

WEDGEWOOD VILLAGE GOLF & COUNTRY ESTATE
- ESTATE CONSTRUCTION CHECKLIST -
WEA 04 - JUNE 2019

Erf No. Portion No.: Commencement Date:
Registered Owner: Cell: Email:
Contractor: Cell: Email:

REFUND OF BUILDING DEPOSIT WILL ONLY BE PAID OVER ONCE ALL THE DOCUMENTATION HAS BEEN COMPLETED AND ALL FINES (IF ANY) ARE PAID UP. REFUND TO BE APPROVED BY HOA.

AWAIT APPROVED/NOT APPROVED

Estate Manager Name: DATE HOA Member who approved Refund: DEPOSIT REFUND DATE

Estate Manager's Signature: ----- Signature of HOA Member -----

ITEM NO.	REF. NO.	ITEM DESCRIPTION	APPROVAL STATUS			COMMENTS
			N/A	IN ORDER	NOT IN ORDER	
1		BEFORE CONSTRUCTION	N/A	IN ORDER	NOT IN ORDER	
2	1	A hard copy and a digital PDF copy of the approved municipal plans to be submitted to the Estate Manager.	N/A	IN ORDER	NOT IN ORDER	
3	2	Contractor shall ensure that a copy of the approved municipal plans are on site and available at all times.	N/A	IN ORDER	NOT IN ORDER	
4	3	Registered Owner is required to obtain Beacon Certificate from a Registered Land Surveyor, indicating the boundary pegs and the position of the building and submit a copy to the Estate Manager.	N/A	IN ORDER	NOT IN ORDER	
5	4	Engineers letter of appointment, submitted to the Estate Manager,	N/A	IN ORDER	NOT IN ORDER	
6	5	Architects letter of appointment, submitted to the Estate Manager.	N/A	IN ORDER	NOT IN ORDER	
7	6	Contractor to supply a signed copy of the Builder Method Statement and Contractors Sub Contractors Suppliers Protocol to the Estate Manager.	N/A	IN ORDER	NOT IN ORDER	
8	7	Contractor to supply a copy of the current MBA and NHBRC Certificates, to the Estate Manager. Only Contractors with both Certificates will be allowed to build on the Estate.	N/A	IN ORDER	NOT IN ORDER	

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9	8	Contractor to erect a Construction Board as per Architectural Guidelines Specification.	N/A	IN ORDER	NOT IN ORDER	
10	9	Indigenous vegetation must be properly screened off.	N/A	IN ORDER	NOT IN ORDER	
11	10	Registered Owner to allow for the water meter and the cost to connect to the Reonet Billing System.	N/A	IN ORDER	NOT IN ORDER	
12	11	Contractor to provide a container for refuse and that no refuse can be blown away.	N/A	IN ORDER	NOT IN ORDER	
13	12	Contractor to supply a comprehensive list of all employees, sub-contractors and vehicles, to the Estate Manager.	N/A	IN ORDER	NOT IN ORDER	
14	13	Security access requirements/procedures for Contractors to be supplied by the Estate Manager.	N/A	IN ORDER	NOT IN ORDER	
15	14	Building Deposit to be paid, R 15 000.00 per site, proof of payment to be submitted to the Estate Manager.	N/A	IN ORDER	NOT IN ORDER	
16	15	The Contractor and all his personnel shall be required to wear identification tags at all times while on the Estate. The identification must be visible at all times	N/A	IN ORDER	NOT IN ORDER	
17	16	The Contractor's vehicles shall require an identification or access sticker which must be attached to the windscreen of each vehicle.	N/A	IN ORDER	NOT IN ORDER	
18	17	The Contractor shall submit proof of insurance policies to adequately cover the Contractor(s) all risks associated with the improvements to the Estate Manager.	N/A	IN ORDER	NOT IN ORDER	
19	18	All building sites must be secured and fenced, with a 1.8m high screen of shade cloth, attached to poles at regular intervals.	N/A	IN ORDER	NOT IN ORDER	
20	19	No storage of material, rubble or site huts will be allowed on adjacent properties.	N/A	IN ORDER	NOT IN ORDER	
21	20	Suitable number of chemical toilets to be provided on the erf and must be screened off from view by a barrier constructed of 90% green.	N/A	IN ORDER	NOT IN ORDER	
22	21	Handover Checklist for Sites to be completed.	N/A	IN ORDER	NOT IN ORDER	
23	22	Handover of Site Certificate issued to Contractor.	N/A	IN ORDER	NOT IN ORDER	
24	23	Health and Safety Plan must be on site at all times	N/A	IN ORDER	NOT IN ORDER	
25		DURING CONSTRUCTION	N/A	IN ORDER	NOT IN ORDER	

ITEM NO.	REF. NO.	ITEM DESCRIPTION	APPROVAL STATUS			COMMENTS
26	1	House numbering must be a minimum of 160mm and maximum of 200mm in height and in Stainless steel.	N/A	IN ORDER	NOT IN ORDER	
27	2	All tanks are to be concealed by means of a screen walls, cladding or vegetation and care is to be taken with regard to placement to ensure minimum visual presence.	N/A	IN ORDER	NOT IN ORDER	
28	3	Water tanks to be light beige or a similar colour to match the external walls of the building.	N/A	IN ORDER	NOT IN ORDER	
29	4	All external services such as sewerage and plumbing, heat pumps, air conditioning condenser units, gas cylinders/housing, pumps must be concealed from view either by positioning within ducts, drying yards or careful planning.	N/A	IN ORDER	NOT IN ORDER	
30	5	Stacks of less than 1m above ground level may be left exposed but must be painted to match wall colour.	N/A	IN ORDER	NOT IN ORDER	
31	6	T.V aerials and dishes to be mounted below eaves of barge board level. The top of the dish or aerial may not exceed above the gutter or the top of the barge board.	N/A	IN ORDER	NOT IN ORDER	
32	7	It is mandatory for Registered Owners to provide 2x110mm HDPE sleeves underneath the entire width of the paved driveway of their property to facilitate any further services and to mitigate inconvenience to Registered Owners, to be approved by Estate Manager.	N/A	IN ORDER	NOT IN ORDER	
33	8	Electricians letter of appointment, submitted to Estate Manager.	N/A	IN ORDER	NOT IN ORDER	
34	9	Plumber's letter of appointment, submitted to the Estate Manager.	N/A	IN ORDER	NOT IN ORDER	
35	10	Electrical supply- No trenching will be covered up before a member of the WHO-C has inspected the cable installation	N/A	IN ORDER	NOT IN ORDER	
36	11	Contractor to supply Estate Manager a copy of Electrician COC Certificate.	N/A	IN ORDER	NOT IN ORDER	
37	12	Contractor to supply Estate Manager a copy of Drainage compliance from Local Authority	N/A	IN ORDER	NOT IN ORDER	
38	13	Contractor to supply Estate Manager a Certificate from the Engineer for the Roofing/Structure.	N/A	IN ORDER	NOT IN ORDER	
39	14	The Contractor to implement measures to minimize damage to existing vegetation and minimize the generation of dust and windblown sand.	N/A	IN ORDER	NOT IN ORDER	
40	15	If any spillage of building material occurs on any roadway or sidewalk on the Estate, the Contractor is responsible for ensuring that such spillage is immediately cleaned and made good.	N/A	IN ORDER	NOT IN ORDER	

ITEM NO.	REF. NO.	ITEM DESCRIPTION	APPROVAL STATUS			COMMENTS
41		AFTER CONSTRUCTION	N/A	IN ORDER	NOT IN ORDER	
42	1	Gas cylinders and all other service elements on external walls must be concealed.	N/A	IN ORDER	NOT IN ORDER	
43	2	All buildings must be maintained in a good condition and retain its original aesthetic appearance and paintwork.	N/A	IN ORDER	NOT IN ORDER	
44	3	The Registered Owner/Contractor is to contact the NMBM building inspectorate for an Occupancy Certificate and a copy to be submitted to the Estate Manager.	N/A	IN ORDER	NOT IN ORDER	
45		CHECKLIST COMPLETED	N/A	IN ORDER	NOT IN ORDER	