



**"To Promote the Interests of  
Ratepayers and Residents  
Of Botha's Hill"**

**PO Box 607  
Bothas Hill  
3660**

[www.bhra.yolasite.com](http://www.bhra.yolasite.com)

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**Minutes of Committee Meeting Held at the 1 000 Hills Chefs School  
Commencing 08:00 on 28<sup>th</sup> April 2012**

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**Date of Next Meeting  
Saturday 26<sup>th</sup> May 2012, at 1000 Hills Chefs School, commencing 08:00**

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**Present:**

Peter Davies (PD).....083 252 8206 / [peter@kaytech.co.za](mailto:peter@kaytech.co.za)  
Patrick Chetty (PC).....082 468 5730 / [patrickchetty@telkomsa.net](mailto:patrickchetty@telkomsa.net)  
Lynette Dorkin (LD) (arrived 08:30).....082 293 8034 / [lynette@tysonprop.co.za](mailto:lynette@tysonprop.co.za)  
Carol Friedman (CF) .....082 809 9944 / [carolfriedman@seedtrust.net](mailto:carolfriedman@seedtrust.net)  
Clr. Gill Noyce (GN).....082 800 0943 / [gnoyce@zmail.co.za](mailto:gnoyce@zmail.co.za)  
Grant Salomon (GS) (**BHRA Chair**) .....083 274 4240 / [grant@sapropsal.com](mailto:grant@sapropsal.com)  
Nick Swan (NS).....082807 7796 / [nickswan@iafrica.com](mailto:nickswan@iafrica.com)  
Gerhard Terblanche (GT) .....0836803373 / [GTerblanche@mpact.co.za](mailto:GTerblanche@mpact.co.za)  
Tino Stefano (visitor) .....072 353 5176 / [stefanota@telkomsa.net](mailto:stefanota@telkomsa.net)  
Andrew Bretherton (Kearsney College, visitor).....082 896 0869 / [AndrewB@kearsney.com](mailto:AndrewB@kearsney.com)

**Absent:**

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Clr. Michael Shelembe .....073 195 3655 / [tsshelembe@webmail.co.za](mailto:tsshelembe@webmail.co.za)  
Matt Trinder (MT) .....082 413 8046 / [matthew.trinder@za.sabmiller.com](mailto:matthew.trinder@za.sabmiller.com)  
Paul Pollock (PP) .....083 289 7773 / [paul.pollock@andritz.com](mailto:paul.pollock@andritz.com)

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**Apologies:**

John Little (JL) .....082 621 7230 / [info@thechefs.school.com](mailto:info@thechefs.school.com)  
Chris Collingwood (CC) (Mobile No Required) [c-collingwood@hotmail.com](mailto:c-collingwood@hotmail.com)

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**1. Welcome and Approval of Minutes of Meeting of 31st March 2012**

GS welcomed all present and Tino Stefano introduced Andrew Bretherton as the Estate Manager at Kearsney College.

GS requested any amendments to the minutes of 31<sup>st</sup> March 2012. The spelling of 'area intelligence' was corrected. Acceptance was proposed by LD and seconded by GS.

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**2. Matters arising from the minutes of Meeting of 31<sup>st</sup> March 2012**

**Item 3.8:** It was confirmed that CC had been tasked with the mechanics of setting up the Bothas Hill Conservancy.

All other matters arising would be dealt with as part of the report back from Portfolios.

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### 3. Portfolios

- 1) Webmistress: Dee Altenburger
- 2) Conomirra / Area Intelligence: Lynette Dorkin
- 3) Treasurer: Carol Friedman
- 4) BHRA Outreach: Nick Swan
- 5) Hospitality: John Little
- 6) Special Rating Area (SRA) Subcommittee: Matthew Trinder, Gerhard Terblanche, Lynette Dorkin
- 7) CrimeStop: Paul Pollock
- 8) Bothas Hill Conservancy: Chris Collingwood

**3.1 Website:** No material has been supplied to webmistress. It was important that DA attend meetings, for the newsletters and website to be continued. LD offered to phone DA to come back as a member or observer..... **LD**

**3.2 CONOMIRRA:** LD mentioned the discrepancy in a property on the market at 3 million while the valuation roll valued it at 1.6 million. It was decided that a letter be written to Lillian in a very impartial way saying there appear to be discrepancies in the following properties .... LD will supply PD with details of several properties that are either undervalued or overvalued. .... **LD, PD**

**Area Intelligence:** Various issues regarding roads were mentioned. A large tree along Old Main Road, past the Lifestyle Centre and just past the taxi/bus lay by has no chevron marking on or in front of it – the tree is close to the road and a hazard in poor visibility. The stop sign at Chapel and Botha Road is missing, and markings are gone. The sign to Bothas Hill (near Sugar Loaf) has been obscured by vegetation. A letter should be addressed to Sandy Lebotschy. .... **PD**

**Kearsney** sewerage upgrade scoping documents have been circulated. Tino mentioned that the EIA consultant, Guy Nicolson, has been implicated in some intrigue at the Council, according to newspaper reports. There was discussion that could be bad news for the EIA process. GN said she knew Nicolson, and that his work was of good quality. Andrew Bretherton indicated that he has an 'open door policy' and would like Kearsney to be a good neighbour, and to do things rights.

PD indicated the kind of concerns that should be addressed by the EIA. For example, what are the security arrangements for the neighbourhood, when contractors enter the area? What about the noise and the dust? Is the current site the right one? What happens to the waste water in the end? What about odours? We need the name and contact number of the environmental manager who will oversee the project.

Members should address comments to PD who will compile the input..... **All – then PD**

**Lloyds Tavern** has not been finalized. There is no date for the appeal, as there is a crisis in provincial planning and no appeal board has been constituted. GS will ask CPF officially for the committee to be alerted for any applications for liquor and other special consents. Police should help the community in this regard. GN agreed to ask ratepayer associations to direct letters to the police about this matter. CF will query the process and the date of the appeal with Claire Norton ([nortonc@durban.gov](mailto:nortonc@durban.gov)). Any member of the community who objected and received notification of the appeal can write to request information about where the process is at. and make a written submission in relation to the appeal ..... **GS, GN, CF**

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**3.3 Treasurer: CF** reported no movement on the bank balance. The post box has been renewed. She confirmed that the 2011 financial report has been signed off and circulated to the committee.

**3.4 Outreach: NS** has been in touch with Sifiso Mnguni of the Business Hub. They are planning an event called "Stars of the Highway Micro-enterprise" where the best ideas will receive backing. NS reported that citrus trees have been planted in the Valley. Sifiso would be happy to make a presentation of BHRA. **It was agreed that NS should invite him to the meeting of 26<sup>th</sup> May.....NS**

As regards the "**Buy Back Centre**", discussion concerned the suitability of land behind Bothas Hill Hardware. It appears that if Council gives resources, then land is needed and thereafter an entrepreneur (identified by the Hub) could take up this business idea. GN suggested we look at Transnet land. She felt that we should go for an informal set up initially, for example, on Transnet land, and if this has to move, then there is not much investment in infrastructure if the depot needs to move. Accessibility for collectors is a crucial factor. The Transnet land at the station is accessible but would constitute a danger to road users. PC mentioned his church land, but this land is more suitable for agriculture. GN mentioned that Cyclecor (plastics) will come and help to set up big bags. PD mentioned that over a certain value a licence is needed from Environmental Affairs.

The overriding guideline is to help the local community. (Hillcrest Depot raises R5 – 7,000 per month. It employs 2 people on a set salary, with occasional bonuses. The key is to keep control and not give it to the workers. The business must stay with an organisation.) **It was agreed that PD formally invite Marge Mitchell to come to the next meeting on 26<sup>th</sup> May.....PD**

**3.5 Hospitality: JL** was again thanked, in his absence, for making the 1000 Hills Chefs School venue available to the BHRA and BHCS committee, and for providing refreshments.

**3.6 SRA: MT** not being present there was no report on the SRA initiative. The discussion under Crimestop below, revealed a possible link between the SRA and Kearsney's plans for security.

### **3.7 CrimeStop**

**PP** absent. **LD** is sending out crime news, from Alan Smaldon. There has been an increase in crime, especially Botha and Chapel Roads. Tino reported on the recent full house robbery where residents were tied up. This was preceded by lots of signs of activity – tampering with gates, lights being activated. There was even an incident where a person was chased by police and Kearsney security.

The new estate manager of Kearsney, Andrew Bretherton, reported that Kearsney has had many security problems and was looking to the Imvula model (as implemented in Kloof) as a solution. This would involve closing off the intersection of Botha and Chapel Roads with controlled access. It would also mean a walkway like Nquma Road would ideally and ultimately be closed. He will get the legal team involved to do the project correctly. It will take time and resources but the process is underway. Andrew stated that Kearsney wanted to be more interactive with the BHRA. They will let residents know, at a public meeting, once they have facts and figures. There was discussion on

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closing off certain roads such as Lintrose Lane and Nquma Road, and GN mentioned that a right of way that has been established is difficult to overturn. Tino mentioned that if the Dept of Transport creates non-motorized paths along Old Main Road, for joggers and cyclists, then people walking up Nquma Road could possibly be diverted to this pathway.

The discussion was enlarged at this point to talk about whether Kearsney could help with the SRA envisaged for Bothas Hill. The SRA needed 200 units to be viable and Rob Roy and Kearsney are key players. With the extra money generated we can do even more than already proposed by Kearsney and this would include the whole of Bothas Hill. Andrew indicated he was amenable to spread the thinking to a wider area. GN mentioned that with 200 units creating a SRA, we could use cyber beams which trigger recording when someone passed. This footage can be retrieved later, and could conceivably be monitored by Securelink, after their move.

(Kearsney comprises some 54 units; Chapel and Botha Road comprise about 86 units; and LD could find out from Sue how many units in Falcon Crest. Rob Roy does not comprise many units because of the life-rights of the complex.)

The next step is for Andrew to keep in contact with Tino, and for Andrew and Matt to meet. Andrew's contacts are: [andrewb@kearsney.com](mailto:andrewb@kearsney.com) and 082 896 0869. **GT** undertook to speak to **MT** and link him with Andrew. .... **GT**

**PC** mentioned that the church employs 4 people on Patna and Benares Roads to clean the streets. If Securelink could take over the whole area, then those streets could have 24 hour patrols.

The proposed amalgamation of the BHRA and the BHCS is still on the cards, and **PD** said he was still waiting for input on the joint constitution that **GS** has said he wanted to provide. **GS** advised that there were a couple of technical terms which needed attention and that he would give proposed drafts to **PD**..... **GS**

**3.8 BH Conservancy: CC** not present so no report.

#### **4. General**

**4.1 CF** mentioned that BHRA should register as a stakeholder with the council, in order to participate in the ward committee. **CF** undertook to do the registration ..... **CF**

**4.2 PC** discussed the land invasions in the Patna / Benares Road area, and **GN** offered to meet with him to assess the situation. It was agreed that they would meet on 7 May at 09:30 at the 1000 Hills SPAR and look at the situation together..... **GN/PC**

**Tongaat-Hulett: Developments at Shongweni.** Some discussion on this but it was agreed that there is no action for the BHRA to take. It was mentioned that included in the long-term plans was that Kassier Road was to become a 4-lane highway.

#### **Date of Next Meeting**

Saturday 26<sup>th</sup> May 2012, at 1000 Hills Chefs School, commencing 08:00  
Minutes by Carol Friedman

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