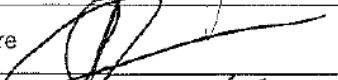
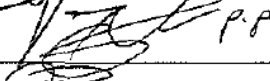
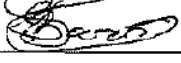
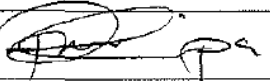


	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

PLANT AREA: Kriel Properties					
TITLE <i>Kriel Properties Civil Maintenance Contract (60 months)</i>					
REF MEA-07009		Reference Rev No:0		MULTIDISCIPLINARY: No	
				Plant Level All	
COMPILED BY	Name: <i>Fatty Mahlangu</i> Systems Engineer/End User	Signature		Date	18/03/2025
APPROVED	Name: <i>Gavin Phelelo</i> Line Manager	Signature		Date	14/03/2025
APPROVED	Name: <i>Lindo Ngobese</i> Group Manager	Signature		Date	20/03/2025
REVIEWED	Name: <i>Dorah Mkhonto</i> <i>Tokien Lourens</i> Quality Department	Signature		Date	27/03/2025
REVIEWED	Name: <i>Tlhoko Mokoena</i> Occupational Health and Safety	Signature		Date	
REVIEWED	Name: <i>MOSA CHIPA</i> Environmental Department	Signature		Date	27/03/2025
ACCEPTED	Name: <i>Thabo Mashego</i> Kriel Properties Manager	Signature		Date	2025/03/27
ACCEPTED	Name AIA	Signature		Date	

Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 1 of 55
--------------------------------	---------------------	------------------	--------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

NB: Do not tamper with the template.

GENERAL

- Data books, reviews, reports, and diagrams/drawings shall be submitted to Engineering after the completion of the work. Engineering to forward the data books to Quality Department (Document Control)
- All QCP's to be submitted to Engineering and Quality for approval prior to outage/project or maintenance work commencement.

	SCOPE OF WORK DESCRIPTION / ACTIVITY	PROCEDURE, SPECIFICATION, ENG. REQUIREMENTS / DOCUMENTATION	HOLD POINTS, WITNESS, REPORTS	RESPONSIBLE PARTY
1.1	Occupational Health and Safety	• Health and safety file should be approved by Safety risk management department prior to any work commences on site • All work is to be done in accordance with OHS Act 85 of 1993, Matla plant procedures and Plant Safety Regulations. (240-150642762). • Matla power station SHEQ induction must be done before access to site can be granted • The contractor should ensure that all employees have acquired the required competency for the task they are performing. • The contractor to ensure compliance to updated legal requirements and other requirements. • BUY QUIET: All stakeholders are encouraged to purchase or rent quieter machinery, equipment, and tools to reduce worker noise exposure, contribute towards compliance	Eskom to witness.	Contractor

Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 2 of 55
--------------------------------	---------------------	------------------	--------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		to OHSA noise exposure limits and ultimately reduce the risk of noise induced hearing loss.		
1.2	Environmental Management.	- All activities listed in the National Environmental Act 107 of 1998, EIA Regulations as amended, must have environmental AUTHORISATION before commencement of work. - The contractor shall comply with all applicable legal and other requirements. - The polluter pays principle will be applied. - The contractor manager shall ensure compliance with Eskom Matla Environmental procedures to ensure the prevention of pollution (refer: OMOP 4090 and 4402). - The last payment will be processed based on the status of the last housekeeping check sheet (Annexure C: OMOP 4402) of designated area. - EMS file based on ISO14001 will be required.	Eskom to witness.	Contractor
1.3	Quality Management	- The contractor/executioner of work will be responsible for drawing up all QCP documentation and this must be approved by engineering and authorised by the Quality Department before commencing with the work. - Contractors/executioner to adhere to QM 58 and OMOP4497 requirements - Number of NCR issued can affect your next tendering process. - The QCP shall be signed progressively by the Engineer/Supervisor, Eskom QC Inspector, Contractor QC Inspector and/or AIA.	Hold point	Contractor

Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 3 of 55
--------------------------------	---------------------	------------------	--------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		- No procuring of outage items without the approval of scopes by quality - All outage scopes creep and scopes addition should be approved by quality - No contractor should be in the possession of scopes for execution without the scopes approved by quality - The contractor is subjected to quality auditing at any point in time during execution of scope		
1.4	Inputs from other departments			
1.5	Commissioning reference			

Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 4 of 55
--------------------------------	---------------------	------------------	--------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

	SCOPE OF WORK DESCRIPTION / ACTIVITY	PROCEDURE, SPECIFICATION, ENG. REQUIREMENTS / DOCUMENTATION	HOLD POINTS, WITNESS, REPORTS	RESPONSIBLE PARTY
2	This scope gives the requirements and specifications for the Civil resources and material required for the Civil Maintenance contract for 60months		H	
2.1	The resources are as follows: - - Plumber x 2 - Painter x 2 - Carpenter x 1 - Bricklayer x 1 - Tiler x 1 - Glazier x 1 - Boiler Maker x 1	Description of the works Plumbing A plumber in a maintenance role is responsible for ensuring the proper functioning of a building's plumbing system, preventing, and addressing issues related to water supply, drainage, and sewage. The main expectations from a plumber in plumbing maintenance include: • Regular Inspections: A plumber is expected to regularly inspect the plumbing system, including pipes, faucets, showers, toilets, water heaters, and drains, to identify potential problems. This includes checking	H	

Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 5 of 55
--------------------------------	---------------------	------------------	--------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		for leaks, blockages, corrosion, or wear and tear on faucets, pipes and fixtures. • Fixing Leaks: One of the most common tasks for a plumber is fixing leaks. Whether it's a dripping faucet, leaking pipes, or a malfunctioning toilet, the plumber is responsible for identifying the source of the leak and making repairs to prevent water damage and waste. • Clearing Blockages: Plumbing systems can experience blockages in sinks, showers, hand wash basins, toilets, or drains. A plumber is expected to clear these blockages using tools such as plungers, drain snakes, or hydro jetting equipment to restore proper water flow. • Repairing or Replacing Fixtures: Plumbers are responsible for maintaining and repairing plumbing fixtures, such as faucets, toilets, hand wash basins, showerheads, and water heaters. This could involve replacing worn-out washers, seals,		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 6 of 55
--------------------------------	---------------------	------------------	--------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		O-rings, or complete fixtures to ensure they work efficiently and effectively. • Maintaining Water Heaters: A plumber should inspect, maintain, and service water heaters to ensure they are operating correctly. This includes flushing sediment build-up, checking for leaks, inspecting the thermostat, vacuum breakers, all necessary pressure release valves together with all fittings, and replacing malfunctioning parts to keep the hot water supply functioning smoothly. • Checking for and Preventing Water Damage: Plumbers are tasked with checking for signs of water damage in walls, floors, and ceilings caused by leaks, burst pipes, or blocked drainage. They also take preventive measures, such as installing water leak detectors or ensuring proper pipe insulation to avoid frozen pipes. • Maintaining and Repairing Pipes: A plumber should monitor the condition of		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 7 of 55
--------------------------------	---------------------	------------------	--------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		pipes throughout the building, checking for signs of corrosion, cracks, or damage. If a pipe is damaged or deteriorating, the plumber is expected to repair or replace it to prevent leaks and water damage. • Ensuring Proper Drainage: Plumbers maintain proper drainage systems to ensure that wastewater and sewage flow correctly out of the building. This may involve inspecting and clearing out stormwater drains, checking the main sewer line for blockages, and ensuring that all pipes are free from clogs. • Upgrading and Replacing Outdated Systems: Over time, plumbing systems may become outdated or inefficient. Plumbers are responsible for replacing old pipes, fittings, or fixtures with modern, more efficient alternatives to improve water flow, reduce energy usage, and avoid future problems.		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 8 of 55
--------------------------------	---------------------	------------------	--------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Sewer Line Maintenance: Plumbers are responsible for inspecting and maintaining or replacing old clay sewer line, which carries waste out of the building. They may use cameras to inspect the line, clear blockages, and make repairs if there is any damage or deterioration to the sewer system. • Installing New Plumbing Systems: In some cases, plumbers are tasked with installing new plumbing systems or upgrading existing ones. This could include installing new water lines, drains, flushing mechanisms, or water filtration systems as part of renovations or building new facilities. • Water Pressure Maintenance: A plumber ensures that the water pressure in the building is appropriate. If the water pressure is too low or too high, the plumber may adjust valves, fix or replace pressure regulators, or check for above ground and		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 9 of 55
--------------------------------	---------------------	------------------	--------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		underground leaks that could be affecting the water flow. • Preventing Freezing Pipes: In colder climates, plumbers are expected to take steps to prevent all pipes from freezing during winter, which could cause pipes to burst. This includes adding insulation around vulnerable pipes and advising on methods to keep pipes warm. • Providing Recommendations for Energy Efficiency: A plumber may provide advice on how to optimize the plumbing system to save energy and reduce water consumption. This could include recommending water-saving fixtures, energy-efficient water heaters, or leak detection systems. • Emergency Repairs: In case of plumbing emergencies, such as burst pipes or sewer backups, plumbers are expected to respond quickly to resolve the issue, minimizing water damage and restoring normal plumbing function as soon as possible.		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 10 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Compliance with Regulations: Plumbers must ensure that all plumbing work complies with local building codes, health and safety regulations, and environmental standards. This includes ensuring correct installation practices, proper venting, and using approved materials for plumbing installations and repairs. • Unblock and repair the drainpipes, toilets and blocked pipes (50mm and 110mm) • Repair/replacement of leaking water and drainpipes • Repair/replacement of leaking or broken underground pipes • Change damaged and old water and sewer pipes (Copper, galvanised, P • Repairs, cleaning, installation and maintenance of gutters and downpipes • Perform repairs to plunging installations		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 11 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Shall be able to provide & operate HP machines and other equipment to unblock drains & trenches • Clean, maintain, adjust, calibrate and service equipment used in the performance of duties. • Loads and unloads materials Carpentry A carpentry maintenance professional is responsible for the upkeep, repair, and installation of wooden structures and elements within buildings. The expectations from a carpenter in terms of maintenance include: • Regular Inspections: A carpenter is expected to regularly inspect wooden structures, including doors, windows, floors, stairs, cabinets, and other woodwork. The		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 12 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		goal is to identify any damage, wear, or potential issues such as cracks, loose joints, or signs of rot. • Repairing Damaged Wood: Carpentry maintenance often involves repairing damaged or worn woodwork. This may include fixing broken furniture, replacing warped or cracked wooden panels, repairing structural beams, or patching up holes in wood surfaces. The carpenter ensures that the repair matches the original look and function. • Replacing kitchen built-in Cupboards and wardrobes: In some cases, carpenters may be expected to make modifications or additions to existing woodwork. This can include replacing the old, damaged kitchen built-in cupboards, wardrobes in the bedrooms and any other required shelving in the house or flat. • Refinishing and Repainting: Over time, wooden surfaces may lose their finish or		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 13 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		paint. A carpenter is responsible for sanding, refinishing, and repainting wooden structures to restore their appearance and protect them from environmental damage like moisture, sun exposure, or wear and tear. • Maintaining Doors and Windows: A carpenter maintains the functionality of doors and windows by checking and repairing hinges, locks, and latches. They may also ensure proper sealing and insulation, adjusting or replacing door frames and windowsills as necessary to improve energy efficiency and security. • Wooden Flooring Maintenance: Wooden floors require regular care to prevent damage. A carpenter may inspect floors for signs of wear, scratches, or gaps. They are expected to sand, re-stain, or replace individual floorboards to maintain the floor's appearance and integrity.		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 14 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Maintaining Structural Woodwork: Carpentry maintenance may involve checking and repairing structural woodwork, such as beams, rafters, joists, and trusses. Ensuring that these components are solid and in good condition is crucial for the safety and stability of the building. • Fixing and Maintaining Fixtures and Fittings: Carpenters are responsible for maintaining wooden fixtures like shelves, cabinets, staircases, and railings. This can include adjusting or tightening loose fittings, replacing broken hardware, and ensuring that all moving parts (e.g., drawers, cabinet doors) work smoothly. • Wood Treatment: For wooden structures exposed to moisture, such as decks or outdoor furniture, carpenters are expected to treat the wood to prevent rot, termites, or fungal growth. This could involve applying protective coatings, preservatives, or waterproofing treatments.		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 15 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Custom Woodwork and Modifications: In some cases, carpenters may be expected to make modifications or additions to existing woodwork. This can include adding custom cabinetry, adjusting shelving systems, or installing new wooden features to suit the needs of the space or the owner. • Ensuring Safety and Compliance: Carpenters must ensure that their work meets safety standards and regulations. They should repair or replace any hazardous elements such as loose handrails, broken stairs, or unstable furniture. They should also ensure that any structural work is compliant with building codes and safety guidelines. • Preventive Maintenance: A carpenter may also be involved in preventive maintenance by advising on wood care practices to minimize damage and wear over time. This can include recommending regular cleaning routines, applying protective coatings, or		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 16 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		ensuring proper humidity control to prevent wood from warping or cracking. • Coordination with Other Maintenance Teams: Carpentry maintenance often requires coordination with other trades, such as plumbing, electrical, or roofing, to ensure that woodwork is properly integrated into the overall building structure. Carpenters may collaborate with other professionals for a seamless repair or renovation process. • Retrofit and repair interior and exterior structures made of wood & drywall. • Repair and maintain building roofs, fascia or barge boards, loose flashings, cracked roof tiles • Remove, repair & install doors, including door handles & hinges etc • Ceiling repairs and all ceiling associated works • Install door handles, locks, hardware, and other fixtures • Read blueprints and diagrams		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 17 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Operate HP machine • Loads and unloads materials • Clean, maintain, adjust, calibrate and service equipment used in the performance of duties. Glazier A glazier is responsible for the installation, maintenance, and repair of glass in buildings, vehicles, and other structures. In a maintenance role, the expectations from a glazier include: • Regular Inspections: A glazier is expected to regularly inspect glass installations for any signs of damage, such as cracks, chips, or scratches. This includes checking the condition of windows, glass doors, mirrors, skylights, and other glass surfaces to ensure their safety and functionality.		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 18 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Glass Repairs: One of the primary responsibilities is to repair or replace damaged glass. A glazier should be skilled in fixing cracks, chips, or breaks in glass surfaces. They may use specialized techniques like resin injection for minor cracks or replace whole panes of glass when the damage is more severe. • Window and Door Maintenance: A glazier maintains and repairs windows and glass doors, including adjusting or replacing faulty mechanisms like latches, locks, and hinges. This ensures that glass installations are properly secured and functional, minimizing the risk of damage or security issues. • Sealing and Insulating: Glaziers are responsible for ensuring proper sealing of glass installations to prevent drafts, leaks, or energy loss. This may involve replacing weathers tripping, resealing edges, or installing new glazing materials to improve insulation and energy efficiency.		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 19 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Cleaning and Polishing: Glaziers are expected to keep glass surfaces clean, free from debris, and properly maintained. This involves cleaning windows, mirrors, and other glass surfaces using the appropriate techniques to avoid scratching or damaging the glass. Polishing may also be required to restore clarity and shine to the glass. • Replacing Broken Glass: In case of accidental breakage or wear, a glazier replaces broken glass in windows, doors, storefronts, or other installations. They measure and cut new glass to fit the frame or space and ensure a proper, secure installation. • Glass Cutting and Shaping: A glazier is expected to measure, cut, and shape glass to fit specific spaces or designs. This could include custom-cut glass for windows, tabletops, shower doors, or decorative features. Precision in cutting and shaping is		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 20 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		critical for ensuring the proper fit and aesthetic. • Installation of New Glass: Glaziers install new glass as part of construction, renovation, or replacement projects. This includes ensuring proper installation techniques, such as securing the glass with the correct framing materials, sealants, and gaskets, to ensure safety, durability, and insulation. • Glass Restoration: For older or historic buildings, a glazier may be involved in restoring or preserving antique or special glass features. This could include cleaning, re-glazing, or repairing antique windows or glasswork to maintain its historical value. • Safety Compliance: A glazier must ensure that all glass installations meet safety standards and building codes. This includes installing tempered, laminated, or safety glass in areas where it is required, such as		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 21 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		in doors, low windows, or areas prone to high impact. • Dealing with Glass-related Emergencies: In the case of glass breakage or emergencies, a glazier is expected to respond quickly to secure the area, remove broken glass safely, and replace it with new glass to restore functionality and safety. • Weatherproofing: A glazier ensures that glass installations are weatherproof, especially for exterior windows and doors. This may involve checking and maintaining the integrity of seals and weatherstripping to prevent water leakage, air drafts, and moisture buildup. • Advising on Glass Choices: A glazier may also provide advice to clients or property owners on the best types of glass for specific needs. This could include recommending energy-efficient glass, noise-reducing glass, or decorative glass based on the client's requirements.		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 22 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Preventing Glass Damage: In addition to repairs, glaziers may also provide recommendations or treatments to prevent future glass damage. This can include applying protective coatings to reduce scratches or advising on proper handling and care to avoid accidents. • Collaboration with Other Trades: A glazier may need to collaborate with other trades, such as carpenters, painters or builders, to ensure that glass is correctly integrated into the overall structure. They may work closely with contractors to ensure proper framing and finishing of glass installations. • Measure, cut and install all types of glass, including wire glass, tempered glass and Plexiglas. • Remove and replace broken glass in wood or metal framed openings • Repair and replace window hardware and door closures. • Load and offload materials		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 23 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		- Clean, maintain, adjust, calibrates and services equipment used in the performance of duties Painter A painter in a maintenance role is responsible for the upkeep, restoration, and protection of painted surfaces within a building or structure. The expectations from a painter in maintenance include: Regular Inspections of Painted Surfaces: A painter is expected to regularly inspect painted surfaces, including walls, ceilings, doors, windows, trim, and outdoor structures, to assess the condition of the paint and identify signs of wear, peeling, fading, or damage. Repainting and Touch-Ups: A primary responsibility is to repaint areas that show signs of wear or damage. This may include touching up chipped or scratched areas, repainting surfaces that have faded, or		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 24 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		applying a fresh coat to protect surfaces from the elements, particularly for exterior surfaces exposed to weathering. • Surface Preparation: Before applying new paint, a painter must properly prepare surfaces. This includes cleaning, sanding, scraping off old paint, patching holes, or cracks, and smoothing out rough areas. Proper preparation ensures that the new paint adheres well and provides a smooth, even finish. • Protecting Surfaces: A painter ensures that surrounding areas are protected from accidental paint splashes or spills. This includes covering floors, furniture, fixtures, and trim with drop cloths or masking tape, as well as ensuring that windows, doors, and other surfaces are properly shielded. • Cleaning and Maintenance of Tools and Equipment: Painters are responsible for maintaining their tools and equipment, including brushes, rollers, paint sprayers,		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 25 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		and ladders. Cleaning tools after each use is essential for maintaining their longevity and ensuring high-quality results. • Painting Exterior and Interior Surfaces: A painter may be responsible for painting both interior and exterior surfaces, ensuring that paint is applied to walls, ceilings, trim, doors, windows, and other architectural elements. For exterior surfaces, the painter needs to choose weather-resistant paints that will protect against elements like rain, sun, and humidity. • Staining and Sealing: In addition to painting, painters are also responsible for staining and sealing wooden surfaces, such as decks, fences, cabinets, and furniture. Staining enhances the wood's appearance, while sealing provides protection from moisture, UV rays, and general wear. • Preventing and Repairing Damage: A painter addresses issues like mould, mildew, or rust on surfaces. They may treat		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 26 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		affected areas with appropriate primers or solutions before repainting to ensure the surface is clean and protected from future damage. • Color Matching and Mixing: A painter is expected to mix paints or select colors that match the existing scheme, particularly during touch-ups or repairs. They must ensure that the new paint blends seamlessly with the old paint to maintain a consistent appearance. • Ensuring Durability and Protection: Painters are tasked with selecting and applying paints, primers, and finishes that will provide long-lasting protection. For example, using high-quality exterior paints that can withstand harsh weather conditions, or choosing anti-mold or fire-resistant paints for specific areas. • Maintaining High-Quality Workmanship: Painters must ensure that their work meets a high standard, with smooth, even coats		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 27 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		and no streaks, runs, or bubbles. They should pay close attention to detail, especially when working on intricate areas or when using decorative finishes. • Working with Specialized Finishes: Some maintenance work involves applying specialty finishes, such as textured coatings, faux finishes, or decorative painting techniques. A painter may also be expected to apply finishes like varnishes, lacquers, or clear coatings to protect and enhance surfaces. • Ensuring Safety Standards: Painters must follow safety guidelines, especially when working at heights, using ladders, or handling potentially hazardous materials like lead-based paints or solvents. They should use appropriate personal protective equipment (PPE) such as gloves, goggles, respirators, and ensure proper ventilation when using strong chemicals.		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 28 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Managing Paint Inventory: A painter may be responsible for managing paint and supplies, ensuring that there is an adequate stock of necessary materials, and that paints and coatings are stored properly to prevent deterioration or contamination. • Collaboration with Other Trades: Painters may work alongside other maintenance professionals, such as carpenters or electricians, to ensure that the painted surfaces are in good condition and that the space is properly prepared for the painting process. • Customer Consultation and Recommendations: In some cases, painters may be expected to advise clients or property owners on color choices, finishes, or maintenance schedules for their painting projects. This can involve suggesting eco-friendly paints, durable coatings, or trends in design.		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 29 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Prepare, prime, sand, seal, patch and paint furniture, surfaces, buildings, and fixtures utilizing all types of painting materials such as varnish, lacquer, shellac, enamel, latex, epoxy, waterproofing and heat resistant finishes and paints. • Painting of walls, roofs, tiles, corrugated iron & sheets, fences, gates & metallic/steel material. • Tape, flush, repair and apply texturing, wallpaper, and acoustic layers on a variety of surfaces. Adjust colours when necessary; utilize enhanced finishing skills where appropriate. • Operate, clean and maintain all painting equipment, including brush, roll, sprayers and electrostatic sprayers, pumps, etc. Safely store and label all materials. • Estimates time and materials required; keep computerized records and submit reports of work performed.		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 30 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Offer assistance to the employer where required and advice on materials, design, and colours etc. • Loads and offload materials • Clean, maintain, adjust, calibrate and service equipment used in the performance of duties • Keep materials in secure and safe storage areas in accordance with SHEQ guidelines. Roof Maintenance A roof maintainer is responsible for ensuring the ongoing care and upkeep of a roof, to maximize its lifespan and prevent damage. The specific tasks and responsibilities expected from a roof maintainer include: • Regular Inspections: A roof maintainer regularly inspects the roof to identify signs of damage, wear, or deterioration. This includes checking for issues such as		
Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 31 of 55	

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		cracked or missing shingles, loose tiles, rusted metal, or damaged flashing. • Cleaning: Roof maintainers are responsible for keeping the roof clean. This involves removing debris such as leaves, branches, moss, or algae, as well as clearing or cleaning the gutters and downspouts to ensure proper water drainage. Clogged gutters can lead to water damage, so keeping them clear is crucial. • Identifying and Repairing Leaks: One of the primary duties of a roof maintainer is to identify leaks and their sources. This might involve inspecting the roof for signs of water penetration, such as dampness or stains on the ceiling. Once identified, repairs should be made to prevent further damage. • Maintaining Roof Components: Roofs often have various components like flashing, vents, chimneys, and skylights. A roof maintainer is responsible for ensuring these components are in good condition and		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 32 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		properly sealed to prevent leaks. They may need to reseal or replace worn-out seals around these parts. • Replacing Damaged Materials: If shingles, tiles, or other roofing materials are damaged or worn out, the roof maintainer will replace them to prevent further issues. This may include patching up holes, replacing cracked tiles, or re-nailing loose shingles. • Ensuring Proper Drainage: Proper drainage is essential to prevent water build-up, which can lead to roof leaks, sagging, and structural damage. A roof maintainer ensures that the roof's drainage systems, including gutters and downspouts, are functioning correctly and are free of blockages. • Assessing and Preventing Damage from Weather: A roof maintainer is expected to monitor and address potential damage caused by weather conditions, such as snow, rain, hail, or high winds. This may		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 33 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		involve reinforcing areas that are prone to damage or ensuring that materials are durable and weather resistant. • Inspecting Insulation and Ventilation: Roof maintainers also check that the roof's insulation and ventilation systems are working properly. Poor insulation can lead to issues with temperature regulation, while improper ventilation can result in condensation build-up, mould growth, or premature wear on roofing materials. • Ensuring Safety: Roof maintenance is a dangerous task, so maintainers are expected to follow safety protocols, such as using proper fall protection equipment, working at safe heights, and handling tools and materials with care. • Providing Recommendations for Long-term Care: Roof maintainers often advise property owners on the best practices for maintaining the roof long-term, such as suggesting when a full roof replacement		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 34 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		might be necessary or recommending additional measures to protect the roof. Bricklaying A bricklayer in a maintenance role is expected to ensure the structural integrity, appearance, and longevity of brick and masonry surfaces. Their duties primarily involve the repair, upkeep, and restoration of brickwork to keep it safe and functional. Here are the key expectations for a bricklayer in maintenance: • Inspection and Assessment of Brickwork: A bricklayer is responsible for regularly inspecting brick structures for signs of wear, damage, or instability. This includes checking for cracks, shifting bricks, loose mortar, and other signs of deterioration that could compromise the structure's integrity.		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 35 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Repairing Cracks and Damaged Brickwork: If cracks or other damage is found in brick walls, foundations, or other masonry, the bricklayer is expected to repair them. This can involve replacing individual bricks, filling cracks with mortar, crack stitching with reinforcement and mesh, or patching up holes to restore the wall's stability and appearance. • Repointing Mortar Joints: Over time, the mortar between bricks can deteriorate due to weathering or natural wear. A bricklayer is responsible for repointing, which involves removing the old, crumbling mortar and replacing it with fresh mortar to restore the integrity of the brickwork and prevent water ingress. • Replacing Broken or Missing Bricks: A key task is replacing damaged, cracked, or missing bricks in walls, foundations, or other masonry structures. The bricklayer ensures the new bricks match the existing ones in		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 36 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		size, shape, and colour to maintain the aesthetic appearance of the structure. • Ensuring Structural Stability: The bricklayer is expected to ensure that the brickwork remains structurally sound. If walls or foundations have shifted or settled, the bricklayer may need to rebuild or reinforce sections to ensure they are stable and secure. • Waterproofing and Sealing: Brickwork can be vulnerable to water damage, leading to deterioration over time. A bricklayer may be responsible for applying sealants or waterproof coatings to protect the masonry from moisture infiltration, particularly in areas exposed to weather, such as exterior walls or chimneys. • Cleaning and Restoring Brick Surfaces: A bricklayer may be tasked with cleaning brick surfaces to remove stains, dirt, moss, or efflorescence (salt deposits). They may use appropriate cleaning methods and tools to		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 37 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		restore the brick's original appearance without causing damage. • Repairing Chimneys and Fireplaces: For buildings with chimneys, bricklayers are responsible for maintaining and repairing chimney stacks, flues, and fireplace brickwork. This includes fixing cracks, re-pointing, replacing damaged bricks, and ensuring proper ventilation for safety. • Rebuilding or Strengthening Foundations: In cases of foundation damage, a bricklayer may be called upon to rebuild or reinforce the brick foundation. This could involve replacing damaged bricks, stabilizing the structure, or underpinning to ensure the foundation is solid and stable. • Ensuring Proper Drainage: A bricklayer ensures that masonry structures are properly designed to handle water flow. For example, they may install weep holes in brick walls to allow water to escape and		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 38 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		prevent moisture build-up that can damage the bricks or cause structural issues. • Restoring Historic or Decorative Brickwork: For older or historic buildings, bricklayers may be expected to restore or preserve brick features such as decorative brick patterns, arches, or historical façades. This requires specialized knowledge of older building techniques and the careful use of matching materials. • Safety and Compliance: A bricklayer must ensure that all work meets safety regulations and building codes. This includes using proper scaffolding, securing work areas, and ensuring the stability of the brickwork during repairs or construction. They must also adhere to safety standards when working with hazardous materials like old mortar that might contain lead. • Preventing and Managing Cracks: A bricklayer helps prevent future cracking by addressing underlying issues such as poor		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 39 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		drainage, moisture build-up, or settling foundations. They might reinforce weak sections of a wall by underpinning the foundations reinforcement and concrete or install reinforcing elements like steel bars to prevent further damage. • Collaboration with Other Trades: Bricklayers often work with other tradespeople, such as builders, electricians, plumbers, or plasterers, to ensure that masonry repairs are completed properly and integrated with other building systems. They may also coordinate with engineers to ensure that structural repairs meet safety standards. • Advising on Long-Term Maintenance: A bricklayer may provide advice to property owners or managers about the long-term care of their brick structures, recommending routine inspections, proper cleaning methods, and steps to prevent water		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 40 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		damage or other issues that could harm the masonry. • Erecting of minor walls • Demolition of minor walls • Erect precast concrete walls • Install, repair & remove fences • Cast concrete • Erect signage poles • Dig and cover-up trenches • Operate HP machine • Load and unload materials • Digging and closing of trenches and holes where required • Installation of poles Boiler Maker • Erect fences • Garage doors, • Gates and poles		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 41 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		- General Welding - Clean, maintain, adjust, calibrate and service equipment used in the performance of duties. Tiler A tiler is a skilled tradesperson responsible for installing and maintaining tiles on floors, walls, ceilings, and other surfaces. The primary functions of a tiler include: Preparation of Surfaces: Before installing tiles, a tiler ensures that the surface is clean, dry, smooth, and level. This may involve scraping off old tiles, filling in gaps, smoothing out uneven surfaces, or applying a base layer like cement or adhesive to ensure proper tile adhesion. Measuring and Planning: A tiler takes precise measurements of the area to be tiled to calculate the number of tiles needed		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 42 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		and determine the best layout. They often use chalk lines, laser levels, or square tools to ensure the tiles are aligned correctly. Proper planning is essential to avoid awkward cuts and ensure a symmetrical appearance. • Cutting Tiles: Tilers often need to cut tiles to fit edges, corners, or around obstacles like outlets or fixtures. They use specialized tools like tile cutters, wet saws, or grinders to make clean, accurate cuts. • Tile Installation: Once the surface is prepped and tiles are measured and cut, the tiler applies adhesive (cement or tile glue) to the surface. The tiles are then pressed into place, with even spacers placed between them to ensure consistent gaps for grouting. Tilers must work carefully to maintain a straight pattern and level the tiles as they go. • Grouting: After the tiles are set in place and the adhesive has dried, the tiler applies		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 43 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		grout to fill the spaces between the tiles. This is done by spreading the grout across the surface, ensuring it fills the gaps evenly, and then wiping off the excess grout with a sponge. • Sealing: After grouting, the tiler may apply a sealant to protect the grout and tiles from stains, moisture, or wear, especially in areas like bathrooms or kitchens where water exposure is common. • Finishing Touches: Tilers may install trim pieces or edge tiles to provide a neat, finished appearance. They also clean up any excess grout or adhesive and ensure the tiled surface is properly polished and ready for use. • Maintenance and Repairs: In some cases, tilers are also responsible for repairing damaged tiles, replacing broken or cracked tiles, or re-grouting areas that have deteriorated over time.		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 44 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

2.2	The contractor shall provide a 4x2 double-cab vehicle for the use of its employees.	Double Cab Bakkie x 1	H	
2.3	The contractor shall provide a 4x2 single-cab vehicle for transportation of construction rubble to an authorised municipal dumping site	Single Cab Bakkie x 1	H	
3	Electrical	In Terms of the Electrical Installations Regulations (SANS 10142-1), which are a Schedule to the Occupational Health & Safety Act, an Electrical Contractor must be Registered as an Accredited Person (i.e., Electrical Tester for Single Phase) with the Department of Labour, and be Registered with the Electrical Contracting Board of South Africa (ECB) to Legally undertake Electrical Installations and Issue Certificates of Compliance (COC)		
3.1	Electrical Scope			
Reference No: MEA-07009		Reference Rev No: 0	Date: 2025/03/17	Page 45 of 55

Controlled Disclosure

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

3.2	This scope is for services of the electrical maintenance and repair including the delivery and installation of domestic electrical equipment as and when required basis at Kriel properties, all Eskom houses with garages and outside rooms and toilets, Bokmakierie flats and Bachelor flats including all garages.	The services shall include the following activities: - • Routine maintenance and repairs • Inspections & cleaning • Emergency breakdown services/callouts • Statutory inspections • Defect correction during normal and abnormal working hours, to ensure the integrity of the domestic power circuits • Maintenance will be conducted on the following domestic equipment and appliances, stoves geysers, plugs, switches and lights. • Fault finding, electrical circuits and wiring repairs including test of the earthing integrity, distribution boards repairs, circuit breakers replacement and any other faults repairs • Maintenance of existing electrical installations within the property boundary, outside lighting, fittings, and equipment • Installation of new electrical equipment, appliances, lighting, and fittings		
Reference No: MEA-07009		Reference Rev No: 0	Date: 2025/03/17	Page 46 of 55

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

		• Connection of new appliances • Complete rewiring of flats and residential houses as and when required including all the necessary circuit breakers • All new installations shall be supported by a COC certificate Routine maintenance and Statutory Inspection - First year: Perform earth leakage test, distribution board testing, relabelling of all the electrical circuits, installation of all blank covers, cleaning and issuing of new COC on all Eskom residential properties (540 houses including flats) Yearly activities: Perform statutory earth leakage tests, and distribution board testing. Relabelling of all the electrical circuits and installation of all blank covers as and when required		
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Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 47 of 55
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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

3.3	The Resources are as follows: - - Supervisor x 1 - Electrical Technician x 1 - Artisans x 3	The Contractor shall provide all labour, supervision, administration and management, equipment, tools, and supply of all material required to perform the facilities management services specified herein		
3.4	Requirements	- The contractor must have a valid electrical Contractors Certificate of Compliance (Wireman's License) - All artisans must have Electrical Trade Test Certificates and CV's - Technicians and Supervisor must have Electrical Engineering Diploma and minimum 3 years working experience accompanied by CV's - Contractors ECA (Electrical Contractor Board) Membership - Compensation for Occupational Injuries Act, 1993 (COIDA) - The contractor to submit a report with test results, QCP and COC after completing all activities.		

Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 48 of 55
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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

SCOPE COMPILATION REFERENCES				
SOURCE & Ref No.	Yes	No	N/A	Comments
Previous outage service reports		X		
Return to service data packages		X		
Maintenance Strategy with Rev number	X			
SAP defects (attach list as appendix)		X		
GHRMS (STEP) reports (Generation Heat Rate Management System)		X		
Online Condition Monitoring		X		
Pre-outage performance test results		X		
Post outage performance test results		X		
GPSS/ Plant Performance data on UCLF incurred		X		
OMS / IIRMS recommendations (Audits Reports)		X		
Risk controls (IRM system)		X		
Previous audits and reviews (e.g. ERAP)		X		
Engineering Change Requests (Projects)		X		
Reference No: MEA-07009	Reference Rev No: 0		Date: 2025/03/17	Page 49 of 55

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

LOPP strategy reports		X		
URS		X		
Philosophy (Outage)		X		
Condition Monitoring Report		X		
VA/PHD Viewer trends		X		
Corrective Actions	X			
CARAB reports		X		
Statutory Requirements		X		
Grid code requirements		X		
Waivers and Exemptions		X		
Calibration requirements		X		
Previous Outage SOW variations		X		
Post Mortems Actions from previous outages		X		
Pre-Outage plant walks		X		
Risk based inspection (RBI) report		X		
Simulation, TOIs, OON, SI		X		

Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 50 of 55
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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

COMMENTS

Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 51 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

BILL OF MATERIALS

No:	Full description of Material/Spares/Equipment	Specifications of Material/Spares/Equipment	Stock No	Part Number	Required Quantity
1	Cement – 50kg	42.5N			1000
2	Sand	-			200 m ³
3	Stone Aggregates –	-			200 m ³
4	Bituminous materials –	-			300 m ³
5	Paint (Interior and exterior - walls and ceiling)	20L			4000
6	Paint (wood and metal)	20L			1350
7	Roof sheeting (IBR Heavy Duty) –	0.4 mm to 0.5 mm			8500 m ²
8	Roof tiles	Clay Tiles: Standard Size: 250 mm x 400 mm / various types			11000 m ²

Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 52 of 55
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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

9	Gutters and downpipes –	Quad Gutters Width: 115 mm to 150 mm Height: 75 mm to 100 mm Half-Round Gutters: Width: 125 mm to 150 mm Height: 75 mm to 100 mm Fascia Gutters: Width: 125 mm to 150 mm Height: 75 mm to 100 mm Box Gutters Width: 150 mm to 300 mm Height: 100 mm to 150 mm Standard Round Downpipes: Diameter: 90 mm, 100 mm, or 110 mm Square Downpipes Width: 75 mm x 75 mm, 100 mm x 100 mm Rectangular Downpipes: Width: 100 mm x 50 mm, 150 mm x 75 mm			5000 m
10	Plumbing Pipes – 2000m m 10000				5400 m
11	Waterproofing	Wall and Roof			9500 L

Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 53 of 55
--------------------------------	---------------------	------------------	---------------

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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

12	Bathtub			300
13	Basin			400
14	Sink			400
15	Glazing Obscure			300 m ²
16	Glazing	4-6mm		2500 m ²
17	external door			540
18	ceiling			5000 m ²
19	Garage Doors	Width(2.4 meters)Height:(2.1 meters)		120
20	Garage motors	120V		350
21	Double leaf gate	Steel		320
22	Single pedestrian gate	steel		200
23	Geysers	Medium Capacity Geysers (50-100 Liters): Size: 50L, 60L, 75L, 80L, 100L		450
24	Stoves (4 plate)	(1500W to 2500W).		350
25	Toilet paper holder			490
26	Laundry Lines (wire)	12 Gauge (4.0 mm):		5000 m

Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 54 of 55
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	MATLA POWER STATION SCOPE OF WORK	Document Identifier	14593	Rev	7
		Effective Date	October 2024		
		Review Date	October 2027		

27	Floor Tiles				3000 m ²
28	Wall Tiles				1000 m ²
29	Paving	Different types			8000 m ²
30	Water closet				400
31	Bakkie	4*2 Diesel			2
32	Carpentry consumables (Screws, door handles, locks, door stops etc)				500
33	Plumbing consumables (taps, mixers etc)				1000

Reference No: MEA-07009	Reference Rev No: 0	Date: 2025/03/17	Page 55 of 55
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