

Houses represented totaled 15 of the 30 houses:

Grotto: numbers 1,3,7,9,11

Oakwood: 1, 2, 6, 9, 16,18

Riverwalk: 1,2,4,5

Several homeowners submitted apologies via email and via WhatsApp.

Summary:

Why was Oakwood included without us being informed?

- SRA areas were based on Neighbourhood watch areas, which is why Oakwood was included from the outset.
- Oakwood residents were invited to participate from the outset of the planning process and they did request that an Oakwood resident join the steering committee, but no-one made themselves available.
- No Oakwood residents attended the information meeting.
- The City of Cape Town determines the process of setting up a SRA and this has been complied with 100%.
- Norman felt that redrawing the boundaries would at best delay the SRA for a year, and potentially kill the SRA entirely.

How does the voting work?

- The area is 199 erven. 60% of these erven must vote in favour of the SRA and proposed business plan. The City will then look at the objections and approvals, before formalising the SRA.
- Each ERF gets one vote.
- Not all erven are houses. Oakwood Estate for instance has 33 votes; 30 households and 3 common areas.
- Once the SRA is established, voting is done on a PQ basis, determined by the municipal value of your property.

The Budget

- 60% of funds are directed to security.
- The SRA would fund various Oakwood expenses as well, such as camera maintenance and monitoring costs.
- The HBNW contribution from Oakwood would fall away and other costs like the boom contribution that individuals are paying would be taken over by the SRA, so the total impact of the SRA levy could be significantly less.
- All properties (except for two households with rates exemptions) have to contribute, so there are no "freeloaders".
- Budget cannot be increased. The 5 year plan is set, and annual increases are approximately 3%.
- The only change that can be made is moving budget from one category to another.

The Process:

- If it should go ahead it will formalise on the 1st July 2019. They will register as an NGO, be governed by the companies act and need 9 directors with different portfolios.
- The 9 directors must be property owners.
- The budget will be set for 5 years.
- They need to meet in person each month.
- The first 30 min will be open to all property owners.
- There will be minutes issued to the area from each meeting and an AGM once a year.

Other Benefits:

- The ward councillor sits in on SRA meetings, so it direct line of comms with the City of Cape Town to help ensure improved service delivery and budget allocation in the area. Christian mentioned that this would assist in engaging with the City with big projects like the proposed additional access road.

General Feelings (please note no formal voting was done)

- A. All are supportive of an SRA.
- B. The primary concerns are around cost and control.
- C. Some would prefer to remain outside of the SRA boundaries and to cooperate on an arm's-length basis.
- D. Some want the estate to formally exclude ourselves from the SRA, as an estate.

Forward Actions:

1. We need to liaise with the SRA steering committee to quantify the exact savings on our levies.
2. We require a simple majority resolution for the 3 common erven in the estate to determine whether they consent or object to the SRA
3. Each household will need to decide how they would like to vote.
4. The trustees need to determine whether we require a simple, special or unanimous resolution for the HOA to object/consent to the SRA
5. Heinrich to submit his opinion on the pros and cons of the SRA