



Photo by Gail Witcomb

HOA

Dear Homeowner

ANNUAL GENERAL MEETING

We want to thank everyone who participated in the 2023 AGM and we are pleased to advise that all Resolutions were carried. Anton van Wyk and Charl Louw remain the HO Directors for 2024. Anton van Wyk will also be the Chairperson of the HOA Board of Directors for 2024. The AGM was followed by a very successful Meet and Greet at Barnabas Bar.

HOLIDAY REFUSE COLLECTION

Please be reminded that it is the responsibility of homeowners to ensure their wheelie bins and recycling bags are placed on their **driveways by 07h00** and the bins removed once the bags have been collected. Refuse will continue to be collected on Mondays and Thursdays until the 15th of January 2024. Garden refuse placed in green bags will be collected from Monday to Friday during working hours. Alternatively, homeowners are responsible for disposing of their garden refuse.

CONTRACTORS: CLOSED PERIOD

We wish to remind you that the 14th of December 2023 is the last day for contractors to work on the estate. With the Estate Office's approval, contractors will only be allowed to carry out emergency repairs after this date. Only garden/pool maintenance and house cleaning services will be allowed during the above period. Normal contractor activities may resume again from 15th January 2024.

RULES TO CONSIDER DURING THE HOLIDAY PERIOD:

DOGS ON LEASHES

We once again appeal to homeowners with dogs, to please ensure that their dogs are on a leash at all times when walked on the estate. Please make use of the doggie bags attached to the refuse bins around the estate and that all excrement is removed and discarded in the correct manner.

FISHING IN THE DAMS

Just a friendly reminder that no fishing in/or entering any of the estate dams is permitted. Homeowners who would like to fish may do so in the lagoon, with a license, or make use of the dam on Phase 2 (catch and release).

TRANQUILITY ON THE ESTATE

With the holiday season upon us, we kindly request that all homeowners and their guests be responsible and considerate towards neighbours, thus ensuring no undue disturbance or noise that could constitute a nuisance to other residents.

GOLF COURSE ACTIVITIES AFTER HOURS

Please note that the golf club will be advised of anyone found playing golf or misusing the golf course after hours, this applies to homeowners, and their guests and includes golf members.

PANIC BUTTONS

We would like to request that homeowners with panic buttons, especially those who have arrived on the estate after being away for some time, please test your panic button to ensure it is working. For those who are permanent residents please test your button from time to time to ensure that all is in order. Should you wish to do so, please call the control room on 028 050 2477 and advise them that you are going to do a test and then proceed. Please don't wait for an emergency to use your panic button only to discover that there is a problem.

CANOES

We still have a significant number of canoes that have not been claimed. Any canoes not claimed by the end of January 2024 will be removed from the racks and stored at the estate office.

DEFIBRILLATOR

The hotel has a defibrillator that is available to anyone who is in an unfortunate situation and may need one. It is available from the front desk at the hotel. If security is called out for a medical emergency, they are trained in first aid and will have access to the defibrillator.

DOMESTIC WORKERS

It has been brought to our attention that when walking, domestic workers tend to walk in a line across the road and do not give way to vehicles that may wish to pass. It would be appreciated if you could please address this with your staff to ensure that vehicles have the right of way and most importantly to ensure their own safety. When this is noted or reported, security will address the matter with the relevant domestic worker and if they do not heed the instruction by the security guard and continue to walk this way, the matter will be addressed with the relevant homeowner. Should this still have no effect the relevant domestic worker will unfortunately be denied access to the estate.

On arrival, they must please wait for the golf cart (limo) to take them down to the relevant house, when finished for the day they must either wait for the golf cart (limo) or call security to collect them. If they insist on walking, they must please be aware and give way to vehicles.

FIRE SAFETY

Early fire warnings remain critical to controlling fires quickly. When a fire does break out, getting control over it as quickly as possible is vital. If a fire is contained within the first hour, the possibility of a major incident is minimised. We, therefore, request all homeowners to please report any signs of fire to the control room, regardless of how insignificant it may appear. It would be appreciated if homeowners with braais and open pit fires, please be extra cautious during this time. Ensure that any fires are extinguished properly and fire pits are covered. It only takes one hot ash to start a fire that could result in an emergency.

So, having a better understanding of wildfires can help you to be better prepared.

EVENTS REMINDER

Dear Neighbours,

The following events are planned, and we would like to invite all our residents to join us:

Bellatrix Ladies' Tea 14h30	21.12.2023	At the Hotel
15h00	23.12.2023	Volleyball and other games at the Village Square
White Night Picnic 17h00	23.12.2024	Live music. Creation wine tasting. Free pop-up pizza Please bring your own plates and cutlery. Additional guests are very welcome – cost R100 pp, and children are free.
15h00	01.01.2024	Volleyball and other games at the Village Square
Bubbly on the Village Square 17h00	01.01.2024	Enjoy a glass of bubbly and canapes. There will also be live music – Easy listening to jazz. Additional guests are very welcome - at a cost of R 100 pp, children are free.

Let's CONNECT ...
Engagement Committee

Trust

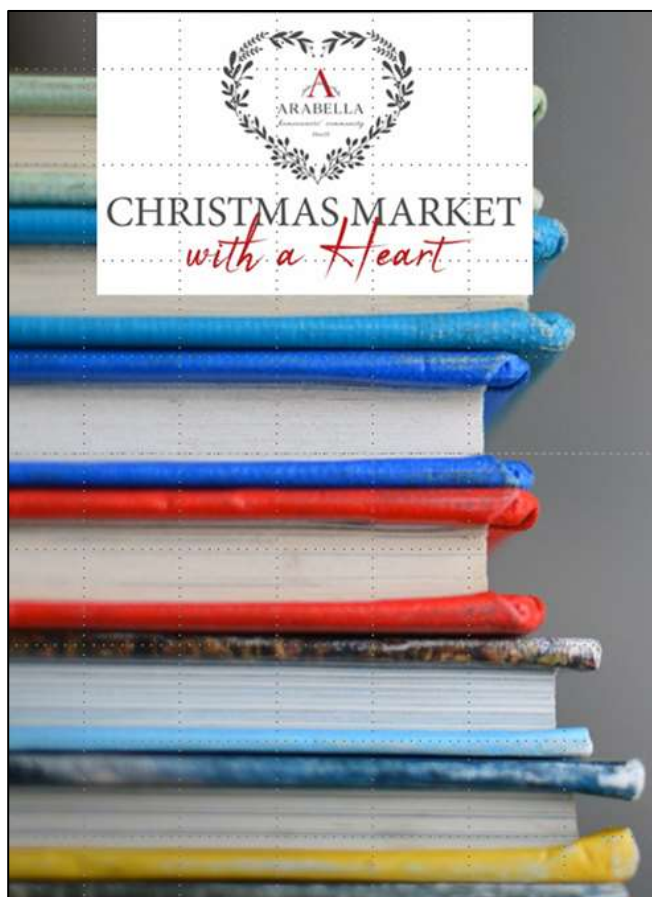
THE ANNUAL TRUST CHRISTMAS MARKET

To All Homeowners: A Final Appeal!

This will be held on the 17th of December at Genevieve Estate and Trustees will be running the bookstall. We are also collecting Board games in good condition and intact jigsaw puzzles for sale on the bookstall. Any books, games, or puzzles you no longer want/need and that are in reasonable condition can be dropped off at house 298 (Diane Nurse).

All proceeds from the stall will be used for Trust projects

Thank you so much for your ongoing support! We look forward to seeing many of you at the Christmas Market.



GOLF COURSE ETIQUETTE

The golf course opens at 07:00 in Summer and closes once it becomes too dark for play(no official closing time). It is important to remember that the golf course is not a safe area to walk or drive on during the hours of play, not only does it impact the golfer's game to have people walking on the course but should you be struck by a ball it could cause serious injury.

To allow homeowners to walk on the golf course we ask that they use holes 10 – 18 only between the hours of 06:00 – 09:00. Please ensure dogs are kept on a lead at all times and that all excrement is removed and discarded in a packet.

Should you come across a golfer please remember they have paid a high price to play our beautiful course and should always be given the right of way to enjoy their game.

The driving range and putting and chipping areas are exclusively for golf club members and golfers playing that day. Strictly no non-golfers permitted.

Please ensure any visitors you have are made aware of the above request.

NEW IRRIGATION PIPELINE ON THE GOLF COURSE

The work carried out on the damaged irrigation pipeline that runs from the Irrigation Dam on hole 3 across the fairway to the pumphouse will be finalized on Friday.

We would like to take this opportunity to thank homeowners for your patience and understanding during this time.

Regards
Mike Munro
Director of Golf