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**Welcome to all the new Residents!** **Welkom aan al die nuwe Inwoners!**

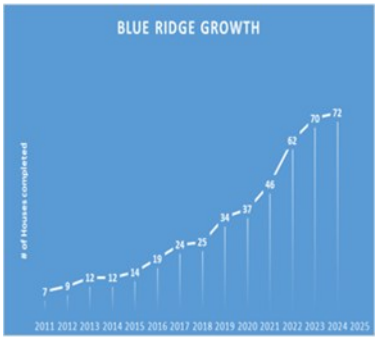
## Estate Layout / Landgoed Uitleg

## Ingangshek

Alhoewel ons die groot bord by die ingang het wat aandui waar elke huis is, sukkel baie besoekers, veral kontrakteur- en afleweringsvoertuie om uit te werk waar elke huis is. Dit veroorsaak onder andere dat persone vir redelik lank voor die bord geparkeer staan wat dan ander voertuie se beweging beperk, of dat hulle doelloos in die landgoed rondry op soek na 'n huis. Die versoek is dus dat 'n goeie verduideliking aan die bestuurders gegee word as hulle skakel om die hek oop te maak. Die aanbring van 'n duidelik sigbare huisnommer maak dit ook vir hulle makliker.

## Entrance Gate

Although we have the large sign at the entrance indicating where each house is, many visitors, especially contractors and delivery vehicles, struggle to work out where each house is. This causes people to park in front of the sign for quite a long time, which then in turn restricts the movement of other vehicles, or that they drive aimlessly around the estate in search of a house. The request is therefore that a good explanation be given to the drivers when they call to open the gate. Putting up a clearly visible house number also makes it easier for them.




## Waterbeperkings

Die droogte en hitte het ongelukkig tot gevolg dat ons tuine in die slag bly en alhoewel Eric en Killa hul bes doen, kan die impak alreeds gesien word met sommige struike wat reeds besig is om te vrek. Dit het ook tot gevolg dat die Munisipaliteit 'n paar dae terug waterbeperkings ingestel het met 'n verdere implikasie op die water tariewe wat deur die Munisipaliteit gehef word en sal dus ook 'n impak op elke individuele inwoner se waterrekening hê.

Die volgende beperkings is dus op die oomblik in werking vir Mosselbaai agv die totale beskikbare damvlakke wat tot tussen 60% en 50% gedaal het.

- Natmaak van tuine mag slegs een uur per dag tussen 18:00 en 19:00 plaasvind, twee dae per week. Geen besproeiingstelsels mag gebruik word nie. Gelyk genommerde huishoudings SLEGS Maandae en Donderdae. Ongelyk genommerde huishoudings SLEGS Dinsdae en Vrydae. Water gee met 'n tuinslang mag slegs plaasvind as dit met die hand gehou word.
- Geen spuit van dakke, opritte en enige ander oppervlak nie, en geen was van voertuie met 'n tuinslang sal toegelaat word nie.
- Die vul van swembaddens by huishoudings is verbode.

## Water Restrictions

The drought and heat have unfortunately resulted in our gardens being affected severely and although Eric and Killa are doing their best, the impact can already be seen with some shrubs already dying. This also resulted in the Municipality introducing water restrictions a few days back with a further implication on the water tariffs levied by the Municipality which in turn will also have an impact on each individual resident's water bill.

The following restrictions are therefore currently in place for Mossel

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**Januarie 2026 January**

**Nuusbrief**

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*Ontwikkeling*
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Bay due to the dam level which has dropped to between 60% and 50%.

- Watering of gardens may only take place one hour a day between 18:00 and 19:00, two days a week. No irrigation systems may be used. Even-numbered households ONLY Mondays and Thursdays. Unevenly numbered households ONLY Tuesdays and Fridays. Watering with a garden hose may only occur if it is held by hand.

- No spraying of roofs, driveways, and any other surface, and no washing of vehicles with a garden hose will be allowed.
- Filling pools at households is prohibited.

## Sekuriteit

Ons dink die brande gedurende Desember en nou weer in Januarie het ons almal weer attent gemaak op brand risiko's en hoe om behoorlik voorbereid te wees indien so 'n brand op Blue Ridge sou afstorm. Die brandstrook wat Moquini aan die Weste- en Suidekant in stand hou is volgens regulasies wat hulle moet nakom as gevolg van die feit dat hulle as 'n natuurreservaat geklassifiseer is. Die Trustees sal net weer met hulle bevestig wat die breedte van die strook moet wees en of dit 100% op standaard in stand gehou word. Die strook aan die Oostekant word deur die Munisipaliteit in stand gehou volgens hulle regulasies. Die Trustees het besluit om die Munisipaliteit te nader met 'n versoek om die strook ook breër te maak. Indien die Munisipaliteit nie bereid is om dit te doen nie sal ons oorweeg om dit op Blue Ridge koste en met die toestemming van die Munisipaliteit te doen. Ons beplan ook om selfs die erwe binne Blue Ridge wat nog nie

bebou is nie, veral dié wat op die grens is, 'n strook aan die kante te laat skoonmaak om te verseker dit voldoen aan Munisipale regulasies dat daar nie bosse naby beboude erwe is nie. Ons sal oor die volgende paar dae met die eienaars kontak maak om dit te fasiliteer. Dit sal ook goed wees indien alle inwoners wat van gas gebruik maak weereens sal seker maak die installasie voldoen aan Munisipale regulasies. 'n Voorbeeld van 'n regulasie wat nie baie mense van weet nie is die vereiste dat daar 'n brandblusser naby enige installasie moet wees waar van 48 kg silinders gebruik gemaak word.

Dit sal ook goed wees indien inwoners, veral die wat teen die grens bly, sal verseker dat daar nie materiale in hulle agterplase is wat maklik vlambaar kan wees nie. Daar het ook heelwat wenke rondgegaan tydens en ná die brande en ons het dit goed gedink om 'n paar met julle te deel later in die nuusbrief. Wees dus paraat en gereed – die brandweer kan nie oral wees in sulke krisis gevalle nie en hoe beter ons enige risiko's verminder in en rondom Blue Ridge, hoe veiliger sal ons lewens en eiendom ook wees.

## Security

We think the fires during December and now again in January have made us all more aware of fire risks and how to be properly prepared should such a fire come crashing down on Blue Ridge. The firebreak that Moquini maintains on the Western and Southern sides is according to regulations that they must comply with because they are classified as a

nature reserve. The Trustees will again confirm with them what the width of the firebreak should be and whether it is maintained 100% to standard. The firebreak on the Eastern side is maintained by the Municipality in accordance with their regulations. The Trustees decided to

approach the Municipality with a request to make the break wider as well. If the Municipality is not willing to do so, we will consider doing so at Blue Ridge's expense and with the permission of the Municipality. We also plan to have the erven within Blue Ridge that have not yet been built on cleared on the sides to ensure they comply with Municipal regulations and there are no bushes near built-up

erven. We will be in touch with the owners over the next few days to facilitate this. It would also be good if all residents who use gas would once again make sure the installation complies with Municipal regulations. An example of a regulation that not many people know about is the requirement that there must be a fire extinguisher near any installation where 48 kg cylinders are used. It would also be good if residents, especially those living near the outside fence, would ensure there are no materials in their backyards that are easily combustible. There were also quite a few tips going around during and after the fires and we thought it would be good to share some with you later in the newsletter. So, be prepared and ready – the fire department cannot be everywhere in such crisis cases and the better we mitigate any risks in and around Blue Ridge, the safer our lives and property will be as well.

## Waterwise

Even though the town's water supply has not reached crisis levels, it is always a good habit to be waterwise, so here are a few **Summer Waterwise Tips**:

Repair leaks immediately - a dripping tap can waste 20 litres or more daily.

- Reuse greywater from showers or laundry for use in gardens or for toilet flushing.
- Take two-minute showers – it can save 20 to 30 litres per person.
- Sweep driveways and patios instead of hosing them down.
- Monitor your water meter regularly to detect spikes or hidden leaks.
- Collect rainwater using barrels or tanks for non-potable purposes.
- Please share tips, report leaks, and encourage action.
- Small, consistent choices create a resilient, water-secure future.
- Close a tap.
- Fix a leak.

## Waterwys

Al het ons watervoorsiening nog nie krisis vlakke bereik nie, is dit altyd 'n goeie gewoonte om waterwys te wees, so hier is 'n paar **Somer Waterwys Wenke**:

- Herstel lekkasies onmiddellik - 'n druppende kraan kan daagliks 20 liter of meer mors.
- Hergebruik gryswater uit storte of wasgoed vir gebruik in tuine of vir spoel van toilet.
- Neem twee minute stort – dit kan 20 tot 30 liter per persoon bespaar.
- Vee opritte en patio's in plaas daarvan om dit af te spuit.
- Monitor jou watermeter gereeld om pieke of verborge lekkasies op te spoor.
- Versamel reënwater met vate of tenks vir nie-drinkbare doeleindes.
- Deel asseblief wenke, rapporteer lekke, en moedig aksie aan.
- Klein, konsekwente keuses skep 'n veerkragtige, waterveilige toekoms.
- Maak 'n kraan toe.
- Maak 'n lek reg.

## A few tips to be prepared if a brush fire outside Blue Ridge moves in our direction:

🔥 **FIRE NEARBY? DO THIS NOW TO MAKE SURE YOUR HOUSE IS SAFE (IT TAKES 10–20 MINUTES)**

🔔 🔔 These steps buy time. Lives come first. Mossel Bay & surrounds | **EMBERS** are the biggest danger.

⏱ **STEP 1: CLEAR COMBUSTABLE FIRE FUEL (5 MINUTES)**
Embers ignite clutter. Remove it fast.
✓ Move patio furniture, cushions and carpets inside
✓ Remove doormats
✓ Move bins, braai wood, firewood away from walls
✓ Close umbrellas, move pot plants away from doors/windows

🪟 **STEP 2: PREP OPENINGS (3 MINUTES)**
Stop embers from getting in.
✓ CLOSE windows & doors
✓ OPEN curtains / blinds (fabric catches embers)

🔥 **STEP 3: GAS & ELECTRICS (2 MINUTES)**
✓ Turn OFF gas bottles
✓ Switch off unnecessary appliances
✓ Leave outside lights on if advised (helps visibility in smoke)

💧 **STEP 4: WATER – VERY IMPORTANT (5–10 MINUTES)**
Water = ember defense, not fire-fighting. Watch for embers!

✓ Fill 2L bottles / any bottles with water
✓ Place them:
- Along doorways
- Against wooden fences
- At vulnerable corners of the house
- Spread them around in open erven/grass areas around community- and green areas

✓ Wet:
- Door frames
- Garden beds near walls
- Wooden decks / steps

✓ Connect hoses to taps
✓ Leave taps on low pressure if water is available.

⚠️ Do NOT spray into the air or toward active flames.

🚪 **STEP 5: READY TO LEAVE (2 MINUTES)**
✓ 'Grypsak' at the door
✓ Shoes on feet or next to bag
✓ Keys together
✓ Pets leashed / carriers ready

❌ **DO NOT**
❌ Stand watching or filming
❌ Waste water spraying at smoke
❌ Stay if told to evacuate

🧠 **REMEMBER THIS**

🔥 Flames destroy. Embers ignite. Most homes burn from embers, not from the heat of the fire.

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## 'n Paar wenke om voorbereid te wees as 'n bosbrand buite Blue Ridge in ons rigting beweeg:

🔥 **BRAND NABY? DOEN DIT NOU OM DIE VEILIGHEID VAN U HUIS TE VERSEKER (DIT NEEM 10–20 MINUTE)**

🔔 🔔 Hierdie stappe koop tyd. Lewens kom eerste. Mosselbaai en omgewing | Waaiende **KOLE** is die grootste gevaar.

⏱ **STAP 1: VERWYDER BRANDBARE MATERIAAL (5 MINUTE)**
Waaiende Kole steek rommel aan. Verwyder dit vinnig.
✓ Skuif patiomeubels, kussings en matte na binne
✓ Verwyder deurmatte
✓ Skuif houers, braaihout en kaggelhout weg van mure af
✓ Maak sambrele toe, skuif potplante weg van deure/vensters

🪟 **STAP 2: BEREI OPENINGS VOOR (3 MINUTE)**
Keer dat waaiende vonke inkom.
✓ MAAK vensters en deure TOE
✓ MAAK gordyne / blindings OOP (materiaal vang vonke)

🔥 **STAP 3: GAS & ELEKTRISITEIT (2 MINUTE)**
✓ Draai gasbottels TOE
✓ Skakel onnodige toestelle af
✓ Laat buiteligte aan as dit aanbeveel word (help sigbaarheid).

💧 **STAP 4: WATER – BAIE BELANGRIK (5–10 MINUTE)**
Water = verdediging teen waaiende kole, nie brandbestryding nie. Kyk uit vir waaiende vonke!
✓ Vul 2L bottels / enige bottels met water
✓ Plaas hulle:
- Langs deure
- Teen houtheinings
- By kwesbare hoeke van die huis
- Versprei hulle in oop erwe/gras areas rondom gemeenskap- en groen areas

✓ Maak nat:
- Deurrame
- Tuinbeddings naby mure
- Houtdekke en -trappe

✓ Koppel tuinslange aan krane
✓ Los krane op lae druk as water beskikbaar is.

⚠️ Moenie in die lug of na aktiewe vlamme spuit nie.

🚪 **STAP 5: GEREED OM TE VERTREK (2 MINUTE)**
✓ Grypsak by die deur
✓ Skoene aan voete of langs die sak
✓ Sleutels bymekaar
✓ Troeteldiere aan 'n leiband / draers gereed

❌ **MOENIE**
❌ Staan en kyk of verfilm nie
❌ Water mors deur na rook te spuit nie
❌ Bly as jy beveel word om te ontruim nie

🧠 **ONTHOU HIERDIE**

🔥 Vlamme vernietig. Waaiende kole ontbrand. Die meeste huise brand agv waaiende kole, nie van hitte van vuur nie.

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