

HEBRA Minutes of Annual General Meeting held on 20th October 2020

VENUE: Hurlyvale Primary School Hall.

6:00pm

Present : 30 Residents as per register and 31 Proxies held.

These minutes are not verbatim, but a condensed version of what transpired.

WELCOME

Andrew Chester welcomed everyone present and gave a background of the committee and the purpose of the meeting.

Some general comments:

- Level of levy payers are down from 42% to 38% in 2020
- Levies are used for
 - o Security
 - o Maintenance
 - o Insurance
- After the above are paid there is not much money left in the pot and often there is not enough money for maintenance and the committee pay for these expenses out of their own pockets.
- A big thank you went out Hayley and Steven for the creation of the website.

2019 AGM

The minutes of the 2019 meeting were approved without amendments.

CHAIRMAN'S REPORT

- Covid has had an effect on the committee's plans for 2020 and on the area as a whole as there has been an increase in petty crime stats.
- Hebra has paid off 95% of its debt to Mamba in the last year – at its peak the debt was over 100k
- The committee is reviewing the security and looking at how to update the security in the area – this was further discussed in the security update.
- The committee are looking into formalizing a Home Owners Association along with a Constitution and Code of Conduct.
- The Chairman extended a big thank you to the committee and the following members of the community:
 - o Noel, Kyle, Steve and the lawn rangers for keeping our park looking great;
 - o Brian Smith for arranging the Safety Talks in the park;
 - o Dave Ireland for keeping us safe at night
- The community is encouraged to speak to the committee at any time – either through street group captains or hebracommunity@gmail.com

SECURITY

- The Chairman went through the security presentation as attached in the AGM pack.
- We need to make our enclosure less attractive to crime.
- The only way we can make the enclosure more secure is to increase the levy payer rate – currently approx. 120 houses contribute out of approx. 344.
- The presentation ran through a breakdown of where our levies go and 86% goes to mamba – 2 guards 6pm – 6am and 1 scooter guard.
- All of the initiatives were discussed including:
 - o Crimespotter
 - o Namola
 - o Safety Talks in the Park – these happen monthly but we need more community participation

- Security updates are planned in 4 phases:
 - CCTV cameras – 15 poles around the area and 27 cameras to start
 - Cost purchase = approx. R500 000
 - Can't rent to own at approx. R19 500 ex vat per month including monitoring
 - This would mean a sacrifice of the scooter guard and is included in the vote
- RFI Booms and Stickers for residents
 - Cost = R330 000
 - Pay R8000 per month
- 24 Guards = R72 000 per month
- 4 Automated booms and turnstiles with biometric access
- The committee proposed to raise the current levy by R50 per month and a special levy of R1100

FINANCIALS

- The financial reports were presented and discussed as per the AGM pack
- In order to meet our financial targets we need to increase the levy payers suggestions to do this were:
 - Get to know your neighbour – speak to your neighbours about payment and the committee and contributing to the area;
 - Printing pamphlets and putting them in the postbox;
 - Putting an advertising board in the park and getting businesses to contribute;
 - Increase social media presence and send out regular communication via website, whatsapp, email and social media

COMMITTEE VOLUNTEERS

- Current committee was accepted;
- Suggested that the committee put out more information of each portfolio and what they do and people would be able to volunteer to help out when they can.
- A big thanks to those who volunteered to be on the committee.

INFORMAL MEETING FEEDBACK

- There was a feeling that the committee do not communicate effectively with the community
 - The committee will work on sending out more communication, more often or more channels
- There is a need to create a more “community” feel
 - There will be more events in the park and more effort from the committee to create this sense
- The street groups were discussed and a background of their purpose was discussed
- The Gibson Road Gate times were discussed the times as per the most recent enclosure application to the council were proposed as the gate times going forward – vote on whether to keep 6am – 6pm times or move to new times.

Meeting ended about 7:45pm

Thank you all for attending.