



JONGENSFONTEIN RATEPAYERS ASSOCIATION – JRA **CHAIRMAN’S NEWS LETTER SEPTEMBER 2023.**

Warm greetings to all JRA members.

This is the second News Letter for 2023 and I would like to take the opportunity to update everyone on the JRA’s activities over the past four months.

1. Flood Damage

It is with a heavy heart that I advise members of serious damage to the “Swemgat” area, Strand St and other sections of Jongensfontein as a result of freak waves and wind which battered our town on Saturday 16th September.

We were the worst hit town in Hessequa.

I attended an emergency meeting chaired by the Municipal Manager of Hessequa on the 19th Sept. and it was agreed that the JRA will assess the cost of damage to the assets it has provided while the Municipality will do likewise for the rest of the damage.

The JRA Committee has already requested two sub-contractors to attend site inspections in order to provide quotations on repairing damage to Lapas, braais, pathways, concrete tables and benches. We have called for donations on the WhatsApp Group and will advise members what the cost of damage is as soon as we have this to hand. It is also our intention to approach the Hessequa Municipality for financial assistance.

Hessequa excelled themselves with clean-up operations in Strand St and on the museum lawn over the past week and also ensured that electricity was restored to certain parts of town by Sunday 17th September. Well done guys!

2. Strand St News and Feedback.

Strand St has been on the JRA radar for a number of months now with respect to two important issues and I think it is vital to address them in this newsletter in order to lay out the facts and provide an update on the matters in question.

Firstly, at the end of July 2022, Hessequa Municipal Statements sent to certain Owners in Strand Street showed a zero balance for Sewage and a major increase in water Basic charges.

This was queried by the Chairman of the Jongensfontein Ratepayers Association (JRA) who received the following email reply dd. 13th September 2022 from Mr Louw Saayman:



8.6.2.5 Customers in an area serviced by a waterborne sewerage network who has not connected to such a service but has a conservancy tank, septic tank or French drain will be charged the monthly basic tariff for a 50mm water connection and not the basic tariff for septic tanks. In addition, these customers will also pay the tank suction fees, as per approved tariffs. Customers will not qualify for any free tank suction, as set out in point 8.6.2.2 above and 12.2.4 below..

Upon investigation by the JRA it was ascertained that the application of Clause 8.6.2.5 was the culmination of a four year process, with poor communication between the Hessequa Municipality and Jongensfontein Ratepayers, regarding the implementation of a sewage system in Strand St which is technically complex and financially onerous.

I arranged a meeting on the 23rd August 2023 between our Ward Councillor and two representatives of the Strand St owners regarding the above penalty levies and a decision was taken for the Ward Councillor to attempt to have these suspended while the matter is discussed and also fit a trial septic tank to one of the houses in order to assess the efficiency of the system.

These decisions have not yet been implemented by Hessequa and the JIV has called for feedback on an urgent basis.

The second topic relating to Strand St is the issue of whether the section of Strand St between Dolfyn St and Main St should become a one-way South.

This matter was raised and discussed in a JRA Committee Meeting over a year ago after receiving feedback from a resident who narrowly missed being struck by a motor vehicle on Strand St as well as personal observations by members of the JRA committee of chaotic conditions on Strand St over the summer holidays with the interaction between motor vehicles, pedestrians, children, bicycles, motor cycles, surfers and dogs.

The JRA Committee was (and still is) of the opinion that these conditions are unsafe and approached the Hessequa Municipality for advice on the process to be followed for Strand St to be declared a one-way. We were told that on application the Portfolio Committee would decide whether the request conforms to Municipal by-laws and, if so, the owners of those houses affected by the one-way would be polled and their decision would be final and binding. In short, the final decision lies with the owners, not the applicant nor the Municipality.

I was informed recently that the Portfolio Committee ruled that Strand St does conform to the necessary requirements for a one-way street however, and this is important, they did not declare it to be a one-way street. The Municipality will now call on the affected owners to vote on the matter and the final decision rests entirely in their hands.



3. Fibre in Jongensfontein.

I advise with great pleasure and satisfaction that the eastern half of Jongensfontein has been converted to fibre. Although the laying of the fibre was a seamless operation undertaken by Ubuntu the start up was not without its challenges and the system “went down” due to overload on a regular basis, particularly during the evening peak. Fortunately the JRA committee had developed a close relationship with Ubuntu’s holding company Openserve during the initial phase of the project and we jointly managed to resolve the teething problems in a short period of time.

Kick starting the fibre project in the western half of Jongensfontein was a major challenge. For reasons that can only be described as the “insanity of red tape” Openserve were informed that, in terms of the municipality’s Wayleave Policy, they could not use the existing wooden poles in Jongensfontein West and all fibre had to be laid underground. This would, quite simply, not have been a cost effective option. The JRA intervened at this point and thanks to the patience of Openserve and the perseverance of our Ward Councillor Tinus van den Berg work commenced in Jongensfontein West a couple of weeks ago and is progressing well. Scheduled completion is not yet fixed and final but will probably be around the end of October/beginning November.

4. General

- Most of you will have noticed the activity on the Provincial Road between Stilbaai and Jongensfontein in the form of numerous white lines around defects on the road surface. The good news is that the road will be resurfaced and I will advise everyone of the commencement date when I have it. Prepare yourselves for STOP/GO detours!
- I am pleased to advise that the grass/bush on the paths in the nature area behind the town was cut back by the JRA and it is now a pleasure to hike there. Our thanks to Kobus from Chip & Plant for a job well done.

In conclusion, I wish to thank each and everyone of you who have helped and guided the JRA through a tough 4/5 months.

Lets retain our positivity and drive and pull together to keep Jongensfontein beautiful, safe and happy. Remember the words of Ralph Emerson the American poet and philosopher:

“For every minute you are angry, you lose 60 seconds of happiness”.

Sincere regards,

John Wills.

Chairman JRA.



JONGENSFONTEIN INWONERS VERENIGING – JIV **NUUSBRIEF VAN DIE VOORSITTER SEPTEMBER 2023.**

Hartlike groete aan alle JIV lede.

Hierdie is die tweede Nuusbrieff van 2023 en ek wil graag die geleentheid gebruik om almal op hoogte te bring met die JIV aktiwiteite van die afgelope vier maande.

1. Vloedskade

Dit is met 'n swaar hart dat ek lede in kennis stel van ernstige skade aan die “Swemgat” area, Strandstraat en ander dele van Jongensfontein as gevolg van fratsgolwe en wind wat ons dorp op Saterdag 16 September getref het.

Ons was die dorp wat die ergste getref is in Hessequa.

Ek het 'n noodvergadering bygewoon onder voorsitterskap van die Munisipale Bestuurder van Hessequa op 19de September en daar is ooreengekom dat die JIV die koste sal bepaal van skade aan die bates wat JIV voorsien het en dat die Munisipaliteit dieselfde sal doen vir die res van die skade.

Die JIV komitee het reeds twee subkontraakteurs versoek om terreininspeksies te doen en kwotasies te verskaf vir die herstel van skade aan Lapas, braaiplekke, paadjies, betontafels en -banke. Ons het 'n beroep gedoen vir skenkings op die WhatsApp-groep en sal lede inlig wat die koste van skade is sodra ons dit ontvang het. Dit is ook ons voorneme om die Hessequa Munisipaliteit te nader vir finansiële bystand.

Hessequa het die ekstra myl geloop die afgelope week met skoonmaakaksies in Strandstraat en op die museumgrasperk en het ook seker gemaak dat elektrisiteit teen Sondag 17 September in sekere dele van die dorp herstel is. Welgedaan ouens!

2. Strandstraat Nuus en Terugvoer.

Strandstraat is nou al vir 'n aantal maande op die JIV radar met betrekking tot twee belangrike kwessies en ek glo dit is noodsaaklik om dit in hierdie nuusbrieff aan te spreek om sodoende die feite uiteen te sit en 'n opdatering van die betrokke kwessies te verskaf.

Eerstens, aan die einde van Julie 2022 het Hessequa Munisipale State wat aan sekere Eienaars in Strandstraat gestuur is, 'n nulbalans vir Riool en 'n groot verhoging in Water Basiese heffings getoon.

Dit is bevestig deur die Voorsitter van JIV wat die volgende e-posantwoord op 13 September 2022 van mnr Louw Saayman ontvang het:



8.6.2.5 Customers in an area serviced by a waterborne sewerage network who has not connected to such a service but has a conservancy tank, septic tank or French drain will be charged the monthly basic tariff for a 50mm water connection and not the basic tariff for septic tanks. In addition, these customers will also pay the tank suction fees, as per approved tariffs. Customers will not qualify for any free tank suction, as set out in point 8.6.2.2 above and 12.2.4 below..

By nadere ondersoek deur JIV is vasgestel dat die toepassing van Klousule 8.6.2.5 die sameloop is van 'n vier jaar proses, met swak kommunikasie tussen die Hessequa Munisipaliteit en Jongensfontein Belastingbetalers, rakende die implementering van 'n rioolstelsel in Strandstraat wat tegnies kompleks en finansiële moeilik is.

Ek het 'n vergadering gereël op die 23ste Augustus 2023 tussen ons Wyksraadslid en twee verteenwoordigers van die Strandstraat eienaars rakende bogenoemde boeteheffings en 'n besluit is geneem vir die Wyksraadslid om te poog om dit te laat skrap terwyl die saak bespreek word en ook 'n proef septiese tenk aan een van die huise gekoppel is om die doeltreffendheid van die stelsel te bepaal.

Hierdie besluite is nog nie deur Hessequa geïmplementeer nie en JIV het aangedring op dringende terugvoering.

Die tweede onderwerp met betrekking tot Strandstraat is die kwessie of die gedeelte van Strandstraat tussen Dolfynstraat en Hoofweg 'n eenrigting Suid moet word.

Hierdie kwessie is meer as 'n jaar gelede in 'n JIV komiteevergadering geopper en bespreek nadat terugvoer ontvang is van 'n inwoner wat net-net daarin geslaag het om nie deur 'n motorvoertuig in Strandstraat getref te word, asook persoonlike waarnemings deur lede van die JIV komitee van chaotiese toestande in Strandstraat tydens die somervakansie met die interaksie tussen motorvoertuie, voetgangers, kinders, fietse, motorfietse, branderplankryers en honde.

Die JIV Komitee was (en is steeds) van mening dat hierdie toestande onveilig is en het die Hessequa Munisipaliteit genader vir raad oor die proses wat gevolg moet word vir Strandstraat om as eenrigting verklaar te word. Ons is meegedeel dat op aansoek die Portefeuljekomitee sal besluit of die versoek aan Munisipale verordeninge voldoen en, indien wel, sal 'n opname gedoen word onder die eienaars van daardie huise wat deur die eenrigting geraak word, en hulle besluit sal finaal en bindend wees. Kortom, die finale besluit lê by die eienaars, nie die aansoeker of die Munisipaliteit nie.

Ek is onlangs ingelig dat die Portefeuljekomitee beslis het dat Strandstraat wel voldoen aan die nodige vereistes vir 'n eenrigtingstraat, en dit is belangrik, hulle het dit nie as 'n eenrigtingstraat verklaar nie. Die Munisipaliteit sal nou 'n beroep op die geaffekteerde eienaars doen om oor die saak te stem en die finale besluit berus geheel en al in hul hande.

3. Vesel in Jongensfontein.



Ek doen met groot plesier en tevredenheid verslag dat die oostelike helfte van Jongensfontein na vesel omgeskakel is. Alhoewel die lê van die vesel 'n moeitelose proses was wat deur Ubuntu onderneem is, was die afskop nie sonder uitdagings nie en die stelsel het "afgegaan" as gevolg van oorlading op 'n gereelde basis, veral gedurende vroeg aande. Gelukkig het die JIV-komitee 'n noue verhouding met Ubuntu se beheermaatskappy Openserve ontwikkel tydens die aanvanklike fase van die projek en het ons saam daarin geslaag om die tandekryprobleme in 'n kort tydperk op te los.

Om die veselprojek in die westelike helfte van Jongensfontein te begin was 'n groot uitdaging. As gevolg van redes wat slegs beskryf kan word as die “waansin van rompslomp” is Openserve ingelig dat, ingevolge die Munisipaliteit se Wayleave Beleid, hulle nie die bestaande houtpale in Jongensfontein-Wes kan gebruik nie en alle vesel moet ondergronds gelê word. Dit sou eenvoudig nie 'n koste-effektiewe opsie wees nie. JIV het op daardie stadium ingegryp en danksy die geduld van Openserve en die deursettingsvermoë van ons wyksraadslid, Tinus van den Berg, het werksaamhede 'n paar weke gelede in Jongensfontein-Wes begin en vorder goed. 'n Geskeduleerde voltooiingsdatum is nog nie finaal bepaal nie, maar sal waarskynlik teen die einde van Oktober/begin November wees.

4. Algemeen

- Die meeste van julle sal teen hierdie tyd die aktiwiteit op die Provinsiale Pad tussen Stilbaai en Jongensfontein opgemerk het in die vorm van talle wit strepe rondom swakplekke op die padoppervlak. Die goeie nuus is dat die pad weer oorgeteer sal word en ek sal almal in kennis stel van die begindatum sodra ons dit ontvang het. Berei julle voor vir STOP/RV ompaaie!
- Ek is bly om te noem dat die gras/bossies op die paadjies in die natuurgebied agter die dorp deur JIV gesny is en dat dit nou 'n plesier is om daar te stap. Ons dank aan Kobus van Chip & Plant vir 'n goed verrigte taak.

Ter afsluiting, wil ek elkeen bedank wat JIV deur die afgelope moeilike 4/5 maande gehelp het en leiding gebied het.

Kom ons behou ons positiwiteit en dryfkrag en staan saam om Jongensfontein mooi, veilig en gelukkig te hou. Onthou die woorde van Ralph Emerson, die Amerikaanse digter en filosoof:

"Vir elke minuut wat jy kwaad is, verloor jy 60 sekondes van geluk".

Vriendelike groete,

John Wills.

Voorsitter JIV.