



Home Owners Association

Huisseienaarsvereniging

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MANAGEMENT COMMITTEE MEETING

AGENDA

BESTUURSKOMITEE VERGADERING

AGENDA

DATE / DATUM: 10 March 2026

TIME / TYD: 18.00 – 19.30

PLACE / PLEK: Ou Skool

1	WELCOME & APOLOGIES WELKOM & VERSKONINGS Leon, Wilmien, Paul, Johnathan, Elsa, Louise, Jenny, Steven Fourie No Apologies PG – welcomes everyone
2	MINUTES OF PREVIOUS MEETING (02/09/2025) NOTULE VAN VORIGE VERGADERING (02/09/2025) Proposer LdW Seconder EW
3	CLOSING OF AGENDA SLUITING VAN AGENDA
4	MATTERS ARISING FROM PREVIOUS MINUTES (02/09/2025) SAKE UIT VORIGE NOTULE (02/09/2025) Item 5 – Overgrown vegetation intruding into the road (Standveld and

	Olienhout) reported on Collaborator by PG. It was logged and closed by the municipality but no action was taken. PG asked SF what to do. PG to take screenshot and send to SF. Completion on collaborator is often not explained why, but residents should use the comment section for further details. ACTION: PG to pass details to SF. Item 9 – AOB ownership of cemetery. This was clarified by Leon and reported back at the AGM. Family individuals have been maintaining individual graves but on 21st March a cemetery clean-up will be conducted by residents. • Item 5 – Oorgroeide plantegroei wat in die pad indring (Standveld en Olienhout) is deur PG op Collaborator gerapporteer. Dit is deur die munisipaliteit aangeteken en gesluit, maar geen aksie is geneem nie. PG het SF gevra wat om te doen. PG moet 'n skermkiekie neem en aan SF stuur. Voltooing op medewerker word dikwels nie verduidelik hoekom nie, maar inwoners moet die kommentaarafdeling vir verdere besonderhede gebruik. AKSIE: PG moet besonderhede aan SF deurgee. • Item 9 – AOB eienaarskap van begraafplaas. Dit is deur Leon verduidelik en by die algemene jaarvergadering teruggerapporteer. Familie en individue het individuele grafte onderhou, maar op 21 Maart sal 'n begraafplaasopruiming deur inwoners gedoen word.
5	UPDATE FROM WARD COUNCILLOR OPGEDATEER VAN WYKSRAADSLID - Municipality is in the process of approving the budget. A draft budget will be submitted and opened for public participation in April. Comments on budget will need to be submitted electronically by the deadline added to the budget as an Appendix. Budget needs to be approved by May. - When local elections occur later this year, the Ward Committee Election meeting will take place. The process is to be advertised but BBHOA needs to be nominated and members need to vote for BBHOA to retain their seat on Ward 11 Committee. Elections possibly in November 2026. - August 2027, new 5-year IDP will be released; hence, we need to start thinking about issues that we want to have on the IDP. We can have a say in what to carry over and add new items. - Tarring of roads: recent surveying in Bbos was conducted by a contractor. This year, the municipality intends to surface Kloof Straat, Geelhout, and finish Rivier Straat. Olienhout was surveyed at the same time to enable Municipality to estimate costing for possible future tarring.

	• Speeding on Main Road. A question was raised about including a stop street in Bbos (as in Gansbaai). This is a provincial road. SF to give PG name and email address for person dealing with the Main Road. ACTION: PG to contact. • R60,000 budget for 2x bakkie sakkie (skit unit) has been approved. The units will be hosted by the farmer union, enabling them to be fitted on the back of a bakkie during fire emergencies. • Die munisipaliteit is besig om die begroting goed te keur. 'n Konsepbegroting sal in April ingedien en oopgestel word vir openbare deelname. Kommentaar op die begroting moet elektronies ingedien word teen die sperdatum wat as 'n aanhangsel by die begroting gevoeg is. Die begroting moet teen Mei goedgekeur word. • Wanneer plaaslike verkiesings later vanjaar plaasvind, sal die wykskomitee-verkiesingsvergadering plaasvind. Die proses moet geadverteer word, maar die BBHOA moet genomineer word en lede moet vir die BBHOA stem om hul setel op die wyk 11-komitee te behou. Verkiesings moontlik in November 2026. • Augustus 2027 sal die nuwe 5-jaar GOP vrygestel word; daarom moet ons begin dink aan kwessies wat ons op die GOP wil hê. Ons kan 'n sê hê in wat oorgedra moet word en nuwe items byvoeg. • Teer van paaie: onlangse opmeting in Bbos is deur 'n kontrakteur uitgevoer. Hierdie jaar beoog die munisipaliteit om Kloofstraat, Geelhout te bedek en Rivierstraat af te handel. Oliehout is terselfdertyd opgemeet om die Munisipaliteit in staat te stel om die koste vir moontlike toekomstige teerwerk te skat. • Spoed op Hoofpad. 'n Vraag is geopper oor die insluiting van 'n stopstraat in Bbos (soos in Gansbaai). Dit is 'n provinsiale pad. SF moet die PG se naam en e-posadres gee vir die persoon wat met die Hoofpad werk. AKSIE: PG moet kontak maak. • 'n Begroting van R60 000 vir 2x bakkie sakkie (skit-eenheid) is goedgekeur. Die eenhede sal deur die boere-unie aangebied word, wat dit moontlik maak om hulle agterop 'n bakkie te installeer tydens brandgevalle.
6	FEEDBACK FROM WARD COMMITTEE MEETING TERUGVOERING VAN WYKSKOMITEE VERGADERING Two Ward Committee meetings have been conducted in 2026, one attended by Leon and the water treatment site visit in Franskraal, attended by PG earleir today. Relevant details of the site visit were circulated on the WA group. Key

	points from the previous meeting were: • Municipality find gravel roads too expensive to maintain. • Workshops are to be organised on alien management for private landowners after recent fires. • R500,000 for water reservoir in Bbos maintenance confirmed. We anticipate this work to undertaken in late autumn/winter. Twee Wykskomiteevergaderings is in 2026 gehou, een bygewoon deur Leon en die besoek aan die waterbehandelingsterrein in Franskraal, wat vandag deur PG vroeër bygewoon is. Relevante besonderhede van die besoek is op die WA-groep versprei. Kernpunte van die vorige vergadering was: • Munisipaliteit vind grondpaaie te duur om te onderhou. • Werkswinkels sal oor die bestuur van indringerplante vir private grondeienaars gereël word na onlangse brande. • R500,000 vir die instandhouding van waterreservoirs in Bbos is bevestig. Ons verwag dat hierdie werk in die laat herfs/winter sal plaasvind.
7	FEEDBACK FROM NUCLEAR POWER STATION MEETING TERUGVOERING VAN KERNKRAGSENTRALEVERGADERING EW attended the recent presentation about the proposed nuclear power plant at Bantamsklip in PB. The meeting was well attended. The environmental Impact Assessment will be conducted, followed by a public participation process. BBHOA has registered as an interested party but has had no response. Individual residents can also apply and are encouraged to do so. Current Contact Information for Registration: • Consultant: WSP Group Africa (appointed EAP) • Email: Nuclear-PP-EIA@wsp.com • Phone: +27 11 254 4800 It was noted that the new Koeberg power plant has experienced issues with EIA. Bantamsklip was previously identified as the least appropriate of the sites identified for a new station. The character of the region will change with the building of nuclear powerplant and regardless of the perspectives on nuclear power or national energy issues it was concluded that this would be an unfavourable development for Bbos. BBHOA will continue to monitor the situation and liaise with other local bodies opposed to the development. EW het die onlangse aanbieding oor die voorgestelde kernkragsentrale by Bantamsklip in PB bygewoon. Die vergadering is goed bygewoon. Die

	omgewingsimpakstudie sal uitgevoer word, gevolg deur 'n openbare deelnameproses. BBHOA het as 'n belangstellende party geregistreer, maar het nog geen reaksie ontvang nie. Individuele inwoners kan ook aansoek doen en word aangemoedig om dit te doen. Daar is opgemerk dat die nuwe Koeberg-kragssentrale probleme met OIA ondervind het. Bantamsklip is voorheen geïdentifiseer as die minste geskikte van die terreine wat vir 'n nuwe stasie geïdentifiseer is. Die karakter van die streek sal verander met die bou van die kernkragssentrale en ongeag die perspektiewe op kernkrag of nasionale energiekwessies, is tot die gevolgtrekking gekom dat dit 'n ongunstige ontwikkeling vir Bbos sou wees. BBHOA sal voortgaan om die situasie te monitor en met ander plaaslike liggame wat teen die ontwikkeling gekant is, te skakel.
8	ROAMING DOGS / DOGS OFF LEASHES ROOMENDE HONDE / HONDE SONDER LEIBEIND BBHOA has again been alerted to issues of roaming dogs and the walking of dogs off-leash in the village. It was noted that some homeowners associations in the Overstrand fine dog owners for walking dogs off the leash. These powers are not currently in the Bbos Homeowners Constitution and it was decided not to take these measures at this time. However, we remind residents that walking dogs off-leash is illegal under a local by-law. SAPS will fine residents when incidents occur. BBHOA is weer eens gewaarsku oor kwessies van rondlopende honde en die stap van honde sonder leiband in die dorp. Daar is opgemerk dat sommige huiseienaarsverenigings in die Overstrand honde-eienaars beboet vir die stap van honde sonder leiband. Hierdie magte is tans nie in die Bbos Huiseienaars Grondwet nie en daar is besluit om hierdie maatreëls tans nie te tref nie. Ons herinner inwoners egter daaraan dat dit onwettig is om honde sonder leiband te stap kragtens 'n plaaslike verordening. Die SAPD sal inwoners beboet wanneer voorvalle plaasvind. https://www.overstrand.gov.za/reminder-for-pet-owners-to-keep-dogs-on-their-leash/
9	TARRING OF ROADS TEER VAN PAD Planning is underway to complete the village census discussed in the AGM. ACTION: Else, Carla, Louise

	• Name, address, phone number • Number of residents • BBHOA membership info and adding residents to WhatsApp groups • Pets • Permission to use water in case of fire • Opinion on tarring of roads Beplanning is aan die gang om die dorpsensus wat in die algemene jaarvergadering bespreek is, te voltooi. AKSIE: Anders, Carla, Louise • Naam, adres, telefoonnommer • Aantal inwoners • BBHOA-lidmaatskapinligting en die byvoeging van inwoners tot WhatsApp-groepe • Troeteldiere • Toestemming vir die gebruik van water in geval van brand • Mening oor die teer van paaie
10	ANY OTHER BUSINESS ENIGE ANDER BESIGHEID BBHOA are very grateful to the individuals who came forward to help with legal and medical issues surrounding the assault case in the village in February. When conducting petitions and taking on such tasks, please do consult BBHOA committee for buy-in if residents wish to use the BBHOA as a vehicle for disseminating information. BBHOA is baie dankbaar teenoor die individue wat na vore gekom het om te help met regs- en mediese kwessies rondom die aanrandingsaak in die dorp in Februarie. Raadpleeg asseblief die BBHOA-komitee vir instemming wanneer u petisies indien en sulke take aanpak, indien inwoners die BBHOA as 'n voertuig vir die verspreiding van inligting wil gebruik. Date for next meeting: Tuesday 12 May 2026 18.00 hrs at Ou Skool