



# Brunaly Park

**our safety - our responsibility**

26 July 2017

**Urgent Security Project Meeting**

**Resolutions & New Model**



The new inclusive

**Pay & Pick**

One-fee-for-everything Model

# Pay & Pick Model

- The whole model is implemented in the Area to keep our streets and homes safe
- Everybody **pays** for the **whole model** (all have the same benefit of the guards and dedicated vehicle)
- Residents **pick** which **projects** within the model they want to make use of / implement
- **Choose** your **communication** methods: home alarms, cell phone, community radio



Unanimous decision by 102 homes  
+ approx 10 proxies:  
**Dedicated Vehicle & Gate Guards**

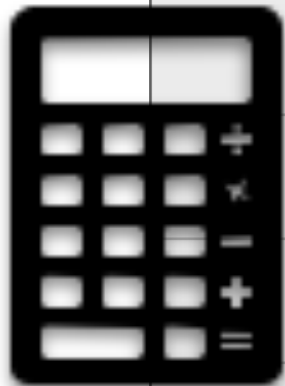


	Price per officer per month	Total
1 x Grade C security officer, 12 hours per night shift, 7 days per week	R 10 700.00	R 10 700.00
1 x Grade C security officer, 12 hours per night shift, 7 nights per week	R 10 700.00	R 10 700.00
1 x Dedicated armed reaction vehicle, 24 hours per day, 7 days per week	R 65 500.00	R 65 500.00
2 x Grade C Security Officers, 12 hours per day shift, weekends	R 5 800.00	R 5 800.00
2 x Kenwood Radio communication	R 300.00	R 600.00
2x Energizer torch	R 100.00	R 200
<b>SUB TOTAL</b>		R 93 500.00
<b>VAT @ 14 %</b>		R 13 090.00
<b>TOTAL</b>		<b>R 106 590.00</b>

**Full time gate guards:  
Extra R10,700 x 2**

# Brunaly Membership Fee

Security Co	Brunaly Operational	Total
R107,000 pm	R7,000 pm	R114,000 pm



<b>200 Homes</b>	<b>R570 pm *</b>
240 Homes	R475 pm *
300 Homes	R380 pm *

\* Members who have paid more in the past are encouraged to keep on paying more until further notice to help us get the project on its feet - we thank all who have indicated that they will increase payments to minimise the deficit

**MORE PARTICIPATING HOMES = LOWER FEE**

# Fees from August 2017: R570 pm

- 112 homes have indicated at the meeting that they will participate
- We are not close to 200 homes paying the full fee
- Some Members pledged to pay more until the project is financially healthy
- For August & September 2017 Brunaly will pay the deficit of the new security company fees from capital funds
- We have two months to get all residents involved!
- Please download Membership & Debit Order forms - one for yourself and more for getting neighbours to sign as well!
- Brunaly will communicate participation figures as we receive membership forms

# Brunaly Marketing

- **Ward Representatives**

- We will put names & cell nrs on website
- Will assist to Sign contracts & Debit Orders (D/O)

- **Community Marketing**

- This project is driven by the community for the community!
- Contact your neighbours - get them to sign membership forms & D/O
- Inform ward reps: name, address, cell nr if you are unsure







Do you enjoy living in a safe neighbourhood?  
**INVEST IN YOUR SAFETY - JOIN BRUNALY**

### Brunaly Park Security Fee

Depends on participation

300/489 homes: R380 pm

240/489 homes: R475 pm

200/489 homes: R570 pm

More participating homes  
=  
Lower fee

**EFT payments**  
Standard Bank  
Current Account:  
373 001 886  
Branch:  
051001  
Ref:  
Address



Brunaly security model with 8 projects & one monthly fee for all

### I JOIN

1. **Sign** the Brunaly Membership Agreement \*
2. **Pay monthly** by Debit Order
3. Get my neighbours to participate
4. Choose if I want home **alarm** monitoring \*
5. Choose to buy a community **radio** \*
6. Partake in the nightly **radio call at 20:00**

\* Requests to [brunalypark@gmail.com](mailto:brunalypark@gmail.com)  
Download Membership Agreements and Debit Order Forms from [www.brunalypark.co.za](http://www.brunalypark.co.za)

### WE GET

- A neighbourhood that is protected by**
- 24/7 Dedicated armed response vehicle
  - After hour gate guards
  - Fencing & gates
  - Camera network
  - Community eyes & ears preventing crime by reporting suspicious persons / activity via Community radio & Phone
- Access to the dedicated vehicle via**
- Home alarm monitoring
  - Cell phone
  - Panic button
  - Community Radio
  - Whatsapp group

**= A SAFER NEIGHBOURHOOD**

# Brunaly Membership Agreement & D/O

[www.brunalypark.co.za](http://www.brunalypark.co.za)

- **Sign & Pay**

- Brunaly Membership Agreement
- Debit Order Form



**Brunaly needs your signed forms to keep an audit trail of participation!**

Ref nr: \_\_\_\_\_

## MEMORANDUM OF AGREEMENT

between

### BRUNALY PARK NPC

Registration Number 2002/023141/08  
(hereinafter referred to as **Brunaly**)

and

Name: \_\_\_\_\_

ID / Reg Number \_\_\_\_\_

Home address: \_\_\_\_\_

Cell nr: \_\_\_\_\_ email: \_\_\_\_\_

(hereinafter referred to as **the Member**)



### 1. Preamble

It is recorded that Brunaly is the co-ordinating body for an integrated security model for the Brunaly Park Area. The Strategy is to secure the neighbourhood cost-effectively through technology, manpower and intelligence and the Member understands that Brunaly acts on behalf of all its members to procure security services as set out in this agreement and to facilitate the different projects that form part of the security model in the Brunaly Park Area. The Parties record that they are desirous of entering into a membership agreement for the purpose of establishing the rights and responsibilities between the Member and Brunaly.

### 2. Definitions

The following words shall have the following meanings:

- 2.1 "the Administrator", being the financial management body of a Body Corporate that pays the Brunaly membership fees on behalf of all the units within a Body Corporate;
- 2.2 "the Area", being the area in the suburbs of Brummeria, Navors and Lydiana in Pretoria consisting of the following streets: Ysterhout Street, Moepel Street, Snyman Road, Ratel Avenue, Orpen Street, Mispel Street, Kuisis Street, Tambotie north of Moepel Street, Boekenhout Street west of Tambotie Avenue, Hendrik Avenue, Kesselaar Avenue, Brummeria Road, Samson Crescent, McLachlan Crescent, Peter Place, Ilse Place;
- 2.3 "the Body Corporate", being the legal body that determines the levies per unit and who undertakes to pay the Brunaly membership fees on behalf of all the units from the levies of the units;
- 2.4 "the Effective date", being the date of signature of this agreement or amendments to this agreement;
- 2.5 "the Member", being a resident of Brunaly Park who subscribes to this agreement, represents a household within the Area and who is desirous of participating in the security model of Brunaly Park as well as a Body Corporate who participates on behalf of all the units, whereby all units become Members of Brunaly;
- 2.6 "the Model", being the integrated security scheme consisting of different projects with tactical co-ordination and financial and marketing management;
- 2.7 "the Parties", being Brunaly and the Member;
- 2.8 "the Projects", being the identified actions and tactics that work together to complete the model to support the strategy, including but not limited to monitoring and armed response services, gate guard services and a dedicated vehicle to the Area to be co-ordinated and procured by Brunaly from time to time;
- 2.9 "the Security Service Provider" (hereinafter referred to as the "SSP"), being the security company with which Brunaly has a written service agreement in terms whereof Brunaly procures home alarm monitoring, armed response, a dedicated vehicle for the Area, gate guards and any other services as procured from time to time to support the Model.

### 3 Terms of Agreement

The Parties agree that:

1. This agreement shall come into force on the date that it is signed by the parties and shall remain in force until such time as it is cancelled in writing by either party providing the other with one calendar month's written notice of its intention to cancel this agreement and/or any associated services attached thereto.
2. Any person who wishes to be a member of Brunaly may join if the person is a resident in Brunaly and thus represents a household in the Area, alternatively if a Body Corporate represents all the units within the complex and pays directly to Brunaly or via their Administrator.
3. By joining Brunaly, the Member undertakes to pay the Brunaly membership fee by debit order into the account of Brunaly.
4. Membership fees are determined by the board of directors from time to time to cover the expenses incurred for the implementation of the model. Brunaly will publish the fees on its website and will give one month's written notice of any increase of fees payable by way of general newsletters sent to all Members at the email address herein. Brunaly undertakes to monitor the participation so that fees may be reduced if there is enough income to pay for the Model.
5. Membership fees are payable in advance before or on the 1st day of the month either on a monthly basis by debit order or annually in advance by the member and the member has the right to choose which option he or she wishes to exercise.
6. Should the member fail to pay the membership fee, their membership and all benefits attached thereto will be suspended until such time as their account is paid up in full.
7. The Member confirms that a participation map may be published by Brunaly and the Member undertakes to communicate any errors on the Map should their home not be marked as a participant.
8. The Member undertakes to be a marketing agent for Brunaly and to put in every effort to get as many neighbours to participate in the Model so that fees may be reduced for all Members.
9. Should the Member choose to make use of home alarm monitoring by Brunaly's SSP, the Member acknowledges that a personal security contract has to be entered into with the SSP for the service, but no fees will be due and payable to the SSP as the service is part of the Model by agreement between Brunaly and the SSP. The SSP will be the sole bearer of the rights and responsibilities for the service. None of the duties or responsibilities in terms of any such agreement will attach to Brunaly.
10. Brunaly will enter into an agreement with the SSP and will provide that all individual contracts will be deemed to have the same contract periods and termination periods as the agreement with Brunaly, irrespective of the individual contract signature dates. All personal contracts with the SSP, whether in writing or otherwise, will be subject to the terms of the agreement that Brunaly has with the SSP and Brunaly will reserve the right to terminate the individual member's agreements on behalf of all members.
11. The Member acknowledges that all services that are procured by Brunaly as part of the Model, is provided on a "best effort" basis and no warranties or guarantees with respect to performance or outcomes are expressed or implied by Brunaly. Brunaly cannot be held accountable for any security failure or other security problem and the Member expressly acknowledges that they hold Brunaly blameless should any such situation arise.
12. The Member chooses as his or her domicilium citandi et executandi ("domicilium") for the purposes of giving of any notice, the payment of any sum, the serving of any process and for any other purpose arising from this agreement the address below his or her name and Brunaly Park at 13A Snyman Road, Navors, Pretoria.

### Signed by the Parties:

\_\_\_\_\_

Signed on behalf of Brunaly

Date: \_\_\_\_\_

\_\_\_\_\_

Signature of Member

Date: \_\_\_\_\_



NPC (Reg nr 2002/023141/08)

Kontak/Contact: 071 132 6573

Epos/Email: [brunalypark@gmail.com](mailto:brunalypark@gmail.com)  
[www.brunalypark.co.za](http://www.brunalypark.co.za)

**BANK DEBIT ORDER INSTRUCTION**

Name (Debtor) : \_\_\_\_\_ Date : \_\_\_\_\_  
Address : \_\_\_\_\_ Reference number (stand): \_\_\_\_\_  
\_\_\_\_\_ Debit order amount: \_\_\_\_\_  
\_\_\_\_\_ Commencement Date : \_\_\_\_\_  
Contact No: \_\_\_\_\_ Abbreviated name as registered with the bank : **BRUNALY PA**  
Email: \_\_\_\_\_

Dear Sirs/Madams

The details of my/our account are as follows:

BANK : \_\_\_\_\_ ACCOUNT NAME. : \_\_\_\_\_  
BRANCH TOWN : \_\_\_\_\_ ACCOUNT NO. : \_\_\_\_\_  
BRANCH NO. : \_\_\_\_\_ TYPE OF A/C : \_\_\_\_\_

(savings,current, transmission)

This signed Authority and Mandate refers to our contract as dated as on signature hereof ("the Agreement"). I / We hereby authorise you to issue and deliver payment instructions to the bank for collection against my / our above mentioned account at my / our above mentioned bank (or any other bank or branch to which I / We may transfer my / our account) on condition that the sum of such payment instructions will never exceed my / our obligations as agreed to in the Agreement, and commencing on the commencement date and continuing until this Authority and Mandate is terminated by me / us by giving you notice in writing of no less than 20 ordinary working days, and sent by prepaid registered post or delivered to your address indicated above.

The individual payment instructions so authorised to be issued must be issued and delivered as follows:

Monthly; on or after the dates when the obligation in terms of the Agreement is due and the amount of each individual payment instruction may not be more or less than the obligation due.

I / We understand that the withdrawals hereby authorised will be processed through a computerized system provided by the South African Banks and I also understand that details of each withdrawal will be printed on my bank statement. Each transaction will contain a number, which must be included in the said payment instruction and if provided to you should enable you to identify the Agreement. A payment reference is added to this form before the issuing of any payment instruction. I / We shall not be entitled to any refund of amounts which you have withdrawn while this authority was in force, if such amounts were legally owing to you.

**MANDATE**

I / We acknowledge that all payment instructions issued by you shall be treated by my/our above mentioned bank as if the instructions had been issued by me/us personally.

**CANCELLATION**

I / We agree that although this Authority and Mandate may be cancelled by me / us, such cancellation will not cancel the Agreement. I / We shall not be entitled to any refund of amounts which you have withdrawn while this authority was in force, if such amounts were legally owing to you.

**ASSIGNMENT**

I / We acknowledge that this Authority may be ceded to or assigned to a third party if the agreement is also ceded or assigned to that third party, but in the absence of such assignment of the Agreement, this Authority and Mandate cannot be assigned to any third party.

Signed at \_\_\_\_\_ on this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_

\_\_\_\_\_  
SIGNATURE AS USED FOR SIGNING CHEQUES OR CREDIT CARD VOUCHERS

Assisted by:

Current participation map will change to:

**Green** - Members - paid up fees

**Blue** - Members - special arrangement

**Yellow** - Old Model participants

**Red** - Non Participating homes

WNNR / CSIR

- Green Alarm plus Levy 97
- Yellow Alarm only 20
- Blue Levy only 128
- Red None 244

Addresses 489

Alarms: 24%

Levies: 46%

Participants: 50%

27-07-2017

