

Annexure 3.2 - Scope of work

Rand Water is looking for a competent contractor to carry out the works outlined below in accordance with the specification.

1. Concrete slab roof repairs (waterproofing)
2. Boundary wall repairs (plastering & painting)
3. Balustrade maintenance
4. Roof access tower refurbishment

1. Waterproofing

1.1 No3 Control Room, No3 Mcc and blow house and Administration roof Slab - Removal of old damage waterproofing membrane and installation of the new waterproofing membrane.

Objective:

Remove the existing damaged waterproofing membrane from the slab and install a new waterproofing membrane to prevent water ingress and ensure structural integrity of the slab

- Total roof slab size at No 3 Control: **430 m²**
- Total roof slab size at No 3 Mcc and blow house: **820 m²**
- Total roof slab size at Admin building: **67 m²**

1.1.1 Removal of old Waterproofing Membrane

- Remove existing damaged waterproofing membrane from the slab
- Scrape off old adhesive, membrane and other materials.

1.1.2 Pre- Treatment and repair works

- Inspect roof slabs for damages, cracks, and gaps.
- Screed and seal all cracks and joints to provide a smooth and even surface and prevent water ingress.

1.1.3 Waterproofing applications

- Apply 4mm touch-on membrane
- Ensure even coverage and overlaps (75 -100mm)
- Weld seams using a torch

1.1.4 Material to be used

- Torch-on membrane (SP4 torch on)
- Primer
- Protecting coating (Aluminium Silver paint Plascon or equivalent)

1.1.5 Coating of membrane

- Prepare surface: Ensure the membrane is clean, dry and free of debris.
- Apply primer (if necessary): Use suitable primer for aluminium silver paint.
- Apply aluminium silver paint: Follow manufactures instruction.
- Inspect and touch up: Verify even coverage and address any imperfections

1.1.6 All parapet walls – The contractor shall apply waterproofing treatment to all the parapet walls, ensuring a watertight seal to prevent water ingress. Ensuring a minimum 150mm upstand at all edges.

1.1.7 Safety precautions:

- Ensure proper safety gear is utilised
- Follow manufacturer guidelines for torch on membrane application.
- Comply with environmental regulations on using bituminous materials



Figure 1:No. 3 Control roof slab



Figure 2: No.3 Mcc and blow house



Figure 3: Main Administration roof slab

NOTE:

- **The contractor shall ensure compatibility of materials with the existing waterproofing system.**

- **The contractor shall provide manufacturer certificate and warranties.**

2 Boundary wall repairs

2.1 No.3 Control Room Boundary Wall – Removal of old plaster and replastering with Bird mesh

- Area of the boundary wall :**20 m²**

2.1.1 Removal of old plaster and Replastering:

- Remove existing damaged plaster from concrete walls
- Clean surfaces
- Fill cracks
- Apply bonding agent
- Apply bird mesh to surface
- Apply new plaster to match the existing finishes (minimum 15mm thickness)
- Float and finish to a smooth surface (Masonry float)

2.1.2 Painting: Paint all Boundary walls.

- Total area to be painted: **26 m²**
- Prepare plastered surface; (Clean, dust, and prime)
- Apply external wall paint to all the boundary walls: Paint type (acrylic)
- Colour: Golden Path (Dulux or “Equivalent”)
- Apply an adequate number of paint coats to achieve complete coverage



Figure 4: No3 control boundary walls

3 Balustrade Maintenance

3.1 No.3 Control Room - Balustrades and glass frames

3.1.1 Painting of balustrade and glass frames:

- Prepare the surface to ensure that all rust is removed from the frames and balustrade
- Apply an adequate number of paint coats to achieve complete coverage
- Area to be painted for Balustrade: **61 m²**
- Area for balustrades frames: **17 m²**
- Colour: Mediterranean blue (Plascon or “Equivalent”)



Figure 5: Balustrade to be painted.

4 Roof access tower refurbishment

4.1 Refurbish Roof Access Tower

4.1.1 Removal and Installation of Gutters

- Remove damaged gutters
- Replace with the same design of gutters. The existing gutters are a square type, steel 6inch gutter.
- Ensure proper water flow and drainage
- Roof area: **6 m²**
- Length of gutters around the roof: **8 m**
- Paint the newly installed gutters white

4.1.2. Connect and repaint the existing two (2) downpipes:

- Clean, prepare and reconnect the existing downpipes
- Apply an adequate number of paint coats to achieve complete coverage
- Colour: White
- Size: 1.73 m long (Pipe diameter 100mm)

4.1.3. Remove and install a new door, ensuring secure and smooth operation.

- Inspect and clean door frame after removing door.

- Align a new door with frame
- Door Size: 1.36 x 0.85 heavy duty wooden door
- Vanish the door to provide protection for water and UV light



Figure 6: No. 3 Roof Access tower

5 Health and safety

- Contactor shall submit a safety file and attend induction before work commences
- Contractor shall be solely responsible for the risk assessment, managing health and safety issues associated with this project. Based on hazard assessments, the contractor shall provide employee personal Equipment (PPE) that will protect employees from hazards.
- The works shall be carried on high rise buildings and the contractor shall provide all necessary equipment to ensure safe working conditions for its employees.
- All work areas shall be kept clean and free of hazard.
- Contractor shall place visible signs indicating hazard work zone

6 General

- Removal and disposal of rubble shall be the contractor's responsibility
- All the material required for the works shall be supplied by the contractor
- Contractor shall provide its own storage facility and security
- The cost for the Preliminaries and General (P&Gs) shall be included on the line items mentioned on the pricing schedule.
- Zuikerbosch site is a National Key Point, therefore the contractor must comply with the regulations.
- The Contractor will be required to provide a comprehensive handover report upon completion of the work.
- The contractor shall provide a warranty for a period of 10 years from the date of completion of the torch on membrane installation.

ANNEXURE C4: SITE INFORMATION – Rand Water Zuikerbosch

Site Briefing

22.05.2025 @ 09:00 – we meet at Risk Control Parking Area

Vischagat Road, Three Rivers East
Vereeniging, 1939
GPS Coordinates: S 26° 41.520 and E 28° 00.061

THE IMPORTANCE OF WEARING PPE

Everyone accessing the plant will be expected to wear safety shoes, failure to which no access will be granted.

THE IMPORTANCE OF CARRYING YOUR DRIVER'S LICENSE

Everyone accessing the site using personal or company vehicles is requested to always carry their valid driver's license.

VALID CAR DISCS ARE ESSENTIAL

Every company or personal vehicle accessing the site must have a valid car disc. The biometric system will scan and cross-reference these discs to ensure compliance with local regulations. Failure to have a valid car disc may result in the vehicle being refused entry.

DATA SECURITY

The site complies with the principle of Personal Access to Information Act (PAIA) and as such all data collected will be treated with the utmost confidentiality and used solely for security and access control purposes.