

Estate News

Live the Life you have imagined

Winter has arrived and with the cold the riverfront activities has dropped dramatically. The days are still pleasantly warm but the nights are really cold along the river.

In a recent meeting with concerned members it was determined that the Estate must address the Design Review Committee currently administering the building plan submission. It was revealed that the Estate Architect is qualified as a Candidate Architect whereas it is required that a Professional Architect must approve new building plans. Management is currently in consultation with various parties to resolve the functioning of the DRC.

The landscaping foreman, Frank Smit decided to take a job offer in Botswana and we were fortunate in finding a replacement quickly. Don Stone, a resident in the Estate has assumed responsibility for the gardens and we wish Don well with this challenging position.

Maintenance on the boat lockers are currently in progress and will be completed during the winter months. We would like to advise everyone to keep their lockers neat and tidy.

We also wish to congratulate Gerda & Mark on the news that they are expecting their first child. May your bundle of joy fill your lives with loads of love and joy.

Please contact or visit the Estate office for any further information or suggestions.

Tobie Esterhuyzen
Estate Manager

Renico Development

We are thrilled to see that the eleven houses for phase one has been completed. The houses look stunning with already established gardens, creating a little village atmosphere.



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Electricity High Season Tariff

Please take note that HIGH SEASON electricity tariffs have been implemented as of the 1st June 2016. The annual approved increase by Emfuleni will be implemented on the 1st July 2016.

(The Prepaid Electricity Recharge procedure manual is available at Security)

Riverfront Bookings

Please contact Charlene at Reception to make your booking for the 3 Lapa's. The deposit for each Lapa booking is R500 of which R200 is a refundable breakage deposit. Contact 016 985-7700 or reception@riversprayestate.co.za

The Lapa has been booked for the following dates:

- Slipway Lapa – 25 June

Interesting Facts:

1. South Africa is home to the highest commercial bungy jump in the world, called the Bloukrans Bridge Bungy (216 meters).
2. Vanderbijlpark has major influences of French, German and Italian architecture, due to the settlement of foreigners in the late 1800's and early 1900's.
3. Water is drawn from the Vaal to meet the industrial needs of the Greater Johannesburg Metropolitan Area and a large part of the Free State.
4. The Vaal River, South Africa's longest river after the Orange, is a key water source for the country



General:

Riverspray Private Rentals

All owners renting out their homes / apartments privately must please forward all details of the Tenants to Charlene at Reception so that we can update our database and access control system with the tenant details. Also ensure that your tenant signs the Estate Conduct Rules. A copy must be submitted to Reception including the tenant's lease period (copy of the first page of the contract).

The new tenant must report to Reception before moving in to collect their access tags and complete the Audit Form. The prepaid electricity keypad must be checked beforehand and the new tenant must sign upon collection. The operation and procedure for buying electricity will then be explained to the new tenant.

When tenants are moving out you must inform Reception in advance so that the access tags can be disabled the day after the tenant has moved out.

It is the owner's responsibility to ensure that the new tenant is familiar with all the Estate's regulations. Transgressions by tenants will be communicated and charged to the owner of the unit.

Pre- Clearance

All owners and tenants with no intercom system in their unit or house must arrange pre-clearance of their guests at Security for the day that you are expecting your guests.

Please write all the visitor's details in the visitors book. Your guest still have to provide Security with their drivers license or ID and sign the visitors book. Only thereafter will be allowed to enter the Estate.

Something to Make you Smile

1. What can you catch but not throw?

A Cold



2. What invention lets you look right through a wall?

A window

3. What has one eye but cannot see?

A Needle

Levy payments to Riverspray Bank Accounts:

Please use the **correct bank account** and **reference** when making payments to ensure the correct allocation on your account.

Home Owners Association (HOA) Levy payments:

RS HOA Trust
First National Bank
62334696210

Riverspray Heights Body Corporate (BC) Levy payments:

RS BC Trust
First National Bank
62334687285

All Boat Locker Levy Payments:

RS HOA Boat Locker
First National Bank
62360973525



Business

Sunoco Race Shop – Products of Excellence

Sunoco SA is more than just the World's Best Race Fuel! Visit our Race Shop in Vanderbijlpark next to VR Motorsport, 25 Rabie Street.

Contact: Ryan Shapiro, Cell: 082 3451399

Contact Shop: 016 933-9987

Visit the website at www.sunoco.co.za

Freelance Accounting Services

Contact: Marlyn van Zyl

083 650-8221 or marlynvz@outlook.com

Linky Bakery

We bake fresh products for your daily convenience of household scones, muffins and biscuits. We also bake for small to medium occasions from normal weekend outings to different types of parties. We are located within Riverspray Estate.

Please contact Linky: 078 040 6477 / 082 727 8838

Deon van Zyl



Rockhard Construction

Painting, waterproofing, damp proofing and renovations. Contact us for a free quotation on your townhouse, house, complex or building.

Contact Manie on 083 2300915 or email manie@rockhardconstruction.co.za

Annalien Realty

We have prospective clients looking for houses in Riverspray Estate.

We have stands starting at R175 000

We have duplexes starting at R1 100 000

Please contact Annalien on 083 4217727

For Sale

Standard Boat Locker Right of Use For Sale

R50 000. Neg. Please contact Adriaan Botha on 082 5121689

R60 000. Please contact Freddie Louwrens on 082 3323277

R65 000. Please contact Francois Vos on 082 8241401

R45 000. Please contact Adriaan Moulder on 084 6110851 / 011 8698673

R35 900. Please contact Wink van der Westhuizen on 083 4537533

Jumbo Boat Locker Right of Use For Sale

R75 000. Please contact Simone on 079 6974191

R75 000. Please contact Johan Swanepoel on johanswanepoel3@gmail.com

R75 000. Please contact Charlene on 016 9857700

Various stands for Sales

Please contact Mr Dos Santos for various stands selling for R200 000 per stand, please contact him on 082 4120786

Duplex For Sale

Duplex in Trinidad Lane is for sale. This property also has a boatlocker for sale for an additional R60 000. Please contact the owner Robert Eykehoff on 082 454 8246 / 082 8902825



For Rent

Standard Boatlocker for Rent

R500. Please contact Duran Ribeiro on 083 4425071

Jumbo Boatlocker for Rent

R600. Please contact Johan Haywood on 083 4494999

R600. Please contact Charlene on 016 9857700

Review

Riverspray Car Identification Stickers

Owners and Tenants without stickers must please collect them from Reception (free of charge). Without this sticker you as resident will not have access to the riverfront. Please ensure that the sticker is displayed at the bottom corner of the windscreen on the driver side of your vehicle.

Fault log

A fault logging system is used to record any problems that require actions within the Estate. Please contact Charlene at Reception to report the problem – she will issue you with a reference number which can be used to track the status of the problem. After-hours you can report the problem to Security who will enter the details in the Fault Log.

Waterfront operation and guidelines:

- Persons making use of the jetties and slipway do so at own risk
- No diving whatsoever into the river from the jetties is permitted as this could be extremely dangerous
- No camping and tents are allowed at the fishing area
- No fires in the fishing area, except in the designated areas
- Any tenants/owners that do not own or rent a boathouse on the Estate are not allowed to launch from the Estate
- No objects bottles, papers, plastic, liquid or any other foreign matter may be deposited in the river

Review



Riverspray Contact Details:

- Reception: 016 985-7700
- Security: 016 985-7706/07
- Estate Manager: 016 985-7700
- Riverspray website:
<http://www.riversprayestate.co.za/>
- Riverspray Facebook page:
<https://www.facebook.com/groups/1551709741710714/>
- Riverspray Conduct Rules:
<http://www.riversprayestate.co.za/PDF-Documents/Conduct-Rules-and-MOI-Regulations/Conduct-Rules.pdf>
- Riverspray Architectural Guidelines:
<http://www.riversprayestate.co.za/PDF-Documents/Building-Information/Architectural-Guidelines.pdf>



Prices for Advertising in this Newsletter

To advertise your business or something for sale please contact Charlene at Reception. The rates are as follows:

- Small ad without pictures (30 words max)
Free (personal and business)
- ¼ page graphic – R200 (per issue)
- ½ page graphic – R350 (per issue)
- Full page graphic – R500 (per issue)

For graphic ads we require a picture in JPEG format only. No PDF accepted. Adverts sent in the incorrect format cannot be placed. Adverts without payment confirmation will not be placed.

If you would like to contribute to the newsletter in any way in the form of news, articles or ideas please contact Charlene at Reception on reception@riversprayestate.co.za

Want to sell or rent out your boat locker please contact Charlene at Reception on reception@riversprayestate.co.za

COMPILED BY CHARLENE BREDEKAMP
LIVE THE LIFE YOU HAVE IMAGINED