

NOTULE

BLUE RIDGE HEV (101)

**NOTULE VAN DIE KOMITEE VERGADERING VIR BLUE RIDGE HEV WAT
GEHOU IS OP WOENSDAG 7 DESEMBER 2022 OM 09H00 BY DIE KANTORE VAN BLUE
RIDGE**

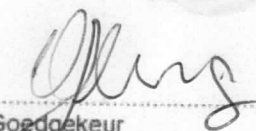
**MINUTES OF THE COMMITTEE MEETING FOR BLUE RIDGE HOA THAT WAS
HELD ON WEDNESDAY 7 DECEMBER 2022 AT 09H00 AT THE OFFICES OF BLUE RIDGE**

1	Konstituering	Constitution	
	'n Wettige kworum is teenwoordig.	A legal quorum is present	
2	Verwelkoming	Welcoming	
	Die Voorsitter, Mnr Germishuizen verwelkom almal teenwoordig.	The Chairman, Mr Germishuizen welcomes everyone.	GG
3	Presensie: Teenwoordig & verskoning	Present & Apologies	
	<u>Teenwoordig:</u> Mnr G Germishuizen Mnr L Neveling Mnr W van der Merwe Mev R van Huyssteen Mnr N Botha Mev L Uys (PPM) Mev S de Jager (PPM) Me M Venter (PPM) <u>Verskoning:</u> Mnr Konrad Teichert Mnr Tertius Teichert		GG LN WvM RvH NB PPM PPM PPM KT TT
4	Goedkeuring van vorige notule: 9 November 2022	Approval of previous minutes: 9 November 2022	
	Die notules, soos voorgelê, word eenparig as die korrekte, volledige weergawe goedgekeur.	The minutes, as presented, are unanimously approved as the correct version.	Komitee
5	Sake voortspruitend uit die vorige notule:	Matterse arising from previous minutes:	

6	Versekering	Insurance	
	Mnr Tertius Teichert sal Heidi versoek om die Solar by versekering in te sluit.	Mnr Tertius Teichert will request Heidi to add the Solar to the insurance.	TT
7	Finansies	Finance	
7.1	Bestuurstase – November 2022	Management Statements – November 2022	
	Die Bestuurstase soos voorgelê, word deur die Komitee goedgekeur.	The Management Statements, as presented, are approved by the Committee.	
7.2	Bank balanse soos op 1 Desember 2022	Bank balance on 1 December 2022	
	Tjekrekening/Cheque account	R 40 357.02	
	Reserwe fonds/Reserve Fund	R1 063 267.11	
	Kleinkas/Petty Cash	R 1 574.58	
	Boudeposito/Builders Deposit	R 136 291.25	
		R 1 241 489.96	
	Minus:		
	Bou Deposito's	R136 291.25	
	Heffings Vooruit	R131 600.17	
	Beskikbare Fondse	R973 598.54	
7.3	Uitstaande heffings	Outstanding Levies	
	Uitstaande heffings beloop R14 944.27 Twee eienaars is oorhandig en heffings word gemonitor en opgevolg.	The outstanding levies amount to R14 944.27. Two owners are handed over for collection. The levies are monitored and followed up.	PPM
8	Argitektonies	Architectural	
	Eenheid nommer 80 – die "spider legs" en windhokkie is onooglik. Die afwerking is slordig. Die kontrakteur is verantwoordelik om dit reg te stel. Mev v Huyssteen sal 'n skrywe opstel wat aan die eienaar gerig sal word.	Unit number 80 – the "spider legs" and wind cage is unsightly. The work done is messy. The contractor must take responsibility. Mrs van Huyssteen will write a letter to be send to the owner.	
9	Sekuriteit	Security	
	Geen items vir bespreking nie.	No items to be discussed.	
10	Infrastruktuur	Infrastructure	
	Geen items vir bespreking nie.	No items to be discussed.	
11	Instandhouding en Tuine	Maintenance and Gardens	
	Mnr vd Merwe staan in vir Mnr K Teichert terwyl hy met vakansie is.	Mr vd Merwe will be Mnr K Teichert's relay while he is on holiday.	

	11.1	Mangate	Manholes	
		Mnr Botha sal 'n kwotasie uitwerk vir staalplaat deksels wat nie stukkend gery kan word nie en Mnr vd Merwe sal ook 'n addisionele kwotasie kry vir die gewone mangat deksels.	Mr Botha will obtain a quotation for steele manhole lids which can not be broken when driven over it. Mr vd Merwe will get an additional quotation for the standard manhole lids.	
	11.2	Die water wat opgevang is in die tenke sal eerste gebruik word vir die natmaak van die tuine. Die gras lyk nie tans baie mooi nie maar gewoonlik na die eerste reën lyk dit baie beter.	The water in the collection tanks will be used first for the wetting of the gardens. The grass is not in a good state right now, but normally after the first rains, it looks better.	
	12	Personeel	Staff	
	13	Algemeen	General	
	13.1	Afstandbeheerkontroles vir Kontrakteurs	Remote controles for Contractors	
		Hierdie punt sal oorstaan na 'n volgende geleentheid.	This discussion will endure until a later opportunity.	
	13.2	Afstandbeheerkontroles aangekoop by Electronic Services	Remote controles bought from Electronic Services	
		Mnre Neveling en v Huyssteen het self afstandbeheerkontroles ingestel op die hek. Dis aangekoop deur Mnr v Huyssteen. Wessel van Electronic Services sal weer gekontak word om na die hek te kom kyk wat soms lank vat om oop te maak. Die afstandbeheerkontroles wat deur PPM aangekoop is by Electronic Services was verkeerdelik gedoen. Lize van PPM sal kontak maak met Wessel en die situasie uitsorteer.	Mr Neveling and v Huyssteen programmed the remotes on the system. The remotes was bought by Mr v Huyssteen. Wessel from Electronic Services will be contacted to check why the incoming gate sometimes take long to respond. The remotes that was bought by PPM at Electronic Services was wrongly bought. Lize from PPM will contact Wessel and sort out the situation.	PPM
	13.3	Toelaat van groot meubelvervoerwa	Permission to allow large furniture truck	
		Op 26 November 2022 was daar ongemagtigde toestemming deur 'n inwoner gegee aan 'n groot meubelvervoerwa wat vermoedelik skade aangerig het aan 'n sypaadjie. Groot meubelvervoerwaens mag volgens die bestaande reëls nie toegang tot die Landgoed kry nie.	On the 26th of November 2022, unauthorised permission was given by an owner for a large furniture transport truck to enter the Estate which presumably caused damage to the curb stone. Large furniture transport trucks are not allowed in the Estate according to the rules.	vdM LN

		Bestaande reëls vir Bouers sal vanaf Januarie 2023 streng toegepas word.	The existing rules will be strictly enforced as of January 2023.	
		Die bouers sluit Donderdag 15 Desember 2022. 'n Skrywe sal aan al die bouers wat werksaam is in die Landgoed gestuur word. 'n Vergadering met die bouers sal belê word deur Mnre v d Merwe en Neveling.	The builders close on Thursday 15 December 2022. A notification will be sent to all the builders working on the Estate. A meeting with the builders will be convened by Mr vd Merwe and Neveling.	vdM LN
	13.4	E-pos adresse van eienaars	E-mail addresses of Owners	
		Indien eienaars se kontakbesonderhede verander moet hulle asseblief PPM in kennis stel. PPM bevestig dat die inligting wat deurgestuur is wel die korrekte is.	If any contact information changes, owners must please inform PPM. PPM confirms that the info that was given through regarding the e-mail addresses was correct.	
	13.5	Louvres vir Bestuursgebou	Louvres for office building	
		Louvres staan oor tot Januarie 2023.	Louvres will be addressed in January 2023.	Committee
	13.6	Instandhouding – Huis 80	Maintenance – House 80	
		Die punt is reeds bespreek. Sien punt 8	This was already discussed. See point 8	
	13.7	Blue Ridge - Braai	Blue Ridge - Braai	
		Die komitee bevestig dat daar genoeg webbers/braaiers sal wees. Braai vind plaas op Saterdag 10 Desember 2022 om 15h00.	The Committee confirms that there will be enough webbers/braais. The Braai will take place on Saturday 10 December 2022 at 15h00.	
	13.8	Meningspeiling Uitslae	Opinion Poll Results	
		Opsie 1 – 84%	Option 1 – 84%	
		Opsie 2 – 16%	Option 2 – 16%	
	15	Datum van volgende vergadering	Date of next meeting	
		Die volgende vergadering sal wees op Woensdag 18 Januarie 2023 om 09h00 by die Bestuursgebou – Blue Ridge.	The next meeting will be on Wednesday 18 January 2023 at 09h00 in the Office Building – Blue Ridge.	
	16	Afsluiting	Closure	
		Met geen verdere items om te bespreek nie sluit die vergadering om 10h45 af.	With no further business to discuss, the meeting closes at 10h45.	


Goedgekeur

27/2/23
Datum

Trustees (7):
Gerrie Germishulzen
Leon Neveling
Reinet van Huyssteen
Tertius Teichert
Konrad Teichert
Nico Botha
Willem van der Merwe

germishg@gmail.com
leonneveling3@gmail.com
reinetvh@telkomsa.net
tertius.teichert@gmail.com
konradt34@gmail.com
nicobotha2@gmail.com
wvdmerwe30@gmail.com

Datum uitgestuur: