



Voortrekker Park Home Owners Association | Huiseienaarsvereniging

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Newsletter 3\2024

October 2024

Dear Homeowner\Tenant

This is our last newsletter for the year. The next communication to you will be the documentation for the Annual General Meeting (AGM). **The AGM will take place on Friday 13 December 2024, at 18:00.**

We trust that everyone is still doing well, but we want to express our condolences to the families who have lost a loved one, or who are still struggling with some kind of illness or weakness.

FINANCE

Many thanks to everyone who closed their levy accounts with a zero balance at the end of September 2024. There are a handful of owners who still have large outstanding accounts, which may be handed over to debt collectors or our attorney. It is the right thing to do to pay your levies monthly or annually so that the EC can complete all their budgeted items.

We can assure you that no expenses were spent outside the budget of 2023\2024. Some residents spread numerous stories in the complex. Nowadays, there is a lot of 'misinformation' and animosity towards the current executive committee who are only doing their jobs which they were elected to. No money was therefore wasted and the only expenditure on the budget was approved by the members at the 2023 AGM.

Our finances are well taken care off.

EXECUTIVE COMMITTEE

The Executive Committee is elected each year by Members at the AGM. Eligible Members must be nominated by HOA Members, e.g. those who are qualified to elect potential members for the EC. Please see the nomination criteria required for this: e.g. 1. The completed official nomination form. 2. The person or nominee is the legal owner of a unit. Ownership has been officially obtained or transferred. 3. The nominee is not in arrears with VPHOA levies or City of Cape Town (CoCT) rent.

REZONING

The City of Cape Town is already busy surveying all structures in the complex and the process is progressing as desired. As more information becomes available, it will be passed on to residents.

NEW MUNICIPAL MANAGER

With the passing away of Mr Willem Le Roux, our previous municipal manager, a new manager, Mr Gideon Du Plessis, was appointed. The EC already had a very productive meeting with him and discussed our problems/frustrations to him in writing. He has already made many improvements in the Resort which our complex has also benefited from.

TREES

The City of Cape Town is almost finished with the number of trees they have determined to be cut. The EC tries to be involved as much as possible, but the contractor is appointed by the City (CoCT) and reports only to them. This year can definitely be known as the final year of the eucalyptus tree here! If

you plan to plant a tree, please plant a small type of tree that can be maintained, is evergreen and indigenous.

HALL

The hall is now well furnished and equipped and can accommodate functions for up to 30 people. We can now proudly rent out the hall for any event.

ACCENTRONIX (ENTRANCE GATE) PROBLEMS

The problems with our entrance gate seem to have been resolved now that experts have looked at it and fixed the problem. It appears as if it was amongst others, a software problem with the Accentronix access control system. The UK is monitoring the gate to see if the problem will resurface. Please note that there are three ways to activate the entrance gate: 1. With a 'remote'. 'Remotes' must be purchased and activated by the HOA. 2. By dialling the gate cell number. The call is free, but there must be airtime loaded on your phone. 3. By downloading and using the Accentronix App on your phone for Bluetooth or Internet control.

HOUSE INSPECTIONS

House inspections are carried out once a month and the EC wants to thank the owners who painted their roofs to improve the aesthetics of our complex. The EC wants to concentrate this year on the external appearance of all units. We are trying to make our complex a model complex that will make it pleasant for all residents to stay here and protect their investment here.

ADDITIONAL CAMERAS

Additional cameras, which were budgeted for, are being installed at the stop signs to monitor the traffic. It is surprising to see how these stop signs are ignored! Our complex has children and the elderly who play and move around in the complex and who must be given priority over vehicles.

BOOKKEEPER

Our bookkeeper for the 2024/2025 financial year will again be ATC Accounting, who provided us with good, affordable service during the previous financial year. For any enquiries, please contact Hein Loots on 021 824 3873 or at their office in Little Greece on George Street.

INSURANCE

Our HOA's insurance for the new financial year has been renewed with King Price again. King Price is offering an affordable and suited insurance for our purposes.

HOA CONTACT NUMBER

Please note that the new contact cell number for the UK secretary (Natasha van Schoor) is: **072 686 0076**.

Kind regards

EXECUTIVE COMMITTEE: VP HOA

Thought: "I don't know the key to success, but the key to failure is trying to please everyone." – Anonymous