

**ITEM NUMBER: C 22/03/23**

***RECOMMENDATION FROM THE EXECUTIVE MAYOR: 22 MARCH 2023***

**MC 47/03/23    APPLICATION TO EXTEND THE TERM OF THE MOUNT RHODES  
COMMUNITY IMPROVEMENT DISTRICT (MRCID) FROM 1 JULY  
2023 TO 30 JUNE 2028 (LSU P2119)**

It is **RECOMMENDED** that:

- (a) Council approve, in terms of section 15 of the Special Rating Area By-law, 2012, as amended, the extension of the Mount Rhodes Community Improvement District (MRCID) term from 1 July 2023 to 30 June 2028.
- (b) Council approve the MRCID's new 5-year Business Plan for the period 1 July 2023 to 30 June 2028.
- (c) Council imposes the levying of an additional rate on properties in the MRCID from 1 July 2023 in terms of section 22(1)(b) of the Local Government: Municipal Property Rates Act (MPRA), Act 6 of 2004.



CITY OF CAPE TOWN  
ISIXEKO SASEKAPA  
STAD KAAPSTAD

## REPORT TO MAYCO AND COUNCIL

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1. **ITEM NUMBER:** MC 47/03/23

2. **SUBJECT:**

**APPLICATION TO EXTEND THE TERM OF THE MOUNT RHODES COMMUNITY IMPROVEMENT DISTRICT (MRCID) FROM 1 JULY 2023 TO 30 JUNE 2028**

*AANSOEK OM DIE TERMYN VAN DIE MOUNT RHODES-GEMEENSKAPSVERBETERINGSDISTRIK (MRCID) VAN 1 JULIE 2023 TOT 30 JUNIE 2028 TE VERLENG*

**ISICELO SOKWANDISWA KWEXESHA LOKUSEBENZA KWESITHILI SOPHUCULO LOLUNTU LASEMOUNT RHODES UKUSUSELA NGOWO1 KWEYEKHALA 2023 UKUYA KOWAMA30 KWEYESILIMELA 2028**

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**RECOMMENDATION FROM THE SPATIAL PLANNING AND ENVIRONMENT PORTFOLIO COMMITTEE: 2 MARCH 2023 (SPE 15/02/23)**

Not delegated: for decision by Council:

It is recommended that:

- a) Council approve, in terms of section 15 of the Special Rating Area By-law, 2012, as amended, the extension of the Mount Rhodes Community Improvement District (MRCID) term from 1 July 2023 to 30 June 2028.
- b) Council approve the MRCID's new 5-year Business Plan for the period 1 July 2023 to 30 June 2028.
- c) The City of Cape Town imposes the levying of an additional rate on properties in the MRCID from 1 July 2023 in terms of section 22(1)(b) of the Local Government: Municipal Property Rates Act (MPRA), Act 6 of 2004.

**ISINDULULO ESISUKA KWIKOMITI YOCWANGCISO LWEMIHLABA  
ENGAMABALA NOKUSINGQONGILEYO: 2 EYOKWINDLA 2023 (SPE  
15/02/23)**

Azigunyaziswanga: isigqibo seseBhunga:

Kundululwe ukuba:

- a) IBhunga maliphumeze ngokwecandelo 15 loMthetho kaMasipala ongoMmandla ongeeRhafu ezizodwa wango2012 olungisiweyo, ukwandiswa kwexesha lokusebenza kweSithili soPhuculo loLuntu lase Mount Rhodes (MRCID) ukususela ngowo1 kweyeKhala 2023 ukuya kowama30 kweyeSilimela 2028.
- b) IBhunga maliphumeze isiCwangciso seNdlela yokuSebenza seminyaka emihlanu seMRCID kwisithuba esisusela ngowo1 kweyeKhala 2023 ukuya kowama30 kweyeSilimela 2028.
- c) ISixeko saseKapa masinyanzelise umrhumo olixabiso elongezelelekileyo kwiiipropati ezikummandla weMRCID ukususela ngowo1 kweyeKhala 2023, ngokungqinelana necandelo 22(1)(b) loMthetho wobuRhulumente boMmandla boMmandla ongaMaxabiso eePropati zikaMasipala (MPRA), uMthetho 6 wango2004.

**AANBEVELING VAN DIE PORTEFEULJEKOMITEE OOR RUIMTELIKE  
BEPLANNING EN OMGEWING : 2 MAART 2023 (SPE 15/02/23)**

Nie gedelegeer nie: vir besluitneming deur die Raad:

Daar word aanbeveel dat:

- a) Die Raad ingevolge artikel 15 van die Verordening op Spesiale-aanslaggebiede, 2012, soos gewysig, die verlenging van die termyn van die Mount Rhodes-gemeenskapsverbeteringsdistrik (MRCID) van 1 Julie 2023 tot 30 Junie 2028, goedkeur.
- b) Die Raad die MRCID se nuwe vyfjaar-sakeplan vir die tydperk 1 Julie 2023 tot 30 Junie 2028, goedkeur.
- c) Die Stad Kaapstad die heffing van 'n bykomende tarief op eiendomme in die MRCID ingevolge artikel 22(1)(b) van die Wet op Plaaslike Regering: Munisipale Eiendomsbelasting (MPRA), Wet 6 van 2004, vanaf 1 Julie 2023 oplê.

**1. ITEM NUMBER        SPE 15/03/23****2. SUBJECT**

**APPLICATION TO EXTEND THE TERM OF THE MOUNT RHODES COMMUNITY IMPROVEMENT DISTRICT (MRCID) FROM 1 JULY 2023 TO 30 JUNE 2028**

**AANSOEK OM DIE TERMYN VAN DIE MOUNT RHODES-GEMEENSKAPSVERBETERINGSDISTRIK (MRCID) VAN 1 JULIE 2023 TOT 30 JUNIE 2028 TE VERLENG**

**ISICELO SOKWANDISWA KWEXESHA LOKUSEBENZA KWESITHILI SOPHUCULO LOLUNTU LASEMOUNT RHODES UKUSUSELA NGOWO1 KWEYEKHALA 2023 UKUYA KOWAMA30 KWEYESILIMELA 2028**

**P2119**

**3. DELEGATED AUTHORITY**

In terms of Section 15 of the Special Rating Area By-law, 2012, as amended

This report is FOR DECISION BY

☐ **Committee name**

☐ The Executive Mayor together with the Mayoral Committee (MAYCO)

☒ Council

**4. DISCUSSION**

The Mount Rhodes Community Improvement District (MRCID), in Hout Bay was established in 2018 and is now applying for their second term as the current term expires on 30 June 2023.

In terms of Section 15 of the Special Rating Area By-law - promulgated as per Provincial Notice No.7015/2012 as amended (SRA By-law), Council received an

application to extend the term of the MRCID from 1 July 2023 to 30 June 2028 (attached as annexure A).

The new Business Plan consists of a Motivation Report that defines the need and framework required to provide supplementary municipal services, an Implementation Plan proposing relevant action steps to implement the services and the 5-year Budget which reflects the funding required to provide these services (attached as annexure B).

The Business Plan proposes a continuation of the same services as implemented during previous years with a 6.3% increase in the additional rates required to fund the budget in the first year and increases in the outer years of 6.5% without compromising service delivery.

The MRCID budget is funded by the property owners and collected by the City in a sustainable manner as additional rates. This is as per the Municipal Property Rates Act (MPRA) section 22, which facilitates some cross subsidisation as contributions are proportionately based on property values. The additional rates are modelled and capped to ensure affordability and sustainability in continued service delivery.

Chapter 1 of the SRA By-law requires that property owners are included in a consultation process before the renewal application is submitted to the City. Accordingly, the Annual General Meeting (AGM) held on 16 November 2022 was advertised in two daily newspapers on 26 October 2022 and a notice with the agenda was sent to all property owners (refer annexure C). The term extension formed part of the agenda of the AGM and all relevant documents were made available through the MRCID website to all property owners.

The term extension as per the new MRCID Business Plan (1 July 2023 to 30 June 2028) was supported and unanimously approved by the members of the MRCID as per the AGM draft minutes (refer annexure D) as informed through the successes achieved in the previous term as evidenced in the Chairperson's Report.

Annexure E includes the email sent to all relevant Service Departments requesting them to review the new Business Plan to ensure service delivery alignment in terms of the IDP as well as their comments received below:

Social Development & Early Childhood Development:

I have considered the input in the attached business plan with particular reference to "Social Services". The approach as outlined is supported.

### Metropolitan Police Services – CCTV and Radio:

I note the security cameras arranged around the perimeter of the Mount Rhodes CID area of monitoring, which I don't have an issue with. When MRCID do roll out their camera system to monitor public street areas, they should then comply with the attached CCTV policy and register the street locations being monitored.

### Transport Planning & Network Management – Parking Management:

No parking related aspects is affected or included in this term extension.

No other comments were forthcoming from any of the other Departments consulted so it is assumed as per the initial request that a nil response is accepted to mean that the proposed new MRCID Business Plan aligns with the functions of the respective Departments with whom they will interact should the application to extend the term be successful.

### Financial Implications

- ☒ None   ☐ Opex   ☐ Capex  
☐ Capex: New Projects  
☐ Capex: Existing projects requiring additional funding  
☐ Capex: Existing projects with no additional funding requirements

### Policy and Strategy

- ☐ Yes   ☒ No

### Legislative Vetting

- ☐ Yes   ☒ No

### Legal Implications

- ☐ Yes   ☒ No

### Staff Implications

- ☐ Yes   ☒ No

### Risk Implications

- ☐ Yes   The risks for approving and/or not approving the recommendations are listed below:

☒ No Report is for decision and has no risk implications.

☐ No Report is for noting only and has no risk implications.

POPIA Compliance

☒ Yes It is confirmed that this report has been checked and considered for POPIA compliance.

## 5. RECOMMENDATIONS

Not delegated: for decision by Council:

It is recommended that:

- a) Council approve, in terms of section 15 of the Special Rating Area By-law, 2012, as amended, the extension of the Mount Rhodes Community Improvement District (MRCID) term from 1 July 2023 to 30 June 2028.
- b) Council approve the MRCID's new 5-year Business Plan for the period 1 July 2023 to 30 June 2028.
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- b) IBhunga maliphumeze isiCwangciso seNdlela yokuSebenza seminyaka emihlanu seMRCID kwisithuba esisusela ngowo1 kweyeKhala 2023 ukuya kowama30 kweyeSilimela 2028.
- c) ISixeko saseKapa masinyanzelise umrhumo olixabiso elongezelelekileyo kwiipropati ezikummandla weMRCID ukususela ngowo1 kweyeKhala 2023, ngokungqinelana necandelo 22(1)(b) loMthetho wobuRhulumente boMmandla boMmandla ongaMaxabiso eePropati zikaMasipala (MPRA), uMthetho 6 wango2004.

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**ANNEXURES**

- Annexure A: Application letter
- Annexure B: MRCID Business Plan for the period 1 July 2023 to 30 June 2028
- Annexure C: AGM advertisements and notice with the agenda
- Annexure D: MRCID AGM draft minutes
- Annexure E: Service Departments email

**FOR FURTHER DETAILS CONTACT**

NAME	Joepie Joubert	CONTACT NUMBER	021 400 5138
E-MAIL ADDRESS	Joepie.Joubert@capetown.gov.za		
DIRECTORATE	Spatial Planning and Environment	FILE REF NO	Spatial Planning and Environment-Urban Regeneration(000000522342)



SAP Business Client

Case Display: Spatial Planning and Environment-Urban Regeneration(0000)

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Documents (eAgenda) Notes Approval Impacts Process Route Status Hist Log

Approval

Item	Docs	Approval Type	Section	Approval	Approver	Long name	Last Changed On	eAgenda Comment
1	Business	✓ Author		✓ Approved	✓ JJoubert	JOEPIE JOUBERT	16.02.2023 14:43:2	
2	Business	✓ Director/Directorate Support Manager		✓ Approved	✓ JJoubert	JOEPIE JOUBERT	16.02.2023 14:48:0	
3	Business	✓ Executive Director		✓ Approved	✓ RMOGAFFIN	Robert Mogaffin	17.02.2023 07:30:4	
4	Business	✓ Legal Compliance		✓ Approved with C	✓ JHOLT1	Joan Mari Holt	21.02.2023 13:22:1	Certified as legally
5	Business	✓ 17		✓ Approved	✓ MCASSIEM5	Mogamat Cassiem	22.02.2023 16:03:0	

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<p style="text-align: center;"><b>APPLICATION LETTER FOR EXTENSION OF THE CID TERM</b></p>
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Attention: Mr J Joepie

Directorate: Spatial Planning and Environment  
 Department: Urban Regeneration  
 Branch: City Improvement Districts  
 City of Cape Town  
 8th Floor  
 12 Hertzog Boulevard  
 CAPE TOWN  
 8000

12 January 2023

Dear Sir,

**RE: Application for the extension of term of the Mount Rhodes Improvement District (the "MRCID")**

1. The **Mount Rhodes** Improvement District NPC hereby wish to apply for City Council approval of the extension of the CID term for the period 2023 – 2028.
  
2. This application is made to Council in terms of Section 15(b) of the City of Cape Town's: Special Rating Areas By-Law, 2012, as amended (the "*By-law*"), read together with the City of Cape Town's: Special Rating Areas Policy, 2017.
  
3. The strategic focus areas of the new Business Plan are:
  - 3.1. Improving Public Safety;
  - 3.2. Maintaining and cleaning of public areas including, but not limited to cleaning of road verges and illegal dumping;
  - 3.3. Environmental development including, but not limited to, beautification, greening, landscaping, treeing and upgrading of public spaces; and
  - 3.4. Promoting social and economic development in an environmentally sustainable manner;

- 3.5. Managing the MRCID in an efficient and cost effective manner which facilitates accountability to the community.
4. In support of the application, the following compulsory documentation is attached:
- 4.1. The new Business Plan (Motivation report, Implementation plan and Budget), marked "B";
  - 4.2. Advertisements and notices of the AGM, marked "C"; and
  - 4.3. Resolution as per the draft AGM minutes, marked "D" confirming the members approval of:
    - the new 5-year Business Plan; and
    - to continue for a further 5-years.

We trust that this application will meet with the City Council's approval and thank you for your kind consideration thereof.

Yours faithfully,

A handwritten signature in black ink, consisting of a large, stylized 'S' followed by a horizontal line and a small vertical stroke at the end.

Ebrahim Solomon

# MOUNT RHODES CITY IMPROVEMENT DISTRICT BUSINESS PLAN

1 JULY 2023 – 30 JUNE 2028

*PREPARED FOR THE*

CONTINUATION AND ONGOING MANAGEMENT  
OF THE MOUNT RHODES CID NPC

(NPC Reg. No. 2019/080628/08)

Prepared

On behalf of the Mount Rhodes Improvement District  
60 Mount Rhodes Drive, Hout Bay, 7806



CID NPC  
2019/080628/08

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## A. MOTIVATION REPORT

### 1. INTRODUCTION

The Mount Rhodes City Improvement District (MRCID) was established in 2018 to provide supplementary public safety, cleansing and urban maintenance, environmental and social services in Mount Rhodes Hout Bay. All activities were to be undertaken in co-ordination with affected City Departments, the South African Police Services (SAPS) and the community forums where necessary and/or appropriate.

This Business Plan is put forward in support of the first renewal of the initial Business Plan, as the MRCID wishes to extend its work into a second five-year term.

The MRCID operates under the aegis of Mount Rhodes City Improvement District NPC with a registered address of 60 Mount Rhodes Drive, Hout Bay, 7806.

The accounts of the company are maintained by Consulting Strand (Pty) Ltd of 62A Sarel Cilliers Street, Strand, 7140 Cape Town and the auditors of the company are Curtis & Co whose address is P.O. Box 53067, Kenilworth, 7745 Cape Town.

The continued improvements and upgrades proposed in this business plan are funded by an additional rate levied on residential rateable property located within the MRCID.

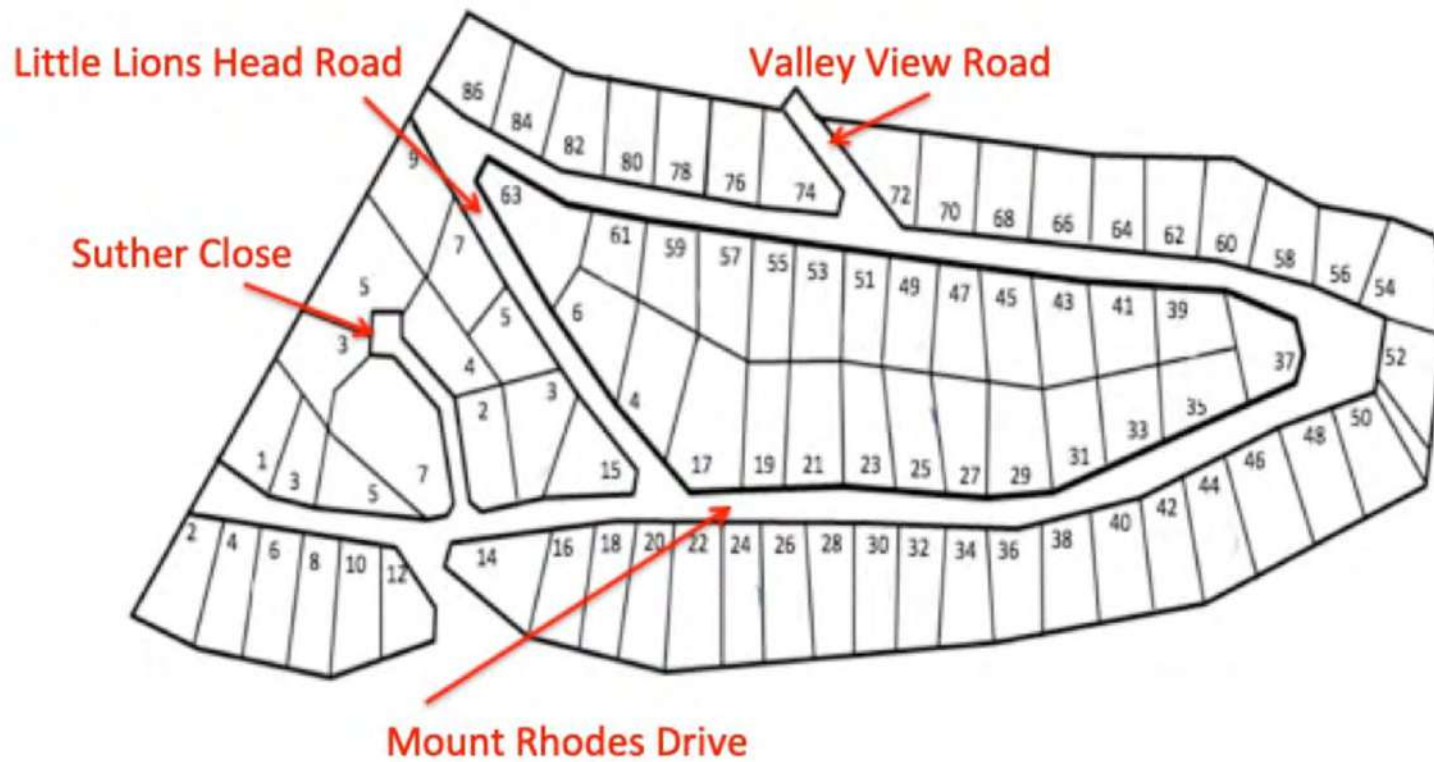


The geographical area of the CID.



Mount Rhodes is bordered by Klein Leeukoppie Estate on its Western boundary, a Sanparks nature reserve on the North and West Boundaries, and Victoria Road on the Eastern boundary.

Mount Rhodes has four streets namely; Suther Close, Mount Rhodes Drive, Little Lions Head Road, and Valley View Road. The suburb comprises of 84 erven, of which 79 are developed at the time of writing.





## 2. MISSION

The mission of MRCID is to provide the enhanced public safety, and urban and environmental management and development for the benefit of the residents of Mount Rhodes and the broader Hout Bay community.

## 3. VISION

Mount Rhodes is kept as a safe well-maintained suburb with mutually beneficial working relationships with the City, the broader community and all other stakeholders.

## 4. GOALS AND OBJECTIVES

### a. improving public safety;

- i. by maintenance and improvement of existing security infrastructure
- ii. developing and maintaining sound working arrangements with appointed security service providers
- iii. acting in concert and co-operation with security service providers, community crime prevention groups, and South African Police Services

### b. environmental development

- i. by improvement and upgrading public spaces within Mount Rhodes
- ii. exploiting opportunities to develop public spaces for the benefit of residents and the public at large

c. maintenance and cleansing;

- i. supplementing the maintenance and cleansing activities provided by the City of Cape Town (CCT)
- ii. by promotion of maintenance and cleansing of street visible areas of all property owners

## 5. VALUES

The core values of the MRCID are transparency, accountability, and community participation

To be achieved through transparent governance and effective communication with all stakeholders

## 6. OUTLINE OF THE PROPOSED SERVICES AND/OR PROJECTS

- Public Safety - the intention is to maintain, and where possible, upgrade and extend the CCTV system which monitors the perimeter of Mount Rhodes and to more closely integrate security systems and services with those of the immediately adjacent areas of Llundudno and Klein Leeukoppie Estate
- Environmental Development – MRCID proposes to enter into a lease with CCT covering 2 vacant erven at the entrance to Mount Rhodes and to develop the plots as a community park for the benefit and enjoyment on the residents of Mount Rhodes and the broader community. MRCID proposes to landscape 2 areas of public open space within Mount Rhodes that are currently overgrown and unsightly.
- Cleansing & Urban Maintenance – MRCID proposes to sustain current bush clearing around the perimeter of Mount Rhodes to provide better fire protection and enable more effective operation of perimeter security systems.
- Social Services – MRCID proposes to make a regular contribution the Hout Bay Community Crime Prevention (CCP) organization and to better integrate and align its own security strategies with CCP.

## 7. Public Safety

There are currently 58 CCTV security cameras arranged around the perimeter of Mount Rhodes which are remotely monitored by the security service provider. MRCID proposes to upgrade these cameras to more current technology, which will enable for effective monitoring, fewer false alarms, and more reliable operation. It also proposes to redeploy some of the existing cameras to monitor the street areas of Mount Rhodes where the limitations of such cameras will not be a significant factor.

The business plan further incorporates provision for an uninterrupted power supply to the perimeter fence and camera systems to ensure that the system remains operable during power outages. The budget also includes provision for upgrading the guard hut at the entrance to Mount Rhodes to house the UPS and related equipment.

Total budgeted costs of these services and/or projects over the term of the CID are as follows:

YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	TOTAL
R434,000	R323,760	R344,804	R367,216	R391,807	R1,860,867

MRCID has an existing services agreement with Deep Blue for the provision of CCTV and Fence Management System, monitoring and armed response services which is co-terminus with the current CID cycle. It is proposed that a new agreement be entered into at the commencement of the new CID cycle, and it is envisaged that the new agreement can be entered into at the same cost of service, subject only to an inflationary adjustment.

Total budgeted costs of these services over the term of the CID are as follows:

YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	TOTAL
R158,000	R168,270	R179,208	R190,857	R203,263	R899,598

In addition to the above, the MRCID proposes to make a regular contribution the Hout Bay Community Crime Prevention organisation and to better integrate and align its own security strategies with those of CCP.

The public safety services as planned is in support of the IDP, directly supporting the top-tier priorities of Safety, Economic Development and Basic Services. The envisioned public safety services support Objectives 5 (Effective law enforcement to make communities safer) and 6 (Strengthen partnerships for safer communities).

#### 8. Environmental Development

The CCT is the owner of 2 properties at the entrance to Mount Rhodes. The stands are undeveloped and overgrown with the result that they detract from the environs of Mount Rhodes. More specifically they tend to become overgrown, are prone to be used for illegal dumping, and illegal occupation is an ever-present risk. MRCID has initiated discussions with the CCT, which has indicated that it is amenable to entering into a lease which would allow access to the erven to be controlled and for them to be developed as a Community Park.

MRCID envisages that the Mount Rhodes perimeter fence which runs across the Eastern boundary of the erven would be extended to enclose the properties with access controlled by a gate. This gate would be locked at night by the security service provider currently retained by MRCID to patrol the area.

The business plan includes a provision of R 155,000 for erecting the fence and undertaking limited landscaping. There are provisions for limited further landscaping in the remainder of the 5-year business plan. MRCID has had good success in encouraging homeowners in Mount Rhodes to plant and develop the public verges at the entrance to Mount Rhodes and envisages doing the same in relation to the Community Park.

Total budgeted costs of these services and/or projects over the term of the CID.

YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	TOTAL
R170,000	R7,000	R6,000	R6,100	R5,000	R194,100

#### Area Development

MRCID has identified a large section of road reserve adjacent to no. 37 Mount Rhodes Drive which is overgrown and unkempt. The business plan envisages that the area be landscaped and a rockery garden laid out with drought resistant succulents.

An amount of R15,000 has been set aside for this work in year 1. Thereafter ongoing maintenance of the area will be covered by the budget for environmental upgrading.

## 9. Cleansing & Urban Maintenance

The CID will appoint a contractor to work 3 days a week to:

- Pick up litter and keep the community areas clean and tidy once developed.
- Maintain communal areas such as the road reserve at the entrance to Mount Rhodes, the Community Park referred to under 8 above, and the landscaped area referred to under 9 above.
- Walk the perimeter of Mount Rhodes and clear overgrown and invasive vegetation.

The following amounts have been budgeted for this work:

YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	TOTAL
R77,500	R83,010	R78,429	R83,429	R85,968	R408,386

The cleaning and urban management services as planned are in support of the IDP. The MRCID is working towards the continuous development and improvement of the urban environment through public safety, cleaning and urban management all aimed at safeguarding and improving MRCID. This is in line with the Objective 4 of the IDP (Well-managed and modernised infrastructure to support economic growth) specifically objective 4.7 promoting cleanliness and addressing illegal dumping.

## 10. Social Services

The social upliftment contribution as planned is in support of the social development objectives of the IDP. The MRCID supports the City's Social Upliftment Strategies to find lasting solutions for social development, which includes supporting organisations that provide social and security services and where possible create employment opportunities. This is in support of Objective 15 (Building a more spatially Integrated and Inclusive City).

Budgetary provision for this support has been made as follows:

YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	TOTAL
R3,000	R3,195	R3,403	R3,624	R3,859	R17,081

**11. FINANCIAL IMPACT**

As per the City's Special Rating Areas (SRA) Policy, a 5 year budget is prepared by the MRCID, based on the needs of the area as described in the business plan. The budget provides for envisaged supplementary and related services and actual costs of operation as well as a 3% (three percent) provision for bad debts.

The MRCID is funded by all property owners in the CID area through an additional property rate levied on the municipal valuation of all eligible properties within the boundaries of the CID. Additional property rates are variable at the current gazetted rate and are calculated by the City during the City's annual budget process.

The SRA Policy allows for a differentiation in tariffs for the different types of properties and as such a residential and non-residential additional property rate is applicable in the MRCID. Should property owners receive partial or full relief in respect of rates, they would enjoy full exemption from paying any CID Additional Rates. It is, however, incumbent upon the property owner to seek such relief under the City's Rates Policy.

The Additional Rate is expressed as a Rand-in-the-rand and is calculated by dividing the MRCID budget total with the total municipal valuation of all properties within the boundary of the MRCID. The MRCID budget and Additional Rate is approved by Council with the City's budget and is applicable over a financial year, which starts on 1 July.



The budget for each year of the Business Plan is as follows and includes the utilisation of surplus funds to alleviate the impact on property owners:

YEAR	TOTAL EXPENDITURE	REVENUE (Funding Source: Additional Rates)	REVENUE (Funding Source: Accumulated Surplus)	% INCREASE IN ADDITIONAL RATES REQUIREMENT
1	R1 091 130	723 130	368 000	6.3%
2	R835 278	770 133	65 145	6.5%
3	R875 608	820 192	55 416	6.5%
4	R930 247	873 504	56 743	6.5%
5	R988 438	930 282	58 156	6.5%

Individual contributions by properties owners may be calculated as follows:

1. Municipal valuation x R 0.XXXXXX = Annual contribution (VAT excl.)

Note: R 0.XXXXXX represents the approved CID additional property rate.

2. Annual contribution (VAT excl.) ÷ 12 = Average monthly contribution (VAT excl.)
3. Average monthly contribution (VAT excl.) x 1.15 = Average monthly contribution (VAT incl.)

e.g. R1 000 000 x R0.001574 = R1 574.00 ÷ 12 = R131.17 x 1.15 = R150.84

## 12. Proposed Management Structure

A non-profit company has been registered with a bank account. The company has been registered for VAT.

### Membership

Membership of the MRCID is open to eligible ratepayers in the defined area.

### Composition and election of Directors

Board members will be elected each year at the AGM. Each board member will have a portfolio with deliverables as per the attached implementation plan. Feedback will be given by each director at the quarterly board meetings.

Chairman	Oversight role, chair meetings, overall direction. Delegation of specified tasks.
Finance	Maintaining oversight of the accountant, Annual Financial Statements, VAT returns, certificates, financial reports, Annual Budgets, to the Manager and the City. Payment of contractors and staff. Annual tax certificates. Annual returns. Compliance with the Companies Act and legislative framework and King IV principles.
Public Safety	Maintain oversight of contracts with the Public Safety Service Provider. Monitoring service and response times. Interaction with the Neighborhood Watch (NHW), Law Enforcement (LE), Community Police Forum (CPF) and South African Police Services (SAPS). Investigation and recommendation for improving public safety in the area.
Urban Management Initiatives	Oversight of promoting sustainable development projects. Biodiversity monitoring and neighborhood recycling. Communication with City officials regarding planned and emergency repairs and upgrades.

Social Intervention Initiatives	Oversight of establishing relationships with Non-Governmental Organizations (NGO's), businesses, social welfare organizations and schools in the area. Develop strategy for addressing social issues. Coordinate social intervention actions. Focus on poverty alleviation, social support and community education.
Cleansing & Environmental Initiatives	Oversight of monitoring cleanliness of the area. Liaising with City Officials regarding the needs of the area. Monitoring of top up cleaning via a contracted service.
Communication & Marketing	Oversight of Public Relations Communication, Facebook, website maintenance and update content. Maintenance of the WhatsApp groups. Quarterly email newsletters.
Secretary	Oversight of arranging meetings, keeping minutes. Preparation for and arranging the Annual General Meeting. Membership list kept up to date and filing of required documentation

It may be necessary to combine portfolios depending on the number of volunteers for the directorship roles.

### 13. Permissible Amendments to the Business Plan

The Business Plan and Budget agreed and approved by the members annually may be amended by the City from time to time upon request of the CID company board provided that such amendment is presented to the AGM for approval. If the amendment proposed is substantial the CID will be required to go through the same formal support process as with the CID establishment process.

In order to amend the geographical boundaries, the CID will be required to go through the same formal support process as with the CID establishment process.

There are currently no plans to investigate or explore significant changes to the strategy or operations of the MRCID and therefore none are noted here. Should any significant changes be required, such changes will be subject to approval of the Members of the MRCID at an Annual or Special Members` Meeting.

List of all Rateable Properties within the CID

A list of all the rateable properties within the MRCID is attached as Annexure A.

## B. IMPLEMENTATION PLAN

PROGRAM 1 - MRCID MANAGEMENT & OPERATIONS									
ACTION	PERFORMANCE INDICATOR	FREQUENCY	DURATION IN WEEKS, MONTHS PER YEAR OR YEARS					RESPONSIBILITY	COMMENTS
			YR 1	YR 2	YR 3	YR 4	YR 5		
Implement Business Plan	% of budget spent	Annually	90%	90%	90%	90%	90%	Board	Ensure that the benchmark of 90% is attained.
Protection of Personal Information Act (POPIA) declaration	At the first Board meeting after the AGM, new Directors to sign the POPIA declaration	Annually	1	1	1	1	1	Board	
Update Committee portfolio	At the first Board meeting after the AGM, assign portfolios to Directors	Annually	1	1	1	1	1	Board	
Monitor bank account and tend to creditors	Review bank statement	Monthly	12	12	12	12	12	Treasurer	
	Monitor debtors and creditors		12	12	12	12	12		
	Review monthly income from City		12	12	12	12	12		
	Prepare monthly management accounts		12	12	12	12	12		
	Prepare monthly PIE report for CCT 15 of every month		12	12	12	12	12		

	Prepare and submit VAT returns bi-monthly		12	12	12	12	12		
	Financial Reporting to Board		12	12	12	12	12		
	Prepare and submit TAX returns annually		12	12	12	12	12		
Action CID arrears if Required	As per CID Unit Instructions observe and report concern over outstanding amounts to Board and CID Branch	Monthly	12	12	12	12	12	Treasurer	
Update CIPC information	Provide CIPC with change in Auditors as per CIPC deadline requirements.	Annually	1	1	1	1	1	Treasurer	
	Provide CIPC with change in Directors as per CIPC deadline requirements.		1	1	1	1	1		
	File annual CIPC returns		1	1	1	1	1		
Board meetings	Board meetings held and minutes taken	Quarterly	4	4	4	4	4	Secretary	
Review and update annual budget and implementation plan	SIGN-OFF AGM	Annually	1	1	1	1	1	Treasurer	
Liaise and appoint Auditors	SIGN-OFF AGM	Annually	1	1	1	1	1	Board	
Audited Financial Statements	Submit to the CCT by 31 August	Annually	1	1	1	1	1	Treasurer	
	SIGN-OFF AGM		1	1	1	1	1		
Arrange and Set-up Annual General Meetings	Arranging advertising	Annually	1	1	1	1	1	Secretary	
	Member communication		1	1	1	1	1		
	Logistics		1	1	1	1	1		

	Compiling member packs as per legislative requirements		1	1	1	1	1		
Annual Financial Statements and Management Report to be submitted to the Sub Council	Compiled report within three months post AGM	Annually	1	1	1	1	1	Board	
C3 Notification/monitoring report to the board	Register CCT C3 notifications and report to board	Monthly	12	12	12	12	12	Environmental Urban/Manager	
Submit input to IDP	Submission of input during public participation process	Annually	1	1	1	1	1	Treasurer	
Submit input City Capital and operating Budget	Submission of input during CCT Budget public participation process	Annually	1	1	1	1	1	Treasurer	
Membership of NPC	Application approve quarterly and updating of membership registry	On-going	➔	➔	➔	➔	➔	Secretary	
Renewal of term application CID	Business Plan approval by members at AGM and submitted CCT for approval	YEAR 5					1	Board	
Annual Tax Compliance Certificate	Renewal before current one lapses	Annually	1	1	1	1	1	Treasurer	
Mid-term Budget Review	Submit to the CCT by 31 March	Annually	1	1	1	1	1	Treasurer	
Tax exemption	Ensure that tax exemption status is maintained as per SARS requirements	Ongoing	➔	➔	➔	➔	➔	Treasurer	
Liaise with CCT CID Branch	Develop good relationship with Service Department	On-going	➔	➔	➔	➔	➔	Secretary	
Attend quarterly CID Chairperson Managers Meeting	Attend or submit apologies	Quarterly	4	4	4	4	4	Chairman/Manager	
Preparation of newsletter electronic communication, update of website	Done Quarterly	Quarterly	4	4	4	4	4	Communication /Secretary	

Upload AGM documentation	Before and after AGM	Annually	1	1	1	1	1	Secretary/ Communication	
Communicating with the members and community as to when the next board meeting will be held	One week prior to meeting	Quarterly	4	4	4	4	4	Secretary/ Communication	
Sending monthly update to the community on what has happened in the month	Monthly after the monthly meeting	Quarterly	4	4	4	4	4	Secretary/ Communication	
Preparing a quarterly newsletter	Upload newsletter onto the website	Quarterly	4	4	4	4	4	Secretary/ Communication	
Updating member and community on any alerts		On going	→	→	→	→	→	Secretary/Com munication	



PROGRAM 2 - MRCID PUBLIC SAFETY									
ACTION	PERFORMANCE INDICATOR	FREQUENCY	DURATION IN WEEKS, MONTHS PER YEAR OR YEARS					RESPONSIBILITY	COMMENTS
			YR 1	YR 2	YR 3	YR 4	YR 5		
Liaise with SAPS, Hout Bay Neighbourhood watch	Report back at Board meetings	Monthly	12	12	12	12	12	Public Safety	
Recommend courses of action for improved security in respect of public areas	Review public Safety plan	On going	→	→	→	→	→	Public Safety	
Review high Risk Security proposals with budget to assess viability and sustainability	Amend Security contract and the service provider	On going	→	→	→	→	→	Public Safety	
Review high risk security issues in the community and address with individual owners or applicable communities	Report incidence at Board meetings and to service provider	On going	→	→	→	→	→	Public Safety	
Communicate with the security provider and receive daily reports	Daily	Daily	→	→	→	→	→	Public Safety	
Receive any alerts from security company and communicate with the community via What's App	Report back at Board meetings and AGM	Daily	→	→	→	→	→	Public Safety	
Provide fully functional cameras	Fibre for a backbone	Year 1	1					Public Safety	
Contracting and overseeing the installation of CCTV cameras and hardware needed	Conclude 4 year contract after competitive bidding process with 3 quotations	Year 1,2 and 4	1	1		1		Public Safety	

Making sure the high site for the cameras is operational	Cameras not working resolve in 48 hours	On going	➔	➔	➔	➔	➔	Public Safety	
Appoint private security provider, to provide Public Safety Officers	Conclude 4 year contract after competitive bidding process with 3 quotations	Year 1	1					Public Safety	
Appoint private service provider to monitor cameras	Conclude 4 year contract after competitive bidding process with 3 quotations	Year 1	1					Public Safety	
Manage relationship with appointed service provider	Report back at Board meetings and AGM	On going	➔	➔	➔	➔	➔	Public Safety	

## PROGRAM 3 - MRCID URBAN AND ENVIRONMENTAL MANAGEMENT

ACTION	PERFORMANCE INDICATOR	FREQUENCY	DURATION IN WEEKS, MONTHS PER YEAR OR YEARS					RESPONSIBILITY	COMMENTS
			YR 1	YR 2	YR 3	YR 4	YR 5		
Liaise with CCT Officials as to maintenance Activities in area	Report back at Board meetings and AGM	On going	→	→	→	→	→	Urban / Environmental Management	
Appoint private Service Providers to perform additional maintenance	Report back at Board meetings and AGM	On going	→	→	→	→	→	Urban / Environmental Management	
Do alien removal in conjunction with city officials	Report back at Board meetings and AGM	On going	→	→	→	→	→	Urban / Environmental Management	
Report to City owners with alien vegetation on their properties to remove	Keep a record and report to the board	On going	→	→	→	→	→	Urban / Environmental Management	
Keep a list of reported C3 Notifications and addresses, escalate if need be to the City representative and the quarterly meeting	Report given at the monthly meetings	On going	→	→	→	→	→	Urban / Environmental Management	
Create competitions for the residents to maintain their pavement	Annual photos to be kept before and after	On going	→	→	→	→	→	Urban / Environmental Management	
Report illegal dumping to Law enforcement	Report back at Board meetings and AGM	On going	→	→	→	→	→	Urban / Environmental Management	
Upgrade of fencing	Report back at Board meetings and AGM	On going	→	→	→	→	→	Urban / Environmental Management	
Maintenance to existing fencing	Appoint contractors for repairs and maintenance	On going	→	→	→	→	→	Urban / Environmental Management	

## PROGRAM 4 - MRCID SOCIAL MANAGEMENT

ACTION	PERFORMANCE INDICATOR	FREQUENCY	DURATION IN WEEKS, MONTHS PER YEAR OR YEARS					RESPONSIBILITY	COMMENTS
			YR 1	YR 2	YR 3	YR 4	YR 5		
Identify and determine strategies by means of an integrated approach to address/homelessness and the relief measures available, current and future in the area	Social intervention plan with clear deliverables and defined performance indicators to guide delivery	On going	→	→	→	→	→	Social Management	
Work in conjunction with local social welfare and job creation organisation and develop the delivery of the supplementary services to improve the urban environment	Social intervention plan with clear deliverables and defined performance indicators to guide delivery	On going	→	→	→	→	→	Social Management	
Co-ordinate with local NGO to assist in cleaning programs where applicable	as required	On going	→	→	→	→	→	Social Management	
Work in conjunction with local social welfare and job creation organisation and develop the delivery of the supplementary services to improve the urban environment	Development of a long term sustainable work program	On going	→	→	→	→	→	Social Management	

# MOUNT RHODES COMMUNITY IMPROVEMENT DISTRICT

## 5 YEAR BUDGET AS PER BUSINESS PLAN

	2023/24	2024/25	2025/26	2026/27	2027/28
<b>INCOME</b>	<b>R</b>	<b>R</b>	<b>R</b>	<b>R</b>	<b>R</b>
Income from Additional Rates	-723 130 66.3%	-770 133 92.2%	-820 192 93.7%	-873 504 93.9%	-930 282 94.1%
Other: Accumulated Surplus	-368 000 33.7%	-65 145 7.8%	-55 416 6.3%	-56 743 6.1%	-58 156 5.9%
<b>TOTAL INCOME</b>	<b>-1 091 130 100.0%</b>	<b>-835 278 100.0%</b>	<b>-875 608 100.0%</b>	<b>-930 247 100.0%</b>	<b>-988 438 100.0%</b>
<b>EXPENDITURE</b>	<b>R</b>	<b>R</b>	<b>R</b>	<b>R</b>	<b>R</b>
Core Business	574 500 52.7%	615 540 73.7%	644 761 73.6%	686 552 73.8%	730 816 73.9%
Cleansing services	20 000	21 300	22 685	24 159	25 729
Environmental upgrading	12 000	13 000	3 500	3 750	4 000
Public Safety	66 000	73 515	77 661	82 446	87 380
Public Safety - CCTV monitoring	158 000	168 270	179 208	190 857	203 263
Public Safety - CCTV - Leasing of cameras	304 000	323 760	344 804	367 216	391 085
Social upliftment	3 000	3 195	3 403	3 624	3 859
Urban Maintenance	11 500	12 500	13 500	14 500	15 500
Depreciation	37 677 3.5%	40 126 4.8%	42 735 4.9%	45 512 4.9%	48 471 4.9%
Repairs & Maintenance	45 000 4.1%	47 925 5.7%	51 040 5.8%	54 358 5.8%	57 891 5.9%
General Expenditure	97 259 8.9%	101 583 12.2%	106 466 12.2%	111 520 12.0%	118 352 12.0%
Accounting fees	12 000	12 780	13 611	14 495	15 438
Administration and management fees	30 000	30 000	30 000	30 000	30 000
Advertising costs	10 700	11 396	12 136	12 925	13 765
Auditor's remuneration	12 100	12 887	13 724	14 616	15 566
Bank charges	4 129	4 793	5 104	5 436	5 789
Communication	1 500	1 598	1 701	1 812	1 930
Contingency / Sundry	8 980	9 118	9 942	10 671	12 900
Donations	13 500	14 378	15 312	16 307	17 367
Marketing and promotions	2 200	2 343	2 495	2 657	2 830
Printing / stationery / photographic	1 800	1 915	2 041	2 176	2 317
Secretarial duties	350	375	400	425	450
Projects	30 000 2.7%	7 000 0.8%	6 000 0.7%	6 100 0.7%	5 000 0.5%
Landscaping of community park	15 000	7 000	6 000	6 100	5 000
Landscaping of public open space	15 000	-	-	-	-
Capital Expenditure (PPE)	285 000 26.1%	- 0.0%	- 0.0%	- 0.0%	- 0.0%
Fence / Wall	155 000	-	-	-	-
UPS for security systems	75 000	-	-	-	-
Upgrade of Guardhut	55 000	-	-	-	-
Bad Debt Provision 3%	21 694 2.0%	23 104 2.8%	24 606 2.8%	26 205 2.8%	27 908 2.8%
<b>TOTAL EXPENDITURE</b>	<b>1 091 130 100.0%</b>	<b>835 278 100.0%</b>	<b>875 608 100.0%</b>	<b>930 247 100.0%</b>	<b>988 438 100.0%</b>
(SURPLUS) / SHORTFALL	-	-	-	-	-
<b>GROWTH: EXPENDITURE</b>	<b>50.3%</b>	<b>-23.4%</b>	<b>4.8%</b>	<b>6.2%</b>	<b>6.3%</b>
<b>GROWTH: ADD RATES REQUIRED</b>	<b>6.3%</b>	<b>6.5%</b>	<b>6.5%</b>	<b>6.5%</b>	<b>6.5%</b>

## LIST OF RATEBLE PROPERTIES WITHIN THE MOUNT RHODES CID

Category	Use Description	Total Val	Str No	Street Name	LIS Key	ERF No
Residential	Residential Dwelling	7 000 000.00	4	LITTLE LIONS HEAD ROAD	363426	3158
Residential	Residential Dwelling	6 910 000.00	5	LITTLE LIONS HEAD ROAD	363415	3204
Residential	Residential Dwelling	7 310 000.00	6	LITTLE LIONS HEAD ROAD	363420	3159
Residential	Residential Dwelling	7 530 000.00	7	LITTLE LIONS HEAD ROAD	363410	3203
Residential	Residential Dwelling	6 750 000.00	9	LITTLE LIONS HEAD ROAD	363406	3202
Residential	Residential Dwelling	-	1	MOUNT RHODES DRIVE	363397	3555
Residential	Residential Dwelling	7 500 000.00	2	MOUNT RHODES DRIVE	363395	3195
Residential	Residential Dwelling	5 300 000.00	3	MOUNT RHODES DRIVE	363400	3554
Residential	Residential Dwelling	6 000 000.00	4	MOUNT RHODES DRIVE	363396	3194
Residential	Residential Dwelling	5 000 000.00	5	MOUNT RHODES DRIVE	363403	3553
Residential	Residential Dwelling	6 000 000.00	6	MOUNT RHODES DRIVE	363398	3193
Residential	Residential Dwelling	5 500 000.00	8	MOUNT RHODES DRIVE	363402	3192
Residential	Residential Dwelling	5 500 000.00	10	MOUNT RHODES DRIVE	363405	3191
Residential	Residential Dwelling	5 000 000.00	11	MOUNT RHODES DRIVE	363418	3207
Residential	Residential Dwelling	6 000 000.00	12	MOUNT RHODES DRIVE	363408	3190
Residential	Residential Dwelling	4 520 000.00	15	MOUNT RHODES DRIVE	363422	3208
Residential	Residential Dwelling	5 540 000.00	17	MOUNT RHODES DRIVE	363432	3157
Residential	Residential Dwelling	6 000 000.00	18	MOUNT RHODES DRIVE	363425	3186
Residential	Residential Dwelling	7 000 000.00	19	MOUNT RHODES DRIVE	363437	3156

Category	Use Description	Total Val	Str No	Street Name	LIS Key	ERF No
Residential	Residential Dwelling	7 000 000.00	20	MOUNT RHODES DRIVE	363429	3185
Residential	Residential Dwelling	6 500 000.00	21	MOUNT RHODES DRIVE	363441	3155
Residential	Residential Dwelling	8 050 000.00	22	MOUNT RHODES DRIVE	363433	3184
Residential	Residential Dwelling	4 500 000.00	23	MOUNT RHODES DRIVE	363445	3154
Residential	Residential Dwelling	6 500 000.00	24	MOUNT RHODES DRIVE	363436	3183
Residential	Residential Dwelling	5 300 000.00	25	MOUNT RHODES DRIVE	363449	3153
Residential	Residential Dwelling	7 500 000.00	26	MOUNT RHODES DRIVE	363439	3182
Residential	Residential Dwelling	5 000 000.00	27	MOUNT RHODES DRIVE	363453	3152
Residential	Residential Dwelling	4 840 000.00	28	MOUNT RHODES DRIVE	363443	3181
Residential	Residential Dwelling	6 490 000.00	29	MOUNT RHODES DRIVE	363457	3151
Residential	Residential Dwelling	6 550 000.00	30	MOUNT RHODES DRIVE	363446	3180
Residential	Residential Dwelling	6 580 000.00	31	MOUNT RHODES DRIVE	363463	3150
Residential	Residential Dwelling	6 760 000.00	32	MOUNT RHODES DRIVE	363450	3179
Residential	Residential Dwelling	7 000 000.00	33	MOUNT RHODES DRIVE	363462	3149
Residential	Residential Dwelling	5 000 000.00	34	MOUNT RHODES DRIVE	363454	3178
Residential	Residential Dwelling	7 740 000.00	35	MOUNT RHODES DRIVE	363470	3148
Residential	Residential Dwelling	6 000 000.00	36	MOUNT RHODES DRIVE	363458	3177
Residential	Residential Dwelling	5 300 000.00	37	MOUNT RHODES DRIVE	363473	3147
Residential	Residential Dwelling	4 790 000.00	38	MOUNT RHODES DRIVE	363464	3176
Residential	Residential Dwelling	6 340 000.00	39	MOUNT RHODES DRIVE	363469	3145

Category	Use Description	Total Val	Str No	Street Name	LIS Key	ERF No
Residential	Residential Dwelling	4 500 000.00	40	MOUNT RHODES DRIVE	363466	3175
Residential	Residential Dwelling	5 620 000.00	41	MOUNT RHODES DRIVE	363461	3144
Residential	Residential Dwelling	8 480 000.00	42	MOUNT RHODES DRIVE	421880	8265
Residential	Residential Dwelling	6 000 000.00	43	MOUNT RHODES DRIVE	363460	3143
Residential	Residential Dwelling	4 000 000.00	44	MOUNT RHODES DRIVE	363472	3173
Residential	Residential Dwelling	7 150 000.00	45	MOUNT RHODES DRIVE	363456	3142
Residential	vacant Residential Land	3 000 000.00	46	MOUNT RHODES DRIVE	363474	3172
Residential	Residential Dwelling	5 000 000.00	47	MOUNT RHODES DRIVE	363452	3141
Residential	Residential Dwelling	5 000 000.00	48	MOUNT RHODES DRIVE	363476	3171
Residential	Residential Dwelling	5 520 000.00	49	MOUNT RHODES DRIVE	363448	3140
Residential	Residential Dwelling	7 000 000.00	50	MOUNT RHODES DRIVE	363478	3170
Residential	Guest House	7 000 000.00	51	MOUNT RHODES DRIVE	363444	3139
Residential	Residential Dwelling	7 000 000.00	52	MOUNT RHODES DRIVE	363480	3169
Residential	Guest House	7 500 000.00	53	MOUNT RHODES DRIVE	363440	3138
Residential	Residential Dwelling	3 020 000.00	54	MOUNT RHODES DRIVE	363479	3168
Residential	Residential Dwelling	7 250 000.00	55	MOUNT RHODES DRIVE	363438	3137
Residential	Residential Dwelling	5 600 000.00	56	MOUNT RHODES DRIVE	363477	3167
Residential	Residential Dwelling	7 000 000.00	57	MOUNT RHODES DRIVE	404010	6316
Residential	Residential Dwelling	6 000 000.00	58	MOUNT RHODES DRIVE	363475	3166
Residential	Residential Dwelling	6 000 000.00	59	MOUNT RHODES DRIVE	363428	3134



## 780

Category	Use Description	Total Val	Str No	Street Name	LIS Key	ERF No
Residential	Residential Dwelling	6 690 000.00	60	MOUNT RHODES DRIVE	363471	3165
Residential	Residential Dwelling	5 300 000.00	61	MOUNT RHODES DRIVE	363423	3133
Residential	Residential Dwelling	5 700 000.00	62	MOUNT RHODES DRIVE	363468	3164
Residential	Residential Dwelling	7 400 000.00	63	MOUNT RHODES DRIVE	363416	3132
Residential	Residential Dwelling	6 880 000.00	64	MOUNT RHODES DRIVE	363465	3163
Residential	Residential Dwelling	8 290 000.00	68	MOUNT RHODES DRIVE	363455	3161
Residential	Residential Dwelling	5 500 000.00	70	MOUNT RHODES DRIVE	363451	3160
Residential	Residential Dwelling	6 890 000.00	72	MOUNT RHODES DRIVE	363442	3131
Residential	Residential Dwelling	8 850 000.00	74	MOUNT RHODES DRIVE	363435	3130
Residential	Residential Dwelling	6 280 000.00	76	MOUNT RHODES DRIVE	363434	3129
Residential	Residential Dwelling	3 990 000.00	78	MOUNT RHODES DRIVE	363430	3128
Residential	Residential Dwelling	6 000 000.00	80	MOUNT RHODES DRIVE	363424	3127
Residential	Residential Dwelling	6 000 000.00	82	MOUNT RHODES DRIVE	363419	3126
Residential	Residential Dwelling	3 500 000.00	84	MOUNT RHODES DRIVE	363417	3125
Residential	Residential Dwelling	6 500 000.00	86	MOUNT RHODES DRIVE	363409	3124
Residential	Residential Dwelling	7 000 000.00	1	SUTHER CLOSE	363404	3552
Residential	Residential Dwelling	4 000 000.00	2	SUTHER CLOSE	796550	8289
Residential	Residential Dwelling	6 500 000.00	3	SUTHER CLOSE	363399	3556
Residential	Residential Dwelling	4 200 000.00	4	SUTHER CLOSE	363407	3205
Residential	Residential Dwelling	7 270 000.00	5	SUTHER CLOSE	363401	4304



## HUMAN RIGHTS

## Meeting to assess plight of farm workers

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TEN years after the headline-making De Doorns farm workers' protest for basic services and human rights, not much has changed.

The annual National Farm Workers Platform by Women on Farms Project (WFP) was held with 60 farm workers from across the country.

About 16 organisations met to assess the plight of farm workers in South Africa and decide on an approach to address their challenges. The programme started on Monday at the Protea Hotel, Technopark, Stellenbosch, and will continue until Friday.

National Farm Workers Platform co-ordinator Kara Mackay said: "This year's theme is Radical Agrarian Transformation. We went for that theme because the pace of transformation in this country is just too slow, and the inequality is increasing. It's unacceptable and untenable."

She said, in many ways, the lives of farm workers had worsened as they now had to pay for rent, electricity and water.

Farm worker evictions were also spotlighted.

Ma'lay said police did not understand the laws regarding the eviction of farm workers, particularly the Extension of Security of Tenure Act 62 of 1997.

"There is space in that document and in that law, when farmers are conducting illegal or constructive evictions, in other words making it impossible to live on the farm, those farmers can be prosecuted. They can be arrested because the act on constructive evictions is illegal."

"Yet, at the same time, farmworkers continue to get evicted without alternative accommodation in the absence of any court order, or farmers continue to cut off water, making it unbearable (for workers) to stay on the farm."

WFP has called for a moratorium on farm worker evictions.

Zweliwe Mandla Mandela gave the keynote address on Monday. Overstight visits in July found some of the worst infringements on the rights of women on farms, he said.

At one farm a woman has not had water and electricity for the past 29 years. On the same farm, another farmworker, who had lived there since 1975, was evicted from her house after she fell ill and could no longer work. The new farm owner reportedly beats farm workers and extracts rent from each person from the household, even children.

There were also reports of collusion between farmers and police who accepted bribes to illegally evict families.

## HIGH COURT RULING

## Mayor's ousting 'invalid'

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THE South Gauteng High Court in Johannesburg has ruled that the council sitting when then executive mayor Mpho Phalatse was ousted last month was unlawful.

In a written 30-page judgment seen by IOL, Judge Raylene Kightley ruled that the special council sitting on September 30 when Phalatse was removed was "unlawful, unconstitutional and invalid."

"The decision taken by the sixth respondent (City of Joburg) on September 30, 2022, to adopt a motion of no confidence in the executive mayor of the City of Johannesburg is declared unlawful, unconstitutional and invalid," the judge ruled.



VINDICATED Joburg mayor Mpho Phalatse.

"The decision taken by the sixth respondent referred to in paragraph six is reviewed and set aside. The decision taken by the sixth respondent on September 30, 2022, to elect the fourth respondent (the ANC's Dada Moreo) as the executive mayor of the City of Johannesburg is declared unlawful, unconstitutional and invalid."

Johannesburg is declared unlawful, unconstitutional and invalid."

The ousted Phalatse was ousted last month and replaced by Moreo.

In court last week, judgment was reserved in Phalatse's fight to regain the Joburg mayoral chain.

At the time, Phalatse, who still refers to herself as the executive mayor of Joburg, said she remained positive that she would be reinstated by the courts.

"We have got a very strong case and I think we have a very fair and impartial judge," she said. "So we wait and we but I am confident I will be back in the seat very soon."

Last week, Phalatse, who was ousted after an ANC-led coalition ousted her in a motion of no confidence last month, insisted in an interview that she was the rightful mayor of

the City of Joburg. Speaking to broadcaster Newsroom Afrika, Phalatse said the battle was about the residents of Joburg. "Yes, it was never about me. It's about the 6 million residents of Johannesburg. I made a vow to our residents to remain committed to them. This battle is internal, it's a council battle and our residents cannot enter the battle at this point."

"Our democracy is under attack. There is a lawless Speaker, unfortunately, in council currently. There is no regard for the laws of this nation, there is no regard for the rules of council, somebody has to stand up and say enough and protect our council, the institution and our residents," she said.

Phalatse said "questionable decisions" were already being made in Joburg since she was ousted out. | IOL

## LESSONS LEARNT

## MEC says Covid-19 exposed fragility of the health system

MHWANGI GITHAHU  
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HEALTH and Wellness MEC Nomafrench Mboombo says the Covid-19 pandemic exposed how fragile the country and the province's health system was, but it had also taught them some valuable lessons.

Mboombo said the third and fourth wave of the virus had forced the department to pause and put on the backburner treatments for other illnesses such as TB and diabetes.

One of the crucial lessons learnt was to consider poverty and unemployment in communities when dealing with health issues, she said.

Mboombo was answering questions during the standing committee on health's deliberations on the department's 2021/2022 Annual Report.

Committee member Rachel Windvogel (ANC) had asked whether the department could have handled the pandemic differently and the lessons learnt.

Mboombo said: "During yet another bumpy financial year, it is sometimes easy to forget the department's many outstanding achievements."

As Covid vaccines became available to the public, the department opened the two biggest vaccination sites in the province at the Cape Town International Convention Centre and the Athlone Stadium, which also had a drive-through facility, she said.

The department also put plans in place to resume services that had to be



COVID-19 taught the province valuable lessons, Health and Wellness MEC Nomafrench Mboombo says. | TRACEY ADAMS African News Agency (ANA)

cut back during the pandemic.

Elective surgeries were severely affected, she said, but by allocating an additional R240 million, increasing day surgeries and procuring two surgical robots for Robins, the department had demonstrated that it was serious about addressing surgical backlogs.

Committee chairperson Wendy Kazeer-Philander said the department obtained a fourth consecutive clean audit.

In the year under review, there were two pandemic surges in the Western Cape which led to 675 392 confirmed cases in 66 029 residents of the province. There were also 1 563 infections and 21 915 deaths by April 18, 2022.

Kazeer-Philander said: "The department obtained more than 80% in client satisfaction surveys at all of its facilities during the year under review. Despite the pressures on our province and health-care system, quality health care was still being delivered."

Replying to committee member Ayanda Bant (ANC), who queried the costs to change the department's name, department head Dr Keith Cloete said the name change had not happened in the reporting period, but would be included in next year's annual report.

Chief financial officer Simon Kaye said the department had three occurrences of fruitless, wasteful expenditure amounting to R12 006. Consequence management had been meted out.

## DECRIMINALISATION

## Call for timeline of sex work bill

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mthuthuzeli.ntseku@iol.co.za

THE Asijiki Coalition, a group of sex work-supporting organisations and movements, has demanded that the Department of Justice and Constitutional Development provide a timeline for when it would finalise its decriminalisation of sex work bill and present it to Parliament.

The coalition's demand follows the discovery of the bodies of six women in Johannesburg this month, believed to be sex workers who had been reported missing since June.

The coalition is also calling for the urgent passing of the Prevention and Combating of Hate Crimes and Hate Speech Bill into law which it said provided for hate crimes against sex workers. The purpose of the bill is to provide for the offences of hate crime and hate speech, and the prosecution of people who commit such offences.

The coalition's co-ordinator, Constance Mathe, said with high levels of gender-based violence and daily reports of murders, rapes and abuse, and the murder of sex workers had received disproportionate public attention.

She said the public had used the recent incident as an opportunity to express their horror at the way sex workers were treated and had called for the urgent reform of the law that criminalised sex work.

Justice Department spokesperson, Chrysipin Phiri said they had developed a draft bill for consideration by the ministry, which was expected to be published, with Cabinet approval, in December.

## MOST READ IOL.CO.ZA

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- ◆ My Ferrari will be fine, no bigger! says Cape Town businessman after crashing with Audi R8
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- ◆ I always knew I would win the Lotto someday, says Witbank businessman after bagging R28.2m Lotto jackpot
- ◆ November fuel price outlook: petrol and diesel to go up

## MR MOUNT RHODES

MOUNT RHODES CID NPC  
2019/080628/08

## Notice Annual General Meeting (AGM)

The Mount Rhodes Community Improvement District NPC (MRCID) will be hosting an AGM. All stakeholders are invited to a review of the year's activities and approval of the extension of the CID term and planning for 2023/24.

Date: 16 November 2022

Time: 18H30

Venue: St Peters Hall Hout Bay

Resolutions presented at the Members meeting can only be voted on by bona fide members of the MRCID. This membership is available free of charge to all owners of residential property within the MRCID footprint, but they must be registered before 1<sup>st</sup> November 2022.

For further information, documentation and how to register go to [www.mountrhodes.co.za](http://www.mountrhodes.co.za) or e-mail [coleendreyer@gmail.com](mailto:coleendreyer@gmail.com)

## Get Educated about Breast Cancer

JOIN THE CAPE ARGUS in discussion with Dr Francois Malherbe, the Head of Breast and Surgical Endocrine Unit, Groote Schuur Hospital and the University of Cape Town and Lucy Balona, spokesperson for the Cancer Association of South Africa (CANSA)

Breast cancer is the most common form of cancer among women worldwide and in South Africa. Women can play an important role in taking ownership of their personal health during breast cancer awareness month. Getting checked regularly and early is vital.

JOIN US:  
**THURSDAY  
27 OCTOBER 2022  
11AM**

VIA [#CAPEARGUS](https://www.facebook.com/CAPEARGUS)DR FRANCOIS MALHERBE  
Head of Breast and Surgical Endocrine Unit, Groote Schuur Hospital and the University of Cape TownLUCY BALONA  
Spokesperson for the Cancer Association of South Africa (CANSA)

TOGETHER WE ARE TOUGHER THAN CANCER



Cape Argus



REGSKENISGEWINGS  
& TENDERSVERLORE  
DOKUMENTET20960/2004  
VERLORE AKTE

Kennis geskied hiermee dat ingevolge die bepalings van Regulasie 68 van die Wet op die Registrasie van Aktes, 1937, daar van voorneme is om aansoek te doen vir gesertifiseerde afskrifte van transportakte T20960/2004 uitgevaardig deur NEDCOR BANK LIMITED (Registrasie-nr. 19617000009) (b) ten gunste van FINAL HOUSING SOLUTIONS PROPRIETARY LIMITED (Registrasie-nr. 2014/091361/07 (voorheen bekend as FINAL HOUSING SOLUTIONS) BK Registrasie-nr. CK2001/024819/23) met betrekking tot seker Erf 25556 GOODWOOD in die Stad Kaapstad, Afdeling Kaap, Provinsie Wes-Kaap wat verlore of vernietig is. Alle persone met besware teen die uitreik van sodanige titelbewys word hiermee versoek om dit skriftelik in te dien by die Registrator van Aktes by Kamer 1216, 12de Vloer, 90 Pleinstraat, Kaapstad, binne twee weke na die datum van publikasie hiervan.

SK1182/20225  
VERLORE AKTE

Kennis geskied hiermee dat ingevolge die bepalings van Regulasie 68 van die Wet op die Registrasie van Aktes, 1937, daar van voorneme is om aansoek te doen vir gesertifiseerde afskrifte van notariële akte van Eksklusiewe Gebruikskans SK1182/20225 uitgevaardig deur ROY MCGREGOR, ID-nr. 581018 5047 08, getroude buite gemeenskap van goed, ten gunste van IZAK JACOBUS MARTINUS VAN NIEKERK, ID-nr. 670514 5127 08, met betrekking tot (1) in Eksklusiewe Gebruikskans beskryf as GARDEN 657 met grootte 38 (agt en dertig) vierkante meters, wat deel is van die gemeenskaplike eiendom bestaande uit die grond en skema bekend as ZAMBEZI met betrekking tot die grond en gebou of geboue geleë by Stellenbosch in die Stellenbosch Munisipaliteit en ten volle beskryf op deurslag 5564/1994, en (2) in Eksklusiewe Gebruikskans beskryf as PARKING BAY P73 met grootte 28 (agt en twintig) vierkante meters, wat deel is van die gemeenskaplike eiendom bestaande uit die grond en skema bekend as ZAMBEZI met betrekking tot die grond en gebou of geboue geleë by Stellenbosch in die Stellenbosch Munisipaliteit en ten volle beskryf op deurslag 5564/1994 wat verlore of vernietig is. Alle persone met besware teen die uitreik van sodanige titelbewys word hiermee versoek om dit skriftelik in te dien by die Registrator van Aktes by Kamer 1216, 12de Vloer, Pleinstraat 90, Kaapstad, binne twee weke na datum van publikasie van hierdie kennisgewing.

T24222/2002  
VERLORE OF VERNIETIGDE  
TITELAKTE

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Geteken in Kaapstad op 18 Oktober 2022

MARAIS MÜLLER HENDRICKS ING., Van Riebeeckstraat 58, Kaapstad, Tel. 021 900 5300. E-pos: pmh@mmh.law

261646 Okt. 26 - (4040) IV

T14933/2008  
VERLORE AKTE

Kennis geskied hiermee dat ingevolge die bepalings van Regulasie 68 van die Wet op die Registrasie van Aktes, 1937, daar van voorneme is om aansoek te doen vir gesertifiseerde afskrifte van geregtseernde toekenning van huurpous T14933/2008 uitgevaardig deur JOHANNES JACOBUS McDONALD, ID-nr. 380526 5012 08, en SUSANA ALETTA CATHARINA SUSANA McDONALD, ID-nr. 401220 0045 06, getroude in gemeenskap van goed met mekaar, ten gunste van FREDERIK JACOBUS BEKKER, ID-nr. 670204 5120 08, getroude buite gemeenskap van goed, en TILANA BEKKER, ID-nr. 710622 0242 08, getroude buite gemeenskap van goed, met betrekking tot Erf 487 STILRAAI-WES in die Hertsogkloof, Provinsie Wes-Kaap wat verlore of vernietig is. Alle persone met besware teen die uitreik van sodanige titelbewys word hiermee versoek om dit skriftelik in te dien by die Registrator van Aktes by Kamer 1216, 12de Vloer, Pleinstraat 90, Kaapstad, binne twee weke na die datum van publikasie hiervan.

VAN DER SPY & VENKOTE, Themstra 36, Paarl 7646, Tel. 021 860 1240. E-pos: stacyv@derespyn.co.za

261627 Okt. 26 - (4040)

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## VERLORE AKTE

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MOUNT RHODES CID NPC  
2019/080628/08

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Notice is hereby given of the Annual General Meeting (AGM) of the Mount Rhodes Community Improvement District (MRCID) that will take place on 16 November 2022 at 18:30 at St Peters Hall, Hout Bay where the following items will be discussed:

### **AGENDA**

1. Registration
2. Welcome & Apologies
3. Membership
  - 3.1 Resignations
  - 3.2 New members
4. Quorum to constitute a meeting
5. Previous AGM minutes
  - 5.1 Approval
  - 5.2 Matters arising
6. Chairman's Report
7. Feedback on operations 2021/22
8. Noting of Audited Financial Statements 2021/22
9. Approval of extension of the 5-year term Business Plan 2023 – 2028 (*includes the approval of the 2023 – 24 Budget and Implementation Plan*)
10. Budget
  - 10.1 Noting of additional surplus funds utilised in 2021/22 (approved by the Board)
  - 10.2 Approval of additional surplus funds utilisation for 2022/23
  - 10.3 Approval of surplus funds utilisation for 2023/24

11. Appointment of a Registered Auditor
12. Confirmation of Company Secretary
13. Election of Board Members
14. Special Resolution: Amendment of the new Memorandum of Incorporation (MOI) as contemplated in Section 16(5)(a) of the Companies Act, Act 71 of 2008.
15. General
16. Q & A
17. Adjournment

**Please note the following:**

**The present Directors of the Mount Rhodes CID and their respective portfolios are:**

Name	Current CID Portfolio
Corne Dreyer	Treasurer/Secretarial
Dale Lippstreu	Chairman/Public Safety
Debbie Taylor	Communication Management/Social Management
Greg Scott	Urban and Environmental Management

All stakeholders and interested parties are invited to attend, however, only owners registered as members of the company may vote.

- Per clause 11.9.2 of the Memorandum of Incorporation, no member who is in arrears with payment of the additional rate for more than 60 (sixty) days, shall be entitled to vote at an AGM for so long as s/he is so in arrears except if the member can prove that s/he is in a dispute or has entered into an appropriate payment arrangement with the City or can provide proof of payment.
- Owners wishing to apply for membership should do so via the website or by email. New membership applications should be received by 25 October 2022 to be approved and accepted at a meeting of the Board of directors of the Mount Rhodes CID NPC prior to the AGM.
- Any member may appoint a Proxy to attend the meeting on his/her behalf. Forms of Proxy may be downloaded from the website or requested by email. The proxy form must be delivered to the offices of the Company no less than 24 hours prior to the advertised time of the start of the meeting, failing which it shall not be deemed to be valid.
- Enquiries should be addressed as far in advance as possible, by email as above or by letter to the registered office of the company. The Annual Financial Statements can be downloaded from the website.
- Clause 12.1.7 of the MOI states "As required by item 5(1)(b) of Schedule 1 to the Act, at least 1/3 (one third) of the directors shall resign every year at the AGM, but shall be eligible for re-election." Therefore, the following Directors: Debbie Taylor and Corne Dreyer will resign. They have not made themselves available for re-election. Directors Dale Lippstreu and Greg Scott will not resign and remain as directors.
- Forms for nomination of directors may be downloaded from the website or be requested by email. These forms must be delivered to the offices of the Company no less than 7 clear days prior to the advertised time of the start of the meeting, failing which it shall not be deemed to be valid.

- Clause 11.10.2 of the MOI states "For a special resolution to be adopted at a members' meeting, it must be supported by at least 75 % (seventy-five percent) of the members who voted on the resolution, as provided in section 65(7) of the Act."

The following documentation is available at the AGM and on the Mount Rhodes CID website at [www.mountrhodes.co.za](http://www.mountrhodes.co.za)

- Membership list
- Advertisements, notice to members and CoR 36.2 form
- Minutes of previous AGM
- Agenda
- Audited AFS (Full set)
- Business Plan 2023-2028
- Membership application form
- Nomination as Director form
- Proxy Form
- Draft Proposed MOI

## MOUNT RHODES CID NPC

2019/080628/08

**Annual General Meeting FY2022****DATE: 16th November 2022****TIME: 7:30pm****VENUE: Hout Bay****AGENDA**

- |          |   |
|----------|---|
| <b>1</b> | Meeting opening <ol style="list-style-type: none"> <li>1. Welcome to all</li> <li>2. Membership List - need to sign attendance register to be able to vote</li> <li>3. Previous Minutes</li> </ol>  |
| <b>2</b> | AGM Presentation <ol style="list-style-type: none"> <li>1. Chairman's Report</li> <li>2. Operations Feedback</li> <li>3. Annual Report</li> </ol>   |
| <b>3</b> | Resolutions to be passed <ol style="list-style-type: none"> <li>1. Note the audited annual financial statements of the company for the year ended 30th June 2022</li> <li>2. Confirmation of Greg Scott as Company Secretary</li> <li>3. To appoint Curtis &amp; Company as Auditors for the Financial Year 2023/24</li> <li>4. Extend our CID for a further 5 years and accept the business plan for the next 5 years</li> <li>5. Appoint new directors to the MR CID</li> </ol> |
| <b>4</b> | Business Plan Sign off  |
| <b>5</b> | Meeting Finalisation <ol style="list-style-type: none"> <li>5.1 Any other matters</li> <li>5.2 Meeting close</li> </ol>   |

## MINUTES OF THE ANNUAL GENERAL MEETING OF MEMBERS

<b>1</b>	<b>ITEM:</b>	<b>Meeting opening</b>
	<p>1.1 Welcome to all Dale Lippstreu (DL) opened the meeting and welcomed all. He especially welcomed Mr J Joubert as a representative of the CoCT</p> <p>1.2 Constitution of the meeting DL reminded everyone that members needed to sign the attendance register. He said 20% of members to constituted a quorum and that 50% of those present needed to support the resolutions for them to be adopted.</p> <p>1.3 Previous Minutes</p> <ul style="list-style-type: none"> <li>– The minutes of the previous AGM having been circulated to members prior to the meeting were adopted as an accurate record of proceedings.</li> <li>– DL advised that there were no action items included in the previous minutes which were not covered by the in the agenda for the current meeting.</li> </ul>	

<b>2</b>	<b>ITEM:</b>	<b>Chairman's Report</b>
	<p>DL advised that the focus areas of the CID over the previous year were the ongoing upgrade of the security systems in Mount Rhodes. He said that the old fence electrification system had been replaced as it was no longer compliant with new regulations and not supported by the supplier. Further the legacy copper cable network linking the security systems had been upgraded to fibre optic cable with would enable much improved monitoring and management of the fence system and CCTV cameras. He said that a camera upgrade process was underway and would be completed in the first quarter of 2023.</p> <p>DL then presented the financial results for the year ended 30th June 2022 as reflected in audited Annual Financial Statements. He pointed out that the MRCID NPC had retained income of RR836,666 at the end of the year due to:</p> <ul style="list-style-type: none"> <li>• The donation of the retained surplus of the Mount Rhodes Residents Association at the inception of the CID</li> <li>• The fact that the monthly security costs were deferred until the installation of the security cameras and related infrastructure was complete</li> <li>• Funds committed to certain projects relating to the security upgrades was still to be paid to the suppliers at the financial year end.</li> </ul>	
<b>3</b>	<b>ITEM:</b>	<b>Operations Feedback</b>
	<p>Corne Dreyer (CD) presented feedback on operations during the year under review. He said that the fibre optic network upgrade and had cost approximately R140,000 and that service</p>	



provider Deep Blue was in the process of linking the CCTV cameras to the new network., When this work was complete the electric fence would be similarly be linked thereby enabling remote monitoring and management of the fence. He reported that the fence electrification system had sufficient battery power to sustain operations for 24 hours but operation of the CCTV cameras was dependent grid power so the next step would be to implement an uninterrupted power supply.

A concern was raised from the floor that the embankment on the external boundary of number 48 Mount Rhodes Drive had been severely eroded and it was likely that the perimeter fence would collapse if nothing was done. It was agreed that CoCT should be requested to stabilize the embankment.

JJ enquired whether the appointed CoCT representative had attended CID NPC board meetings and it was reported that no representative had attended the last 3 meetings.

**3****ITEM:****Renewal of the CID term**

DL provided an overview of the history of the MRCID and concluded by pointing out that the initial 5 year period would end 30th June 2023. He said that if members wished to continue the CID a resolution supported by not less than 50% of members present would have to be adopted and an application for renewal backed by a 5 year business plan would need to be submitted to CoCT in January 2023. He said that a copy of the business plan prepared by the board had been circulated to members prior to the meeting. For the convenience of those who might not have had an opportunity to study the plan he said that the key elements of the plan were to:

- Install a UPS to power the security network during power outages.
- Upgrade the security hut at the entrance of Mount Rhodes to house the UPS
- Renew service agreement with Deep Blue for security monitoring, patrolling and armed response
- Enter a lease with CoCT over plots 14 and 16 and develop the vacant stands as a Community Park
- Further develop and landscape the verges at the entrance to Mount Rhodes.
- Landscape and develop the large verge area on the corner of 37 Mount Rhodes as a succulent rockery.

4	ITEM:	<b>Resolutions to be passed</b>
	<p>The following resolutions were put to the floor and voted on:</p> <p>Resolution 1: Noting of the audited annual financial statements of the company for the year ended 30th June 2022 Proposed and adopted with unanimous support.</p> <p>Resolution 2: Confirmation of Greg Scott as Company Secretary Proposed and adopted with unanimous support.</p> <p>Resolution 3: To appoint Curtis &amp; Company as Auditors for the Financial Year 2023/24 Proposed and adopted with unanimous support.</p> <p>Resolution 4: To extend the term of MRCID for a further 5 years the basis of the business plan as circulated Proposed and adopted with unanimous support.</p>	
4	ITEM:	<b>Appointment of board members</b>
	<p>DL advised that current directors Corne Dreyer and Debbie Taylor had advised that they were not available for re-election and thanked both for their contribution over a many years. He said that he and Greg Scott were available for re-election but said that he would like to step down as chairman.</p> <p>He said that that Daniela Bryant, Stella Ghisleni, Mark Jones and Ebrahim Solomon had been nominated to serve as directors and all had confirmed their willingness to serve. DL then put all nominations to the vote and all were individually nominated and voted on with unanimous support.</p>	
5	ITEM:	<b>Meeting finalisation</b>
	<p>1. <b>NEXT MEETING</b> Tba</p> <p>2. <b>MEETING CLOSE</b> Meeting Closed at 8:30pm</p>	



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**From:** Alma Stoffels  
**Sent:** Wednesday, 14 December 2022 15:21  
**To:** Richard White; Laurel Robertson; Gail Kruger; Eugene Hlongwane; Shiron September; Annette Van De Wall; Desmond Baart; Andy Greenwood; Ardela van Niekerk; Letitia Bester; Xolisile Mama; Alison Evans; Priscilla Booysen; Erika Foot; Dimitri Georgeades; Ben De Wet; Andrew Mc Donald; Timothy Hadingham; Tamsin Faragher; Joanne Jackson; Barry Schuller; Lorraine Gerrans; Julia Wood; Sean Glass; Imeraam Frydie; Ivan Anthony; Patrick Nqadini; Monwabisi Boo; Paul Williamson; Alfonso Sauls; Brian Ford; Chantal Michaels; Grant Stephens; Louise Ing; Lorraine Frost; Letitia Bester; Xolisile Mama; Alison Evans; Priscilla Booysen; Angelique Africa  
**Cc:** Joepie Joubert; Nonhlanhla Ngubane  
**Subject:** Mount Rhodes City Improvement District - Term Extension  
**Attachments:** Mount\_Rhodes\_CID\_Business\_Plan - FINAL.pdf

Good Day Colleagues

Trust this mail finds you well.

The Board of the Mount Rhodes City Improvement District (MRCID) is in the process of extending the MRCID term for the period 2023-2028.

They obtained overwhelming support from their members at the recent AGM and have now applied for Council to consider extending their term for a further five years. If approved the new five-year term will start on 1 July 2023 and terminate on 30 June 2028.

You are requested to review the attached business plan and provide the CID Branch with any comments that could influence the final business plan before it is submitted to Council for consideration.

The Executive Mayor has instructed that the City Departments explore possibilities to expand service delivery in collaboration with the CIDs. Accordingly you are tasked to please identify any services to be provided by the CID as per the CID's Business Plan pertaining to your functionality and to ensure that it is aligned with the City's IDP and with your Directorate/Departmental SDBIPs. If not then you have to propose that which should be included in the CID's Business Plan and also use the opportunity to expand these services in collaboration with your Department. Should the CID's Business Plan not contain any services pertaining to your functionality then consider including a component into the CID's Business Plan which could enhance service delivery through collaboration. Please note that the City remains the primary service provider whilst the CID is a secondary service provider and may only operate within their geographical boundary.

All comments on the Business Plan need to be submitted to the CID Department by 18 January 2023 failing which, we will assume that the Business Plan is aligned with your SDBIP and the IDP as far as your departmental functions are concerned. Your comments will also be included in the report to Council when the application will be considered.

PLEASE NOTE: We try with utmost accuracy to ensure that this email reaches the responsible person in the service department/directorate. However, if this no longer falls within your ambit of responsibility, please advise so that we can approach the correct official(s).

Regards

Alma Stoffels  
Senior Professional Officer: CID Compliance, Spatial Planning and Environment  
Tel: 021 400 2097 | Cell: 072 119 6221 | E-mail: [alma.stoffels@capetown.gov.za](mailto:alma.stoffels@capetown.gov.za)  
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**From:** Brian Ford  
**Sent:** Monday, 19 December 2022 07:32  
**To:** Alma Stoffels  
**Subject:** FW: Mount Rhodes City Improvement District - Term Extension  
**Attachments:** Mount\_Rhodes\_CID\_Business\_Plan - FINAL.pdf

Dear Alma

I have considered the input in the attached business plan with particular reference to "Social Services". The approach as outlined is supported

Regards

Brian Ford  
Manager: Area 4 South  
Social Development and Early Childhood Development  
Community Services and Health  
Tel: 084 210 2123/ 021 417 4083

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**From:** Chantal Michaels <Chantal.Michaels@capetown.gov.za>  
**Sent:** Wednesday, 14 December 2022 15:27  
**To:** Brian Ford <BrianJonathan.Ford@capetown.gov.za>  
**Subject:** FW: Mount Rhodes City Improvement District - Term Extension

Dear Brian

Please see attached for your info and action if necessary.

Regards

Chantal Michaels  
Area Manager: Area 2: Social Development and Early Childhood Development  
Community Services and Health

Ground Floor, Omniforum Building, 94 Van Riebeeck Street, Kuils River  
Cell: 084 948 8114 | Email: [Chantal.Michaels@capetown.gov.za](mailto:Chantal.Michaels@capetown.gov.za) |  
Web: [www.capetown.gov.za](http://www.capetown.gov.za)

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**From:** Barry Schuller  
**Sent:** Wednesday, 18 January 2023 09:49  
**To:** Alma Stoffels  
**Cc:** Joepie Joubert; Nonhlanhla Ngubane  
**Subject:** RE: Mount Rhodes City Improvement District - Term Extension  
**Attachments:** Regulation of External and Privately Owned CCTV Cameras on City Property - (Policy number 21207) approved on 25 June 2014.pdf

Good day Ms Stoffels

I note the security cameras arranged around the perimeter of the Mount Rhodes CID area of monitoring, which I don't have an issue with.  
When MRCID do roll out their camera system to monitor public street areas, they should then comply with the attached CCTV policy and register the street locations being monitored.

## 7. Public Safety

There are currently 58 CCTV security cameras arranged around the perimeter of Mount Rhodes City Improvement District (MRCID) the security service provider. MRCID proposes to upgrade these cameras to more current technology for more effective monitoring, fewer false alarms, and more reliable operation. It also proposes to monitor the street areas of Mount Rhodes where the limitations of such cameras will not

Kind regards.

Barry Schuller  
Director: CCTV, Radio Communication, Camera Response & Video Unit  
Metropolitan Police Department  
Safety and Security Directorate

Tel: 021 417-4150 | Fax: 086 542 0630 | Cell: 082 565-2069 | Email: [barry.schuller@capetown.gov.za](mailto:barry.schuller@capetown.gov.za)  
| Web: [www.capetown.gov.za](http://www.capetown.gov.za)

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**From:** Imeraam Frydie  
**Sent:** Thursday, 15 December 2022 11:00  
**To:** Alma Stoffels  
**Cc:** Irefaan Ryland  
**Subject:** RE: Mount Rhodes City Improvement District - Term Extension

Hi Alma – see response from our department below.

Regards

**Imeraam Frydie**

SPO: Parking Management

Transport Planning & Network Management

Urban Mobility Directorate

**Tel:** 021 444 4100 | **Cell:** 072 308 3328 |

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**From:** Irefaan Ryland <[Irefaan.Ryland@capetown.gov.za](mailto:Irefaan.Ryland@capetown.gov.za)>  
**Sent:** Thursday, 15 December 2022 10:56  
**To:** Imeraam Frydie <[Imeraam.Frydie@capetown.gov.za](mailto:Imeraam.Frydie@capetown.gov.za)>  
**Subject:** RE: Mount Rhodes City Improvement District - Term Extension

Good Day Imeraam

No parking related aspects is affected or included in this term extension.

Regards

**Irefaan Ryland**

Parking Network Co-Ordinator: Parking Management

Transport Planning & Network Management

Urban Mobility Directorate

**WORKING FROM HOME**

**Tel:** 021 812 4435 | **Cell:** 065 910 7921 |

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**From:** Imeraam Frydie <[Imeraam.Frydie@capetown.gov.za](mailto:Imeraam.Frydie@capetown.gov.za)>  
**Sent:** Thursday, 15 December 2022 07:35  
**To:** Irefaan Ryland <[Irefaan.Ryland@capetown.gov.za](mailto:Irefaan.Ryland@capetown.gov.za)>  
**Subject:** FW: Mount Rhodes City Improvement District - Term Extension

Good morning – can you review and determine if parking is affected?

Regards

**Imeraan Frydie**

SPO: Parking Management

Transport Planning & Network Management

Urban Mobility Directorate

**Tel:** 021 444 4100 | **Cell:** 072 308 3328 |

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