

Newsletter August 2023



Dear Members and Residents,

In this month's newsletter, we would like to start by thanking Chris Hughes for his contributions as trustee and for taking on estate management duties. Chris has resigned from both roles, and we wish him well hoping he will have more time to enjoy his retirement.

For now, the estate manager post will not be filled, as we will take on these duties collectively as the HOA trustee committee, as per our various portfolios:

Belinda Louw	Chairperson
Andre Fourie	Estate Security & Building Site Relations
Arno Kemp	Communication & Publications
Colin Stanton-Jones	Collections
Jan Meiring (Vice Chair)	Estate Upliftment, Stakeholder Relations
Jacqueline Lategan	Managing Agent
Troy Whyte	Upliftment & Maintenance

As we see the flower seasons starting to delight us already, it is a wonderful time to start considering our property maintenance as well.

Due to the heavy rain, we have had, mould is building up on the exterior walls of some of our homes; if this is not treated immediately, reparation costs will escalate. Also, the discolouration the mould causes on exterior walls makes for unpleasant estate aesthetics – so let us all take hands to uplift our estate by maintaining and painting our units where required.

As per the Articles of Association and Aesthetics rules of the estate, all units must be well maintained and painted as necessary, to ensure that we have an estate to be proud of and our investments protected.

Maintenance TIPS: To get rid of the mould, white vinegar can be used, and to stop mould from expanding, Dulux Wall Guard can be used.

Thank you to all members who ensure their homes are well maintained and painted.

Movement on Estate Upliftment:

Estate entrance wall: relevant trustees are currently in talks with Saldanha Bay Municipality to secure approvals for work to commence, but this may take some time due to usual municipality delays and back logs. We will be updating everyone on progress here.

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Health & Safety and Maintenance Updates:

- As you would have seen, wildlife caution signage has been erected at three central locations (one being the main entrance).
- All fire hydrants were cleared and, in the process, to be marked and painted red for easy locating.
- Streetlights which are not working for some time has been reported to the Saldanha Bay Municipality. They are lagging with 3 months in repairs or replacements in the area, but our Estate has been scheduled.

Updated Estate Rules of Conduct:

As per last month's newsletter and the updated estate rules of conduct shared, we have received some feedback from a few members. We will now be reviewing the rules for a definitive version and publication. As soon as this has been concluded, members will receive a copy of the new rules of conduct with effective dates via e-mail.

For any communication to trustees, complaints, or feedback, please contact Ms. Jacqueline Lategan, Managing Agent, at hoa.britanniabeachestate@gmail.com

Best wishes and happy living,

HOA Trustees,

Britannia Beach Estate