

Catering Committee Report to RESCOM 28th February 2023

With the change from WPC to Fedics happening at the end of the month, there is nothing to report.

I would like to propose a vote of enormous thanks to the staff of the Bistro who have served us so well over the years and with such graciousness over the last few weeks when their future is so uncertain.

Well done to you all.

All the very best for the future, may it bring great blessings to you.

And thanks, and good wishes to WPC as you forge ahead into the future.

Thanks also to management for organizing interesting alternate meals for those residents who regularly eat at the Bistrol.

Best regards

Hugh Till

2023-03-23

Finance report for RESCOM on 28th Feb 2023,

I must compliment the management for bringing us from a situation of a large deficit to a moderate surplus with-in this year.

The average monthly income and expenditure statement from Sept to Dec 2022, see below, reflects this positive result.

The December 2022 accounts showed a small deficit of R 8,103. This was due to the following factors.

Clubhouse expenses, were up by R 23,500 with the removal of recovery from the Laundry for which there is no expenditure in the accounts.

Common Property Municipal Utilities were up by R 22,844 due mainly to an exceptionally high Electricity charge.

Property Rates were up by R26,226, there are large fluctuations every month but the average is in line with expectations.

Security was up by R 7,743 due to R 15,581 spent on maintenance.

Insurance claims were up by R 8,836, due to two burst geysers, awaiting pay-out of the claims.

Generator costs showed a steady decline from R 25,916 in September to R 17,447 in December still much higher than expected. Not expecting this to continue.

This has been a year of adjustment to the new system of target levies, that will stabilize our income going forward, and the tidying up of the expenses.

I also include the comparison of the water heating cost recovery with the electricity cost of the boilers. This shows an average net under recovery of, R 3,876 per month. The recovery includes the use of hot water by Frail care and Laundry.

Evergreen Muizenberg average monthly Income and Expenditure for Sep to Dec 2022

Levey income based on actual for Nov and Dec, after all adjustments had been worked through.

Expenses includes Insurance claims which were included in Village maintenance up to August.

Property rates have been averaged over the year due to large monthly fluctuations

Income		
Basic levies apartments	95.21%	959,700
Additional persons levies	3.51%	35,390
Other income	1.28%	12,905
Total Income		1,007,995

Expenditure actual		
Head Office Recovery	7.81%	78,000
Insurance	2.74%	27,372
Clubhouse Exp	1.32%	13,209
Medical Response	2.96%	29,560
Employee Cost Salaries	45.38%	453,226
Employee Cost Other	0.81%	8,120
Levies Expenses	1.00%	10,028
Administration Expenses	1.32%	13,188
Consulting Expenses	0.00%	0
Information Tech Exp	1.53%	15,254
Travel Expenses	0.32%	3,208
Printing and Stationary Expenses	0.60%	5,999
Depreciation Expenses	0.38%	3,837
Common Prop; Municipal Utilities	11.05%	110,341
Property Rates	0.81%	8,137
Security	9.98%	99,625
Village Maintenance	5.68%	56,727
Insurance claims	0.83%	8,272
Generator Costs	2.15%	21,517
Garden Maintenance	3.12%	31,189
Catering	0.19%	1,892
Total expenditure		998,698
Surplus		9,297

Evergreen Muizenberg Apartments Water Heating Recovery comparison

Electricity cost for Boilers							Hot water recovery					Under Recovery (Over Recovery)
Days	Reading Dates		Units	Units / Day	Rate R/unit	Cost R	Days	Reading dates		Acc Date	Recovery R	
32	11-Mar	12-Apr	14,587	456	2.09	30,559	25	28-Feb	25-Mar	May-22	23,807	6,752
29	13-Apr	12-May	16,312	562	2.09	34,173	33	25-Mar	27-Apr	Jun-22	28,906	5,267
28	13-May	10-Jun	16,146	577	2.09	33,825	28	27-Apr	25-May	Jul-22	24,788	9,037
31	11-Jun	12-Jul	19,722	636	2.17	42,789	30	25-May	24-Jun	Aug-22	58,293	-15,504
29	13-Jul	11-Aug	19,085	658	2.29	43,781	31	24-Jun	25-Jul	Sep-22	27,481	16,300
31	12-Aug	12-Sep	20,536	662	2.29	47,110	31	25-Jul	25-Aug	Oct-22	38,427	8,683
29	13-Sep	12-Oct	16,781	579	2.29	38,496	32	25-Aug	26-Sep	Nov-22	36,574	1,922
28	13-Oct	10-Nov	15,431	551	2.29	35,399	29	26-Sep	25-Oct	Dec-22	36,846	-1,447
31	11-Nov	12-Dec	15,287	493	2.29	35,069				Jan-23		
30	13-Dec	12-Jan	11,490	383	2.29	26,358						
						36,756			Avarage		34,390	3,876

Hugh Till

2023-02-23

ENTERTAINMENT SUB-COMMITTEE FEEDBACK FEBRUARY 2023

CO-ORDINATOR: Lydia Hirschmann

1. LIBRARY

Fund raising for new current books will be started shortly- At this stage it is likely to be in the form of raffles.

2. CHRISTMAS CRAFT MARKET

- White Elephant. Volunteers Michelle A6, Vivian A7 and Meg A9 are appealing for donations. They will collect from residents and/or residents can leave at reception. They have began their collection, sorting and pricing. Charity recipients are as agreed by Rescom in 2022. It is a 2 year commitment to the charity. The charities are Cheshire Home for the disabled, NOAH and Tears.

NOAH and Tears collect excess White Elephant stock continuously from us throughout the year. Excess books from our library are donated to Tears

- Craft Tables and General. Convening of a Committee will be done during April.

3. QUIZ

Volunteers are Michelle A6, Peter and Grizell H84.

A pilot quiz event will be run as follows:

A professional quiz master will train the volunteers for free. This will happen on a Saturday (as the quiz master is only available weekends). The first quiz will take place on a Saturday (date TBC).

Teams of 4-6 residents will be invited to enter before the event by placing their names in the Rescom post box. There is no entry fee to participate. The quiz master then explains the various categories and answer sheets are handed out to teams. Answer sheets are handed out as each category is completed and the volunteers tally these up and keep a running score of all the teams up on a whiteboard.

There will be an appeal for donations of wine, chocolates etc for prizes.

21/02/2023

GARDEN UPDATE.
EDWARD FLETCHER

1. Sprinkler system.

Whose responsibility it is to clean the garden pop-up sprinkler filters still needs to be addressed.

After what appeared to be an encouraging start, verbal complaints are still being received from various residents regarding erratic or nil irrigation. Mike Odd telephoned on the morning of the 7th about its irregular operation. Apparently he had first contacted Aashiq who could not offer an explanation. He is shortly leaving for a three-week spell in England and is concerned for his garden. He suggests that, until the irrigation system has finally been restored to a full and reliable operation, gardeners manually water Phase 3 gardens as they do in Phase 1.

2. Weeds and grass.

The gardeners did a good job removing the weeds along the secret pathway and cleaning the verges around units 71, 72 and 73.

3. Miscellaneous.

A request was made to Markus to have the branches currently protruding into the boardwalk trimmed.

One Friday late afternoon I received a call from unit 94 to look at the tree on her verge. Upon visiting her, I was told that her tree looked 'poorly'!!!

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