



Annual General Meeting

COMMITTEE REPORT - 29TH November 2023

Item	Progress
<p>Streets and Roads (Janice Hurly)</p>	<p>The state of streets in Kidd's Beach is a perennial concern for residents and homeowners. 2023 marked a year of considerable improvements due to the responses of BCMM, the efforts of generous volunteers and the use of levies levies and website advertising revenue for speed humps at critical positions on the streets.</p> <p>One of the key conditions of the new developments at Kidd's Beach is the construction of a junction at the R72.</p> <ul style="list-style-type: none"> • R72 - interchange construction: After a delayed start, contractors arrived on site and construction of the planned intersection is continuing. The KBRRA are playing a facilitative role, maintaining contact with the MHG Project Manager, and communicating relevant information to the members of the KBRRA for information purposes. • Street markings and signage: An evaluation of missing street names, road markings and traffic signs were concluded by residents. A prioritised list of requirements was sent to the relevant BCM departments responsible for these. Due to limited resources, both manual and financial, BCM have only installed limited road markings and traffic signage, as per the priority list. They have undertaken to return and continue the process as resources become available. (thank you to Marie Rowles and Anne Kopke) • Road resurfacing: As a result of ongoing requests for assistance in repairing the streets and roads in Kidd's Beach, resurfacing of East St into Village view rd. was completed in October. The storm water drainage at Cross St was also repaired as part of the project. • Traffic Control: At a local meeting, residents voted to set up the "temporary speed humps" on a semi-permanent basis, to control speeding on the main roads of Kidd's Beach. Additional sets of speed humps were purchased for Montebello Terrace. A local team of resident volunteers manage the placement and maintenance of these speed humps. (Thank you to Ashley Thorne) • Positive relationships are being built with the BCM roads departments and we hope for continued improvements in the condition of Kidd's Beach roads.
<p>Pothole repair project (Leon Pienaar)</p>	<ul style="list-style-type: none"> • The project was initiated early 2023 and 98 potholes, totalling approximately 114 m2 surface area, were repaired. A team of residents, businesses and volunteers supported the project with time, labour, and financial contributions. (Thank you to Leon Pienaar, Alfie Brill as team leaders and all who assisted). • BCM has assessed the large pothole requiring repair in Fantasia Crescent and we await confirmation of the plan to do so.
<p>Water (Janice Hurly)</p>	<p>Water supply of the old part of Kidd's Beach is dependent on a borehole and header tank system. The system has been under strain given the frequent electricity outages during 2023. A piped water supply with a reservoir was one of the conditions of the new development – this has not yet been met.</p> <p>The KBRRA has established constructive working relationships with the key people responsible for water supply and have been able to at least obtain information of issues which have occurred. The reporting of problems by residents is a critical precursor to response by the authorities.</p> <ul style="list-style-type: none"> • A detailed report on the various systems that are used to provide water to residents in the greater Kidd's Beach area was completed at the end of 2022. This included maintenance requirements, equipment requirements, servicing, and future strategies for Kidd's Beach.

	<ul style="list-style-type: none"> • The KBRRA met with the BCM Water Manager, and a positive discussion was held. Clarity was obtained on many important focus areas including the long-term sustainability of the bore hole system. The delay in building a water reservoir to service the entire area was clarified and the KBRRA will be seeking alternative approaches to this. • Extended Eskom outages has resulted in numerous water outages, but this can only be resolved when Eskom is able to service its clients without interruption. • The header tank repair job - which was the reason for the temporary pup and pipes bypass – has now been completed, and is good for the next 10 years.. • A solid working relationship is in place between the KBRRA and the water supervisor supporting Kidd’s Beach maintenance. • KBRRA is monitoring a study by an engineering firm to establish the risk of contamination of the water reserve from irrigation of water from the sewer plant;It is no longer and option but an imperative that each household should install at least 1 water tank to manage any unplanned water outages in the village.
<p>Wate Water Treatment Plant (Chris Dreyer)</p>	<p>The upgrade of the existing wastewater treatment plant is one of the conditions for approval of the new developments. It is a critical issue. Before the start of new developments, the plant was already too small for existing dwellings, by about 50%. This has led to contamination of the Mcantsi River, estuary and beachfront. Minor temporary fixes have been done by BCMM and the developer over the years, but the plant is still illegal, unlicensed, and inadequate for purpose. KBRRA efforts have focussed on correcting this situation – without satisfactory results. It remains a major issue for KBRRA and should be for each homeowner and resident.</p> <ul style="list-style-type: none"> • Following continuous pressure on the authorities during 2019 to 2022, the KBRRA succeeded in stopping the pollution of the Mcantsi River and Lagoon in May 2022. As reported at the last AGM BCM officials made an undertaking to have the pond system and the irrigation area duly licensed by the end of 2022. • It subsequently transpired that this was an unrealistic undertaking given the mammoth task to prepare such application process and the technical requirements of the Department of Water and Sanitation (DWS) as per newly promulgated regulations. BCM therefore appointed two independent professional consultancies to- <ul style="list-style-type: none"> ◦ Determine the actual capacity of the existing ponds and requirements to process the wastewater and ◦ Process the licensing application/develop proposals for a “regional” treatment facility as the area towards Kidd’s Beach has been earmarked as a nodal growth area. • Following highly frustrating work to determine progress and obtain copies of reports, the KBRRA Committee at long last had a meeting with BCM senior officials on 10 November 2023 at their offices in East London. From the onset it was clear that the delays in finalizing the reports of the consultants were due to poor work planning, budget issues and the overwhelming task to get the operations of 12 treatment plants in BCM duly licensed in line with the stringent requirements of DWS. • Although the BCM officials were reluctant to commit to a date for the release of the Capacity Assessment Report, the Committee indicated that this saga is now ongoing for 4 years with development continuing unabated as if all is in order and therefore need to draw a line in the sand. BCM then made the following undertakings: <ul style="list-style-type: none"> ◦ The capacity and alignment report will be released to the KBRRA by no later than 15 February 2024. ◦ The existing fence does not meet the DWS standards, and a new fence will be erected in the first quarter of 2024.

	<ul style="list-style-type: none"> ◦ The chlorination pond will be reconverted to a processing pond and a new chlorination plant will be constructed and funded from the development levy during the first quarter of 2024. ◦ The reeds and sludge in all the ponds will be cleared during the first quarter of 2024. • BCM was alerted that, based on the information provided during the meeting, the irrigation area(s) will not pass the DWS standards as there is still no test boreholes to monitor the impact of the activity on the ground water. Likewise, they were informed that a new irrigation area is being prepared by the Developer with a further ingress into the borehole buffer zone.
<p>Electricity Supply (Chris Dreyer)</p>	<p>In addition to the problem of load shedding, (of which fortunately over the past few months Kidd's Beach has been spared), electricity supply has been affected by damage to the transmission line and strain due to ageing equipment. A working relationship with senior Eskom management was established in 2022 which opened helpful channels of communication with Eskom.</p> <ul style="list-style-type: none"> • The KBRRRA contact persons within Ekcom have been helpful when queries were lodged regarding outages at Kidd's Beach have been of a general nature. • Given the recent sporadic outages, a meeting with the ESKOM management team was requested early in October 2023 and a date for such meeting needs to be confirmed. The KBRRRA had to approach this matter cautiously not to compromise the area's exemption from loadshedding. • Ongoing relationship management with Eskom remains a strategic issue for KBRRRA
<p>Community Hall (Chris Dreyer/Kian Reynolds)</p>	<p>KBRRRA assumed responsibility for the community hall in 2021. The challenge has been to generate revenue and formalise security of tenure. This affects the KBRRRA's ability to maintain the building. Invitations put out for rental of space at the community hall in recent months have not been successful. The committee has been considering various options.</p> <ul style="list-style-type: none"> • A legal opinion from Senior Council was obtained indicating that a High Court Order to secure tenure of the land from the Amathole District Municipality has adequate merit to proceed. • A local attorney was briefed on the matter, a case file was prepared supported by affidavits from community members on past practices. This was recently handed over for final assessment and a quotation to proceed with litigation.
<p>Security (Leon Pienaar)</p>	<p>Kidd's Beach has been fortunate that the security scourge experienced in other parts of the country has not had a major impact. However, in November 2022 there was a spate of burglaries which prompted the committee to initiate a community-based response.</p> <ul style="list-style-type: none"> • The KBRRRA established, deployed, and coordinated voluntary patrol groups. Within a matter of days 40 volunteers started patrolling the streets of Kidd Beach from 20h00 to 02h00 in the morning. During this time, we also started having regular meetings with SAPS Kidd's Beach. • Soon after this the burglaries stopped, and patrols were put on hold. Within a month the gang that was operating here returned and we started the patrols again. There have since been infrequent break-ins but nothing like the first couple of months in 2023. We kept up the meetings with SAPS and they also helped us throughout the year with patrolling. We also communicated with residents of KB through the various WhatsApp groups to be more vigilant and alert and to report anything suspicious to SAPS. • The committee contacted MHG about jointly funding a number plate recognition camera system at the Caltex Service Station. A proposal with quotations was received from a service provider, but the project was put on hold due to the likely disturbance of the infrastructure development at the junction.

	In addition to this, the committee is investigating a video camera system for the Montezuma Rd junction together with effective image monitoring, linkage with artificial intelligence systems and response
Holiday Programme (Janice Hurly)	<p>The KBRRA assumed responsibility for the Holiday Program in 2022.</p> <ul style="list-style-type: none"> • A new committee responsible for December holiday activities is in place, Kate Loftus heads the team. • The KBRRA remains responsible for the upgrade and development of the Kidd's Beach website. Funds received from advertising on the website will continue to be used to fund the holiday activities, as required, as well as uplift the greater Kidd's Beach area in line the requirements of a PBO.
Communication (S Keet)	<p>Communication efforts of the KBRRA aim to keep the members informed of issues and activities, and the public as considered appropriate.</p> <ul style="list-style-type: none"> • Key documents, Including the AGM minutes were posted to the Kidd's Beach website. • Regular updates were provided on the KBRRA WhatsApp group. • The Daily Dispatch published an article by Mandy Uys on February 9, 2023, titled "River Ecocide Pushes People to Tipping Point." The article highlighted the efforts made by the Kidd's Beach Ratepayers and Residents Association (KBRRA) over the years. It also covered similar efforts in other towns.
Membership (S Keet)	<p>Membership of the KBRRA is open to all homeowners and residents who live in the village of Kidd's Beach, roughly between the sea and the R72, and the Mlele and Mcantsi rivers, and who pay their annual levy – which is R275 for 2023/4.</p> <p>While most of the current levy paying members are from the old part of the village, it is hoped that the KBRRA will be recognised as making a difference for people who live in the newly developed parts of Kidd's Beach (predominantly gated communities) with the interests of the homeowners represented by homeowners' associations and bodies corporate.</p> <ul style="list-style-type: none"> • Old, ungated part of Kidd's Beach 583 erven, 298 developed, 61 vacant, contact details obtained for 224. • In 2022/3, there were 95 levy-paying members, 30% are from new development areas. • There are 256 people on the KBRRA WHatsapp group – is it reasonable to expect all on the group to pay the annual levy?
Broadening Representation (S Keet)	<p>Historically, the KBRRA was established to represent the small town of Kidd's Beach, now often referred to as the 'old village'. Having increased 3 or 4-fold, it is desirable that a more inclusive representative body, which better represents the whole of Kidd's Beach, could be useful for ensuring that Kidd's Beach meets the interests and concerns of all its homeowners and residents.</p> <ul style="list-style-type: none"> • Contact was made with some of the people who were identified as community leaders in the new part of Kidd's Beach with the intention of discussing the above. • Although there were areas of common ground discussed, there is still work to be done to be helpful to the community of Kidd's Beach.
Municipal Services and Beachfront (S Keet, C Dreyer)	<p>The old part of Kidd's Beach is unique in that it relies for all its municipal services on BCMM, in contrast with the gated areas which rely on bodies corporate and homeowners' associations for some of the services. Also, the beachfront, which has relevance for all homeowners, residents and visitors to Kidd's Beach is in the old part. There has for a long time been concerned about the standards of facilities and services provided by BCMM in respect of the old part of the village and the beachfront specifically.</p> <ul style="list-style-type: none"> • The committee decided to approach BCMM to consider the formalisation of a service level agreement (SLA) between the municipality and the KBRRA in respect of services and facilities referred to above.

	<ul style="list-style-type: none"> • KBRRA drafted an SLA for consideration by BCMM. Unfortunately, BCMM 's response, while positive from management, has been held up within the Legal Department and will have to await progress during 2024. • It should be noted that any meaningful progress with implementation of such an SLA will depend on the involvement of volunteer residents who will be available to assist the committee. • KBRRA, once again initiated an engagement of BCMM and the SAP S (which is responsible for Crowd control during the Festive Season) to take steps as we're done last year to ensure the safety and security of homeowners, residents, and visitors to Kidd's Beach during the festive season.
<p>Special Ratings Area (C Dreyer, S Keet)</p>	<p>Due to the concerns about security as well as municipal services and facilities standards, the idea of the establishment of a formal special ratings area to be registered with the municipality was contemplated at the 2022 AGM.</p> <ul style="list-style-type: none"> • A mapping and listing of properties within Kidd's Beach old village was carried out and the process is under way to obtain details of homeowners to facilitate engagement and communication about the special ratings area. • The actual work towards the establishment of a special ratings area has been put on hold and will be reprioritized in due course.
<p>Financial Report (B Birkholtz, G Brookes)</p>	<p>Annual financial statements are posted on the Kidd's Beach website. Highlights are as follows:</p> <ul style="list-style-type: none"> • Profit for the year is R16K – Major Revenue items are levies of R25K, Infrastructure donations of R37K and infrastructure expenditure of R47K. • Total assets are R119K – of which R32K is a community hall fund and R87K are accumulated funds. • Of the R119K, R104K is held in an interest-bearing Investec account and R15K in an ABSA current account. • Our thanks to Brian Birkholtz for doing to the day-to-day bookkeeping and Graham Brookes for producing professional Annual Financial Statements as the Accounting Officer.
<p>2023 Committee (S Keet)</p>	<ul style="list-style-type: none"> • The committee of 2023 who served for the year was Janice Hurley, Chris Dreyer, Brian Birkholtz, Kian Reynolds and Leon Pienaar. • On behalf of residents and ratepayers of Kidd's Beach, I wish to thank each one of the Committee members for the selfless and tireless service which they offered to people in Kidd's Beach throughout 2023. All members of the KBRRA committee are volunteers who offer their expertise, their human qualities, their time and their efforts on behalf of people in Kidd's Beach, and for people in Kidd's Beach. • As Chair, I wish to thank them for their willingness to work as a team to achieve the ambitious and far-reaching goals of 2023. Often the work was made difficult by intransigent officials, uncooperative stakeholders, nebulous relationships between important 3rd parties and sometimes frustration at the levels of entitlement expressed by some in the village. • Nonetheless, they allocated time and effort for KBRRA work in the faces of personal, family and their own employment and recreation-time demands. • A key feature of their work was, often counterintuitively, to approach interactions with officials and other stakeholders with the longer term in mind. Always building respectful relations, rather than achieving quick victories. Thank you all.

signed: Stephen Keet
Chair - KBRRA

