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From Committee

The GARA web site is an accessible hub where all important contact details for security, environmental matters and CoJ are listed - amongst many other features.

We invite you to keep an eye on <https://www.glenaustin.co.za/>

One of our major aims this year is to expand GARA memberships and facilitate closer interaction and cooperation amongst our community as a whole. We are planning to open up communication channels where GARA members can easily be assisted in all matters concerning the maintenance and upgrading of our community.

We call upon all community members to volunteer their support and help in order to reach these and other objectives.

Please forward this newsletter to non-members of GARA residing in the Glen Austin Area. To be added to the Newsletter Mailing List, please send an email to info@glenaustin.co.za.

City gives second chance to property owners who missed the General Valuation Roll 2023 objection deadline

All is not lost for property owners who did not object to their property value. The City advises those who missed out on the opportunity to object on the General Valuation Roll (GVR) 2023, that they can request the municipality to re-consider the valuation of their properties.

Property owners have opportunity to submit Section 78 queries to be considered. A Section 78 query is a submission made to the municipality that a property has been incorrectly valued, coupled with a request that the municipality re-consider the valuation of such property.

See full document:

<https://www.docdroid.com/ZJ5h03d/city-gives-second-chance-to-property-owners-who-missed-the-general-valuation-roll-2023-objection-deadlineapproved-pdf>

GARA NEWSLETTER



Comments & / or objections for:

NOTICE OF APPLICATION FOR TOWNSHIP

Holding 52 | 135 Allan Road

To remove all restrictive conditions, subdivide the property into three ervens (where Erf 1- Residential, Erf 2- Hotel and Erf 3- Office & Medical Consulting Rooms)

Link to document and submission form for comments / objections on GARA web site here.

<https://share.hsforms.com/19bWyFSb4RUuRwHyYABseAw466sl>

Residents have an opportunity to voice their support and objections to this application at the above link. Objections must reach

objectionsplanning@joburg.org.za and musa@jmmakamutrp.co.za by the 16th August. Also please copy your submission to info@glenaustin.co.za

Reporting And Follow-Up Of Issues

GARA met with the Ward Inspector for Ward 92 and pointed out various issues in Glen Austin that GARA believes do not conform to the City of Johannesburg Land Use Scheme. She undertook to follow-up on the issues and provide feedback to GARA.

The Ward Inspector suggested that residents log any issues with the relevant City of Johannesburg

department listed below. It is crucial to obtain a reference number and date for every issue reported. If a resident does not get a satisfactory response from CoJ within a reasonable time frame, the resident is requested to forward the reference number, issue and date reported to GARA at info@glenaustin.co.za. GARA will follow-up with the Ward Inspector to try and get the issue resolved or obtain feedback.

JOBURG WATER - for water related issues send an email to

customerserviceemails@jwater.co.za

In the email, provide the location of the issue, what the issue is, your contact details and when the problem occurred.

JOHANNESBURG ROAD AGENCY (JRA)

– for construction, operation, controls, rehabilitation and maintenance of the roads and storm water infrastructure

send an email to hotline@jra.org.za

In the email, provide the location of the issue, what the issue is and your contact details.

BUILDING DEVELOPMENT

MANAGEMENT – for building related issues send an e- mail to

bdmcomplaints@joburg.org.za

In the email, provide the location of the issue, what the issue is and your contact details.

Alternatively call the JHB call centre on 086 562 874 or e-mail

Joburgconnect@joburg.org.za



Spatial Frameworks, the Spatial Development Framework and SPLUMA

The City of Johannesburg has a clear and well informed spatial vision, expressed through its Spatial Development Framework. This policy is given significant legislative backing through the Spatial Planning and Land Use Management Act 16 of 2013 (SPLUMA). SPLUMA indicates that no land use decision may be made that is not in line with the SDF, unless there are good site specific reasons.

This document (linked below) sets out the procedure and requirements for the formulation of Spatial Frameworks (SF's) in the City of Johannesburg (CoJ). While Spatial Frameworks are generally prepared by the City of Johannesburg, there are occasions where an external party believes a Spatial Framework for a certain area is needed, and the City is not in a position at that time to prepare such a plan (due to budget constraints as an example).

Read full document on GARA web site here

http://www.glenaustin.co.za/uploads/5/7/3/5/57354521/plan_formulation_guidelines_may_2020.pdf

Speeding In Glen Austin

Glen Austin is still a unique area where many families are striving to maintain a rural lifestyle. Families with young

children and their pets are often seen walking along the Glen Austin roads, so also older folk trying to maintain some fitness. Residents on horseback use the roads and as well as livestock.

The speed limits within the enclosed Glen Austin area is clearly indicated as 40km/h and the rest of Glen Austin between 40 and 60km/h. Yet there are numerous residents or visitors to the area who totally disregard the speed limits and travel at high speeds through Glen Austin in total disregard to pedestrians, animals or the inhabitants.

Please respect the safety of Glen Austin residents, young and old, and keep to the designated speed limits.

Get Involved!

Our community is only as strong and safe as the residents make it. If you can volunteer skills and or time that could support the area and the work of the committee. We are specifically needing help in the following areas:

CoJ by-laws

If you have knowledge, or would like to learn more about by-laws applicable to the area, our community would benefit greatly from some expertise in this field. Contact the committee on info@glenaustin.co.za

Social Platforms

There are several active WhatsApp chat groups for our community, including small street security groups, area-wide security groups, chat groups and buy/swop/sell groups. Kindly contact the admin to be added to any group/s:

- SOS** Rory Munton
GA Community Chat Robert Southey
Midrand Buy & Sell Amanda Leeann James
Crime Stats Only Joe Burrows
GA Agri Co-op Theo Heyman
GA Support Local Saabir Karim

Before you join any of these groups, please familiarise yourself with the group's rules.

Send your name, address, cell number and the name of the group(s) you wish to join to info@glenaustin.co.za, and we will forward your details to the relevant admins.

News & Events

Glen Austin Community Market

Corner Olifantsfontein Road and Old Pretoria Road, Midrand



Every Saturday from 9AM to 2PM
Sat 8 July is BOOT SALE day! Come join the fun. Contact Mathijs on 082 801 9555 to exhibit. See our Facebook page: <https://www.facebook.com/Glen.Austin.Village.Community.Market>

Glen Austin outreach programme

What is the Glen Austin Outreach programme you ask? Well, it's a group of Glen Austin volunteers who give their time every 2nd Wednesday to collect produce from the community and distribute these items to individuals and families who need the support. Fruit, vegetables, eggs, Kombucha, sometimes homemade soup, dry goods and similar, are examples of what is being donated – locally grown and organic, where possible.

At present we have about 29 people on our list who benefit from this scheme.

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Any items remaining at the end of the deliveries are donated to a local Pastor, who has a feeding scheme for street people.

About two years ago, at the start of COVID, Judy Bird put forward this idea to a few community friends, as she felt, and knew of a lot of people who were struggling because of the tough economic times. And so, the GA Outreach Programme took flight.

We approached people in the area, including some businesses, who were only too happy to help contribute their excess vegetables. These companies and individuals are still assisting us today and we would like to raise a toast to all these guys and in particular to Rudolf of Eat You Greens in Pitzer Road, and June Law of June's Farm Produce in Milner Road.

The team are always looking for extra produce/food/canned items and also team members who would be willing to give up a few hours every 2nd Wednesday. Remember by sharing your produce or time you will contribute to a vital community role and fill some hungry stomachs for a good few days.

If you can help in any way, or you are aware of any household in need of some

support, please contact Judy Bird on 083 266 8187. We would be very grateful.

Many thanks to our awesome and selfless Team and in particular to Sue and Derek who are always there to support.



Who is the Midrand SPCA and function do they fulfil in Midrand?

The Midrand SPCA is the Society for the Prevention of Cruelty to Animals. While the Midrand SPCA does not take away from the good work that other welfare organisations may do, many people are still under the impression that we are only there for the cats and dogs. This is a far cry from the truth as we are the Society for the Prevention of Cruelty to ALL Animals.

The Midrand SPCA was established in 1991 as there was a great need for assistance especially taking into consideration the rapid development of Midrand and the influx of animals into residential areas, Informal settlements and impoverished communities.



We investigate all cruelty complaints, inspect pet shops and exhibits, take in all stray, abandoned and unwanted animals and we have a small clinic that focuses on providing Basic health care for pet owners who cannot afford private veterinary care.

We further inspect Abattoirs, Hawking sites, Coal yards, Security companies, correctional facilities, Cull outlets, Zoos, and many other facilities where animals are housed to ensure that all animals are treated in a respectful and humane manner irrespective of what their end destination may be.

The SPCA movement works on prevention of cruelty to all animals – we investigate dog fighting, rodeos, pigeon racing and any other events where animals are used for sporting purposes.

The Midrand SPCA does not receive any Government Funding and therefore rely solely on the public for donations of food and monetary value.

The Midrand SPCA covers a vast area of approximately 160 square kilometres: including Country View, Blue Hills, Carlswald, Crowthorne, Glen Austin, Halfway house, Vorna Valley, Rabie Ridge, Randjesfontein, Glenferness, Kyalami, Riversands, President Park, Midstream and parts of Tembisa.

Inspectorate Department

In the past financial year, our team of 3 inspectors collected over 1000 unwanted animals, attended to 91 by-law related complaints, issued 389 warnings in terms of the Animal Protection Act, conducted 174 pro-active inspections, 247 follow-up inspections and investigated 285 cruelty complaints. We currently have 3 court cases pending, attended to 284 after-hour complaints and took on 269 other collections.

During their pro-active inspections, they inspected over 11 000 animals and over 4000 animals were involved in their cruelty investigations. We have also rescued over 33 animals that were rescued from trees, highways and other situations that placed the animals' lives in danger. 200 pre- and post home inspections were also conducted to ensure that the animals we home out or have been homed out, are given the best second chance at a good life!

Did you know that donations made to the Midrand SPCA qualify for a Tax Certificate? This means that not only will you be helping animals, but you can also ease your Tax burdens! You can contact us to receive a Section 18(A) receipt when you donate goods or funds to the Midrand SPCA.

Contact SPCA on 011 265 9935



Homeschooling

There are some very active home schooler parents and groups in our area, but many of them operate independently and are not aware of each other.

Are your kids home schooled or are you looking at the possibility? Let us connect with each other and share thoughts, ideas and resources, and also get some social get-togethers going in Glen Austin!

To link up with the other home schoolers in the area, contact Anton on 073 559 6345, or send an e-mail to antonza62@gmail.com.

Environmental News

How to care for your Septic Tank

A septic tank is a living filter that separates scum and solids, and pre-treats wastewater before it flows out into the drain-field for final purification. It takes 24 to 48 hours for this process. Even a good system not cared for may become a neighbourhood health hazard and an expensive problem. Failed systems may cause ground and surface water pollution and costly property damage. It is important to maintain your septic system.

Don't put these into your system:

- Fats or grease
- Motor oils or fuels
- Disposable diapers
- Coffee grounds, egg shells, nut shells
- Filter tip cigarettes
- Sanitary napkins, tampons or condoms
- Paper towels or rags (flushable wipes)
- Dental floss
- Cat litter
- Paints or chemicals

These materials kill the bacteria, won't decompose and will fill the septic tank and will plug the system.

Don't poison your septic tank

Drain cleaners, floor cleaners, toilet bowl cleaners, paints solvents, waxes, polishes, coating or strippers may destroy important bacteria in the septic tank and contaminate ground and surface water. Avoid any product that targets the killing of germs, as germs is what is keeping your septic tank operational.

Rather buy products specifically marked as safe for septic tanks or use diluted white vinegar and bicarb of soda (baking soda) as cleaning agents.

See this web site link for instructions on how to use vinegar and bicarb as cleaners in the house:

<https://www.bobvila.com/articles/cleaning-with-baking-soda-and-vinegar/>



Various cleaning products homeowners use can harm the good bacteria in a septic system. Avoid using chemicals like bleach around the house. Rather use bio-degradable products like "Yemvelo", which can be bought from Takealot.

How Do I Clean the Toilet Bowl With a Septic System?

It's best to stick with natural products that won't kill the vital, waste-eating microorganisms that live in your septic tank. Check the labels on cleaning products for a septic-safe label, or use a home-made mix of vinegar and bicarb powder. (See above for link to instructions.) While it might be tempting to resort to the products that are advertised to kill 99.9 percent of all germs, these products can harm your septic system by killing the helpful bacteria. Non-chemical cleaning products are better for the environment, which includes the drain field of your septic tank.

How does a septic tank work?

Septic tanks usually have 2 chambers (3 chambers are better). The waste is flushed into the first one where the anaerobic process (driven by good bacteria) starts digesting the waste. As the tank fills up an overflow system allows mainly fluids, solids in suspension and some of the smaller particles of waste to overflow into the second chamber. Here the anaerobic process

continues to digest the waste into water and gas. The intention of this design is that the overflow from here into the soak-away or French drain should only be clear fluids. This water then seeps away into the ground through this drain.

How to look after your septic tank

Adding specific bacteria, like found in "Bio-Activator" will speed up the anaerobic process in both chambers of the septic tank so that the waste is efficiently digested into water and gas. The results of this process will then flow into the soak-away/French drain and also clear the blockage here so that the water can seep away freely. Unless the septic tank or soak-away/French drain has physically collapsed there is no need to build a new one or to have it pumped out ever again.

What is Bio-Activator?

Bio-Activator consists of naturally occurring micro-organisms attached to organic compost.

It supplements and stimulates the bacteria in situ so that the waste quickly decomposes. In the process it prevents the generation of smells. When the smells are gone then the flies and cockroaches are no longer attracted. All the components in Bio-Activator are organic and originate from South Africa, therefore proudly South African!



Environmentally friendly

Bio-Activator is entirely natural and it does not contain any hazardous or poisonous chemicals or enzymes. This product will reduce the incidence of pathogens entering the ground water system. The soil and the ecology in general will benefit from this product.

Benefits for toilets

The lifespan of septic tanks can be extended almost indefinitely depending on the amount of rubbish such as plastic packets, nappies, sanitary towels, etc. already in the pit/trench and also as long as no more is thrown in.

The regular (quarterly) use of this product will prevent the level of the waste from rising and the pit/trench will not get full. It should therefore not be necessary to dig another pit again while it is being treated with Bio-Activator and if no more rubbish is thrown into the toilet.

There should never be any reason for a septic tank to be emptied with a vacuum tanker if correctly treated. Regular treatments with Bio-Activator and good housekeeping practices can make this a reality.

(See advert for Bio-Activator in the Local Business Support section below.)

Security Updates

SECTOR 1 CRIME FORUM (CPF)

We have a small number of people patrolling the area on a regular basis, if you can assist by joining the SCF, it would help tremendously in relieving some pressure off from these volunteers.

You may contact:

Joe Burrows 082 551 1580 or
Francesco Painino 079 495 0663.

Sector 1 covers the area from Allandale Road in the South, N1 South from Allandale to Corporate Park North, Randjesfontein, Glen Austin, President Park, Halfway House Central, plus all businesses within this boundary.

We have one of the busiest sectors in relation to crime, especially business robberies, due to the large no of companies in the sector, Assault GBH and common robbery of pedestrians, these are mostly recorded in Halfway House Central, though they do occur in number in Glen Austin and President Park but are generally not reported nor cases opened.

We would like to encourage all residents to get onto the social platforms, especially the Emergency group. This group is aimed at reporting only IMMEDIATE emergencies, please don't spam it with non-relevant messages.



Street groups are there to receive and give information. Please report all incidents, fence cutting, theft, suspicious vehicles, people. All this information is used and reported to Saps and for planning patrols.

When reporting vehicles and people, we need as much detail as possible and registrations of vehicles, direction of travel etc.

Tel number for SAPS

Charge office 011 347 1602 (does not work during load shedding)

Relief Commander 071 675 6114

Sector Vehicle 071 675 6109

10111

For full breakdown of monthly crime statistics reported in GA, visit the GARA web site at:

<https://www.glenaustin.co.za/>

Street Security Groups

There are small WhatsApp chat groups for specific roads in our area. Each road (or section of the road) is coordinated by a street captain Here is a list of the groups and their admins: (Also available on the GARA web site at:

<https://www.glenaustin.co.za/>)

Allan Road

Christine Vosloo 072 455 6325

Austin Road

Theo Heymans 082 346 5337

Belvedere Road

Pam Ashe-Pretorius 084 404 6610

Cilliers Road

Tai Gould 082 713 0544

Dale Road

Pam Ashe-Pretorius 084 404 6610

Donovan Street

Glenda James 072 923 4381

Douglas Road

(Western side inside the boomed area)

Candice Guilford 083 962 5341 -

(Eastern side outside the boomed area)

Saabir Karim 083 410 5600 -

George Road

Liezel Bekker 071 768 4030

Graham Road

Julia Baker 060 737 9211

Hampton Road

Rachelle Luus 073 452 0627

Milner Road

Julia Baker 060 737 9211

Olifantsfontein Road

(From Allan to Hampton)

Judy Bird 083 266 8187

(Remainder of Olifantsfontein)

Candice Guilford 083 962 5341

Pitzer Road

Robert Southey 082 821 7313

Potgieter Road

Mandla 0644950302

Rosie's Place

Dale Engelbrecht 083 560 3980

van Riebeeck Road

(Northern side of Olifantsfontein towards Midstream)

Sharon Tiepolt 082 565 6552

(Southern side of Olifantsfontein towards the pan)

Wessel Oosthuizen 061 195 3744

We encourage all community members (owners, residents and tenants) to join their local street security group to be updated on local security matters.

Announcements / Feedback

We invite all our community members to give us feedback on this newsletter. Feel free to suggest topics, events, articles to be included as a once-off or as a regular feature. Send us an e-mail at: info@glenaustin.co.za

City warns property owners over the annual increases on municipal bills.

The City has warned property owners will receive higher-than-normal municipal bills for July 2023.

Increases in ratepayers' monthly bills results from the implementation of the annual tariffs on municipal service charges, property rates, effected by new property values which are aligned to the General Valuation Roll (GVR) 2023, and the lapsing of pensioner rebates.

All pensioners who received property rebates that lapsed on 30 June 2023 need to reapply and be re-evaluated to qualify for the new rebates. The City is sensitive to the needs of senior citizens, and all municipal accounts of registered pensioners who were previously approved to receive the lapsed pensioner rebates will immediately be flagged from any possible credit control action until the end of September 2023.

See full letter on GARA web site here.

http://www.glenaustin.co.za/uploads/5/7/3/5/57354521/city_warns_property_owners_over_the_annual_increases_on_municipal_bills._a_pproved.pdf

GARA NEWSLETTER



Support Local

We have opened up the GARA Newsletters to advertise local businesses. Fully paid up GARA members are entitled to one free placement per newsletter edition. Advertising fees for non-GARA members is R180 per newsletter placement for standard size and R250 for quarter page as described below. (At an annual fee of R350, why not join GARA and advertise the whole year for free? Join here: <http://www.glenaustin.co.za/>)

Send us your text or graphic in .jpg or .png format. One standard advertising space is one column width (8.7cm) and about 5.6cm height within that column. (About 10 lines of plain text.) Quarter page is 8.7 x 11cm. Let our community know about your business, and help them to support you! Send e-mail to info@glenaustin.co.za

Why not introduce your business (large or small) to your neighbours by regularly advertising here in our GARA Newsletter?

Here is an example of **standard size**:



GLEN AUSTIN STABLES
073 559 6345
ride@glenaustinstables.co.za
www.glenaustinstables.co.za
BEGINNER TO ADVANCED
HORSE RIDING LESSONS
AND HORSEMANSHIP
PROGRAM

Here is an example of **quarter page**:



BIO-ACTIVATOR FOR SEPTIC TANKS
Bio-Activator treatments stimulate the bacteria in the pit or septic tank so that they digest the waste at an accelerated rate.
Environmentally friendly - this product is entirely natural.
No need to ever have to pump out a septic tank or pit toilet while being treated with Bio-Activator.
Non-toxic, non-hazardous and chemical free. Safe for people, animals and plants.
3-month starter pack: R280
July special =====> R250
Annual (12 month) pack: R640
July Special =====> R600
For more info Call or WA:
073 559 6345

NOTE: The graphic as a whole can be hyperlinked to a URL (Web site, FB page, etc.)

GARA NEWSLETTER



Important Contact Details

Print and keep!

GARA Web Site	www.glenaustin.co.za
GA Sector 1 SAPS Patrol Vehicle	071 675 6109
Midrand SAPS:	011 347 1600 / 02
Relief Commander	071 675 6114
Ambulance ER24:	084 124
Ambulance Netcare:	082 911
CoJ Ambulance & Fire Brigade:	011 375 5911
Crisis Control (ALL EMERGENCIES):	011 254 0888
Johannesburg Metro Police:	011 375 5911
ESKOM Fault Reporting: Alfred the Chatbot:	086 003 7566 or https://alfred.eskom.co.za/chatroom
Lifeline:	0800 012 322
Midrand SPCA:	011 265 9935 or 084 404 6610
SA Poisons Info Centre:	021 689 5227
Environmental Health Services:	011 226 8300
Pikitup:	010 0550 5990 or info@pikitup.co.za
Illegal Dumping:	080 872 3342
GARA:	071 054 6362 or info@glenaustin.co.za
CoJ Call Centre:	011 375 5555 or 0860 563 874
CoJ Region A Customer Service Centre:	011 230 3605 or 300-15 th Avenue, Midrand
Ward 92 Councilor:	Charmaine Ngoepe Charmain4change@gmail.com
CoJ Potholes Stormwater Drains:	hotline@jra.org.za
COJ Anti-Fraud Hotline:	0800 002 587