



# GATEWAYS NEWSLETTER

AUGUST/SEPTEMBER 2006

web address: [gateways-ea.com](http://gateways-ea.com)

## PROPERTY NEWS



### TRANSFER REGISTRATIONS - July06

- Kensington – 20 units reg. @ average value: R754 500 (R787 035) Highest value: R1 400 000
- Malvern – 16 units reg. @ average value: R331 875 (R362 129) Highest value R590 000
- Bez-Valley – 12 units @ average value: R491 250 (R409 765) Highest value R58 000
- Cyrildene – 7 units reg. @ average value: R837 714 Highest value R1 320 000
- Observatory – 6 units @ average value: R1 138 500 Highest value R2 000 000

Brackets indicate June 2006 figures

### BOND RATES – currently 11.5%

Be financially prepared for another 1% increase in October 2006 – 1% point up on R100/R100 000 bond.



The residential market has turned – **NOW** is the time to cash in profit on your investment properties as rates increases are going to affect value and profitability and start bring property prices down.

### Electrical Certificate of Compliance (ECOC)

In terms of the Electrical Installation Regulations of the OHS Act, (Occupational Health & Safety Act, 1993 (Act 85 of 1993) the user or leaser is responsible for the safety of the electrical installation. If a property is **SOLD**, an electrical certificate of compliance, must be given to the purchaser prior to date of registration on transfer into the purchasers name. The certificate must be issued by a competent certified and registered electrical contractor registered with the electrical Contracting Board (ECB) of South Africa.

**It is advisable to insist on sighting the “Contractors” Certificate of Registration prior to employing them. Misconduct or non-compliance should be reported to EOB.**

### GARDEN & HOME:

**Garden Corner:** An easy, low-cost way to have colour in your garden is to plant sunflower. Mother Nature will do most of the work for you.

Buy a bag of sunflower seeds from the “Pet Food” department of the supermarket (under R10 for a kilogram bag) Choose a sunny spot with soft soil. Take a broom handle and push it about 4 inches (± 10 cm) into the soil 3 or 4 times to make holes. Pour 3 to 4 sunflower seeds into each hole . Don’t cover. Water every day until the plants begin to show. Then water twice a week until the regular rains start. Do another sowing once a month until February to ensure a sustained splash of colour. At this low cost, you could even consider planting on the pavement . And you will have the pleasure of attracting birds to your garden.

### SAD NEWS:

It is regrettable that we have to report the tragic death of **Bronwyn Morgan**, killed in a car accident on 13 August 2006. Bronwyn is the eldest daughter of the Chairman of the CCPF Mike Morgan. *Our sincere condolences to Mike and his family.*

**Neville Curtis** (Jeppe Old Boy) known to many local residents passed away at the age of 78 after a short illness. Neville will be known & remembered to many agents, buyer and sellers in Real Estate. He was the founder of Homeland, Eastern Property Association, the Eastern Area’s Home Finder, Bedfordview Board Of Directors and the Shared Marketing Service, (now Property Listing Network (PLN)). *Our condolences to John, Brian and Lesley.*

### MIMMOS SUPPORTS WOMENS' DAY

Mannie Deudes of Mimmos Parkmeadows generously supported a Woman’s Day celebration. A 3-course meal was thoroughly enjoyed & appreciated by 36 Officers from the Cleveland Policing Services.

### THE CCPF YOUTH DESK:

The Youth Desk is a new initiative introduced into the CCPF. The Youth League is a strongly supported by very enthusiastic and motivated young men and woman with an agenda of bring to the youth the danger of drugs, alcohol, HIV AIDS, and general responsibility to the community as a whole. They have started a program under the leadership of Ntsikelelo Ficwebu & Sgt. MALATJI of SAPS Cleveland. addressing headmasters and learners in our local Schools. Their first endeavor was well received by Malvern High School.

The Youth Desk manned the Coke Stall at the spring fare & raised R1 300 for the CCPF funds assisted by Mike Van K.

Edie Gil’s Tombola was strongly supported by Gateways’ Mike Van K. in a tremendous effort in securing 409 prizes and raised R7 000 for the CCPF funds. *The House in BALITO was unfortunately not drawn.*

### RESERVISTS:

Becoming a Reservist entitles you to become a permanent member of the policing service after 5 years service if you are under age of 35. You are paid the R200 000 life cover if you are fatally wounded on duty. There are no age restrictions in becoming a member of the reservists, but you do need to go through a training program & a hypsometric test. If you are interested contact Cpt. Bowler on (011) 677-5786.

### STREET COMMITTEES:

Starting up new Street committee’s has got off to a slow start as a result of us getting out our first newsletter.

Our newsletter has been well received and our consultants have started calling on residents to do a crime surveys to access the crime levels & type of crimes being experienced in the different areas.

## POLICING

### TOP COP OF THE MONTH – AUGUST 2006

These 2 officers were part of a 5-man team that won the TOP COP award for July 06. They have been highly commended for their outstanding service and will be awarded the TOP COP framed certificate from Art Angle, Kensington & a R500 hamper each from Pick & Pay.



Sgt Joe Bloggs and Sgt John Smith

*What Sgt Joe Bloggs and Sgt John Smith have achieved:*

**Recovered on Orland case numbers.**

Nissan Sentra CNY 509 GP

Isuzu Bakkie FWT 965 GP

Nissan 1400 Bakkie RGX 823 GP

Boksburg Case no

VW Combi CWX 172 GP

**Recovered on Midrand case number**

Kia 2.7D Bakkie – no registration

**Recovered on Yeoville case number**

2 Suspects for house breaking & theft

**Recovered on Cleveland case number**

Suspects for motor vehicle theft

2 Suspects for illegal liquor trading

Confiscated 1.1 kg dagga

Various B-crimes where J534's were issued

*Well Done, Joe Bloggs and John Smith, we appreciate you!*

### Reporting of Crime:

Crime in progress must be reported to 10111. Even if you are very stressed at the time, remember the operator has to ask you certain questions. Please be patient and calm in answering them carefully and correctly as you are being recorded all the time the conversation takes place. **HOWEVER** as the recording takes place the relevant or assigned police will be picking up the recording and will know what to do and who to speak to at the scene of the crime. Broadcast goes out to the nearest police vehicle, as you speak and not necessary your own police station. Don't be concerned if nothing **seems** to be done. It happens as you speak.

It is important to ask for a reference number and the operators name for reference purposes. There have been problems with the system, but the center is under **new management**. We would like to hear of your experiences – **good or bad**. This is the only way we can see that 10111 continually improves and becomes more effective. Please e-mail your experiences in writing to The Chairman at [mike.bnbsure.co.za](mailto:mike.bnbsure.co.za) or [clevelandcpp@lantic.net](mailto:clevelandcpp@lantic.net)

**Remember the more incidents reported the better our manpower allocation at the station will be!**

**NOTE:** The CCPF hold station management accountable to the community for service delivery and our role is the monitoring of the levels of efficiency of SAPS.

## CRIME WATCH:

Police intelligence have asked for assistance in looking out for the following vehicles that are alleged to be involved in various crimes including Hi-jacking:

### CLEVELAND PRECINCT

White 740 BMW with big spot lights – NXJ 919 GP

Black VW Jetta

Toyota Yarri

Blue VW City Golf - hit & run (MRZ 172 GP)

Report to Supt. Bothma 082 411 4630

### BEDFORDVIEW AREA:

White VW Golf

LMF 485 GP

Blue Toyota Hilux

FDG 242 GP

Red VW Golf

NMV 590 GP

Dark Blue Jetta-box shape

no registration

Blue Land Rover

JXL 978 GP

Unknown make

BBR 917 MP

Mazda 323

CJJ 634 GP

Report to Supt. Kleynhans 082 639 5852

## DUMMY OF THE MONTH



To Citipower for two massive power outages in the space of two weeks. In August a crippling power failure was experienced in our area due to the City Deep substation being closed down for 'safety' reasons, causing chaos in homes, shopping centers and traffic. In September, the Delta substation failed due to an unknown cause, resulting in similar chaos in the Northern suburbs.

## KENSINGTON COMMUNITY FORUM

To know more about the activities and functions of this forum visit their web site at [www.kensington.org.za](http://www.kensington.org.za)

**and become a member**

Pensioners: R 30.00 per annum

Family/Person: R 50.00 per annum

Commercial: R100.00 per annum

Log on to above Website for an Application Form or call the Chairman Colm Burns 616-8934 or Vice Chairman Phil Atkins and they will gladly fax you one.

The Kensington Community Forum are looking for citizens who are interested in the well-being of our particular society. If you are interested in becoming involved, please contact Colm Burns on (011) 616-8934.

## INTERESTING HOMES:



**For Sale**  
**R1,5 mil**  
Call Glynn on  
**622-9115 or**  
**082 651 7518**

## RHODES PARK BOWLING CLUB:

Learn to play Bowls at very affordable rates. Club House, Bar & Snacks open on Monday, Wednesday & Friday evenings. The club facilities and function hall are rented out for weddings, 21 birthdays, engagements & funeral tea's.

An Open Day is held on the last Sunday of every month, generally with a braai – come along and save Mum doing the cooking on Sunday month end. It is an excellent social opportunity to meet and make new friends and acquaintances & have lots of fun at the same time. For more information on how to become a member and what you need to do in order to play, call Sheila Menney, the Vice President on 072-230-1086 or e-mail her on [Sheila@eject.co.za](mailto:Sheila@eject.co.za)

## ELECTIONS: WARD 66:

The turnout to vote was exceptionally well attended and went off very smoothly, with a fair representation of all residents of the community. The following persons were elected to Committee:

- ◆ **Infrastructure and Services:** Gerald Heine
- ◆ **Corporate Services & Administration:** Carlos da Rocha
- ◆ **Development Planning & Urban Management:** Marinda Ferns
- ◆ **Health:** Maria Masalesa
- ◆ **Environment:** Anthea Long
- ◆ **Transport Sector:** Florence Tahulela
- ◆ **Safety Sector:** Amon Maluleke

## HEALTH DEPARTMENT – REGION 9:

**Stakeholders Notice:** *Ensuring a Clean, Healthy and Safe Environment.*

A very enlightening notice sent out by Mr. Zoko Mbane of Environmental Health Dept. informing persons committing offences will be held accountable for their actions.

A transcribe of the body of the notice, due to its length and content is attached to the e-mail subscribers to this newsletter. For more information & reporting of health hazards call Mr Mbane on (011) 681-8060

## JOKES and QUOTES

"A wise woman is one who knows how to give a man her own way."

"It's lonely in the saddle since the horse died!"

A police recruit was asked during an exam, "What would you do if you had to arrest your own mother?" He answered: "Call for backup."



**Cleveland Policing Forum** @ Cleveland Police Station on the first Tuesday of every month @ 18h00

**Jeppe "Old Boys"** 1st Wednesday of every month @ 19h00.

**Booking essential** – R45.00 p/h – call Lionel Maltz 440-9377

**Extra English lessons** – Lynda Davey BA (Teachers Dip) 073-663-0318

**Electrical Contractor:** Bernie Sparks 615-8700 or 083 225 7888 (Highly recommended)

**Books to trial bal, paye & tax returns.** – Dalina 076-333-8634

**Computer repairs and maintenance:** Jacques on 072 887 9679

**Graphics/DTP & More** – Anthea on 082 920 4511

**1-Stop Financial/Legal/Tax/Property** – PowerHouse (011) 487-3388

**Basic Financial Literacy** – LifePower (011) 648-1220 - ask for Liz

**Art Angle: Picture Framing** – on 616-4473

**Buying or selling a home?**

**Select a Gateways Property Consultant:**

Malvern: Dorothy on 082 706 7190

Bez-Valley: Thabile on 072 597 0432

Kensington: Mike von K on 084 356 0321

Kensington: Jacques on 072 887 9679

Cyrildene - Bruma: Jean on 083 233 1047

## COMMENTS & SUGGESTIONS:

Should you wish to make any comments that would make this newsletter positively newsworthy, or receive this newsletter via e-mail, please forward your details to me at [glyn.e@iafrica.com](mailto:glyn.e@iafrica.com) . Any community newsworthy articles or events, comments or ideas are most welcome – Contact the editor Glynn Evans 622-9115 or 082 651 7518 or via e-mail as per above.

Sir / Madam

## **STAKEHOLDERS NOTICE: ENSURING A CLEAN, HEALTH AND SAFE ENVIRONMENT**

The health and well being of mankind is directly influenced and affected by the environment in which we work, live and play. Our eco-system, which also includes the appearance of our environment, is deteriorating to such an extent that it will not be an asset for our future generations.

The City of Johannesburg takes the protection, conservation and enhancement of its environment seriously. However, inconsiderate people litter our streets, dump refuse and waste on vacant stand and open spaces and pollute our underground water resources, soil, streams and air.

**We therefore want to inform all residents that any offenders who commit any offences mentioned below will be held accountable for their actions:**

- ◆ Littering of pavements, road reserves, roads, parklands, vacant stands and open spaces as well as public and private parking areas.
- ◆ Illegal dumping of waste, refuse, rubble, etc. of pavements, road reserves, roads, parklands, vacant stands, open spaces. (Mostly arising from neighbouring premises.)
- ◆ Discharging of sewerage, waste water, effluent onto the pavement, road, road reserve, parkland, vacant stand, open space or property or into the storm water system.
- ◆ Noise pollution caused by loud music, legal or illegal business operations, etc.
- ◆ Illegal burning of refuse, wastes, etc.
- ◆ Pollution of dams, rivers, streams and underground water resources.
- ◆ Soil pollution caused by disused motor oils, grease and other harmful fluids and waste products.
- ◆ Untidy or neglected properties (including undeveloped land).
- ◆ Illegal places of care, crèches, food premises, scrapyards, workshops, businesses and associated activities.
- ◆ Favourable conditions for the breeding of flies, cockroaches, mosquitoes and rodents.
- ◆ Vandalism of the Council's sewerage and stormwater systems by depositing solid wastes therein, thereby causing blockages, pollution and damage to the surrounding areas.
- ◆ Failing to contain and dispose of household and commercial refuse, wastes, etc. to the satisfaction of the City of Johannesburg.

Please note that admission of guilt fines have been determined for the abovementioned offences and that the zero tolerance principle will apply. (Zero tolerance per definition means that people will be prosecuted without any notice and warning).

Your co-operation in ensuring a healthy and safe environment will be appreciated. For any enquiries please feel free to contact this office at (011) 681-8060.

## **ENVIRONMENTAL HEALTH**

REGION 9