



*Oakwood Village  
Newsletter*



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**DEAR HOMEOWNERS AND NEIGHBOURS,**

As we approach the winter season, we would like to extend our warm wishes to all residents of Oakwood Village. With the change in weather bringing cooler temperatures, shorter days, and increased rainfall, it is an ideal time for everyone to begin preparing their homes and outdoor spaces for the months ahead.

Winter often encourages more time spent indoors, but it also places added importance on maintaining our surroundings to ensure comfort, safety, and overall well-being within the estate.

This seasonal transition also serves as a reminder of the shared responsibility we all have in preserving the high standards of our community.

By remaining mindful of estate guidelines, considerate of our neighbours, and proactive in property upkeep, we can continue to create a safe, welcoming, and well-maintained environment for all residents to enjoy throughout the winter months and beyond.

**Warm regards,  
Oakwood HOA Committee - Management**



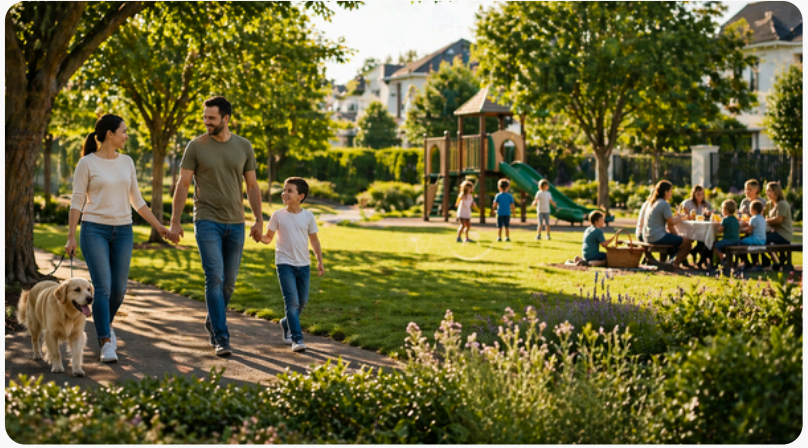
# PARKS & COMMUNAL AREAS

## Enjoying our shared spaces responsibly

Our parks and communal spaces are important for relaxation and socializing.

To maintain safety, we ask residents to remind children that ball games like golf are not allowed, as stray balls have damaged nearby homes and property.

We ask for your cooperation in guiding children toward appropriate play activities that do not pose a risk to others or to surrounding property.



## PET ETIQUETTE

Pet owners are reminded to keep dogs on a leash in public areas per municipal by-laws. This rule ensures the safety of residents and pets, as well as the well-being of the dogs.

Being considerate in shared spaces allows everyone to enjoy the facilities comfortably.

## PARK USE & BOOKINGS

Residents organizing children's parties or small gatherings in the park should contact Jaco Smit at oakwood@inpg.co.za for guidelines and forms. This helps ensure well-organized events that respect estate rules and maintain facilities. The required form can also be accessed via the Oakwood Village website using the following link:

[CLICK HERE >](#) Oakwood Village website



# SAFETY & SECURITY

Keeping Oakwood Village safe is a shared responsibility.

## ROAD SAFETY

Drivers in the estate must adhere to the **30km/h speed limit** due to rising speeding and stop sign violations, which heighten accident risks. Always stop at stop signs and stay vigilant. Courtesy toward residents, pedestrians, and cyclists is essential for preventing incidents and fostering a harmonious environment.



## ACCESS & SECURITY

We also encourage residents to make use of visitor access codes wherever possible. This not only assists in streamlining entry for guests but also strengthens overall access control and security within the estate.

## CHILD SAFETY

Parents are encouraged to discuss road safety with their children, emphasizing the importance of being aware of their surroundings when near roads. Ensuring children's safety is a shared responsibility, and heightened awareness can significantly impact their well-being.



## COMMUNITY RESPONSIBILITY

The safety and security of our community is a shared responsibility. This includes the safety of our children, where increased awareness can make a meaningful difference.



# PROPERTY MAINTENANCE & STANDARDS

## Preparing for the winter season

As winter approaches, it is important that all properties within the estate are adequately maintained to withstand the seasonal changes.

We encourage residents to take proactive steps in preparing their homes, including checking drainage systems, clearing gutters, and addressing any maintenance concerns that may worsen during periods of rain and colder weather.



### GENERAL UPKEEP

In line with estate standards, residents are reminded to keep their verges, front gardens, and private outdoor spaces neat, tidy, and well-maintained.

Regular upkeep not only enhances the overall aesthetic appeal of the estate but also contributes to property values and the general pride of the community.

Neglected areas can quickly become unsightly, particularly during winter, and we therefore appreciate everyone's effort in maintaining a clean and presentable environment.

## BUILDING WORKS & SITE MANAGEMENT



Residents undertaking building, renovation, or improvement projects are reminded of the estate's requirements regarding site management and screening.

Any building works expected to exceed ten (10) consecutive calendar days must ensure that the construction area is adequately screened from public view.

Temporary screening or fencing must be installed within the property boundaries to enclose all active work and storage areas, maintaining the visual appearance and neatness of the estate.

### SCREENING REQUIREMENTS

Such screening must:

- Be erected within the boundaries of the property and enclose the active work and storage areas
- Be covered with black or green shade netting to obscure construction materials, rubble, equipment, and tools from public view (excluding skips)
- Be maintained in a tidy, secure, and upright condition for the duration of the project
- Be removed immediately upon completion of the works

### SITE MANAGEMENT REQUIREMENTS

- The site must always be kept clean and orderly
- Building rubble must be removed regularly and may not accumulate excessively
- No materials, sand, bricks, rubble, or equipment may be stored on the road verge, sidewalks, or common property without prior written approval from the HOA
- Contractors must ensure that dust, debris, and building materials do not spill into the roadway or neighbouring properties. In addition, all contractors are required to have valid Contractors All Risk (CAR) insurance cover in place.
- Any damage to roads, pavements, kerbs, or common property caused by construction activities shall be repaired at the owner's cost

THE HOME IMPROVEMENT GUIDELINES (UPDATE GUIDE) ARE ALSO AVAILABLE ON THE OAKWOOD VILLAGE WEBSITE.

[CLICK HERE >](#) Oakwood Village website

### IMPORTANT NOTICE

Please note that failure to comply with these requirements may result in warnings, fines, or the suspension of building activities until the site complies with the Estate's Home Improvement Guidelines.



# ESTATE REMINDERS & COMMUNITY UPDATE



## REFUSE & RECYCLING

Please be reminded that refuse and recycling collection takes place every Wednesday. Residents are kindly asked to ensure that bins are placed out on the correct day and removed promptly after collection. Keeping bins neat and stored appropriately helps maintain the overall appearance of the estate and prevents litter from being blown around during windy winter conditions.

## LIGHTING & VISIBILITY

With the shorter daylight hours during winter, residents are encouraged to check that all exterior lighting is in good working order. Properly lit entrances, pathways, and driveways not only improve visibility but also contribute significantly to safety and security within the estate. Well-maintained lighting assists both residents and visitors in safely navigating the estate during early evenings and overcast conditions.



## COMMUNITY & CONSIDERATION

As we move into the colder months, we encourage all residents to continue looking out for one another and to foster a strong sense of community spirit. Small acts of consideration—whether it be keeping noise levels respectful, assisting neighbours when needed, or simply being mindful of shared spaces—go a long way in maintaining the welcoming atmosphere of Oakwood Village. Your continued cooperation is appreciated.

## LEVY INCREASE

We would like to remind all residents of the levy increase effective 1 May 2026, which was previously communicated in March. Kindly note that the monthly levy will increase to R550. We appreciate your understanding and cooperation, as these contributions are essential in ensuring the continued maintenance, security, and overall management of the estate.



We thank all residents for their continued cooperation and commitment to maintaining the standards of Oakwood Village. By working together and remaining mindful of one another, we can ensure a safe, neat, and enjoyable environment for everyone throughout the winter season and beyond.

Should you require any additional information, estate guidelines, or relevant forms, we encourage you to visit the Oakwood Village website.

If you have any questions or require assistance, please contact **Jaco Smit** at [oakwood@inpg.co.za](mailto:oakwood@inpg.co.za).

Your ongoing support and involvement in the community are greatly appreciated.



[CLICK HERE >](#) Oakwood Village website