



Greater Lynfrae Civic Association

Greater Good for OUR Neighbourhood

MINUTES OF THE GREATER LYNFRAE CIVIC ASSOCIATION ANNUAL GENERAL MEETING HELD ON 11 MARCH 2026 AT CLAREMONT PRIMARY SCHOOL AT 18h30

1. WELCOME AND APOLOGIES

Apologies: Jenny Calder - Heritage Consultant, Alexia McCoy - Security Portfolio, Liz Williamson – tax consultant.

2. CONFIRMATION OF 2024 FINANCIAL STATEMENTS

Proposer: Keith Gottschalk

Seconder: Graeme Leighton

3. CONFIRMATION OF 2025 AGM MINUTES

Proposer: Alex Sweetnam

Seconder: Carol Scrooby

4. COUNCILLOR'S FEEDBACK

4.1 Cllr Richard Hill – Ward 58

Richard thanked GLCA for its role in acting as a channel for residents and escalating issues through your Cllrs with the City.

Ward Budget Allocation: R1 mill / annum, current year: R200 000 pathway in Franklin Park in the new year starting 1 July 2026. R140 000 LPR cameras corner Garfield and Chichester in Glosderry CID area. R65 000 extra street cleaners. R250 000 Choo Choo Park upgrade – incl adult gym equipment.

New year 1 July 2027: R400 000 over 2 years for two raised intersections Queen Vic. Traffic Mirror Miller Rd/Queen Vic. R260 000 Keurboom Park upgrade. R110 000 Water bowser and R100 000 for tree planting. Road Resurfacing - overleaf

Environment: Keurboom Park Owls: - Use of poison a last resort. - Requested City switch new tenders for safer Rodenticides with a lower risk secondary poisoning.

Traffic incl MyCiTi: 16 March 2026 re-opening of Stanhope Bridge 2nd lane. Next meeting on Teams will take place on 17 March 2026.

Safety and Security: Neighborhood Safety Officers (NSOs) – started October 2025. Each Ward experienced Commander, 4 Constables graduates of Project 1000. NSOs trained as Metro Police (By-law) & Traffic



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Enforcement. 2 shifts, 6am and 10am alternate weeks – last 3 weeks 30 taxis confiscated/impounded. Been to schools Livingstone, Rosemead, Batavia talks about drug abuse – problem even at primary schools.

Padel Courts: Arturf Padel have approval to build open padel courts, currently upgrading changing rooms in squash bldg. Start soon with 6 open courts. Propose meeting with Arturf and City to discuss recommended mitigation measures outlined in Ms. Langford's email of 27 Feb.

Road Resurfacing: 28 roads in Ward 58 have been resurfaced using budget from the current financial year (1 July 2025 to 30 June 2026). Several requests have been received from residents asking why their street has not been resurfaced. In response, an oversight visit to these streets were done with Councilor Quintas, the Mayoral Committee member for Urban Mobility and officials from Roads Infrastructure Management (RIM). Funds will be allocated in the next financial year (1 July 2026 to 30 June 2027) for further road upgrades. In terms of timing, RIM waits until after the rainy season, so road resurfacing typically starts in December through March. Budock Road and St Denis Road will be resurfaced in February/March 2027. Harman Road and Melrose Walk will be fully rehabilitated, a more significant upgrade but this will be capital outlay that Roads have put on their wish list for funding. Other roads drawn to my attention will be assessed by RIM to decide what repairs are necessary, for inclusion in future budget years, including: Ave de Mist, Keurboom, Paton, Mons, Menin, Roosevelt, Grassfield and Rover Road.

In the meantime, the Depot is willing to undertake temporary interventions to make portions of streets more drive-able, only where necessary to avoid double expenditure now and in a year's time.

Please log service requests CCT Service Requests (capetown.gov.za).

Local Government Election November 2026: If you have moved into the area since the 29 May 2024 National Government Election, I will help you re-register with the IEC. Please contact me - we can do the registration over the phone; it takes less than 10 minutes.

4.2 Cllr Mikhail Manuel – Ward 59

Service Request: We need to log more service requests. In Ward 59 its about 15 000 request per month. The long goes through a push system which decides on whether it is necessary and depends on the amounts of services logs.

Palmyra Encampment:

The matter has been concluded and the people have been given up to 30th April 2026 to vacate. The legal team was very helpful. No further filing of papers have occurred. And the people are not taking up the offer even that of representations. Only one person argued for an extra six months but this was declined. The Councillor was not in favour of servicing the area as it is illegal. But the City do clean once a week. There is a risk of them relocating to various areas within the Claremont and surrounding areas. PRASA will be approached to give permission to Harlyn Neighbourhood Watch to do patrols along railway lines.

English Oak Trees: These are falling, every 4 to 5th day. 40 trees to be removed by official before Winter. Water tanker and tree grinders will be procured. In 2027, R1.6 budget will be kept for planting new trees.

Wards Boundaries: After every election, the IEC review Ward sizes. Ward demarcations will be done before the Elections. The voting station will not matter but who you vote for will.

Property Valuation Roll: The valuation roll done in June 2025, was explained in detail. Houses have escalated a lot. Residents are encouraged to file objections through the correct channels and a form is available on the City's



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website. 45% of those who objected their properties were decreased. The tax rate has been reduced by 10% and this is favourable to the contribution despite the high escalation. 60% of the City's rates have decreased. Households with retirees' rebates have been increased resulting in reduced municipal rates. Property values have increased across Cape Town especially for areas that are in high demand.

5. GLCA CHAIRPERSON REPORT OF THE PAST YEAR

The GLCA committee for 2025 is made up of 7 executive members and assisted on heritage and environmental issues by consultant Jenny Calder. The committee represent over 2000 households within its boundaries, are unpaid volunteers who give up time to comment on building plans, organise community events, ensure stakeholders voices are heard by relevant city officials by directing concerns. We ended 2025 with 113 paid up households, down from 150 in the previous year. The membership fee is a mere R120 per year per household, please get your neighbours to sign up. It strengthens the GLCA voice and communication with the City of Cape Town to ensure our community's needs are met and budget is appropriately allocated to us.

Security

We support Harlyn Neighbourhood Watch, who is also made up of an incredible number of dedicated volunteers. Feedback from Harlyn: Harlyn is registered with the Western Cape Department of Police Oversight and Community Safety as a Neighbourhood Watch (NHW). In addition to Lynfrae, our coverage area includes Harfield Village, Claremont Village, BECA and Sunnybrae.

There are 40 active volunteer patrollers and more than 2,000 resident members — many of whom live in Lynfrae — and we are always deeply grateful for the support of our community. While crime has been at its lowest levels in decades over the past year, the last two months have seen a slight increase. It is therefore imperative that we all remain vigilant.

Volunteers for patrolling are most welcome. However, everyone can play a role in crime prevention by staying alert, ensuring valuables are not left in plain sight, and reporting any suspicious activity to the NHW. There is an ongoing strong working relationship with SAPS and local security providers which enables prompt response maintain visibility and work proactively to prevent and deter crime before it occurs.

Heritage

Most houses in our area are over 60 years old, giving them automatic protection under the National Heritage Resources Act (NHRA). Any building plans must first be approved by Heritage Western Cape (HWC). We encourage residents in historically significant areas to apply for a Heritage Protection Overlay (HPO) or Local Area Overlay (LAO), especially in Palmyra Estate and Midwood Estate (between Water Street and Palmyra Road). This is vital given the City's Spatial Development Framework (SDF) and densification policies. Jenny is available to guide residents in these pockets on how to proceed.

Environment

PSHB (Polyphagous Shot-Hole Borer Beetle) and ongoing development have caused major tree loss in Cape Town's suburbs, though less severe than areas like Newlands. Many of you would have seen posts by our councillors on the impact this has had.

MyCiti roadworks removed more trees than will be replaced, but Cllr Richard Hill secured over 60 mature trees from Newlands Nursery to be replanted in winter. Encouragingly, the City now requires building plans to include intentions for existing mature trees.



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Greater Good for OUR Neighbourhood

Planning

The Greater Lynfrae Civic Association continues to play an important and constructive role in planning matters affecting our area. We represent the interests of residents by engaging carefully with the City's planning processes and by commenting on land use management, development, and heritage applications. Our aim is not to police development, but to help ensure that new developments, redevelopments, and alterations contribute positively to the quality of life of future residents, while also enhancing the sense of place, urban design, and overall attractiveness of Greater Lynfrae.

This work is carried out by a dedicated team of 5 built environment professionals who give their time and expertise in service of the community. **Over the past year, that team processed 178 applications, including 88 heritage applications.** This reflects both the scale of development activity in our area and the commitment of the GLCA to thoughtful, informed participation in shaping the future of our neighbourhood.

Events

The annual Lynfrae Halloween Trick or Treat, which has become so entrenched in the community that we have residents from surrounding suburbs reaching out to contribute towards treats so that they can bring their family to participate. Thank you to Leanne van Rensburg for again taking the lead in organising the event. To the estate agents who are also very supportive of GLCA's initiatives – Christine of Rob Shaw and Lew of Norgarb Properties who sponsored many of the prizes in our "best dressed house" competition.

Our request to host our much-loved GLCA family market in Keurboom Park was again declined, this time by the City Parks department despite support from Friends of Keurboom Park and our councillors. The unfortunate situation is that it seems unlikely that we will be able to host an event in Keurboom Park going forward. This was a major blow to the GLCA as the market was previously hosted as a source of funding to sustain itself financially, as an alternative the committee opted to run a Raffle to plug the funding shortfall. The community again got together to support by sponsoring prizes and purchasing tickets. Thank you to all our sponsors – individuals and businesses alike.

For the year ahead, our most exciting undertaking, with assistance by Liz Williamson, will be for the GLCA to apply to be a Section 18A-approved Non-Profit Company (NPC). Once this is approved, it means that the GLCA will become a tax-exempt entity that is authorised by SARS to issue tax-deductible receipts to our donors. So, if you wish as an individual, or business to reduce your taxable income AND contribute to your neighbourhood – think GLCA!

6. Financial report for the year ended 31 Dec 2025

We generated total income of R28000 – key contributions from membership fees totalling R14 800, and interest from our money market account of R7 700 and raffle income of R5200. Donations made during the year totalled 6229 with R5000 going to Harlyn Neighbourhood Watch. We continue to maintain the Queen Victoria garden to prevent dumping, which cost R3600 for the year. Admin and office expenses comprise cost reimbursement to Jenny, our heritage consultant totalling R3000. The cost of company registration, accounting and tax services, including tax payable totalled R4700. The GLCA has reserves of R150 000 which were accumulated from successful markets in previous years. Retained income generated for the year amounted to R842. We sincerely hope that with a successful Section 18A application, we will be able to generate more donations to be able to contribute more to the amazing organizations in our area.



Greater Lynfrae Civic Association

Greater Good for OUR Neighbourhood

GREATER LYNFRAE CIVIC ASSOCIATION
Financial year (1 January 2025 - 31 December 2025)
Income & Expense as at 31 December 2025

SARS Taxpayer Ref: 9049903306
CIPC Registration: 2023/273336/08

Income			28 035
	Membership fee	14 758	
	Market in the Park fees received	-	
	Money Market Interest	7 691	
	Mi Change vouchers	100	
	Donations income	320	
	Raffle Income	5 165	
Expenses		27 193	27 193
	Admin and office expenses	9 292	
	Bank charges	1 222	
	AGM expenses	2 329	
	General Beneficiaries Donations	6 229	
	Market Expenses	-	
	Queen Victoria Garden	3 600	
	Computer expenses	4 521	
Retained income for the year			842

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Financial year (1 January 2025 - 31 December 2025)
BALANCE SHEET 31 December 2025

SARS Ref: 9049903306
CIPC Registration: 2023/273336/08

Capital			150 969
	Reserves carried over	150 127	
	Retained Income 2025	842	
Employment of Capital			150 969
Fixed Assets			
Net Current Assets			150 969
Current assets			150 969
	Cheque	6 453	
	Money market	142 993	
	Cash	1 522	
	Debtors		
Current liabilities			

7. FINAL COMMENTS BY CHAIRPERSON

I will not be available for re-election to the committee as I no longer reside in the area. I'd like to personally thank the incredible committee members – Lindiwe Marepula, Alex Sweetnam, Alexia McCoy, Graeme Leighton, Carol Scrooby, Lydia Boeddinghaus, our heritage consultant Jenny Calder and the team on the planning subcommittee – it has been an absolute honour to work with such an incredible team, you all make the GLCA the organization that it is because of your dedication and love of the community, and I thank you all.



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Greater Good for OUR Neighbourhood

8. ELECTION OF 2026 COMMITTEE

In accordance with the GLCA constitution, all committee members for the 2025 financial year will step down but be eligible for re-election. Councillor Richard Hill facilitated as the Electoral Office to appoint the new members of the committee for the 2026 financial year.

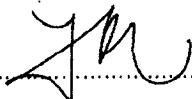
New Committee Members:


Lindiwe Marepula, Carol Scrooby (Acting Chair), Alexia McCoy, Alex Sweetnam, Graeme Leighton, Christine Munro & Darsha Indrajith.

9. ADJOURNMENT

The meeting was adjourned at 8.15pm

Signed at **Cape Town** On **19 March 2026**

JASMINE LIN (Chairperson) 

ALEX SWEETNAM (Treasurer) 

LINDIWE MAREPULA (Secretary) 