

Dickie Fritz

Road Closure Association

Dickie Fritz 100-139, Flame Crescent, Holly Close, Cherry Close, Keurboom Crescent

December 2021

Dear Residents

As another year draws to a close, we'd like to give you an update on our area.

New Residents

During the course of 2021, we've had quite a few new residents move into the area. We hope you all have a long and happy stay. For the benefit of the new neighbours, here is a summary of how are closure works, and what your monthly fee is used for;

We operate as one large security zone in the Dickie Fritz area, from the entrance in Elm Street to the entrance in First Avenue. The zone is split into 2 areas, namely, **Dickie Fritz Road Closure**, and **River Ridge Road Closure**, with the "boundary" being the river in the dip along Dickie Fritz Avenue.

We run 2 separate associations, each with their own committees, bank accounts, finances etc. M&H manages our accounting records, with monthly reporting. Each area takes care of their own security and area maintenance; cameras, parks, booms etc.

The 2 areas' committees work together with the appointed security provider.

In our section of the closure, your contributions pay for the following:

Alarm radio link from your home to the appointed armed response provider.

Dedicated response vehicle in the greater security zone, whose 24 hour patrols are managed with a reporting system.

1x 24 hour guard at the boom.

2 cameras at the boom which record the number plate and a photo of the driver when the sensor is swiped.

A live CPF camera at the boom, which alerts to any SAPS flagged vehicles.

17 cameras with 24 hour off-site monitoring, on the perimeter of the area along Willow Park, and from the Moth Complex to the bridge in Dickie Fritz.

Electric fence and beams along Willow Park, linked to the control room.

Lighting along the palisade in Willow Park.

Maintenance on all of the above.

Contributions and Finances

Thank you to the residents who pay their R900 contribution each and every month via debit order and EFT. Although our percentage of contributors is higher than that of the average road closure, we still have some residents unable/unwilling to pay. As inflation takes hold, we are now in a position where we have a shortfall of approximately R5000 per month.

We know that everyone has felt the effects of COVID, and want to avoid adding extra financial pressure. We are investigating options of other security providers, in collaboration with the River Ridge committee. We will keep you updated on this in the new year.

Collection for the Guards

Thank you so much to Chantelle who co-ordinated the collection again this year. The total collected was R15 800, and was split appropriately between the guards. Thank you to all those that contributed.

Park

It's great to see so many people enjoying the park. Thank you to the residents who have contributed to the maintenance and upgrades during this year. The padlock on the pedestrian gate will be removed between 06h30 and 19h00 daily, during the festive season.

WhatsApp Groups

Please contact Chantelle, the administrator, if you wish to add or remove a number from these groups, on 082 300 8514.

Website

Please visit our website if you need any information on our area or to catch up on any communication you may have missed.

<http://www.dfrca.co.za>

Holiday Security

- * Please check that your alarm, electric fence, panic buttons and beams are working properly.
- * Please advise the control room when you are carrying out these tests and do so during office hours.
- * If you are going away for an extended period, please can you ensure that your pavement is mowed and post is removed, so as to not draw attention to the fact that your home is unoccupied.
- * If applicable, please add your house sitters contact details onto the 24/7 control room system.
- * Please do not leave pets at home alone. Not only is it stressful to the animals, dogs often bark and disturb your neighbours.

**We hope that everyone has a safe and restful holiday season.
Please be extra COVID aware and follow all the recommended precautions.**