

VILLAGE NEWS

Walmer Park Village (WPV), Church Road
Walmer Port Elizabeth 6070

Note: Information in this Newsletter is not necessarily the opinion of Trustees of the Body Corporate or Managing Agents.



December 2016

Gutters: After much research and several Quotes it was agreed at a Trustee meeting that *Alugutter Port Elizabeth will commence work at WPV in early 2017. Defect Reports are on file. (*Alugutter, a family business established since 1988, supply and fit aluminium and P.V.C seamless gutters to both the domestic, commercial and industrial market; Ref - Web Information)

Building Insurance: Following an alternative Quotation Trustees agreed that property Insurance will remain with CIA Insurance. WPV Claims History during 2016 reminds us that burst geysers are often an avoidable Claim; intermittent plumbing inspections, as noted in previous Newsletters, generally warn of impending problems. Should you have a Claim you are again reminded of an excess to pay, high Claims may result in increased annual premiums. Get facts right in any Claim plus photographs and detailed plumbers report.

Greencycle: December collections on 12/19 December then again from 02 January 2017. Thank you to all those who care enough to have trash recycled.

Church Road: Outstanding matters: a) Telkom which will re-lay a major cable along the servitude b) NMBM replacing ground-water drainage damaged during 2015/16 water mains installation.

Water Restrictions: Daily water consumption – November 2016 averaged 13Kl per day, together with a 60% surcharge for sewerage. Just altered common sense habits and a paradigm shift will save water. In 2017 WPV NMBM water charges will increase from R78 000 to R92 500 while sewerage charges will increase from R45 000 to R67 000. John Sodlala intermittently waters common property gardens with a bucket as we try to avoid losing plants/trees during this serious drought. Watch out for garden pests/diseases – these may increase in times of drought stress. Press publications and NMBM web address currently publish all water statistics.

Trees/Shrubs & Electric Fence: In your garden if tree/shrub growth is affecting the fence urgent attention is often required and any costs incurred is for Unit owner's account. John Sodlala can usually attend.

Tree/Plant Trimming: Due to Budget constraints and high Quotes this matter is shelved until 2017.

Water Tanks: There are a number of suppliers in PE and market research is recommended. WPV makes no recommendations however we are all governed by Conduct Rules including the position of the tank/s, size, colour choice, installation, cost if it is moved because of services problems etc. There are tanks designed for townhouses, usually 750L, measuring about 760mm x 1850mm. A sketch showing the intended position in your garden plus specifications must firstly be approved by Trustees prior to ordering/installing.

Security – Garden Beams: Beams are an early warning system if intruders are in your garden. The latest designs are 'wireless' and unobtrusive. Alternatively a more complex system can be installed by your security company. Trustee approval is necessary.