

RESCOM MEETING OF EVERGREEN LIFESTYLE VILLAGE MUIZENBERG

HELD ON 10 SEPTEMBER 2019 AT 08.30 AM

MINUTES

PRESENT:

1. Neville Woudberg	(NW) (Chairman)
2. David Rosenberg	(DR) (Vice-Chairman)
3. Chris Bennett	(CB) (Member)
4. David D'Alton	(DDA) (Member)
5. Tony Law	(TL) (Member)
6. Denise Elkin	(DE) (Member)
7. Chantelle Johansson	(CJ) (Asst. Vill. Manager)
8. Jim Raubenheimer	(co-opted secretary)

PART TIME

9. Patrick Maile	(PM) E/G Maintenance Mngr.
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APOLOGIES:

10. Derek Drew	(DD) Village Manager
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Item	Narrative	Action by: and deadline date:
1.	<p>CJ welcomed all members to the meeting, and opened proceedings by calling all members to vote two members into the Chairman and Vice-Chairman positions. The vote concluded that Neville Woudberg be Chairman, and David Rosenberg be Vice-Chairman.</p> <p>The chairman then confirmed the allocation of responsibilities to the following members: Security – Chris Bennett Healthcare – Denise Elkin Catering – Dave D’Alton Landscaping etc. – Tony Law Building Maintenance etc.- Tony Law Finance - David Rosenberg Legal – David Rosenberg The Chairman then opened the meeting.</p>	
2.	<p><u>NOTICE OF MEETING</u> Notification sent by sms on 04 September 2019.</p>	
3.	<p><u>APPROVAL OF MINUTES OF MEETING HELD ON 13 AUGUST</u></p> <p>Minutes approved. (Proposed by CB, seconded by DDA). Signed by NW and DD.</p>	
4.	<p><u>SAFETY and SECURITY.</u> CB had not submitted a report but stated all was running well, and thought was being given to the point raised at the AGM about frequent visitors to the village being issued a form of identification that would obviate the need to constantly complete the visitor’s formalities. Such a system is being tested at Bergvliet.</p>	CB/CJ
5.	<p><u>HEALTHCARE and CARE CENTRE Report by DE.</u></p> <p>a. A special celebration at our August birthday-party was Rex Earp-Jones 90th birthday. Apart from our normal monthly party, residents were treated to an afternoon of singing and dancing by the children from the Hills Cross Sunday School from Lavender Hill. The children returned with their Sunday School teachers on Sunday 01 September for a Spring Day celebration, where they again entertained and also brought a rose for each resident in celebration of Spring Day, and enjoyed a bumper party with the residents. More independent residents are becoming Friends of Care to help with baking, and this time they also provided crisps and sweets for the children.</p> <p>b. Unique Health has not yet made a decision on Occupational Therapy (OT) in Care Centre in the village.</p>	<p>DE</p> <p>DE</p>

	<p>c. The choir practice held in the Care Centre was a big success enjoyed by many, as is Keith Jewell's monthly recital.</p> <p>d. Our weekly Wednesday morning exercise class now includes a few residents from independent living who are disabled. Everyone benefits from the exercises and have a fun time with music from the 40's and 50's to accompany the workout.</p> <p>e. 22 residents in total; 15 permanent residents are currently in the Care Centre, 7 are non-residents, at 4 September.</p> <p>f. Sister Varity has left the Care Centre; Sister Lee Hampton has taken over managing the Care Centre.</p> <p>g. DR has offered to prepare a schedule of Medical Aids that support frail and step-down care.</p>	DR
	<p>Primary Health Care Clinic on the first floor is open between 9.00 am and 11.00 am Monday to Friday, for consulting, injections, BP, etc. Weekend emergency assistance can be obtained from staff on duty.</p> <p>Medicine distribution takes place between 7.30 and 9.00 am weekday mornings, and in the evenings and on weekends distribution by ENA (Enrolled Nursing Assistants) at the Care Centre.</p> <p>DEAR RESIDENTS: Your health and well-being and whereabouts are our daily concern.</p> <p>1. Please tell the office when you go to hospital or are away from the village overnight.</p> <p>2. If you have any problems with the Care Centre, please write directly to Sister Lee Hampton, with a copy to Derek Drew.</p>	<p>ALL RESIDENTS</p> <p>ALL RESIDENTS</p>
6.	<p><u>CATERING.</u> Report by DDA.</p> <p>a. Very little has happened in the Bistro in the last month and things continue to run nicely.</p> <p>b. The food provided at the AGM was a highlight, and we are holding our next catering committee meeting on 10 September followed by the next one 26 September.</p> <p>In general discussion, it emerged that Rescom need the details of the cost/subsidy breakdown of the Bistro finances..</p>	<p>DDA</p> <p>DDA/CJ</p>
7.	<p><u>LANDSCAPING, GROUNDS DEVELOPMENT & WATER MANAGEMENT.</u></p>	

	<p>a. Lack of parking – NW asked TL to obtain copies of the plans submitted to Evergreen by Peter Thomas, and arrange a meeting to include NW, TL and PM so this matter can be finalised. CJ undertook to hasten the issuing of a protocol regarding the handling of requests from residents for the use of the golf buggy, which is now operational. The last of the items of gym equipment in the basement parking storeroom are proving difficult to dispose of, but PM has assumed responsibility for this, a further 6 bays will then be available for parking.</p> <p>b. Water connection from well Points – This water is being used for general use while City Council permission/licence is still being sought.</p> <p>d. Connection of Fibre (FTTH) – While phase 3 houses and the apartment block have gone “live”, Phase 1 houses are experiencing some difficulties, but these are expected to be cleared by Monday 16 September.</p>	<p>TL</p> <p>CJ</p> <p>PM</p> <p>PM</p> <p>PM</p>
8.	<p><u>BUILDING MAINTENANCE, CONSTRUCTION & HOUSEKEEPING.</u></p> <p>a. JR reported a garden bench opposite house 18 phase 1 has been damaged, and a maintenance request will be submitted by him.</p> <p>b. PM reported that he expected the water pressure problems in the village to be resolved this same day. Then the water temperature problems will be attended to.</p>	<p>TL</p> <p>PM</p>
9.	<p><u>FINANCE. Report by DR.</u></p> <p>a. The fibre connections in houses are in the wrong places, in cupboards and away from electrical plugs.</p> <p>b. We need confirmation that levy increases are based on inflation plus one and a half percentage points annually – if this is so then Rescom will need to adopt a different approach.</p> <p>c. Investigation needs to be done regarding the chairmanship of the AGM.</p> <p>Comments: July Management Accounts –</p> <p>a. Property rates variance comment does not make sense – please would you revise your comments for the month and YTD.</p> <p>b. The over-run on maintenance costs continues unabated.</p> <p><u>LEGAL.</u></p> <p>a. DR is again following up on the Ombudsman about the R40 levy fee waiver, this time by registered</p>	<p>DR</p> <p>DR</p> <p>AK</p> <p>AK</p> <p>DR</p>

	letter. No replies to previous contacts have been received. b. The return of the amended House Rules by Evergreen is long overdue.	DD/CJ
10.	<u>RESIDENTS. (CJ)</u> Village occupancy – 307 Phase 1 - 94 Phase 3 - 32 Apartments - 181 Occupants of Care Centre - 22	CJ
11.	<u>COMMUNICATION. (Derek Drew)</u> a. A Volunteer is still needed to run the “ Who’s Who ” board, for which resident Diana Hawke is taking the photographs.	
12.	<u>GENERAL.</u> a. One of the table-tennis tables is damaged beyond repair and needs to be replaced. b. Paper towels have been requested by residents using the gym equipment so the equipment can be cleaned after use.	NW CJ
13.	<u>DATE OF NEXT MEETING</u> 01 October 2019, 08h30.	
14.	<u>CLOSURE</u> The Chairman closed the meeting at 10.25 am.	

MR. NEVILLE WOUDBERG
RESIDENTS COMMITTEE CHAIRMAN

MRS. CHANTELE JOHANSSON
ASST VILLAGE MANAGER

**Could RESCOM portfolio holders and Residents kindly
submit reports and communications to Chantelle Johansson
by 4.00 pm Thursday 26 September 2019.**

Agenda will be issued on Friday 27 September 2019.