

# RESOLUTION

Passed by the Directors of ZWARTKOP GOLF ESTATE HOMEOWNERS ASSOCIATION  
NPC

(Registration number 2004/002619/08)  
(the Company)

by electronic means (Round Robin Resolution)

Pursuant to the Board meeting of 19 March 2020, which could not be attended by Messrs. Ian Hayes and Rohan de Villiers, the following decisions were taken electronically, so as to allow implementation of the matters discussed at the meeting of said date, where a quorum was not present.

All the directors acknowledge and confirm having acquainted themselves with the documents prepared and sent by the estate and operations managers as mentioned in this resolution below, and that they are sufficiently informed of the Company's affairs and finances to approved the below resolutions.

All directors confirm that they have no conflict of interest in relation to the items below.

## RESOLVED:

- 1) This resolution, having been circulated between the directors of the Company via email, may be signed in one or more counterparts, all of which together shall be considered to constitute one and the same resolution as at date of signature of the party last signing one of the counterparts;
- 2) That the minutes of the directors' meeting of 27 February 2020 as circulated be approved, to be signed by the Chairman of the Board, W Nolte;
- 3) The Covid-19 virus and its possible effects on the running of the Estate were discussed and management was asked to prepare for a worst case scenario. It was resolved that the Board allocates R500k for possible expenses and related cost to be incurred to eliminate and address the effects of Covid-19 on the Estate's running.
- 4) The nominated directors signed the required ABSA documents.
- 5) The Board takes note of the dispute between the ZHOA and Stand 1270 with regard to certain costs charged to his account. The chairman met the owner to discuss the issues and the parties agreed on a process to resolve the differences.
- 6) The draft Environmental/Green strategy as tabled and included in the documents to the Board is approved.
- 7) The AGM for 2020 is set for Thursday the 28 May 2020.

- 8) Upon perusal of the estate managers' report and annexed documents as forwarded to all directors on 16 March 2020, the financial results for the first 12 months of the year and the cash situation as at the end of were reviewed and found in order by all directors;
- 9) The Board gives its blessing on the new proposed budget for 2020/21 as tabled.
- 10) The Board agrees to the proposal made by RW to treat interest received as an income to maintain the reserves at today's values.
- 11) The PMCR report for the full year to February 2020 and for the new 2021 financial year as tabled, is approved with the following proposed changes:
  - To go ahead with the 25k replace of all office, guard house, street and wall lights in the Estate with low energy use lights. This is part of the R200k going green project.
  - To go ahead with the road painting to the amount of R30k to improve the aesthetics at two of the three gates.
  - As far as the south side electric fence project is concerned the following is decided:
    - To piggy back on Zwartkop Green's security and to not electrify the fence adjacent to the golf course.
    - To disapprove the request by management to let one of the adjacent stands continue to have access through his gate to the golf course.
    - Directors take note of the considerable amount needed to clean and cut back vegetation and well as the future cost maintaining the fence.
    - The possibility of adding a dome camera and horn speaker as installed on the North side of the golf course to cover the river area is noted.
  - To combine various projects relating to gates, improvement thereof and protecting certain areas into one. This project is now called *gates and barriers*.
  - To let the sewerage camera inspection project stand over until after the AGM as the Board wants residents to buy in into the inspection to be performed from their houses to the main lines.
- 12) The Board is informed of a proposal being worked on to get a policy and plan drafted on own electricity generation by residents and pushing back excess power into the Estate's grid. The policy and plans must also cover the *time of use* and recovering electricity usage differently for the 3 phases.
- 13) After perusal of the monthly operation's report that was tabled the following issue remains: The implementation of the project with ZCC to get as many visitors to the Club and its facilities on the *Residency booking-in* system is not progressing well.
- 14) After perusal of the *Critical Issues* Report the Board resolves that:
  - Golf carts will not be allowed to be parked on the driveway on a permanent basis any longer.
  - The right of the ZHOA to spot fine residents where they transgress must be implemented.

15) The yearly *Management Board Risk Checklist* as presented to the Board was completed and performed by the Board.

16) That the next meeting is planned for **23 April 2020** at 18:00

Signed on \_\_\_\_\_ 2020.

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DIRECTOR: WERNER NOLTE

Signed on \_\_\_\_\_ 2020.

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DIRECTOR: JANNIE ROSSOUW

Signed on \_\_\_\_\_ 2020.

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DIRECTOR: ROHAN DE VILLIERS

Signed on \_\_\_\_\_ 2020.

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DIRECTOR: IAN HAYES