

Sandy Point

BEACH ESTATE
ST HELENA BAY
HOME OWNERS ASSOCIATION

SECURITY ON THE ESTATE

23 FEBRUARY 2023

Dear residents

As was approved in our last AGM, we will be implementing the new security budget as of 1 MARCH 2023. All other security activities will be suspended.

We have met with ADT FIDELITY, who will be our new service providers for security, to discuss the functions to be undertaken from 1 March. They are as follows:

1. The Gate Guard:

The guard duties at the gate will commence at 6h30 every morning until 18h30 every evening. These times were selected to coincide with the timing of general traffic into the estate at 7h00 in the morning and the completion of contractors work in the estate by 18h00 in the evenings.

The following identification mechanisms will be implemented:

- a) All residents will receive a resident's sticker which must be displayed in the top left hand side of your vehicle windscreen. A fee of R5 per sticker will be added to your levy accounts. We will allocate a maximum of 2 stickers per home and the relevant vehicle registrations must be provided. (In the few cases where a household has multiple vehicles, we will record such vehicles and issue stickers accordingly). These stickers will be installed by Selwyn at the Admin office. We will not hand out stickers to be loosely displayed on dashboards, as this may encourage stickers to be loaned out to unauthorised vehicles.
- b) All contractors will receive a maximum of 2 stickers labelled "Contractor" and will display the site number to which they may travel, and a date of expiry. The 2nd sticker they may receive is for their site supervisor in the cases where they employ such a manager. The relevant details of such personnel will be recorded at the Admin office. These stickers will be displayed in the top left hand side of their windscreen and will be installed by Selwyn. When the contractor closed his site at the end of the build and we close the file in the ADMIN office, we will collect these stickers back again from the contractors.

- c) All other traffic which does not display a sticker will have to sign in with the guard at the gate. This includes sub contractors, delivery vehicles and general visitors. The visitors book will be filled in by the guard with the required info for record keeping.
- d) All domestic and garden staff need to wear a bib to enter the estate. If they do not have a bib, then the home owner must collect them at the gate and drop them off again at the end of their day. These bibs are available at the Admin office for R150 each and will be added to your levy account
- e) PLEASE NOTE: We do not take any cash in at the admin office. Any fees or payments due will be added to your levy accounts.

We will be directing traffic as such into the Estate at the gate in the following manner:

- a) All sticker holders will enter in the right hand lane. Please follow the guards instructions when required.
- b) All non sticker holders will enter in the left hand lane. This is to give the Guard time to sign the vehicles in and the keep the traffic as free flowing as possible for the sticker holders.
- c) At times the gates may be kept open in which case there will be an orange traffic cone to control access by the guard. This may be during load shedding times or power failure or repair instances.
- d) All signage and markings will be changed to accommodate the new system. Please note that we have asked council to repair the driveway and they started, but are delayed. As soon as they complete this repair, we will install the correct road markings at the gate.

2. Night Guard:

The Night Guard shift will commence from 18H30 to 6h30.

Their duties will include

- a) Monitor any general traffic for suspicious behavior (parking near the beach to accept contraband from the sea, a truck parking outside a house late at night, vagrants entering from the beach area and begging at homes, etc)
- b) Make regular inspections of any activity on the beachfront area.
- c) Patrol mainly along the internal roads.
- d) Check in at the installed check points set up by ADT.
- e) Make frequent visits to the gate house and entry points, to check on any activity
- f) Intercepting any late night foot traffic to enquire if they are lost (check if they are residents or visitors. Unofficial visitors need to be escorted from the Estate)
- g) The pedestrian gate will be locked at 10pm every evening and unlocked every morning at 5am. There are a number of home owners who use the gate after hours for walks or go for a run, etc. So we will only close it in late evening.

3. General:

Please take note of the following:

- a) Please do not engage with or give instructions to the night guard or the gate guard
- b) If you view any inappropriate behaviour by the security company, please do not deal directly with the security company, but report the incident to the Estate Manager via email. We will then deal with the matter.

- c) Note that these guards are not mandated to look after your personal property
- d) Should you experience any incidents on your private property, please report it directly to your private security company. Where required, they will contact the Estate security for assistance
- e) We recommend that you contract with the same security company that the Estate is using when providing your own security. ADT have agreed to offer a discounted rate for monitoring as well as a lower sign-up fee. (this will be distributed shortly together with their contact number).
- f) Please go to the admin office over the next few days to obtain your access stickers from Selwyn. Note that until you display a sticker in your window, you will have to sign in at the visitors lane

Should you have any suggestions regarding any of these services, please send them to Charen Van Der Walt on charenvdw@gmail.com and her committee will discuss it.

For any other communication please send it to sandypointbeachestate.hoa@gmail.com

Regards

Kevin Brown
Estate Manager