

July 2019

## In this letter:

From the General Manager  
Golf Course Report  
Golf Operations  
Fauna and Flora  
Water Status  
Property Marketing  
General  
Important Dates



## From the General Manager

The Annual General Meeting was held without a quorum present and in terms of the rules reconvened at the same place and time the following week. At the meeting seven owners were elected to the Board of Trustees. We thank them for offering their services to Elements and wish them well in the execution of their duties.

We also wish to thank the outgoing chairman, Gavin Hart, and trustees Wayne Hinsch and Gerrit Eloff for their tremendous efforts during the past years, especially in negotiating and completing the transfer of the clubhouse and related properties to the owners and procuring water rights from neighbouring properties, ensuring that Elements Private Golf Reserve is fully owner managed with adequate water resources.

At the first Trustees Meeting of the new Board, Jan Labuschagne was elected Chairperson and the following portfolios were assigned:

**JAN LABUSCHAGNE:** Chairman, Aesthetics Committee and Hotel Project

**DAWIE HATTINGH:** Finance/Operations Committee (Budget, Financial Controls, Levy Collections)

**MARNUS KRUGER:** Finance/Operations Committee (Legal, Corporate Governance, Levy Collections) and Security

**CHRIS ELFICK:** Finance/Operations Committee (Subsidiary Companies, Financial Controls) and Hotel Project

**NORMAN KOK:** Golf, Golf Course and Water Committee

**GERHART MEYER:** Fauna and Flora Committee and Aesthetics Committee

**THOMAS ROBBERTSE:** Marketing Committee and Aesthetics Committee support

The proposed Hotel Project was presented to those present at the AGM. A positive response was indicated and the Board of trustees will move the proposal forward. Once legal agreements have been agreed, the trustees will convene a Special General Meeting to obtain owners' approval.



# Golf Course Report

Severe frost occurred several times during the month and there are those who believe this is a positive indication for good summer rainfall.



A three phase plan has been implemented to treat the Poa Annua grass on the greens. The worst affected greens (1, 2, 3, 4, 7, 11 and 15) will all be treated with a full cycle of the chemical Poa Cure. This is a relatively new product on the market and while it has been applied cautiously in the past the decision has now been taken to apply a full annual cycle to these greens. It is by far the most effective chemical used to retard and control Poa Annua growth. The remaining 11 greens will be hand weeded as far as possible and this process has already begun. In addition the third phase is to continue to apply Cultar to these greens where the Poa is less severe. We are confident that this is a positive program and hopefully will significantly reduce the amount of Poa in the greens.



The Golf Committee has taken a decision to construct a small dam on the right front side of the 3<sup>rd</sup> green, to rehabilitate the side walls of the penalty area and to install a circulating pump to allow water to free flow down the stream. This has been approved by the course architect and work will commence the second week of August. This concept was always intended and it will be aesthetically pleasing as well as strengthen the shot value of the hole.

An artificial mat has been installed on the elevated 9<sup>th</sup> tee box which will be brought into play from time to time. The reason is that the tee box has taken strain during the winter months from all the divots. The grass does not grow well in winter because it receives only a few hours of sunlight every day. We request all players to observe and to play off the mat when the tee markers are positioned for play to be on the mat.

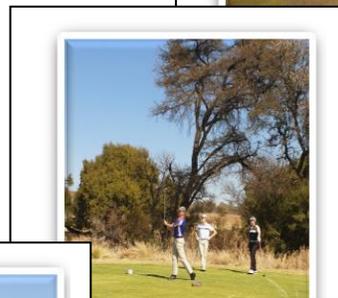


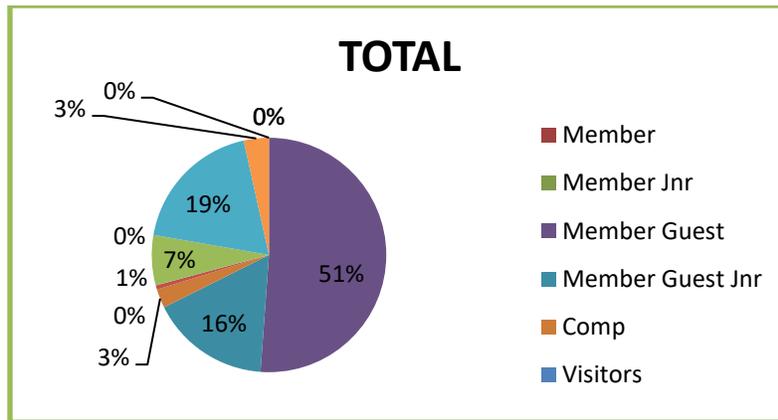
The course remains in good playable condition in spite of the frost. With the firm fairways the ball certainly runs a lot further so now is the time to play the course and work on reducing your Handicap Index.



## Golf Operations

821 total rounds of golf were played which is on forecast for the month. Rounds were boosted by a fund raising day for the Hoërskool Warmbad and a Limpopo Inter High School golf tournament. It is encouraging to see the level of support given to Elements by the high school.





We have seen other Clubs promoting “ready golf” and we intend to do the same. It has been proven that the time spent to play a round of golf is discouraging more players into the game. It is a fact that it takes longer to play a round of golf at Elements than at most other courses. This is due to the layout of the course and the fact that so many balls get hit into the bush and the time it takes looking for lost balls. We promote and encourage all players to follow these guidelines:

- Be sure to be on the starting tee ahead of time.
- Do not waste time between shots.
- Take no more than 3 minutes looking for a lost ball.

- If you are next to play prepare to play while opponents might still be looking for a lost ball.
- Play your ball when you are ready even if others further from the green have not yet played.
- Move speedily between green and the next tee.
- Complete the score card when it is not your turn to play.

These are simply a couple of tips to help make the game more enjoyable in the four ball and in the field.



## Fauna and Flora

The frost has taken its toll on the winter flowering plant life. This is particularly so in the case of the Aloes on the course. Most of the Aloe Arborescence and Marlothii species flowers were killed off before they reached maturity. One Aloe that did survive is the new Aloe Castanea planted on the elevated 9<sup>th</sup> tee box.

All game remains in excellent condition. We continue to supplement with game feed throughout the winter months and this certainly helps. A couple of months ago we published a substantial professional report prepared by Marion Melville outlining the reasons why game should not be fed at individual houses. Marion presents valid argument in support of proper veld management but these are still being ignored by some home owners. It is against the rules of the Estate to feed game and before we are forced to implement stricter measures we again request all owners to completely refrain from this practice.



## Water Status

The free flowing water supply project from Waterberg is up and running. The design and construction of the gravity fed pipe line is being undertaken by home owner Conradt Meyer who is professionally qualified and experienced in this field of engineering. In total

R138,000.00 has been raised through generous donations from owners to fund the project. The target is to have the pipe line completed by end November in time to benefit from the summer rains.



The 9<sup>th</sup>/18<sup>th</sup> dam has almost dried up and this will afford the opportunity to seal the base of the dam with Bentonite before it fills up when the rains fall



The mechanical pump in the Waterberg borehole stripped almost two months ago and caused serious damage to the rods and to the pump. It took a concerted effort to remove the damaged pump which has now being replaced with a submersible pump. The borehole was back in service before month end and once again delivering up to 300,000 liters per day into the irrigation dam.



Water availability has stood up well through the winter months but the challenge remains to hold this position in September/October/November when the temperatures increase and before serious rains fall.



## Marketing

Thomas Robbertse will head up the Marketing portfolio from the Board of Trustees. We have a three pronged marketing approach which includes:

- 1) Property Marketing
- 2) Activities Marketing ( golf/off road cycling/ conferencing/ etc)
- 3) Social Media Marketing.

Interest in property seems to have increased and once again enquiries are being received to show vacant stands. Plans for another house to begin construction have been approved and construction is expected to commence shortly.



Demand for golf is ahead of forecast and we believe this is a direct result of the condition of the golf course, the value for money offered and the overall experience enjoyed by all golfers.

We have appointed a local service provider to drive our Social media campaign with positive results so far. We would appreciate receiving positive or negative feedback from those who receive Elements Face Book post.



## General

We have prepared a proposal to all owners to either install a new or upgrade an existing burglar alarm system in the house. We appeal to all owners to take this into serious consideration for your own safety and security. The terms and conditions are laid out in the letter and we request that when you receive the mail you respond as soon as possible with your decision whether or not to participate. Thank you.



### Important Dates

**Saturday 17<sup>th</sup> and Sunday 18<sup>th</sup> August  
Elebula Open.**

This will be the first time that a Limpopo Golf Union managed Club Open will be played over two courses. Saturday will be played at Elements and Sunday at Zebula followed by prize giving. Entries will be open to any affiliated golfer who need not be a member of either Club. Invitations have been sent out by the Limpopo Golf Union and we encourage you to enter if you will be at Elements that weekend.

**Saturday 31<sup>st</sup> August  
BMW International Tournament.**

BMW have changed the format of their world wide BMW Golf Series and from this year onwards they have invited 50 leading clubs to host a qualifying event. The Elements Tournament will be held on Saturday 31<sup>st</sup> August.. All affiliated golfers who play Elements that day will be required to enter into the competition. This is a wonderful opportunity to qualify for the next round Regional's as guests of BMW. Winners of the Regional Tournaments qualify for the SA Finals and then for the World Finals. All costs paid by BMW. This surely is an opportunity not to be missed.





