



GARLINGTON BUILDING CODE

BUILDING PROCEDURES

- 1 After a Homeowner has had his/her building plans approved by GARC and the owner wishes to commence building, he is required to contact the Garlington Homeowners' Association (prior to work on site commencing) and a Site Handover Meeting will be arranged.
- 2 Prior to the Site Handover Meeting:
 - 2.1 The owner/contractor must lodge a deposit of R10 000 with the Garlington Homeowners' Association and in the event of the owner electing not to use the services of his Architect to supervise the building, then such deposit shall be increased to R30 000.
 - 2.2 The contractor shall lodge a deposit of R10 000 with the Garlington Homeowners Association.
- 3 Before the handover, the owner shall be obliged to have the boundary pegs identified by a Land Surveyor and a certificate to this effect shall be handed to the owner at the Site Handover Meeting.
- 4 A building contractor and owner will be obliged to enter into a contract with the Garlington Homeowners' Association and complete the Site Handover Form prior to the commencement of construction.
- 5 Only builders approved by the Garlington Homeowners' Association may be used and for this purpose the owner may merely submit the name of the builder to the Garlington Homeowners' Association who shall advise the owner if the specific builder has been precluded from building at Garlington. The Garlington Homeowners' Association does not give any undertaking as to the quality of builders but does have the right to exclude builders from building at Garlington. All builders must be members of the Master Builders' Association.