

**Minutes of the Green Pastures Home Owners Association committee meeting held at Crawberry Close,
Green Pastures at 18:00 Wednesday 4 August, 2010**

Present: P Reyneke (PR) Chairman, D Swart (DS), J Crompton (JC), A Van Linge (AVL), M Van Niekerk (MVN), S Phillips (SP)

Apologies None: E Coetzee (EC)

ITEM	DESCRIPTION	ACTION	DUE DATE	RESP.
1.	Minutes of previous meeting	The previous minutes were approved.		
2.	<u>Matters arising</u>			
2.1	Survey of Stands	EC and SP inspected all vacant plots in order to determine the extent of invasive alien vegetation re-growth and general maintenance required. A report with recommendations was prepared and presented to the committee. The committee has tasked SP with distributing notices of clearance and costs involved to all relevant stand owners.	Nov 2010	SP
2.2	Alien Vegetation			
2.3	Missing Manhole Covers	3 Quotes were obtained for the 16 missing manhole covers. SP has since negotiated with Mr Shaun Maree at the Knysna Municipality to possibly carry the cost of replacing the covers. SP to follow up with Mr Maree within the next week as the committee would like this issue resolved before the holiday period.	Nov 2010	SP
2.4	Speed Control	The Municipality removed the newly erected speed hump due to a complaint from one of the homeowners and the positioning of the speed hump. They have agreed to erect a new speed hump before the end of December and lower the speed on Sandalwood drive to 35km/h westbound.	Nov 2010	SP
3.	<u>Financial Matters</u>			
3.1	Financial results year-to-date	The Treasurer reported : Bank balance at 31 October 2010: Cheque account R52 938.66 Deposit account R122 515.20 Owners' levies outstanding at 31 October 2010 - R54 855.95 Owners' levies paid in advance at 31 October 2010 - R19 072.85		

3.2	Debtors collection	Debtors has not been actioned since Oct 2009. The committee has tasked SP with contacting all outstanding debtors and referrals to the Association's attorney for action. Erf 14056 – Outstanding levies amount to R3 056.96. The committee has decided to use the Builders deposit to clear the outstanding levies.		SP DS
3.3	Erf 13610	No levies have been paid since the adjustment was made on this account in 2009. See 3.2		SP/DS
4.	<u>Any Other Matters</u>			
4.1	Erf 13618	A complaint was received from the home-owners in Kiepersol close regarding the stack of logs on Erf 13618. The committee will look into this and contact the owners with a plan of action.		SP
4.2	Erf 13671	GP home-owners have expressed their concerns over the half built construction on this Erf. The committee will seek advice from the municipality as to possible solutions.		SP
4.3	Erf 13642	The owner has been informed of the time limit on construction as set out in the Green Pastures Building Contract and possible consequences of exceeding the duration.		SP
4.4	Removal of Remaining Pine trees	SP has obtained 2 quotes for the removal of the remaining pine trees in the Estate. The committee has approved the removal as required by the Municipality in terms of the Fire prevention act.		SP
4.5	Correspondence & Invoiced – Erf 13653	As the owner of Erf 13653 does not have electronic access to correspondence/website, the Treasurer has offered to hand deliver all necessary correspondence to this owner.		DS
4.6	Complaint – White BMW – Reckless driving	Complaints have been received from several owners living on Sandalwood Drive regarding a white BMW driving recklessly. The decision was made to speak to the driver, monitor the situation and should it not improve, to contact the traffic department for assistance.		
5	Date of Next Meeting	The next meeting has been scheduled to take place in February 2011 – Date to be confirmed.		