

**MINUTES OF THE MEETING OF THE MANAGEMENT COMMITTEE OF
EVERGREEN LIFESTYLE VILLAGE MUIZENBERG HELD AT
12H30 ON TUESDAY, 18TH AUGUST 2026 IN THE BOARDROOM**

PRESENT: Garry Reed (**GR**, ELV Managing Director); Hugh Till (**HT**, Chair Person, Rescom),
Toni Joubert (**TJ**, Deputy Chair person, Rescom) and Riaan Gouws (**RG**, General Manager)

1.	WELCOME GR welcomed all members to the meeting.	
2.	APOLOGIES Yvette Olivier (Financial Manager EH / ELV)	
3.	APPROVAL OF MINUTES OF PREVIOUS MANCOM MEETING –27 MAY 2026 The Minutes were approved and signed by GR.	
4.	MATTERS ARISING FROM PREVIOUS MANCOM MINUTES To be discussed under General	
5.	FINANCE a. FY2027 YTD Accounts – RG provided an update on the village financial position. The village continues to carry some small deficits, which are covered by the property owner. It was noted that a shortfall is expected to continue until residents reach the applicable target levy levels. RG confirmed that there had been no significant overspending.	
6.	GENERAL a. Maintenance / Projects Progress - RG provided an update on the Maintenance team and advised that Nadeem's appointment had already resulted in positive changes within the department. IL continues to oversee the larger projects, including the apartment refurbishment program, which is progressing without the need for invasive scaffolding. b. Gardens & Landscaping - RG advised that the irrigation system was receiving attention, with repairs to the outstanding issues being addressed as part of the ongoing maintenance program. RG advised that, following the changes to the gardening team, some concerns regarding leadership within the team had been identified. Management would work with the team to provide guidance and support where possible. RG further advised that Management would engage with Markus from White Cliffs to ensure that the best possible team is in place ahead of the summer season.	

	c. Catering Services - RG advised that very few negative comments had been received and that, other than some areas for improvement with the front-of-house service, the Bistro was performing well. RG noted that, as with any restaurant, personal preferences play a role, and that the ongoing training of staff, as well as work on menus and related items, remains a work in progress. Once Taariq, the Duty Manager, has settled into his role, he will spend some time with the waiters to share his knowledge and experience of hotel food and beverage service. d. Health, Safety & Security RG confirmed that once the weather stabilizes, a session will be conducted on evacuations and only then will the 2nd drill for the year be arranged.	
7.	MEETING ADJOURNED With nothing further to discuss the meeting closed at 13h24	
	DATE OF NEXT MEETING: Mancom – Nov 2026 (TBC)	

APPROVED AND SIGNED AT CAPE TOWN ON _____ 2026.

CHAIRMAN