specialized in bamboo construction, and he was assisted by one or two "peons" but later, we got another all-around handiman who had come back from Manila to join his new family living nearby. He was a good carpenter, electrician, mason, etc. Local rates here are relatively low, and the P200/day to each of the two are above par. Peons are P100/day. Our new construction was of coco-lumber, bamboo, concrete, plywood, & nipa. The sawali was the special type using the surface of the bamboo. Coco-lumber came from the coconut trees on our farm that we felled, so the cost of lumber listed on the spread sheet is not really representative. We bought the nipa shingles ourselves direct from the source, and brought them over in our van. We started by staking out a 24 ft x 30 footprint on the ground. See the apprx sketch below. See the pictures with reference views as shown in sketch, then pictures on next page with commentary. Only after base floor was made did we decide room divisions and T&B. See the spreadsheet separately attached for detailed costs, totaling about P200,000 or \$4,300 and that includes a used refrigerator and furniture.



View A while still abuilding



View B already finished.



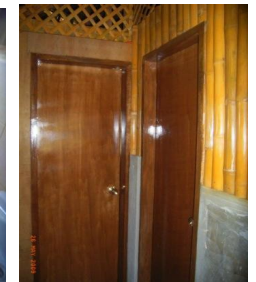
View C already finished.



View D already finished.



View E abuilding.



View F finished.



View G abuilding. Note ceiling & walls.

The dashed lines in the bedrooms on sketch represent jalousie windows. Double lines in sala & terrace represent open railing as can be seen in background of view B. Overhang in Kitchen/Dining is laticed banguera. All walls are interlocking halved bamboo. Bd rm floors are plywood, ceilings are special sawali. T&B floor & part wall is tiled. All other floors bamboo. Bedroom and T&B doors are special make. All surfaces are varnished.



After posts and roof, floor was next.



More floor joists, and concrete T&B



Digging the septic tank



Most laborious part, scraping clean the bamboo, then halving it for walls.



Partly complete septic tank with steps to back entrance shown.



More complete view of kitchen side with laticed banguera shown.



View of ceiling early in construction.



View after interior walls are put up.



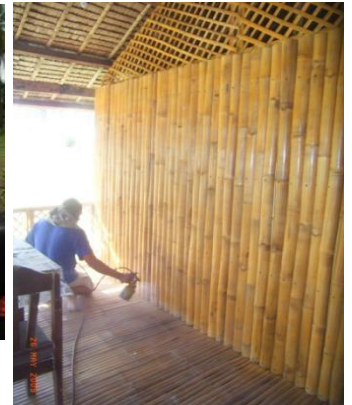
Glass jalousies, later screened.



Walling up the T&B. Note aux water tank in green.



Setting up TV antenna.



Right: spray varnishing everything.



Two shots stitched together to show front view of house during party. Foreground shows part of the vegetable plots.



Landscaped foreground with ornamental garden just starting to be developed.

DIRECT COST BREAKDOWN

RESTHOUSE & AMENITIES

(scroll down for more)

Eqvt \$ -->

\$4,350

Item	Date	Description of Transaction	Lumber	Conc Sand Grav	All others etc	Plumbing	Electricals	Labor	RT
		total -->	P35,555	P18,665	P51,659	P20,551	P9,294	P64,375	P200,099
1	11/23/2008	laras 1915 bdfc coco lumber	9,620						
2	11/27/2008	bldg matrials		7,100					
3	11/29/2008	azagra payroll						1,100	
4	"	bamboo 60 pcs	2,000						
5	"	labor cutting bamboo						900	
6	"	nails			70				
7	"	azagra matls			810				
8	12/6/2008	labor						2,500	
9	12/7/2008	nails			250				
10	12/8/2008	10 kg nails #4			510				
11	12/13/2008	labor						2,700	
12	"	azagra nails			400				
13	12/14/2008	labtik rest hse			200				
14	12/16/2008	laras 408 bdfc coco lumber	2,050						
15	12/19/2008	azagra alum rest hse roof ridge			3,000				
16	12/20/2008	allocated payroll						2,000	
17	12/26/2008	allocated payroll						2,075	
18	12/30/2008	bulbs, wire, elec			304				
19	1/2/2009	chb toilet resthse		1,125					
20	"	nails azagra			500				
21	1/3/2009	allocated payroll						2,000	
22	1/10/2009	bamboo 90 pcs	3,000						
23	"	batas						1,300	
24	"	hakut						1,300	
25	"	cut 4 trees coco lumber	2,075						
26	"	allocated payroll						2,000	
27	1/15/2009	allocated payroll						2,150	
28	"	next week payroll						2,900	
29	1/27/2009	nitoy azagra pvc pipes				1,280			
30	1/31/2009	tiles bathroom azagra				6,775			
31	"	electricals					5,650		
32	2/1/2009	allocated payroll						2,400	
33	"	solignum	2,700						
34	2/2/2009	cement, cabella		3,800	3,000				
35	"	sand gravel		1,440					
36	2/3/2009	plumbing				170			
37	2/7/2009	allocated payroll						3,100	
38	2/10/2009	allocated payroll						3,000	
39	2/3/2009	toilet, lababo, wiring, fittings				4,450	3,000		
40	2/4/2009	Miloy contract for doors			4,000				
41	2/10/2009	Miloy doors			1,000				
42	"	pipe hose fittings				550			
43	3/13/2009	bamboo 60 pcs	2,000						
44	"	cutting labor bamboo						900	
45	"	allocated payroll						400	
46	"	bamboo transfer						250	
47	"	trucking bamboo	650						
48	3/17/2009	allocated water repipe				1,240			
49	"	bulbs					600		
50	3/18/2009	moulding bathroom				240			
51	"	tiles and sink				1,700			
52	"	plumb fittings				400			
53	"	saw disk etc			550				
54	3/20/2009	floatvave etc			345				
55	"	allocated payroll						3,550	
56	3/23/2009	Miloy bal doors	2,000						
57	3/24/2009	plmg Unicom				780			
58	"	plmg Uymatiao				718			

59	3/25/2009	chb, cement		5,200				
60	"	hinges			150			
61	"	chk valve				300		
62	"	door locksets			1,000			
63	"	addl pipe				100		
64	"	Miloy bal doors						2,000
65	3/27/2009	allocated payroll						3,550
66	"	nails			100			
67	"	addl matls			1,400			
68	3/30/2007	jalousies			2,000			
69	4/3/2009	plumbing fittings				100		
70	4/4/2009	allocated payroll						3,600
71	"	door locksets			430			
72	"	hardware hose, fittings				740		
73	4/5/2009	valve				65		
74	4/6/2009	plumbing hardware				200		
75	4/8/2009	allocated payroll						3,600
76	"	matls			500			
77	"	ceiling joists wood	3,060					
78	4/11/2009	allocated payroll						400
79	4/13/2009	nails			300			
80	4/14/2009	amakan ceiling	1,500					
81	"	blinds, baskets, shades			4,100			
82	"	pvc				135		
83	"	clips pipe				33		
84	"	lipak for banguera	1,150					
85	4/17/2009	curtain rod			350			
86	4/18/2009	allocated payroll						3,600
87	4/22/2009	matls			400			
88	4/25/2009	allocated payroll						3,700
89	"	bonus Saing last day						500
90	"	bamboo benches	1,550					
91	4/28/2009	lipak for wall	300					
92	"	hardware			400			
93	5/2/2009	allocated payroll						2,100
94	5/4/2009	tools cutter blade			175			
95	"	hinges			60			
96	"	electricals					44	
97	5/5/2009	nipa, wood	1,300					
98	"	marine plywood cabinets	600					
99	5/9/2009	allocated payroll						1,350
100	5/15/2009	allocated payroll						1,150
101	5/17/2009	paint/varnish/sundries			5,000			
102	5/18/2009	putty nails etc			345			
103	"	solvent matls			170			
104	"	chairs, tables			2,050			
105	"	more masilya			145			
106	5/23/2009	lacquer varnish			950			
107	"	rent compressor						300
108	5/26/2009	add'l varnish			940			
109	5/28/2009	last varnish			360			
110	6/5/2009	plywood for bed			400			
111	"	used fridge			8,300			
112	6/8/2009	wire, outlets			330			
113	"	mattress			2,125			
114	"	hemp rope swing			160			
115	"	screens for windows			2,150			
116	"	tv antenna			780			
117	6/8/2009	kawayan antenna			100			
118	6/13/2009	allocated labor						1,300
119	6/14/2009	plants			850			
120	6/20/2009	allocated labor						700
121	6/16/2009	clay bbq			200			
122	6/23/2009	misc plumb				575		