AVITA MX

QUICK INSTALLATION GUIDE

# How your unit is installed

Your unit arrives built at the factory and is installed on your land: it is not built there. The process is five stages, and it is the same for a capsule as for a modular home. Where it changes, we say so.

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**THE SAME FOR CAPSULES AND FOR MODULAR HOMES**

- The five stages and their order: visit, preparation, placing, assembly and connection, handover.
- The site visit, at no cost, and the report with what is worth doing before the date.
- What has to be ready: clear access, firm ground for the crane, level ground that drains, and the water, drainage and power points.
- What we take care of: transport, crane, road permits and handling.
- What the owner takes care of: the leveling or foundation, the service connections and the municipal permits.
- The handover: inspection with you, your file, a sticker with the phone numbers, and the same team back if anything fails.

## What changes between the two lines

| | Signature Capsule | Modular Home |
|---|---|---|
| **How it arrives** | Finished and fitted, in one piece | Folded on a flatbed, ready to unfold on your land |
| **How it gets onto the lot** | On a flatbed: up to 3.40 m wide and 3.30 m tall | Inside a standard container |
| **What happens on site** | Craned down, connected and tested | Craned down, the wings open, the modules are joined, the joints are sealed and it is connected |
| **Clear space to leave** | That of the unit, plus the crane's maneuvering room | That of the house **once unfolded**, plus maneuvering room |
| **How long the installation takes** | The same day | One or two days |
| **Warranty** | 20 years structure · 3 shell, walls and glass · 1 systems | 10 years structure · 1 year plumbing, wiring, doors and windows |

## 1 Site visit

**BEFORE BOOKING A DATE**

- An agent comes to your land, at no cost
- Where the transport comes in and where the crane sets up
- Where your unit will sit
- Whether the ground is ready or worth leveling
- The condition of your water, drainage and power points

Ends with: **the plan for your delivery, and the date**.

## 2 Preparation

**BETWEEN THE VISIT AND THE DATE**

- **Clear height** all the way in: no cables, branches or structures overhead
- **Firm ground** where the crane sets up, so its outriggers can bear
- **Ground that drains.** No ponding where the unit will sit or along the way in
- **Services available**: water, drainage and power
- **Your municipal permits** under way. Worth starting as soon as you have a date; we guide you
- On our side: transport, crane, permits and handling along the way

> **ONLY FOR CAPSULE**
>
> - **Clear passage** for the transport: your capsule is up to 3.40 m wide and 3.30 m tall and travels on a flatbed. The access has to take that comfortably, and allow the turn
> - **Maneuvering space** next to the spot where the unit will sit
> - **Level, firm ground** where it will sit

> **ONLY FOR MODULAR HOME**
>
> - **Clear passage** for the transport: your home travels folded inside a standard container, and the access has to take that truck and allow the turn
> - **Maneuvering space** around the spot where the house will sit: the wings open on site and need room of their own
> - **Level, firm ground** across the whole footprint of the house once unfolded
> - And the assembly crew, also on our side

Ends with: **the site ready and the date confirmed**.

## 3 Placing

**CAPSULE, DELIVERY DAY · MODULAR HOME, DAY 1**

- Your unit arrives, protected from the factory
- It is checked with you before it comes down
- The crane lifts it and sets it on the spot we agreed on the visit
- It is leveled

> **ONLY FOR CAPSULE**
>
> - The transport cover comes off and the crane takes it from its factory lifting points

> **ONLY FOR MODULAR HOME**
>
> - It arrives folded, inside its container. What is leveled is the base the wings will later open onto

Ends with: **your unit set down and level**.

## 4 Assembly and connection

**CAPSULE, SAME DAY · MODULAR HOME, DAY 1 AND 2**

- Connected to your water, drainage and power
- Systems and equipment are tested

> **ONLY FOR CAPSULE**
>
> - There is nothing to unfold: your capsule arrives built and fitted at the factory, in one piece
> - The equipment that ships separately is installed: the condensers, and the water heater on the A3 and the A7, which are the models that carry it
> - The kitchen, if you added it, leaves the spaces ready for a range hood, cooktop and refrigerator —those appliances are not included
> - Checked against the factory packing list, piece by piece and in front of you

> **ONLY FOR MODULAR HOME**
>
> - The wings open over the prepared ground. There is no construction work
> - The modules are joined and the wall, roof and floor joints are sealed
> - Trims and the carpentry finished on site are fitted

Ends with: **your unit ready to live in: the same day for a capsule, in one or two days for a modular home**.

## 5 Handover

**AT THE CLOSE**

- Final inspection with you: it is delivered when you accept it
- Your unit file: manuals, warranty certificates and contact sheet
- A sticker with the direct phone numbers, fitted on the unit
- If anything fails you call us, and the same team that installed it comes back

> **ONLY FOR CAPSULE**
>
> - The warranty starts: **20 years** on structure, **3** on shell, walls and glass, **1** on systems

> **ONLY FOR MODULAR HOME**
>
> - The warranty starts: **10 years** on structure and **1 year** on plumbing, wiring, doors and windows

Ends with: **your unit delivered and backed**.

The exact figures your access needs are given to you in writing on the visit, with your own measurements in hand. What is above is what they are measured against.

# Preparing the ground

This is the part the owner takes care of, and the one worth understanding before booking a date. A unit that sits well never gives trouble again; one that does not gives all of it.

## What we do

- On the visit we measure the access, agree the exact spot and look at the ground where the unit will sit.
- You get a report with what is worth doing: whether leveling and compacting is enough, or your case calls for a slab or a foundation.
- **The site visit produces the technical report for your land**, and that report is what we hand you so your builder or architect can define the bearing points.
- If you want, we help you get that work quoted with people from the area.

## The three ways to solve it

- **Concrete slab.** The usual one when the ground is even and the unit stays permanently.
- **Piers or footings with beams.** Bearing points instead of a full slab. Works well on uneven ground and leaves ventilation and access underneath.
- **Screw piles.** Quick and with little civil work. Useful where the soil is poor or the installation is temporary.
- Which one suits your case is decided by your builder, with that report and the ground you have.

## What the owner does

- Contract and carry out the leveling, slab or foundation with the professional of their choice.
- Leave water, drainage and power available on the lot.
- Obtain the permits and licenses the municipality asks for. We guide you and go along with you gladly.

### Why it works that way

- Every lot behaves differently, and that depends on things you cannot see: fill, moisture, slope, a nearby bank. The party who can answer for that is the one who studies and builds the foundation, not the one who makes or installs the unit.
- That is why the AVITA MX warranty covers the unit and our installation, and not the ground or the civil work underneath.
- And that is why we insist on the visit before booking: it is where you find out, with time to spare, what your lot needs.

## After handover

Like any home, the unit asks for normal upkeep. Just enough to make it last what it should:

- Check the roof, the seals and the joints twice a year, and before the rainy season.
- If your unit has air conditioning, clean its filters as often as its manual says, and air the unit so moisture does not build up.
- If you see a leak, an open joint or something that no longer closes properly, call us before it grows. That is what the contact sheet in your file is for.

## Five points before we close

1. **The nature of this document.** This quick guide is published for **information and guidance purposes only**, as supporting material so you know, by way of example, how an installation runs under normal conditions. **It does not constitute technical, engineering, architectural, legal or any other kind of advice, and it does not replace consulting, designing, calculating, directing or supervising by a qualified professional duly authorized to do so.** Any decision you make on the basis of the information published here is your sole responsibility. AVITA MX does not warrant that this guide applies to any particular lot or case, and assumes no liability for the use made of its content.
2. **The civil work and the foundation are not ours.** AVITA MX delivers the unit and installs it. The soil study, the structural design, preparing the ground, the design and execution of the foundation and the service connections are the owner's, who contracts and carries them out with the professionals of their choice and under their sole responsibility. **AVITA MX does not direct, supervise or validate that work, and does not answer for it**, nor for settlement, unevenness, leaks or damage originating in the ground, in the soil study, in the structural design or in work carried out by third parties. Our warranty covers only the unit and our own installation.
3. **Every lot is different.** The times and steps here are those of a normal delivery. Access, ground conditions and destination can change them. What applies to your case is set on the visit and written into your quotation.
4. **The plan is built on what we saw and what you told us.** The visit report is prepared from what we observe on site and from the information the owner provides about the lot, its access and its services. If anything changes between the visit and the delivery date, let us know: the plan is adjusted and that is that.
5. **Your quotation governs.** Between this guide and your quotation or contract, your quotation or contract governs. This guide is not an offer and does not modify anything already signed with AVITA MX.

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