

Bettys Bay Ratepayers Association - Bettysbaai Belastingbetalersvereniging

Meeting of the Committee held at 16H00 on Tuesday 31 May 2016 at Crassula Hall.

Attendees – Rudi, Adrian, Hilda, Heinie, Jorika, Tim & Richard.

The CPF in the persons of Edward Richards & Wendy Tawse also attended.

- 1) Welcome – Rudi welcomed all those who attended.
- 2) Apologies – Wilna. It is noted that Donn would not attend meetings due to health issues.
- 3) Confirmation of previous minutes – Confirmed.
- 4) Additions to the agenda to be discussed under the relevant portfolio:
 - a. 4.1 Discussion on the amended terms of our lease of Crassula Hall.
 - b. 4.2 Discussion on the expiring lease on the property adjacent to the Hall i.e. erf 4030.
 - c. 4.3 Proposal from WST Protection Services in Bettys Bay.
 - d. 4.4 The way forward in respect of The Buzz.
- 5) Edward as Chairman of the CPF gave some insight as to their position as follows:
 - a. Communication is important and needs to be improved.
 - b. Tim as the BBRA representative with the NW portfolio would serve on the CPF Executive.
 - c. NW has been given preliminary registration approval.
 - d. Various Facebook communications and Whatsapp Groups are distributing incorrect information in abundance.
 - e. Break ins are mainly done using a “smash and grab” modus operandi.
 - f. Of concern is the number of break ins whilst the residence is occupied over the last year.
 - g. The issue of identifying possessions using the micro dot system was discussed. Richard to investigate.
- 6) Matters arising from the minutes – To be discussed under various portfolios.
- 7) Correspondence – As per Secretary’s register.
- 8) Finance – Adrian
 - a. The financials for April 2016 were distributed to the Committee. No queries.
 - b. Financial position is in a healthy state at present.
 - c. Crassula Hall has a surplus of R5260-77 YTD April 2016.
 - d. We are in the process of collecting the annual membership fees. Tim suggested that Adrian give him a list of members with addresses who still have to pay their fees.
- 9) Ward Committee Report Back – Rudi
 - a. Overstrand Municipality in recess so no Ward Committee meeting.
- 10) WCDF Report – Heinie
 - a. Heinie gave feedback on various items discussed as follows:
 - i. Overstrand Municipal budget and queries to Mayor.
 1. Salaries, Outsourcing, Capital Expenditure etc.
 - ii. The By- Law re SPA’s appears not to be valid as the required consultations have not been followed.

- 11) Federation Report – None this month.

- 12) Portfolio Matters –
 - a. Web Site – Donn - Donn continues to effectively update the web site and is quick to publish requests. Items from outside the Committee are referred to Rudi or Adrian before inclusion.
 - b. The Buzz – Helen – The need for journalists has been published in the latest Buzz and on the web site. Helen will discuss the way forward with us. Adrian to follow up with her.
 - c. Sand Dune Management, Beaches & Amenities – Hilda – Hilda reported as follows:
 - i. The amended plan re the dunes has been submitted to Province and the result is awaited.
 - ii. There has been some improvement in parking at the main beach due to sand being moved on to the beach.

- 13) Roads & Storm Water – Wilna
 - a. Wilna’s constant interaction with the Municipality is bearing fruit as can be seen with work on various roads.
 - b. Wheeler Road access to lake in progress. Wheelchair access by means of a boardwalk is being built. Apparently a floating pontoon is planned.

- 14) Property, Planning & Development – Vacant
 - a. Municipal advice received in respect of erf 5544 where a division into two plots is requested. Appears not to be a problem as this is a large erf.
 - b. Municipal advice received in respect of erf 3054 in Seaview Drive to rezone this erf and remove some of the title restrictions. A discussion took place as the application does not give the real reason for the request and the title deeds for all of Sunny Seas does not allow change from single residential. Rudi to address concerns.

- 15) Water, Waste & Sanitation – Richard – There have been few pipe breaks of late.

- 16) Fire & Emergency Services, Security & CPF – Jorika & Tim –
 - a. The disaster/fire plan is still awaited.
 - b. Jorika reports that only one training session has taken place this year.
 - c. The R10,000-00 payment donated to the PBRA for use on the Fire Station was acknowledged and they confirm that it was used for tiling at the station.
 - d. CPF public meeting held in Crassula Hall on 28 April 2016.
 - e. Comment was made that the security companies should be represented on the CPF.
 - f. Rudi has provided a letter to the committee setting out the present position with regard to Millennium. This has also been placed on the web site and distributed to members.
 - g. A temporary SAPS station commander has been allocated to Kleinmond station.
 - h. Neighbourhood Watch registration is awaited.

- i. Tim advises that a public meeting would take place at 18H00 on Wednesday 8 June 2016 at Crassula Hall where the position of the NW would be discussed, amongst them “group operations”.
 - j. A raffle is being organised by Tim towards the upgrade of SAPS Kleinmond station.
 - k. Tim requested a donation from the BBRA of R10,000-00 towards the refurbishment of the Kleinmond police station. It was felt that such action would result in increased moral amongst staff which would in turn improve policing. A discussion took place amongst the Committee. Heinie was against any such donation particularly without consultation with BBRA members. In the light of discussions Adrian proposed the following which was accepted:
 - i. R10,000-00 be transferred to the CPF account as soon as possible towards the refurbishment. Tim advises the need for funds now. He would provide bank details.
 - ii. Adrian to distribute to all BBRA members details of this payment based on the Committee’s decision.
 - iii. Should feedback be positive the payment would be regarded as a donation.
 - iv. Should much negative feedback be received the payment would be regarded as an interest free loan and repaid by the end of the year.
 - l. Richard read a letter which he had prepared in respect of WST Security. A discussion took place and it was decided that the BBRA had to remain neutral in respect of security companies. Rudi is to pen a letter in this regard which Tim suggested be sent to all the security companies. Adrian to distribute to them, on the web site and by e-mail to members of the BBRA.
- 17) Crassula Hall – Heinie
- a. Adrian advises that clause 6.3 of the draft lease is still a problem and would motivate a request for its removal or failing that the incorporation of the words “in consultation with the Lessee” in the clause.
 - b. Adrian to obtain quotes for Contents and Public Liability insurance cover.
 - c. Adrian has chased up Overstrand re replacement of barge boards and repair of storm damage at Crassula Hall. This has now been fixed.
 - d. Adrian advised Overstrand that we would not re renewing our lease over erf 4030 which expires on 30 September 2016. They confirm same.
- 18) General –
- a. Adrian still to arrange a meeting with Desmond & Denovan re matters needing attention.
 - b. Adrian has distributed Rudi’s letter re Millennium and a SRA to BBRA members by E-Mail.
 - i. 313 e-mails delivered – 9 bounced – 91-7% success rate.
 - ii. 340 opened i.e. 76-7%.
 - iii. 220 opened attachment i.e. 70-3%.
 - iv. Response to request re SRA was 47 yes, of which 6 were non-members. 51 properties represented by respondents.

- v. This represents an 18-6% yes vote by BBRA members and 1-5% of Bettys Bay properties. A clear indication of the impossibility of obtaining a 50% plus 1 to achieve a SRA.
- 19) Date of Next Meetings -
- a. Committee Meeting - 16H00 Tuesday 28 June 2016 - Crassula Hall

Chairman

Secretary