

KHAMANGA BAY HOMEOWNERS ASSOCIATION HOUSE RULES:

1. FOREIGN MATTER / OBJECTS IN SEWER SYSTEM

As part of the infrastructure required for the development of the Khamanga Bay estate the temporary treatment plant is still operational, until completion of the currently being built new Treatment Plant. Because of the envisaged temporary nature of the plant an adequate screening facility to stop foreign matter and objects flushed through toilets was not installed. Foreign matter flushed through the sewerage system (toilets, pipeline and sumps) has, in the past, caused serious damage to and the replacement of expensive pumps. Malfunctioning of pumps and the float system also leads to sewer overflowing from, especially, the main sump close to the beach gate. Sewer overflowing causes not only an unpleasant odour; it constitutes a hazard, compromises public health and is also illegal. Foreign matter and objects are described as (for example) **EAR BUDS, SANITARY TOWELS, DISPOSABLE BABY NAPPIES and CONDOMS.**

We therefore urge residents to ensure that family and friends understand the potential damage which could be caused and that they refrain from disposing foreign matter in the system. With many holiday makers on the estate and in the area, spillage of sewer / blockages in sumps / broken pumps should be avoided as much as is possible.

2. REFUSE REMOVAL

Refuse bags will, as usual, be collected at around 08h30 on Monday and Thursday mornings. If those days are public holiday days, please put your bags out on the next working day. In the event that you may have excessive refuse bags; you may take these to the refuse bags bay on the right side of the road towards the gate.

3. GOOD NEIGHBOURLINESS

In the interest of all residents please consider your neighbours when planning festival times. The sound volume of music and/or electronic instruments should be maintained at a level so as not to be heard on adjoining properties and no person may allow noise levels on their property to be a nuisance to adjoining or surrounding property owners. Please advise your neighbour if you are planning to have some fun and maybe even invite them!!!!!!

The discharge of fireworks is illegal (unless you have the consent from the municipality in terms of their By Laws) not only on the estate but also on the beach. Apart from it being illegal it is also very traumatic for pets as well as the game on the estate. Please refrain from discharging fireworks over this festive season.

4. USE OF THE STREETS

As we are having many holiday makers (including children) walking or jogging around the estate please consider them when driving in the estate. Always especially be on the lookout for the children and cyclists; however parents are responsible for ensuring that their children do not play in the streets.

Engine powered vehicles such as motor vehicles, motor cycles, golf carts, motorised skateboards etc. are not allowed to be driven anywhere except on the streets of the Estate. **Public open spaces, fence clearing spaces and sidewalks are off limits** to all engine-powered vehicles. The use of motor tricycles and motor quad bikes **may only be used as a mode of transport** to and from the beach gate, and may not be used in general to drive at high speed **or for racing around the estate**.

5. SECURITY

Cintsa East Security ("the company") engaged by the Association has a 24 hour, 7 day a week, manned control room at the entrance gate. All visitors / contractors / service providers / gardeners and domestics are signed in and out by them.

The company has the right to search vehicles / persons entering and / or exiting the estate. The company may request to see ID books / drivers licenses on entry. They may refuse entry to persons who do not have a valid reason to enter (i.e. a person who states that he / she, in general, wishes to enter to "view" the estate). Persons who wish to view plots for sale are encouraged to use the real estate agents advertising at the gate house, and who have plots for sale on offer. Estate agents will then escort potential buyers on site. Alternatively you may contact the company to advise them of the identity of a potential buyer.

You may also advise the security officer on duty if you expect visitors / delivery services / courier services, etc to avoid vehicles driving around in the estate looking for a specific house. The security officer may call you to confirm that a person who needs to enter and / or is calling on foot, stating that they want entry to work for you, are in fact bona fide.

Even with a secured gated entrance 100% security is not guaranteed. Therefore you are requested to NOT leave valuables (cell phones, lap tops, tablets, jewelry and wallets) which can be seen in your motor vehicle/s parked in the street or outside a locked garage, or parked at the beach gate or in your house at a place where it is visible through open doors / windows, etc either during the day and especially at night.

The beach gate has a lock, as well as a special latch (which can be seen in the back of the lock looking from inside the estate), to prevent the gate being opened without a key. This barrier from entry is provided to enhance your security. Please ensure that the beach gate is **ALWAYS** locked and the latch slotted in after you exit to the beach and on entry to the estate.

Please note that the company will, in the normal course of its services, be patrolling at random during the night in an unmarked white vehicle during the night, with or without a spot light. If you, however, at any time during the day or night, feel threatened or uncertain by the presence of a person outside your residence, the company advises that you call the landline (043 734 3631), or SIMON at 071 858 9591. They will respond by sending a patrol vehicle to your house.

Emergency Numbers:

Ambulance Alderson: 043 727 0563
Snakes (Heidi): 083 967 3093
Fire Department Cintsa: 043 831 1084
Wild Cost Vet: 060 921 6390

Ambulance Dynamic: 043 726 2225
Fire Department: 043 705 9000 / 082 778 8500
Sea Rescue: 082 990 5972

Warm Regards,

Angie Guest