

Trustee meeting minutes 4-3-2025 via teams

Attendees: Tjeerd, Matt, Serge

1. Welcome

2. Statusupdate

- Maintenance dieselpump quote
Quote received today, split in 3 items:
 - Repair of the lister pump, fuelpipes leaking, rockets servicing = R 5060 incl VAT
 - Repair of the mono pump = R 61.000 it leaks but that is manageable.
 - New pump = R 63.000Start with lister pump, wait with the rest. ACTION: TJEERD
- Financial status
Half year room with current spending, we can prolong when we save.
- Pool cleaning issues
Chemicals more expensive (+40%)
We can't buy on promotion
Backwashing? Difficult because of loss of water.
Jackson is not here so T will ask asap. T will take a tester from Umoja.
The pool has no weir
Should the pump be running 24/7? No, 8 hours per day should be fine.

3. New items

- Maintenance contractor
 - Tjeerd reports: Anthony has a big backlog because of missed days due to weather, family issues, etc. Also we noticed many time too late arrival or too early departure. He does not co-work himself, we are generally not satisfied with his work lately. We propose to try to find replacement for him.
 - We have contact with Dewald Hoon who in principle is willing to do the same work for the same conditions and rate. T will meet with him and show him the Estate.
- Maintenance planning for the upcoming month/quarter
 - Grass cutting CP
 - Road maintenance. Fill ditches with termite soil, first on the Estate, then at the access road.
 - Street lights
 - Roofing on pool shed. Is now corrugated iron.
 - Area of pool area cleaning from cement and stones.
- Carlbryant on electricity box #7
 - CB came to house T, wanted to see in the box #7 for the meter as the readings from the internal meter are invalid. CB confirmed that it was a correct reading but complained about the green box not having CoC. We installed with an official electrician. Matt received messages from CB to Guido that the meter was installed in the wrong place and now CB needs an excuse, but our meter and box are correct. Matt will communicate this with Guido.

4. Questions

- A discussion about the meeting in the Phomolong regarding the road, where Jane declared herself as owner of #11 and representative for the Estate. The board finds this peculiar as she is still no formal owner of #11.
- Tjeerd: Jonty did job well, but streetlights still not working. Investigation found 2 cables broken and Tjeerd fixed the cable. All streetlights are working now.

5. Next meeting: 22 April.

Actions:

- Tjeerd forwards the quote, but we agreed repair of the lister pump for R 5060, Tjeerd will accept the quote on this.
- Tjeerd will check about the backwashing of the pool with Jackson
- Matt will mail Guido about the electricity meter
- Tjeerd will schedule meeting with Dewald Hoon and report back
 - *Done and he accepts the job.*
- Serge will check the contract of Anthony.
 - *One month notice.*

Code	Description	Quantity	Unit	Unit Price	Disc%	Tax	Nett Price
	REPAIR & SERVICE HD60H MONO PUMP & 6/1 LISTER						
1000000	SERVICE ENGINE: LISTER SPARES					382.50	2,550.00
	FUEL FILTER						
	FUEL PIPES						
	INJECTOR PIPE						
1010000	ROCKER					195.00	1,300.00
1020000	LABOUR					82.50	550.00
	CONSUMABLES						
	ENGINE OIL						
	ENGINE CLEANER						

Total R4400, R5060 incl VAT

Addition after the meeting and before writing of these minutes:

- *Anthony has given notice before we could and we are replacing him with Dewald Hoon with 2 staff members with the same conditions.*

SPSettels



Matt Geri