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WBHOA January 2013 Newsletter

It is quite amazing to think that another new year is upon us. Many of us are shaking off the lethargy of the holidays and making good on New Year's resolutions that attempt to undo the overindulgence of the festive season. While most of us could relax over December, the security guards were on top of their game. We therefore thank Noordvaal Security for their exceptional work in protecting our property when many of the residents were away. There was not one incident within the estate over December. This was due to the fact that there were four extra roaming guards deployed in addition to the normal guard complement, two of whom were allocated to Waterkloof Boulevard free of charge!

In 2012 the Nature Area was registered as a section 21 company called **Waterkloof Ridge Nature Valley** and we joined **WESSA**, (Wildlife and Environment Society of South Africa). As a result all Waterkloof Boulevard homeowners will automatically become members of this company and become an official **Friend of the Waterkloof Ridge Nature Valley**. Therefore while contributing to the development of their own slice of nature; they will also receive a **Wild Card** that provides free access to: Groenkloof Nature Reserve, Rietvlei Dam Nature Reserve, Wonderboom Nature Reserve, Fairy Glenn Nature Reserve as well as the Rooihuiskraal Historical House.

2013 promises to be a year of pleasant and exciting changes within our estate. We will gradually start opening up access to the Nature Valley to allow Waterkloof Boulevard home owners to experience the pleasure of living within an extremely unique piece of nature. This was confirmed by Professor Ray Jansen the Head of Department of Environmental Science of Tshwane University of Technology (TUT) and a renowned ornithologist. He recently completed a survey of our Nature Valley and was overwhelmed by the natural diversity that exists here. During his three hour survey, Professor Jansen identified 56 species of birds and he predicts that there are a further 142 species living on our doorsteps. Although there are small areas of environmental damage, there are also pockets of pristine mountain bushveld that are our obligation and honour to preserve.

Since security is our primary concern, access to the Nature Valley will be tightly regulated in order to prevent unwanted "guests" from entering and spoiling it for the residents. The estate manager in conjunction with Noordvaal security will be phasing in access to the Nature Valley and thereby ensure that all the residents' safety is assured not only in the Nature Valley, but also in their homes.

Unfortunately nothing in life is free these days, which is why a resolution was adopted at the adjourned WBHOA Annual General Meeting (AGM) held 6 December 2012 that the 2013 levies will increase by 10% per stand as of the 01 March 2013, from R1 360.00 to R1 500.00 per month. This is still a very reasonable amount when compared to other estates. The discount for owners paying by debit order will increase to R55.00 per month, making their levies R1 445.00. Members who want to pay their annual levies in advance for the full financial year will receive a discount of R660.00, on condition that an amount of R17 340.00 is paid in full by 31 March 2013.

At the AGM it was also resolved that a special levy be employed in order to upgrade and secure the Nature Valley in order to safely open up access for the residents. This special levy may be paid as a once off, discounted amount of R6 000.00 or in instalments of R550.00 over a period of twelve months. The first instalment or deposit being due on 01 March 2013. Owners who wish to pay the R6 000.00 are requested to give written notification to the managing agent via the email address: louisej@pretor.co.za otherwise an amount of R550 per month will be levied automatically in addition to the normal levy over a twelve month period.

In order to let residents experience the unique joy of having their own slice of nature right next door and to teach everyone more about the exceptional variety of birds, insects, plants and even small animals that live there, two guided walks have been arranged for February.

1. Bird Life Northern Gauteng will be hosting one on Saturday 2 February at 06h30.
2. Professor Jansen has kindly invited everyone to join him on his next expedition on 9 February at 07h00.

For both excursions, the gates from all the estates within Waterkloof Boulevard leading to the Nature valley will be opened, so that everyone can walk to the assembly point at the Cygnus street cul de sac. Since all and sundry knows that the early bird catches the worm, especially in the heat of a Pretoria summer, it will be appreciated if everybody tries to be at the starting point 15 minutes before the time.

We would like to welcome the new WBHOA board of directors who were elected at the 2012 AGM and thank them for selflessly agreeing to serve their community:

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|---------------------------|--------------|------|
| • Darian van Loggerenberg | - Pavillions | #221 |
| • Pasco Lattuca | - The Hills | #297 |
| • Dirk Gey van Pittius | -The Hills | #040 |
| • Peter Anderson | -Tuscany | #181 |
| • Hendi van der Merwe | - Tuscany | #076 |
| • Danie Hefer | - Terraces | #110 |
| • Tania Marais | - Terraces | #169 |
| • Wilhelm van Zyl | - Parks | #047 |
| • Chris de Muelenaere | - Abrina | #204 |

Finally it is the responsibility of all residents to join with their neighbours in enhancing the reputation of Waterkloof Boulevard and the Waterkloof Ridge Nature Valley by being considerate to each other and obeying the rules of the estate. The owners, the board of directors, Pretor, Noordvaal Security, the estate manager Marnus Sonnenberg and his team have all done a sterling job in upgrading the image of Waterkloof Boulevard over the last year and if everybody redoubles their efforts in 2013, Waterkloof Boulevard will become the most prestigious and sought after residential estate in Pretoria.

Kind regards

Dr Darian van Loggerenberg

Chairman of the Board of Directors of the WBHOA