

Specifications - B - Siteworks				
Key Value		Keynote Text		
B1: Benchmark		Set up a site datum level based on an established benchmark, as directed by the surveyor/ architect/ principal agent. Maintain and protect this benchmark.		
B2: Services		Give notice to the architect/principal agent and obtain the required permissions and or wayleaves from the local authority regarding the disconnection of electric cables, water pipes and telephone cables, and leave safe. Cut sewer-pipes and seal to the approval of the local authority.		
B3: Topsoil		Remove topsoil over the building area to a depth of 150 mm and temporarily store on site for later use as garden soil. After the site has been cleaned at completion of the works, spread, level and lightly consolidate topsoil temporarily stored on site, or carted in as directed, in one layer at least 75 mm thick.		
B4: Trees etc.		Remove trees and shrubs, vegetable matter, rubble, garbage, wire fences etc., all as shown on drawings or as directed by the architect/principal agent. Remove tree roots where these occur under buildings or paving under construction. Fill stump holes with approved filling material. Protect trees to be preserved. Burning on site of material from site clearing is not allowed.		
B5: Cleaning site at completion		At completion of the works, dig up concrete or mortar mixing platforms, and clean the site of all surface and buried rubble.		
B6: Excavation for foundations		Excavate for foundations to at least 300 mm below the level of the adjoining natural ground, or down to firm natural ground or to solid rock, or to a depth as specified by the structural engineer. Form steps in trench bottoms with horizontal and vertical surfaces where necessary, except where there is solid rock. Steps must be in multiples of brick or block courses. Clean the bearing area of solid rock and provide steps or dowels to prevent lateral movement. Give sufficient notice to the architect/principal agent for approval of foundation excavations before concrete is cast. Protect excavations against flooding by stormwater or seepage by pumping or baling. Do not fill around the foundation structure before this has been inspected and approved by the architect/principal agent.		
B7: Risk of collapse		Maintain all excavated faces up to 1,5 m deep where necessary or when instructed by the architect/principal agent or structural engineer, against collapse by means of plank-ing, strutting or other appropriate methods. Maintain excavations deeper than 1,5 m in accordance with government safety regulations.		
B8: Backfilling		Do not backfill until foundation walls are at least seven days old. Carry out backfilling equally to each side of the wall.Strictly according to engineer's specifications.		
B11: Demolition		Demolish buildings and structures as shown on drawings, or as specified. Remove all material and rubble within one metre of the perimeter of the building, including floors, screen walls, services and manholes, down to 150 mm below ground level.		
B13: Excess soil		Spread excess soil over the site, keep aside for filling later if required, or cart away to a suitable dumping site to be found by the contractor, outside the boundary of the site, as directed by the architect/principal agent		
B14: Banking		Cut and trim sloping banks at 30° to the horizontal, or as specified by civil engineer.		
B15: Filling		Use clean earth or gravel without clay or organic matter for general filling work under floors, paving, etc. as specified or approved by structural engineer. Provide test results of the filling material. Allow for reduction of volume as a result of compaction. Use hardcore consisting of broken stone, brick or concrete ranging in size from 25 to 75 mm, well consolidated by ramming, under floors or against basement walls, where specified by structural engineer.		
B18: Compact soil		Ensure that foundation walls are adequately braced or have adequate strength to withstand the horizontal pressures resulting from compaction. Spread, level and compact filling under floors at optimum moisture content in layers not exceeding 150 mm thick, to a density of at least 90 % MOD AASHTO. Fill against the outside of foundation walls with a minimum fall of 1:30 away from the building(s) over a distance of at least 1,5 metres, or as specified. Finish sloping banks at a maximum gradient of 30° to the horizontal, or as specified.		
B19: Termite protection		Poison the soil against the inside of foundation walls and under floors with a soil insecticide to comply with SABS 1165 by a certified pest control contractor. Poison not to be applied when soil is excessively wet. Don't disturb treated soil. Treat foundation trench bottoms before casting. Treat every 300 mm backfill before compacting. Obtain a written guarantee from the pest control contractor for ten years for the effectiveness of the treatment, and hand over to the architect/principal agent.		
B20: Root control		Protect against roots at location as shown on the Architect's Design Drawings. Lay a geotextile fabric root barrier. Depth of barrier: 1200mm		