

PROPER PRE-CONSTRUCTION TERMITE TREATMENTS

A Guide for Residential Homeowners



State of Florida
Department of
Agriculture and
Consumer Services
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The Department of Agriculture and Consumer Services (DACS) licenses pest control operators and regulates the application of pesticides for the prevention or control of subterranean termites.

Most residential structures built in Florida are treated during construction to prevent subterranean termite infestation. This publication is a guide for individual's planning to hire pest control operators for these preventative termite treatments, commonly referred to as pretreats.

Pesticides used to treat for termites (termiticides) are diluted before application. A proper treatment requires use of the correct dilution ratio and application of the correct volume of that solution in or around various structural elements.

Dilution ratios are specified on each termiticide label. Usually 1-2 gallons of concentrate are used to make 100 gallons of solution. However, there are some exceptions; it is important to review the label to know the correct rate.

The total volume of solution used to treat various structural elements is the same on all termiticide labels:

1. Fill material to be covered by a slab is treated with 1 gallon of solution per 10 square feet (soil fill). For coarse fill (gravel), 1.5 gallons per 10 square feet are used.
2. Soil areas next to walls (both inside and outside), piers, pipes and under "critical areas" such as slab expansion joints are treated with 4 gallons per 10 linear feet per foot of depth. (This includes fill areas inside chimneys and earth-filled porches).
3. Voids in hollow masonry receive 2 gallons of solution per 10 linear feet. Though a concrete block wall may have multiple chambers (2 or 3-hole blocks), it is counted as one hollow void when calculating the amount of termiticide needed for treatment.

EXAMPLE TREATMENT OF A SLAB STRUCTURE

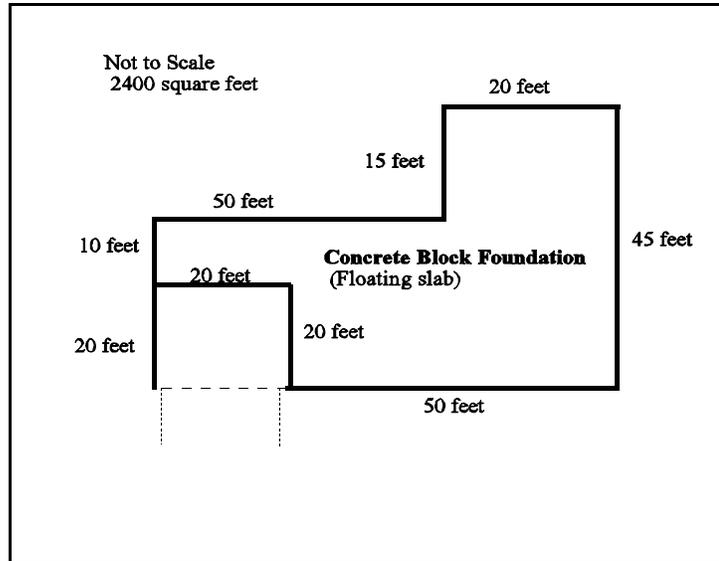
Q

A 2,400 square foot residential structure is built on a slab with a concrete block perimeter foundation wall. How much chemical should I expect?

A

Proper treatment requires 498 gallons as follows:
 240 gallons applied to the fill, 116 gallons for the interior vertical barrier (290 lin. ft.) along the foundation walls (includes both sides of the interior garage walls), 92 gallons for the exterior vertical barrier (230 lin. ft.), and 50 gallons for the block voids (250 lin. ft.).

A monolithic slab foundation of the same size and dimensions as the example would require a lesser amount of gallons to treat due to the absence of the concrete block foundation wall.



A REMINDER ABOUT CALCULATIONS

For slab structures, a good rule of thumb for a rough calculation is to first figure one gallon per linear foot of concrete block. Then divide the total slab area (square feet) by 10 to get the number of gallons for the fill treatment. Add these two numbers together.

The exact volume needed to treat two structures of equal "ground floor" size may vary depending upon the type of construction (monolithic construction needs less). However, the following guide shows the approximate volume needed for concrete block foundation construction.

Structure Size	Approx. Gallons
1,000 square feet	230 gallons
2,000 square feet	380 gallons
2,400 square feet	498 gallons
3,000 square feet	570 gallons

TREATMENT AND CONTRACT REQUIREMENTS

Pest Control Field Offices

Cottondale

George Owens
(850) 482-9508

Alachua

Mike McDaniel
Terry Montgomery
(386) 418-5500

Clearwater

Mark Beynon
(727) 507-4151
Todd Caudill
(727) 507-4152

Orlando

Don Grant
(407) 999-5305

Fort Myers

Larry Mitchell
Larry D. Riggs
(941) 278-7200

Port Everglades

George Moore
Mary Cohen
Mike Petrozzino
Porfirio Amador
Eric Reiss
(561) 736-5226

Headquarters

Tallahassee

T. Wayne Gale, Chief

Termiticide labels have specific directions about the product's use. PCO's must follow these directions, including use at the prescribed rate, to protect the home from termites and to comply with state regulations.

For the homeowner, an incorrect treatment places the structure at risk of termite attack.

If you are having a house built, make sure that termite protection is considered in the design and construction of the house. If you are using a contractor, make sure that they have a qualified pest control company provide termite protection treatment during appropriate stages of construction.

Termiticides must be applied in a way that establishes a continuous, unbroken barrier between wood in a structure and termites in the soil. Proper termite protection treatment during construction typically requires at least two separate applications, and may require several more. One application will be to the fill before the slab is poured. A second application will be to the exterior foundation after the final grade or landscaping. Additional applications should be made during construction before adjoining slabs or driveways (flatwork) are poured.

Florida law requires that a contract be issued whenever a termite treatment conducted.

Contracts and warranties for post-construction treatment vary from company to company.

A "full" or "unlimited" guarantee or warranty means the pest control company promises to restore any property damaged by wood-destroying organisms during a specified period after the treatment.

A "limited" guarantee or warranty means the pest control company promises only to provide additional treatment if an infestation occurs during a specified period after treatment.

Any statement disclaiming an expressed or implied guarantee or warranty must appear in conspicuous type on the face of the contract.

The duration of post-construction contracts and warranties can vary from one year to five years depending on the policy of the pest control company. Normally, the annual renewal fee will remain the same during the term of the contract.

Remember, if you do not renew your contract, it automatically becomes null and void, and you have lost your protection. Read any contract carefully before signing.

CONTACTING THE DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES

The Department of Agriculture and Consumer Services will inspect specific treatments in response to consumer complaints that indicate a possible improper treatment. The Department will also inspect treatments during compliance inspections of PCO

operations and will randomly make inspections of job sites where treatments are in progress.

Questions about termite procedures should be directed to the Department field office in your area. (See list on the left).