



ELISENHEIM OWNERS ASSOCIATION

EOA CIRCULAR 59

CONTRACTOR BUILDER HOLIDAY // CLEANING OF SITES // PUBLIC HOLIDAY

06 November 2024

Dear Homeowners / Contractors

Please be herewith informed that the last day for building activity on the Estate is **Saturday, 14 December 2024 at 13h00**. No Contactor or Sub Contractor will be allowed to enter the Estate, for any construction work, after the aforementioned date. Building activity may commence again on **Wednesday, 8 January 2025 at 06H00**. This period of 'no construction activity' is formally referred to as the Builders Holiday.

Contractors are therefore required to commence with cleaning up of construction sites, by 09 December 2024 and inspections will be on 12 and 13 December 2024. Inspections include, but are not limited to, the following;

- All hard and soft rubble to be removed from site, including streets and sidewalks.
- All paper and plastics to be removed from the site
- Contractors' bio toilets that will remain on the estate should be thoroughly cleaned and locked for the duration of the builder's holiday.
- All building materials must be stored within the site boundaries and where possible, locked up safely.
- No material must be stored on the pavement for the duration of Builders Holiday, this includes building stone and sand. Excess building stone and sand must be stored



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within the site boundaries and in a manner that will not disturb the pavement and street during inclement weather.

- Contractors who fail to comply with the above request will be fined N\$5000.00 for non-compliance.

Furthermore, a reminder that **Monday, 10 December 2024** is a public holiday, and as usual, no construction activity will be allowed on a public holiday. Please ensure that you observe the public holiday and plan construction works accordingly.

It is the prerogative of each Contractor to ensure that priority construction activities are completed by **Saturday, 14 December 2024** as no special permission will be granted for any circumstance. These are as follows but not limited to:

- Installation of new swimming pools and pumps
- Installation of new air conditioners
- Installation of cupboards and kitchen joinery
- Installation of any electrical equipment
- Any form of tiling, fitting or carpeting
- Painting of any kind
- Drawing of electrical wiring in electrical conduits and commissioning of electricity of the dwelling
- Fitting of geysers and or solar panels
- Security alarms, security lighting and or laser beams
- Any hard landscaping at gardens with excavation machinery, jack hammers and building of retaining walls
- Cleaning up of building rubble after the closing date
- Deliveries of material



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- Stripping of steel or wood from frame work for concrete shuttering

Please note, the only workers that will be allowed on to the estate are:

- Domestic workers
- Gardeners
- Emergency maintenance workers

Kind regards,

ELISENHEIM ESTATE MANAGEMENT



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