

**CONTRACTORS' ACTIVITIES**

**1. Introduction**

The main purpose of the following Rules is to ensure that all building activity in the Woodhill Estate 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 residents 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:

07h00 – 18:00 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 as defined in annexure F.

3.3 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.

3.4 The site is to be kept as free of building rubble as possible.

3.5 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.

3.6 Deliveries from suppliers must be scheduled in public times only.

3.7 Deliveries may only be done with entry through the Contractor's Gate in Devillebois Avenue with exit via the Main Gate on Garsfontein Road.

3.8 It is incumbent on the contractor to provide proper toilet facilities for workers.

3.9 No contractor's or sub-contractor's boards are allowed.

3.10 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.

3.11 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.

3.12 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 workers.