



WYNBERG IMPROVEMENT DISTRICT

AGM

14 OCTOBER 2024

MINUTES OF THE WYNBERG IMPROVEMENT DISTRICT (WID) ANNUAL GENERAL MEETING HELD ON 14 OCTOBER 2024 AT THE METHODIST CHURCH AT 10H00

Present

Roelou Slabbert	(RS)	WID Chairperson
Ian Hurst	(IH)	WID Director
Pam Farrell	(PF)	WID Director
Gene Lohrentz	(GL)	MD of Geocentric, the WID Management Company
Cllr Emile Langenhoven	(EL)	Board Observer - City of Cape Town
Nancy Krisch	(NK)	Community Member

Apologies

Angelo Lanfranchi	Proxy	WID Director
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Please refer to the attached attendance register for additional attendees.

1. WELCOME a. RS as Chairperson welcomed all present.	ALL
2. MEMBERSHIP a. The Chairperson noted that the WID has received 1 new membership application. b. GL noted that Mr Wolf sold his property and thus has resigned as a member. c. GL noted that a property owner has to apply for membership.	ALL
3. QUORUM TO CONSTITUTE A MEETING a. The WID has 21 members in good standing, and those present members constitute a quorum to proceed with the meeting.	ALL
4. PREVIOUS AGM MINUTES AND MATTERS ARISING a. The minutes of the previous AGM were approved by a show of hands. b. RS noted that the only matter arising is the Special Resolution relating to the amendment of the MOI.	ALL
5. CHAIRPERSON'S REPORT a. RS read the chairperson's report that was included in the Annual Report that can be found on the Wynberg ID's Website.	ALL
6. OPERATIONAL REPORT/FEEDBACK a. GL mentioned that previous discussions were held about the presence of drug activities and discarded needles which is a significant public safety issue. We have trained staff in safe needle disposal. The impact of government-supported needle distribution programs on public safety is a complex issue. It	ALL

Minutes Approved: _____

WID Chairperson

<p>may help to open dialogue with health services to address the balance between safety and harm reduction strategies.</p> <ul style="list-style-type: none"> b. GL presented the meeting with feedback on the year's operations with specific reference to Public Safety, Cleaning, Urban Management, Greening and Social Upliftment. c. Starting with Public Safety, GL presented the meeting with the Public Safety statistics for the year 2023-2024 and highlighted that they had more than 3200 public safety contact sessions of which 202 was to shopping trolleys recovered, 879 were too illegal dumping reported, 341 was to assist members of the public. We are challenged with 23 hotspots at the moment. d. GL noted that nearly 115000 kilometres was driven with our patrol vehicles, this will increase with our 3rd vehicle in the precinct thanks to the WID Extension. The 'Impact Squad' was introduced last year, differently trained for Public Order policing, differently incentivized, differently dressed and a much different attitude. e. GL informed everyone that we have employed 2 Law Enforcement Officers from the City of Cape Town. Joint operations with SAPS, local law enforcement, and City officials have strengthened enforcement efforts. Continued collaboration with these groups is crucial to maintaining momentum and addressing emerging issues swiftly. f. GL highlighted that you would see our guys with their cherry picker in the entire precinct dealing with camera maintenance and installation of back-up systems, maintaining our camera network and adding new cameras to the precinct. g. GL noted that our AI Cameras have triggered nearly 4000 times in the last year. h. GL presented the meeting with the various cleansing activities of the WID maintenance team, including sweeping streets, cleaning illegal dumping's, servicing green bins, illegal posters removed etc. i. GL informed the meeting of the water trailer that was brought in late last year, that we use to sanitise and water the area. j. GL noted that all recyclables get taken out of the green bins and gets recycled. k. GL noted that we have a zero-tolerance approach to graffiti, we have our own graffiti liquid we simply wipe graffiti away in the precinct. l. GL mentions that we have a Social Upliftment Team from MES as an additional workforce. 	
<p>7. NOTING OF THE AUDITED FINANCIAL STATEMENTS</p> <ul style="list-style-type: none"> a. The meeting adopted and approved the WID AFS. 	ALL
<p>8. APPROVAL OF ANNUAL REPORT</p> <ul style="list-style-type: none"> a. The Annual Report was approved by a show of hands. 	
<p>9. APPROVAL OF THE WID BUDGET 2025/2026</p> <ul style="list-style-type: none"> a. The Proposed Budget and 5-year extension were approved by all present. b. Noting of additional surplus funds utilization for 2023/24 (Approved by the board). c. CCTV Battery Backup Project R 223 476 (portion rolled over to Wynberg Court cameras). d. Creation of a dedicated Urban Maintenance Team R 202 000 – (R196 555). 	ALL

<ul style="list-style-type: none"> e. Paving reinstatement projects R 18 000. f. To improve public spaces R30 000. g. Impact Squad R 107 175 (Rolled over for 2024-25). h. CCTV Camera R 80 000 (28 942) – Remainder rolled over for cameras at Wynberg Court (Rolled over for 2024-25). i. Noting of additional surplus funds utilization for 2024/25. j. CCTV Battery Backup Project R 41 058. k. Urban Maintenance Team Project R 245 000. l. Paving reinstatement projects R 40 000. m. Urban Maintenance R 40 000. n. Augment Social Upliftment R 20 000. o. Augment Public Safety R 152 384. p. CCTV Cameras R 48 727 (Wynberg Court). q. The 2024-2025 Surplus was approved by all present. 	
<p>10. APPROVAL OF IMPLEMENTATION PLAN 2025/2026 AND AMENDED BUSINESS PLAN</p> <ul style="list-style-type: none"> a. GL presented the members of the meeting with the Implementation Plan and Amended Business Plan and informed everyone present that the mentioned documents can be found on the WID website. b. The members of the meeting approved the Proposed Implementation Plan and approved the Amended Business Plan. 	ALL
<p>11. APPOINTMENT OF COMPANY SECRETARY</p> <ul style="list-style-type: none"> a. GL noted that the current Company Secretary is De Bruyn Daily Accountants. b. The meeting approved the reappointment of De Bruyn Daily Accountants as the Company Secretary. 	ALL
<p>12. STAND DOWN & RE-ELECTION OF THE BOARD</p> <ul style="list-style-type: none"> a. In terms of the rotation of directors, it was noted that Angelo Lanfranchi and Ian Hurst resigned but have made themselves available for re-election. b. The meeting voted in support of their reappointment. 	ALL
<p>13. SPECIAL RESOLUTION: AMENDMENT OF THE NEW MEMORANDUM OF INCORPORATION</p> <ul style="list-style-type: none"> a. GL presented the meeting with a presentation from the City of Cape Town, which discusses changes in the new MOI. b. GL explained that the changes were made to bring the MOI in line with the new Bylaw and Policy. c. GL discussed the most significant changes of the new MOI. d. Most of the members approved the amendments of the MOI by a show of hands. e. One member objected to the amendments and noted that he would like to get an explanation of what all the changes are and what their implications are on the WID. f. GL noted that they will arrange a Special General Meeting about the new MOI and the implications it will have on the CID. g. The motion to approve and adopt the new MOI was not passed. 	ALL

<p>14. QUESTIONS AND GENERAL</p> <ul style="list-style-type: none"> a. A member of the meeting asked if there's representation from the Police and the Councillor? Due to concerns regarding the effectiveness of SAPS presence and responsiveness to incidents. b. RS thanks the member for his points/concerns raised and informs him that we have a good relationship with SAPS, we do perform regular joint operations and that there is room for improvement. c. Cllr EL gave a short explanation to the members of the meeting about the My Citi Bus Route Project and said that an enormous amount of budget cuts was made, dates of the project is being pushed back a bit. d. Cllr EL responded regarding the Wynberg Town Hall that was mentioned and said that through the Mayoral Urban Regeneration Program, we are looking at revitalizing the Wynberg Town Hall. e. Cllr EL noted in terms of the needles, that Nancy, Reverend Goodwin and himself tried their very best to move the Step-Up Program (the people that provide the needles) in the direction to not distribute needles but to rehabilitate them, but their interactions were not being heard and said they are getting funding elsewhere and that they have to run this program by distributing needles. We don't support this but what we do support is things like U-turn, that has rules there, counselling, rehabilitation and other sorts of programs. f. Cllr EL says he would also like to chat about policing and crime. Ebor Road is one of the biggest problems where all the criminals go to. He spoke to the Revenue Department about this and indicated that the trust that owns the one building sells it to the other trust that owns the other building so that they can consolidate the buildings and sell it to development to development. So, the city is busy having a conversation with them to reduce the tariffs that have accumulated over the years to get the building fixed, sorted and developed rather than having an empty place being used as a gang or a criminal getaway. g. Cllr EL also said that with the partnership with WID, Law enforcement and the Mayoral Urban Regeneration Projects, we are now starting to kind of compress all this crime into one singular area where we can control it. We now need to concentrate on Ebor Road, once this gets fixed, people will feel safer. h. Cllr EL asked the members of the meeting if they agreed with his view that Wynberg is not as dangerous as people are claiming, there's just some spots that need to be dealt with. i. Members of the meeting stated that they had never felt threatened but acknowledged that drug dealing and mobile phone theft are issues. j. Cllr EL answers the members regarding the old houses in Eggleston Road by saying some are still problematic as people use them to take drugs. Our goal is ultimately to demolish these buildings, which would open up the area and make it more visible and secure. This demolition process is currently happening along Waterbury Road, with houses in Eggleston Road being targeted next. k. Cllr EL explains on the matter of the derelict buildings on Public Works property, they have recently obtained an eviction order from the Western 	<p>ALL</p>
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<p>Cape High Court. This means individuals on these properties can now be forcibly removed as they'll be trespassing, which gives the police grounds for arrest. It's not just a case of moving people out; it's also about where they go. That's why initiatives like U-turn in Wynberg are vital—they can provide assistance to the homeless population.</p>	
<p>15. CLOSURE</p> <p>a. The chairperson thanked those present for their attendance and support and adjourned the meeting.</p>	<p>ALL</p>