

## SLHOA UPDATE – JUNE 2020

And so lockdown continuous.....

The past 90 days plus have been the most interesting, testing and challenging times. It has highlighted the following about our members at Silver Lakes:

- We have so many members that have cared for one another by assisting specifically the elderly with purchasing of groceries and medical supplies;
- We received and are still receiving lots of food and clothing that are donated to formal registered organisation who distribute it according to need;
- Our members have been extremely patient and abiding to the rules that have been set by Government.

We wish to thank our members for their co-operation, even if you may not agree wholeheartedly with what gets announced by Government. The HOA has a responsibility to implement and monitor the various activities that get announced in the different levels and while some members think that we make the laws, we are merely facilitating what gets announced and not putting the HOA and its Board and employees at risk by not complying with the Regulated announcements. We wish to thank you all for understanding and your co-operation.

With life slowly getting back to normal, we wish to share the following updates with our members.

### **The return of golf**

We thank the various sport bodies who negotiated the return of golf. Silver Lakes had to implement various systems to ensure that we are compliant and monitor this closely in the interest of our club, our staff and our members.

We want to urge our members and golfers that should you have been in contact with a person who has been tested positive, to have themselves tested and to refrain from coming to the Management Centre or the Clubhouse until such time that your COVID-19 tests indicated that you are negative.

### **Impact of COVID-19 on the estate**

The lockdown had and still has a major financial impact on the estate. The main contributors to the loss of income were golf days that could not be hosted, conferences and functions that is not allowed, sit-down meals in the restaurant that is not allowed and only recently were deliveries and take-aways allows. The HOA made serious cuts to the budget, while still ensuring that standards could be maintained. New capital projects were put on hold until the board advises our members about the way forward following their next board meeting.

We wish to thank our members for continuing to pay their levies in spite of challenging circumstances and supporting Café 41.

### **AGM / CGM**

We have had various questions about the AGM and CGM that could not be facilitated due to gatherings that are not allowed. All options have been considered and will be discussed at the board meeting and our members advised about the way forward.

### **Cellular signal on the estate**

We have concluded a detailed assessment of the signal on the estate and where the challenges are. Vodacom and MTN agreed to facilitate an information session for all our members to address any questions before the official public participation process would commence. This session was put on hold due to the lockdown and the session will be facilitated as soon as we are allowed to have a large group of people together again. We have full empathy with the challenges of bad signal, specifically during lockdown with people working from home and thank our members for their patience.

### **Electrical metered boxes on the estate**

The HOA is addressing the open electrical metered boxes with the City of Tshwane. In spite of our own attempts to seal them, they are forced open when the meter readers come to do the readings and then not sealing them again. While the matter is being addressed, we want to urge our members with children to keep them away from the boxes. Should you notice an open box, please advise the HOA, who will send our operational staff to seal the boxes temporary with duct tape or cable ties. We thank you for your assistance whilst addressing the challenge with the City of Tshwane.

### **Garden refuse**

Winter means serious trimming of plants and trees. Thank you for not dumping your garden refuse in the bins, verge, golf course or an open stand. Limited refuse that can be included as part of the normal refuse will be accepted, otherwise you can make contact with a registered service provider of your choice to remove the garden refuse.

Please be reminded that as per the Rules, trees on a verge may not be cut unless it has been motivated to the Environmental Committee, who will consider the request and make a decision.

### **Fibre on the estate**

You will recall from previous updates that the HOA has been negotiating the possibility to change the closed network to an open access network on the estate. This would mean that you can still make use of any Internet Service Provider as you currently do, but without the requirement to have a Telkom line to your property. Telkom and Openserve have been discussing the possibility over a period of time and confirmed that the existing network will not be changed to an open access network. We have requested Telkom to provide more information about their service and specials and will share with our members.

### **Hornwort in the dams**

The Environmental Committee has been busy with a process for the past two years to address the growth of Hornwort in various dams.

The following efforts have been made to address the challenge with the Hornwort:

- a national survey was done through ARC amongst an estimated 300 estates with six estates reverting;
- Corlia Matthews and Mike Westman visited two estates in Hartbeespoort Dam area having invasive weeds in their dams, but not Hornwort, to assess the methods that they have used;
- mechanical removal of the Hornwort was facilitated on two occasions during the past two years;
- chemical treatment was applied after various suppliers were contacted to get expert advice on how to treat it;
- laying dry the dam on the 5th, removing all the Hornwort, only to have returned when the water returned;
- introduction of mesh to catch part of the Hornwort that may end up in the large dam in Phase 3;
- treatment of sections in the dam at the Golf Academy, applying different combinations to get the best possible results;
- formal action by our attorneys to address the inflow of sewage from the pump-stations at Six Fountains and Silver Stream;
- getting advice from other specialist to benchmark what we are doing; and
- manual removal by the HOA team.

The HOA will be continuing with the manual removal, introduce grass carp and address any inflow of sewage into the dams, which provide nutrients which stimulates the growth again.

The process to eradicate the Hornwort is a long-term project and our members will be updated about the progress.

### **Lockdown**

Please note the following important points, unless advised differently through special bulletins:

- The Pro Shop is open for golfers.
- Orders can be placed with Café 41 and orders either collected or delivered to your home. The menus is available on the website.
- The Management Centre is open, but staff that can operate from home will continue to do so.
- Non-perishable food and clothing can still be donated by dropping it at the gates. The Management Team will ensure that it is distributed to organisations who will be able to deliver it to the needy people.
- Our tennis and squash courts as well as the playparks remain closed until advised differently.
- Our Board, Management Team and various committees continue as normal through Zoom meetings to ensure that everything continuous as normal on the estate.



We wish you all of the best during the first month of winter. Keep well and keep safe!

Regards

HENK BOOYSEN  
CEO