

Maak seker jou huisvereniging bly solvent

Hoewel die huiseienaarsverenigings wat tros- en landgoed-ontwikkelings bestuur verskil van die regsiggame wat deeltitel eenhede bestuur, het hulle een ding in gemeen - die nodige fondse om hulle werk te doen.

Geld is nodig om gemeenskaplike tuine, paaie en ander geriewe in stand te hou, asook vir die instandhouding van sekuriteitstoerusting en

dienste, en om 'n reserwefonds tot stand te bring.

Sulke fondse kom slegs uit die heffings wat deur die huiseienaars van die landgoed betaal word en bestuurskomitees moet dus sorg dat 'n voldoende invorderingsbeleid en -prosedures reg van die begin af ingestel word.

Die bestuurskomitee moet heel eerste 'n voldoende boekhoustelsel instel. Dit is uiters

belangrik dat betalings vinnig en korrek aange-teken word, ongeag of die funksie deur die vereniging self of deur 'n buite-instansie vervul word. Versuim in dié opsig sal die vereniging se regte en vermoë om agterstallige bedrae in te vorder, erg ondermyn.

Tweedens moet die vereniging 'n omvattende beleid rakende laat betalings formuleer wat tydige betaling aanmoedig, boetes vir laat beta-

lings hef en ruimte laat vir afbetaling van heffings in gevalle waar eienaars geldelike probleme ervaar.

Die beleid moet ook deurlopend en konsekwent toegepas word. Geskrewe aanmanings of eise om betaling

moet byvoorbeeld streng volgens skedule gestuur of afgelewer word, ongeag enige mondelingse beloftes van krediteure, om die vereniging se regte voor te behou.

Hoe langer 'n vereniging versuim om op te tree, hoe moeiliker word dit om gelde te vorder. Versuim om dadelik op te tree skep die indruk dat die beleid waardeloos is of afhang van "wie jy is." En indien 'n eienaar regtig geldelike probleme het, verhoog die kans op beslaglegging van die eiendom of likwidasië by die dag - en dit kan enige hoop om uitstaande heffings in te vorder in die wiele ry.

Dit is terselfdertyd nuttig om daarop te let dat wanbetalers nie net 'n onregverdige las op die skouers van die ander eienaars plaas nie, maar ook alle eienaars se vooruitsigte - hul eie inklusief - skaad aangesien enige onderhoud wat weens gebrek aan fondse uitgestel word die waarde van alle eenhede in die ontwikkeling raak.

Top 10 security tips for home owners

Chubb Security South Africa proposes that home owners keep the following 10 security tips in mind as they start the new year.

Seek qualified advice from a security consultant who will carry out a risk assessment and recommend an alarm system specifically suited to your property.

Make sure that your chosen Security provider is a registered member of the South African Intruder Detection Service Associations (SAIDSA) as this is a guarantee that any work carried out by them and equipment installed meets the appropriate industry standards.

Test your alarm at least once a month and request the services of a technician immediately if your alarm is faulty. It is important to remember to inform your security provider that you are putting your system into the "Test" mode.

Where possible, install exterior lighting that can be controlled remotely from inside the house. It is also worth considering demand lighting which is activated by a motion detector.

Try to reduce foliage and bushes in the vicinity of your driveway as these act as good hiding places for would-be criminals.

Increase visibility - Do you have any

high walls or tall hedges obscuring your view of the property? Try to remove these if possible.

Automatic gates are preferable as you don't have to leave the safety of your vehicle in order to access your premises.

Create a "safe area" in your home by fitting a wrought iron gate or an expanding grille gate into which the family can retreat in an emergency.

Install a safe to store valuable items and copies of keys. Wall safes are usually not fireproof and therefore not suitable for cash or documents.

Add an emergency number to the speed-dial function on your phone.

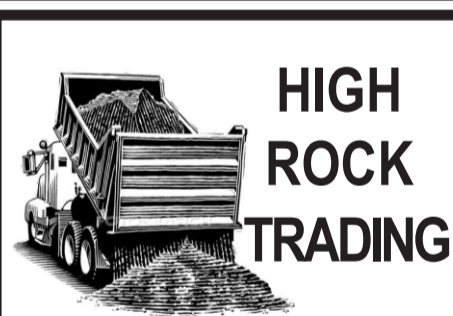
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Rustenburg Herald Februarie se wenner

Die pragtige tuin van Brian en Alta Mills-Davies is aangewys as wentuin vir Februarie in die Rustenburg Herald se Tuin van die Maandkompetisie. Hier oorhandig Waldie Volschenk van die Rustenburg Herald die prys aan Alta.

Roses... the truth is unveiled...



George Burns

Floribunda - Yellow, red, pink and cream striped. Just the array of novel colors in every flower can bring a smile to your face...

although not as many smiles as its namesake, the late George Burns. But it's a definite "feel-good" rose; bright cheery ever-changing colors of yellow, deep red, rose pink and cream, big fragrant ruffled flowers, large clean deep glossy green foliage and a fairly compact yet free-flowering plant. Caution, though, an occasional cheap cigar turned into the soil may be required to keep this plant at its best.

Rustenburg Rate Payers Association (RRPA)

www.rrpa.co.za - registration@rrpa.co.za

Public Meeting

Venue: Protea Park Primary School Rugby Field
Soetdoring Avenue

Date: Thursday, 25th March 2010

Time: 18H00 (Meeting will start promptly at 18H00)

All Rate Payers welcome, invite everyone.
Application Forms will be available at the meeting.

"If you want to make a difference to our town then you have to attend the meeting"

Hotdogs will be sold by the school.
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