



**Onverwacht Home Owners Association  
Onverwacht Estate  
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04 November 2019

## **MINUTES OF THE SECURITY MEETING HELD AT 14:00 ON 29 OCTOBER 2019 AT ONVERWACHT OFFICE.**

### **1. OPENING AND WELCOME**

Cor Uys opens the meeting and welcomes everyone.

### **2. PRESENT**

- OHOA: Cor, Ollie, Etienne, Frik and Mariana
- Dogs and All: Leon and Brandon

### **3. MATTERS ARISING**

Access Control - There are still problems with residents who do not want to put their red resident permits on their vehicles.

It was decided that all vehicles residing in Onverwacht need to display the red sticker provided to all residents in order for the guards at the gate to easily identify the vehicle as belonging here.

Dogs and All will provide a list of all vehicles in breach of this decision.

Mariana will follow it up with a letter and if needed a penalty should the owner refuse to comply.

### **4. ACCESS FOR SLEEPOVER VISITORS**

A form was drafted to be used for sleepover visitors. It allows for details of the address in Onverwacht, duration of stay, registration number and details of the vehicle.

It needs to be completed in duplicate by all visitors who will sleep in Onverwacht for one or more nights.

One copy has to be displayed on the dashboard of the vehicle, where the security officer can easily see it and will allow access through the gate for the duration of the stay in Onverwacht.

The other copy is filed in the security booth in case the other copy is lost or misplaced.

### **5. EMERGENCY EXITS**

There are 3 emergency exits at Onverwacht. It is suggested that all three should be controlled by Security. Mariana will arrange for 2 locks to be purchased. One key for both locks will be kept at Security and the other in the Onverwacht office.

### **6. EMERGENCIES (Power failure, boom not working)**

Dogs & All will take control of all matters related to maintenance and repair of the equipment needed to control access to the Estate.

They will also prepare a proposal to ensure effective access control in the event of a power failure.

### **7. CAMERA SCREEN**

The screen of one camera was broken but has been repaired. Tony from Dogs & All will also investigate the requirements and cost of an UPS system to be used in the case of a power failure.

### **8. RENTERS WITHOUT REMOTES**

The principle is confirmed that all residents in Onverwacht need to have their own remote to be able to gain access to the Estate.

**Chairman: Cor Uys, Vice Chairman: Johan Burger, Treasurer: Ollie van Schalkwyk,  
Members: Harry Allen, Etienne Boeke, Frik Bosman, Stefan Hartmann**

No exception will be made. Everyone without a remote will be treated like any other visitor and will need to be called in.

Mariana will inquire with the letting agent to find out if the tenants in our own flats at 49 Pinotage have remotes. If not, Onverwacht will purchase up to 2 remotes per flat and provide it free of charge to the tenants through the agent. Such remotes will remain the property of the OHOA.

**9. DOGS & ALL TELEPHONE NUMBERS ON INTERCOM**

Mariana will program the phone number of the Dogs & All control room on the system, so that the security officers can contact them in case of an emergency.

Leon and Brandon's numbers will also be programmed on the system

**10. NEIGHBOURHOOD WATCH**

Cor proposes to cancel the Onverwacht neighbourhood watch group on WhatsApp. He suggests that smaller "local groups" should be formed in the resort. Proposal accepted.

**11. WYNAND AND PIET - (Dog at the gate)**

Either Wynand or Piet has to switch the irrigation pumps for the farm on and off in the morning and in the evening. Piet is afraid of the security dog.

Leon assures everyone that the dog is under control and must be on a leash at all times when it is out of the kennel.

**12. EMERGENCY NUMBER FOR GUARDS**

The security officers will contact their control room in an emergency, which will then arrange for the dispatch of the necessary services. (Also see 9 above.)

**13. ACCESS PERMITS FOR WORKERS**

The permits have been completed. Mariana will as soon as possible buy the "clips" with which it is attached to clothing, so that they can be issued.

**14. AUTOMATIC ACCESS**

The current list of automatically approved visitors, who are allowed to enter the Estate without having to make a phone call, is extended to include any parole officer.

**15. BIN CLEANING SERVICE**

A green ticket will be issued by Mariana for Green Clean Bin to enter on Tuesdays to clean the bins.

**The meeting adjourns.**