

ANNEXURE C

CONTRACTOR'S ACTIVITIES

1. Introduction

The main purpose of the following rules is to ensure that all building activity in the townships occurs with the least possible disruption to residents. Owners are obliged to ensure that building and other contractors in their employ sign the Contractor's Code of Conduct prepared by the Association and strictly adhere to the stipulations therein.

2. Legal Status

The conditions governing building activity, which are set out in this clause, are rules adopted by the Association and are therefore binding on all owners and other occupants and, through them, on their contractors, sub-contractors and other parties who are on the estate at their invitation. All owners are obliged to ensure that their building contractors, sub-contractors and other invitees are aware of these conditions and comply strictly with them. Owners are therefore obliged to include these conditions in their entirety in any building contracts concluded in respect of property in the estate (and to procure their inclusion in any sub-contract). All such contracts may be required to be submitted to the Association for prior approval. The Association has the right to suspend any building activity in contravention of any of these provisions and the Association accepts no liability whatsoever for any loss incurred by an owner as a result thereof.

3. General Conditions

- 3.1 Contractor activity is only allowed during "public time", which constitutes the following hours:
06h30 -17h30 on normal weekdays 07h00-13h00 on Saturdays only with prior permission from the Association.

NOTE: No contractor activity is permitted on Sundays and public holidays without special prior written permission from the Association, as these days are viewed as private time. Special applications for contractor activity during private time must be lodged with the Association, together with the written approval of all contiguous neighbours, one working day prior to the required private time activity.

- 3.2 All the contractor's workers and/or the contractor's sub-contractor workers must enter / exit the estate in an approved vehicle at the Contractor's Gate. Refer Annexure G Access and Egress Procedures.
- 3.3 No contract worker may walk around on the estate at any time.
- 3.4 The contractor shall provide facilities for rubbish disposal and ensure that the workers use the facility provided and that the rubbish is removed weekly and not burnt on site.
- 3.5 The site is to be kept as free of building rubble as possible.
- 3.6 Where materials are off-loaded by a supplier on or partly encroaching on the pavement or roadway, the materials must be moved onto the site by the contractor as soon as possible. No material must be allowed to remain on the roadway or pavement and it is the contractor and owner's responsibility to clear the roadway of all such materials. The same applies to sand or rubble -washed or moved onto the road during building operations.

- 3.7 Building, plaster sand and any similarly loose material may not be delivered loose on the back of tipper trucks but must be delivered in large cubic meter woven bags and put on site so that no sand can be washed away into the road and into the storm water drains.
- 3.8 Deliveries from suppliers must be scheduled in public times only.
- 3.9 It is incumbent on the contractor to provide proper toilet facilities for workers.
- 3.10 Building boards may only be erected if they comply with the Association's standards, details of which are available from the Association. Such boards are not to be erected on the pavement landscaping. No sub-contractor's boards are allowed. All boards must be removed upon completion of construction.
- 3.11 The owner and the contractor shall be responsible for damage to curbs and/or plants on the sidewalks and/or damage to private or estate property.
- 3.12 Should a contractor breach or allow the breach of any provision of these rules by his employees, workers, a sub-contractor or its workers, the Association may rectify the breach as deemed necessary and claim any expense from the contractor and/or suspend building activity until such breach is remedied. It may do so at any time and without notice and without recourse from the owner and/or contractor and/or subcontractor.
- 3.13 The contractor and owner undertake to comply with the above provisions in addition to any further provisions which may be promulgated by the Association from time to time in the form of a written notification, and to ensure compliance by any sub-contractor employed by the contractor and by all employees and/or other people working on site whether connect with the building activity or not.
- 3.14 **All rubble must be contained in skips which must be sited on the property and not on the pavement. Skips must be covered when not in use so that wind cannot cause dust to blown around the estate. Skips must be emptied regularly and not be allowed to overflow. The area around the skip must be kept tidy at all times.**
- 3.15 **No articulated vehicle will be allowed onto the estate. Any material delivered on an articulated vehicle will have to be offloaded outside and brought in by hand or on a smaller vehicle. Fixed bed trucks only are permitted on the estate with a load factor of 6 (six) tons per axle.**

Signed by the Contractor: _____

Date: _____

Name: _____

Signed by the Owner: _____

Date: _____

Name: _____

Erf Number: _____