

## **Guidelines for Proper Site Preparation**

**Proper site preparation is one of the most important factors in your building construction. It is also important for your satisfaction in the final product.**

√ **The site should be level.**

While accepted construction methods allow us to construct your building on a site which is as much as 8" out of level, a truly level site is preferable.

If your site is more than 8" out of level the posts which are shipped as a part of our building package will have to be replaced with longer posts. If this is not discovered until the construction crew arrives the construction will be delayed, additional posts will have to be obtained, and the additional costs of construction delay (\$300 customer caused pull off and return fee) as well as the replacement materials and delivery costs (\$ actual costs plus shipping) will be added to the cost of your building.

If you know at the time of the time of contract writing that you are going to build on an unlevel site this can be factored by your salesman at the time of the contract, the longer posts can be included in the original shipping package, and you will not have the additional materials and delivery charge or the construction delay charge.

Taut strings strung from corner to corner around the perimeter of the building and an inexpensive string level can give you a good indication whether or not your site is level. Better yet, hire an excavation contractor who has a transit, inform him of the requirement for a level site, and put that requirement in your contract with him.

√ **The site should be raised 6" to 12" above the surrounding ground.**

This will help insure better drainage away from the building. If the site is in an area where a large volume of water may drain toward your building diversion ditches may also be desired.

√ **The level site footprint should be 4' to 6' wider than the building footprint.**

This will allow you to make slight shifts in you building placement if necessary.

√ **An additional cleared 6' to 10' perimeter is necessary during construction.**

This will allow your construction crew to move freely about the site and have adequate space for ladder placement and equipment travel during construction. Sloping this area away from the building 1" per foot will help insure proper drainage.

√ **Construction materials should be placed 20' to 25' away from the building footprint.**

Building materials should not be placed on the actual footprint of the building, but adjacent to the footprint approximately 20' to 25' away. This is near enough the building footprint to allow the construction crew easy access to the materials, but not in the way of actual construction.

√ **Site selection requirements noted on policy clarification and purchaser agreement.**

**The above guidelines apply to site preparation. There are additional purchaser responsibilities in regard to selection of a site free from hazards, providing adequate access to the site, and damage to lawns, driveways, and utilities during construction.**