

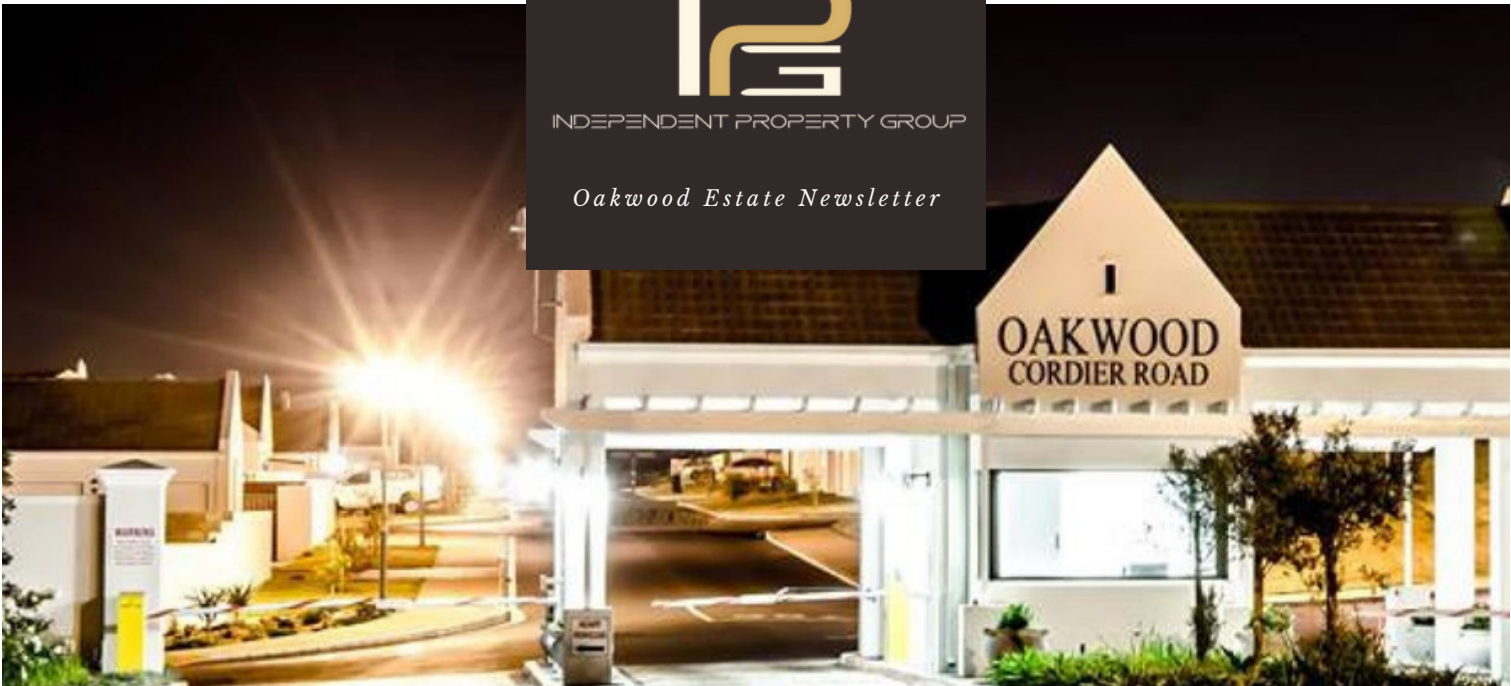


Photo Credit- leonard Hein

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Dear homeowners and neighbours

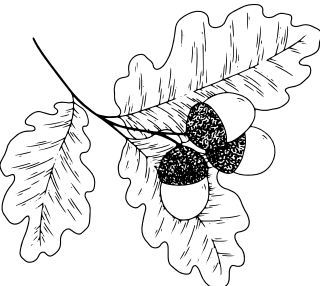
This is our first formal newsletter after our recently concluded Annual General Meeting. In this newsletter, we will introduce all to the newly elected Homeowners' Association members and our respective accountabilities.

Many other topics will also be covered, so please visit our website to find the latest information we wish to share with you.

Kind regards

The Oakwood Estate Homeowners' Association
Executive Committee

*"Strive not to be a success
but rather to be of value" -
Albert Einstein*



NEW HOA COMMITTEE MEMBERS

New Homeowners' Association Committee Members

It is pleasing to note that the AGM was very successful this year and no major complaints were noted from those present. We barely made a quorum though and implore all residents to please try to attend the annual AGM to make your voice heard. Please find the minutes of the AGM [here](#) for your convenience.

After 5 years of exceptional service to the community, Mr. Anton Kleinhans decided to give other residents the opportunity to contribute to the HOA. His role has been filled by Mr. Dave Morgan.

Mr. Eric Mekel emigrated abroad in the earlier part of 2022 and his role as treasurer is now filled by Mr. Danie Fourie.

We wish to welcome Dave and Danie to the committee and appreciate their commitment to ensure that Oakwood continues to be seen as the jewel of Northern Suburb estates.

Oakwood HOA committee members:

- Chairperson & Legal:
- Secretary & Communication:
- Major & Minor works and Parks & Gardens:
- Security:
- Treasurer:

Leonie Vercuiel
Riaan Schagen
Brendon Hull
Dave Morgan
Danie Fourie

OAKWOOD ESTATE MANAGER



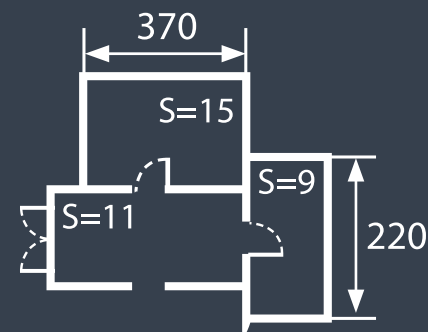
INDEPENDENT PROPERTY GROUP

Jaco Smit

Portfolio Manager

✉ Email: oakwood@inpg.co.za

📞 Phone: 072 928 9330



OAKWOOD SUPERVISING ARCHITECT



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LEGAL & COMMUNICATIONS

We are pleased to announce that all trustees serving the community in 2022/2023 have signed a Professional Code of Conduct document and remain committed to making a positive difference in Oakwood Estate.
Our website can be found at oakwoodvillage.co.za

COMMUNICATION

The HOA remains committed to clear and frequent communications and requests residents to please follow the set-out process below if you wish to ask a question, raise a complaint, or need assistance:

OAKWOOD HOA



- 1 Contact the Estate Manager, Mr. Jaco Smit via oakwood@inpg.co.za

←----- ←----- ←-----

- 2 If no reply after 2 business days OR unsatisfactory reply: Contact the managing agent (IPG) by forwarding the above email to admin@inpg.co.za. Please clearly state the reason for the escalation.



- 3 If no reply after 2 business days OR unsatisfactory reply: Contact the HOA by forwarding the above email to oakwoodhoa@outlook.com. Please clearly state the reason for the escalation.

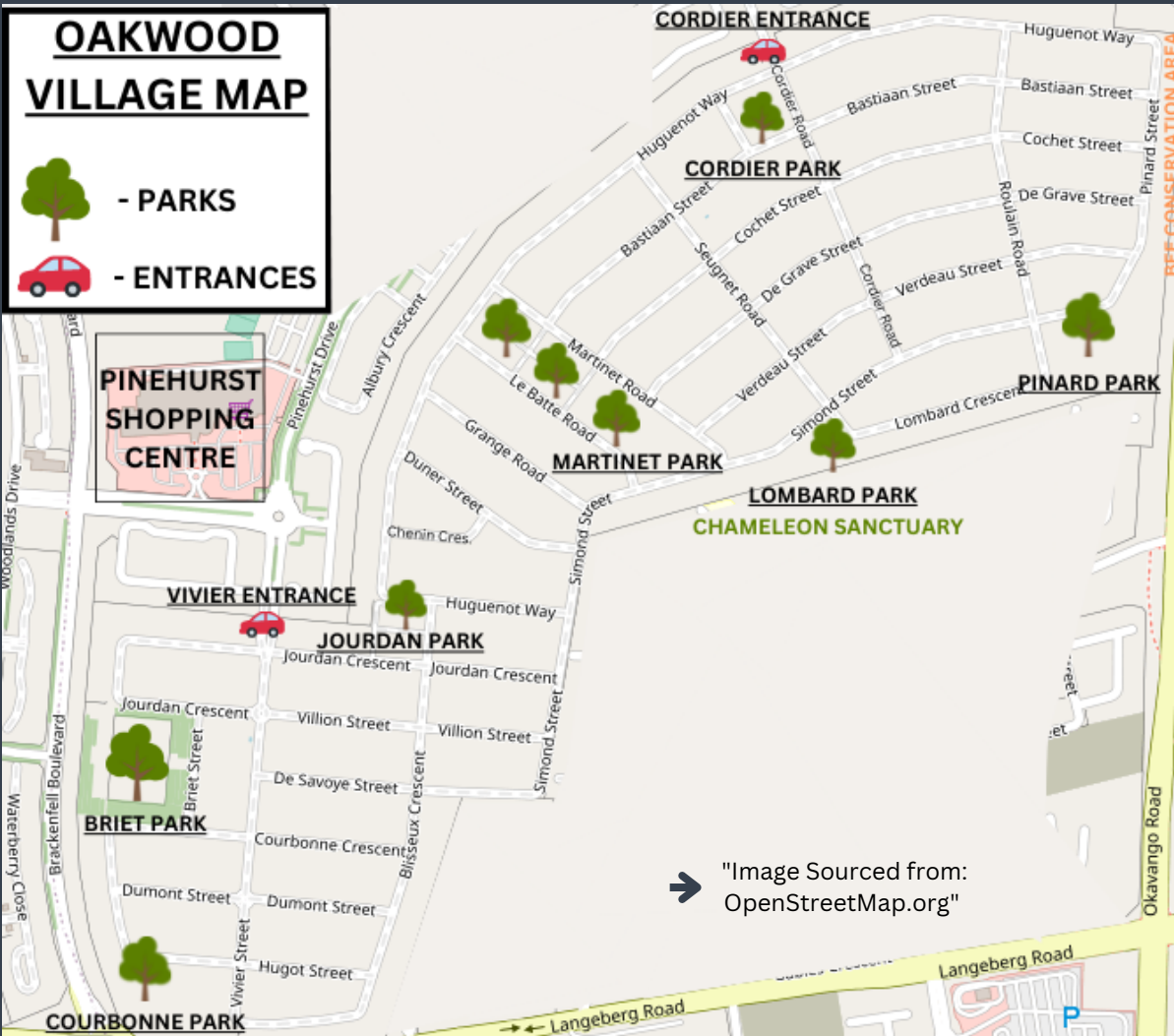


WEBSITE

Our website is regularly updated with useful information:

- Keep an eye out for FAQ's - especially handy for new residents.
- The process to be followed when selling/letting your home in Oakwood.
- The Privacy Policy based on the POPIA act.

Here is a handy map of Oakwood's roads and parks for reference. It is also available on our website.



➔ "Image Sourced from: OpenStreetMap.org"



HALLOWEEN



We are entering the crazy season, and as is tradition, many houses participate in “dressing themselves up” to create a fun evening walk for kids (and their parents) to “trick or treat” (although, it seems more like the treat part to us). Please be aware that, if you and your family do participate, to only knock-on doors with the formal Halloween notice displayed on the door so as to not disturb those not participating in this event.

The event will take on place on Saturday 29 October from 16:00 to 18:00.

Please visit the Proudly Pinehurst Facebook page for details on how to become one of the participating houses.

TRICK
or
TREAT

PARKS & GARDENS UPDATE

Our best friends

We recently entered the wonderful season of Spring! More and more people are getting themselves summer-fit, and often take the opportunity to enjoy our beautiful estate with their beloved dogs. Please be considerate to your fellow Oakwood residents by ensuring you stick to the city by-law related to dogs – specifically section 8.1.5.

Some basics to please adhere to:

- Always keep your dog on a leash
- Always carry a poop scoop bag with you and clean up after your dog



Park repairs

The pergolas in Jourdan Park are rotting and dilapidated. We have acquired quotes to action repairs to the pergolas and supports as well as to paint the upstands and pillars again as they are in need of a paint. We recently found graffiti spray-painted on these pillars and kindly request that you ask your little ones to keep in mind that the park structures are not a blank paint canvass (even though we always encourage art and culture in the community).

Park upgrades



Jourdan Park will be the first to get a little facelift. We have an amazing array of birds in the reeds, and we will be demarcating this area as a bird sanctuary. We are in talks with COCT to remove a portion of the reeds to expose some of the water for ducks etc. to home themselves, but portions of the reeds will be left undisturbed for the existing birds to flourish and nest. We have received quotes and proposals for indigenous landscaping to add value to our parks and natural heritage. Once the cooler climates return, we will commence installation.

Oakwood is a Garden City, and we pride ourselves on the beauty of our trees and gardens. We will therefore be planting a few larger trees in some parks and install more benches for residents to relax on while enjoying our beautiful parks. Any residents who wish to sponsor a bench with paving will have the opportunity to select the location and have a personalized plaque fitted to the bench with any appropriate message they wish to add. The cost of a bench, the paving and installation is in the region of R12 000. Please contact the estate manager if you wish to enquire about becoming a sponsor.



Functions in the parks



Functions in the parks such as birthday parties and celebrations are allowed, but there are certain terms and conditions that come with this opportunity: No glass bottles, no alcohol, no tent pegs, no parking on the lawn etc. Please contact Jaco at the Oakwood admin office for list of rules on hosting parties at one of our beautiful parks.

Chameleons

Please assist in informing your children to refrain from entering the vegetation behind the Lombard Park so as not to disturb the chameleon sanctuary we are trying to establish there. The Cape Chameleon is listed as critically endangered on the Red List of Threatened Species by the Union for Conservation of Nature. We found one just the other day! What an amazing little creature – when you do encounter one out in the open, simply move it to the nearest shrub or tree as this is where they belong.



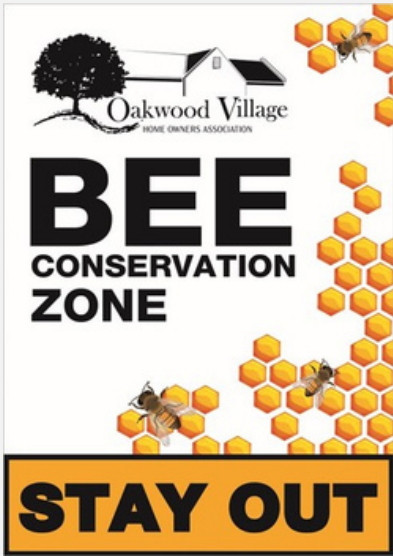
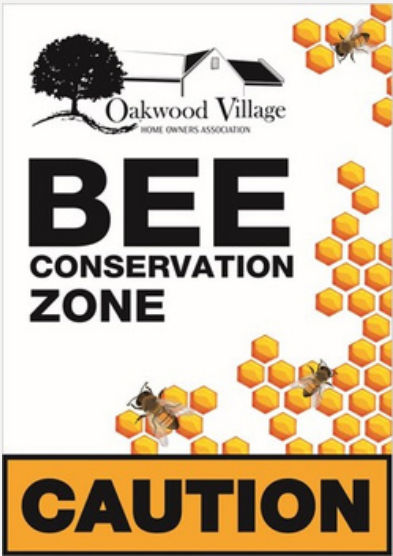
Bee Sanctuary.

Please remember to inform your kids about the Bee Sanctuary at the bottom of the estate, demarcated with clear signage on poles in the original “restricted access” area along the electric fence bordering Okavango Road.

This is the second year that we have been running this initiative. This sanctuary has always been a “No Entry” zone since Oakwood was established, and owing to the dwindling colonies of the Cape Honey bee, and the importance of the Honey Bee to our own existence and food supply, we have installed a few hives in this area to help the colonies survive. If you find a colony of bees resting in your tree on their way to their new home, please contact Jaco at the admin office and we will assist you in relocating them.

Please remember that bees don’t want to bother you at all. They are only interested in foraging pollen and nectar and want to carry on their business as usual. They will get agitated if you attempt to damage their hives.

Please assist us in spreading the message to everyone to avoid the restricted area and inform your children not to play there.





SECURITY



After-hours deliveries

First up, please take extra notice of our awesome gate-guards. Those guys greet people hundreds of times a day each and are the real face of our estate. Let's be extra kind to them and make them feel part of our Oakwood family. Always remember that they provide an exceptional service in welcoming our MANY visitors each day. Give them a smile when you see them next time. 😊

We have noticed quite a bit of social media conversation on the topic of after-hours deliveries of non-food goods. Please be aware that the HOA do not participate in informal communications on social media platforms, as that is simply not fair to expect of us.

Since the advent of Covid-19, the use of home-deliveries proliferated and created an unbelievable opportunity to put a dent in our country's unemployment. Most of us make use of home-deliveries a few times a week.

After hours, many residents take the opportunity to enjoy the estate and its beautiful parks. For this reason, we intend to keep the traffic to the minimum after core business hours and only allow take-away deliveries and emergency services during these times.

Please arrange for non-emergency services or non take-away deliveries to take place during the following core business hours:



Mondays to Fridays:
Saturdays:

07:30 to 18:00
08:00 to 13:00



For any pre-planned deliveries which fall outside above core business hours, please contact the Estate Manager in advance to assist in with arrangements.



MINOR, MAJOR WORKS AND PROPERTY SALES

Oakwood Estate is a highly sought-after community and properties tend to sell extremely fast. It is important to note that properties need to at all times adhere to the standards set out in our constitution and the newly amended home improvement guide. As soon as a property becomes available on the market, it is **the owners' responsibility** to ensure that the estate manager is made aware of the impending sale. This would allow time for a quick property inspection and any potential corrections to the property prior to the transfer of the property to new owners. We encourage homeowners to please assist us in this regard.

Oakwood estate is a true jewel of the Northern suburbs, and we as a community are all proud to be associated with it. To ensure it remains a jewel going forward, any renovations or alterations made by homeowners need to align with the standards set out in the home improvement guide. Please make every attempt to follow the well-documented process in the guide to reduce any potential confusion.



As documented in the constitution, it remains the responsibility of the HOA to: *“promote and enforce acceptable aesthetic, environmental and architectural styles and design criteria for the development in order to achieve a harmonious development thereof; control any exterior alterations, changes of colour finishes or design of all buildings erected on erven within the development”*.

It is unfortunate that certain homeowners simply disregard the clearly documented rules of the estate, which leads to very tough conversations as owners have often spent money on alterations without clearing their intentions with the relevant parties or consulting the Home Improvement Guide. Owners need to understand that no exceptions can be made, as it will impact negatively on those conforming to the rules diligently.



"ALONE WE CAN DO SO LITTLE; TOGETHER WE CAN DO SO MUCH." – HELEN KELLER



GENERAL

Oakwood estate needs to be seen as a constant traffic calming zone, and we kindly request all residents to always adhere to the speed limit of 30 km/h. We understand that many drivers in the estate are visitors or contractors, so it is our responsibility as residents to please inform our visitors or contractors of the speed limit. The roads are narrow and many residents enjoy our beautiful scenery, especially after hours. 30 km/h is fast enough to reach your destination.

We please also encourage all parents to prevent their children from playing in high-traffic zones, especially near the two entrances to the Estate.

We are open to anything you wish us to provide feedback/updates on, so please do reach out to us with any suggestions on which topics you would like to get updates on or perhaps anything new you wish to be informed on going forward.

THANK YOU!

We wish to thank you all for working with us and look forward to continuing serving as your HOA committee.
Kind regards
The Oakwood Estate Homeowners' Association Executive Committee