

**Minutes of the Annual General Meeting of the NCOA
28 December 2007**

The meeting started at 9:00 at Nou en Dan and the chairman welcomed all present.

Present: As per the attached attendance register

Apologies:

John Loewen
Neil Metelerkamp
Melanie Gosling
Donald Fabian
Wendy Dewberry
Marylou Newdigate
Charles Gosling
Fern Gosling
Lauren Shimmin
Nicky Shimmin
Sasha Loubsher
Peter Suckling
Natalie Ashman
Rookan Podestra

Quorum.

The Chairman confirmed that the quorum of a minimum of 25% of owner members in good standing was present.

Additional items for the Agenda

Boom on the Wagon Road – Iona Everett
Driving Rules on the Wagon Road – Henry Loubser

Minutes

Confirmed as read

Matters Arising

Position of the Public Toilets

There was no further information available as to future position of the toilets

Steps to the Beach

Julie Gosling mentioned that the agreement with Pezula for access to the steps to use the temporary path was an interim agreement and that once construction work at the Castle was completed that the road would have to be re-opened. Marius Botha disputed that statement and suggested that Julie Gosling meet with him to discuss the details of the settlement reached with Pezula. It was agreed that the committee would report back to the members within 3 months on this matter.

Public Parking

Marius Botha stated that the lease with Eden municipality had been terminated in September 2007 and would not be renewed. The public could continue using the car park in the interim until the infill development was started. The committee was requested to discuss the matter with Knysna Municipality.

Sewerage from Montrose castle

The chairman raised the issue of sewage from Montrose castle running onto the beach. Keith Stewart mentioned that the NCOA should contact a lawyer Mr. Stollop in Plettenberg Bay as he has contact with the owners of the castle. Pezula were not the owners of the property but were using it as a restaurant and not as a B&B.

Aubrey Wynne Jones asked if Pezula had planning permission to run a hotel in Noetzie Castle. Keith Stewart responded that Noetzie Castle was not been run as a hotel, but that he was merely renting it out with his staff, which he was entitled to do. Aubrey Wynne-Jones responded that the Pezula website advertised Noetzie castle as a hotel. Keith Stewart responded that it not a hotel and that rental referrals came from Pezula Hotel via their website.

Chairman's Report

The Chairman stated that 2007 had been a busy year with regular monthly meetings. The heritage report recently received should be attached to the minutes of the meeting.

Conservancy Report

In the absence of Rookoen Podestra the chairman presented the conservancy report. It was agreed that the opening line mention "secret negotiations with Pezula" be deleted from the report.

Julie Gosling proposed that the forested area of the Pezula estate should be consolidated into the Noetzie conservancy. Marius Botha stated that Pezula had already formed a conservancy and that it should be possible to merge both conservancies and that the NCOA should make contact with Jessica Hayes from Pezula.

Fire Management

Aubrey Wynne Jones asked if there was a fire management plan in place to protect the fynbos as there was a risk to nature and the surrounding properties. Marius Botha stated that there was a fire management plan in place for Pezula.

It was noted that there was not a fire management plan in place for the Noetzie conservancy and that that should be attended to.

Executive Mayor's address

The floor was given to the Mayor of Knysna Mrs Eleanor Bow-Spies.

Changes to the constitution

Carl Metelerkamp presented the proposed changes to the NCOA constitution to give the NCOA legal standing and protect individual members from personal liability. The changes were approved.

Proposer – Aubrey Wynne-Jones

Seconded – Penny Suckling

Electricity

Eion Brown presented a report on the survey that he had done of individual homeowners as to their need for electricity. It was noted that out of 33 properties surveyed only one part owner of a river property had indicated his need for electricity and that there were 2 beach properties that were interested and that 2 other beach properties had already been connected by Pezula.

Don Lindsay stated that it should be up to individual property owners to decide if to do or don't want electricity.

Eion Brown asked that any cable installations be done underground and not via overhead power lines.

Marius Botha noted that Pezula had first needed to know how many properties were interested in getting electricity as Pezula's electrical engineering consultants were going to charge them R15,000 to do a feasibility study for the supply to the Noetzie properties. It was agreed that due to the lack of overall take up of electricity that individual property owners wanting electricity should contact Pezula directly. Keith Stewart stated that Pezula would supply electricity to anyone who needed it.

Treasurers Report

In the absence of the treasurer Craig Gettliffe the chairman presented the treasurers report and suggested that the annual membership fee be increased to R220.00. However as statements had already been produced for 2008 at the old rate of R200 per annum that that amount would remain for 2008. The bulk of the funds had been spent with CNDV Africa on their response to the Infill Scoping report and on legal costs. 2 deposits in the NCOA's account cannot be matched to the depositors due to lack of info.

The meeting agreed that the committee could increase the fees prior to the next meeting so that the statements/invoices could again be presented at the AGM as this was considered to be an improved procedure

Keith Stewart questioned if the NCOA had a budget and mentioned that the NCOA should check if VAT was payable on membership fees.

Open Discussion

Don Lindsay stated that more planning should be done and that the NCOA should consider combining with Pezula as focus should be on the conservancy.

Julie Gosling said the Western Cape stewardship association is drawing up plans for Noetzie and surrounding conservancies.

Andrew Brown stated that Pezula had not been granted conservancy status and that the NCOA should follow up with Cape Nature.

The Infill development

The chairman asked Pezula for feedback on the Infill development. Marius Botha said that all comments from individuals and NCOA to the Scoping Report were evaluated. The final application would be submitted at the end of January and the NCOA would be sent a copy thereof.

Elections of the Committee

Penny Suckling, Santie den Boestert and Cathy Shimmin were elected unopposed to the committee. 3 members stood down, Mike Dane, Craig Gettliffe and Natalie Ashman.

Boom on the Wagon Road

Iona Everett and others requested that the municipality place a guard at the boom to regulate traffic on the Wagon Road.

Driving Rules on the Wagon Road

It was concluded that traffic going up should give way

Conservancy Award

This was awarded to Wendy Dewberry for her efforts for the conservancy.

General

Don Lindsay commended Julie Gosling for her personal efforts in appointing a person to keep the Noetzie road clean and suggested that the NCOA should provide financial support for her endeavor.

There been no further items for discussion the meeting was closed.