

QURTUBA

QURTUBI CODE OF CONDUCT



AUGUST 2023



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1. INTRODUCTION

1.1. The Qurtuba Precinct Management Home Owners Association ("the Association") has been established by the Directors in respect of the erven and developments known as Qurtuba Estate, Qurtuba Citadel, Qurtuba Lifta and, Qurtuba Sophia ("the Precinct").

1.2. The primary objective of the Association is to promote, advance, and protect the communal interests of the Owners of immovable properties ("Owners") and any person who may occupy an immovable property ("Residents") within the Precinct and, while doing so, to ensure an acceptable aesthetic appearance of its land and buildings and manage architectural, environmental, and safety standards, specifically:

- 1.2.1. To establish, control, and fund measures to ensure the security and safety of persons and property in the Precinct.
- 1.2.2. To ensure the quality and consistency of all landscaping within the Precinct.
- 1.2.3. To maintain the entrances to all residential developments, including the perimeter wall, security fencing, and any other security and related apparatus.
- 1.2.4. To make rules from time to time for the proper management and control of the Precinct and in order to facilitate the achievement of the objectives of the Association.
- 1.2.5. This Code of Conduct applies to all Owners and Residents on the following Erven:
 - 1.2.5.1. ERF 65 LINBRO PARK
 - 1.2.5.2. ERF 68 LINBRO PARK
 - 1.2.5.3. ERF 69 LINBRO PARK
 - 1.2.5.4. ERF 70 LINBRO PARK
 - 1.2.5.5. ERF 71 LINBRO PARK
 - 1.2.5.6. ERF 72 LINBRO PARK
 - 1.2.5.7. ERF 37 LINBRO PARK
 - 1.2.5.8. ERF 38 LINBRO PARK
 - 1.2.5.9. ERF 39 LINBRO PARK
 - 1.2.5.10. ERF 40 LINBRO PARK

2. LEGAL STATUS

2.1. The main object of the Association is to provide and preserve a high-quality lifestyle for Owners and Residents within the Precinct together with the primary objectives stated in Clause 1 above.

2.2. The Association has been formed in accordance with the Companies Act, No. 71 of 2008 ("the Act") as amended and as contemplated in item 4(1) of Schedule 1 to the Act.

2.3. This Code of Conduct has been established by the Directors of the Association in terms of the Associations' Memorandum of Incorporation ("the MOI"), wherever the term "Member" is utilized in this document, such term is defined as in the MOI.

2.4. All Owners and/or Residents of the Precinct are obliged to comply with this Code of Conduct.

2.5. An Owner and/or Resident within the Precinct is responsible for ensuring that all members of his/her family, lessees, guests, visitors, employees, contractors, contractors' subcontractors, and any person rendering a service to the Owner and/or Resident also comply with this Code of Conduct.

3. INSURANCE

3.1. The Association will only be responsible for insuring the common property within the Precinct. Owners and Residents will be responsible for insuring their own assets and possessions.

3.2. Without the prior written consent of the Association, no Owner and/or Resident shall do or permit to be done any action that will or may increase the rate or premium payable by the Association on any insurance policy or that may tend to negatively affect any such insurance policy, nor shall any Owner and/or Resident bring into the Precinct any hazardous substances whatsoever.

4. MANAGING AGENTS

4.1. APC Management (APC) has been appointed to manage the Precinct.

4.2. APC Management's (APC) responsibilities are to control, manage, and administer the common property and to exercise such powers and duties as may be entrusted to us, including the power to collect levies.

5. SECURITY

5.1. One of the primary objectives of the Association is to provide security measures for the Precinct.

5.2. The Association will, from time to time, issue protocols with regard to security for the Precinct, which protocols are to be observed at all times by all Owners and/or Residents. All persons entering the Precinct, whether authorised to do so by an Owner or a Resident, shall be subject to applicable security protocols from time to time.

5.3. The Association is entitled to enter into agreements with suitable security and other necessary service providers.

5.4. Security is considered a shared responsibility. Owners and Residents are required to forthwith report any unlawful or suspicious event or occurrence, within the Precinct to the Association.

5.5. Access to and from the residential development within the Precinct is controlled by the Association. To the extent that an Owner or Resident may authorise any persons or vehicles to access the Precinct, such access shall always be subject to the discretion of the Association, which shall be entitled to refuse such access, should it believe that it has reasonable grounds to do so.

5.6. Owners will be responsible for the actions and behaviour of any Residents, persons employed by such Residents or any persons visiting the Precinct and ensure that such persons comply with this Code of Conduct as well as for any visitors, staff or any other persons who are an Owner or Resident, as the case may be, may authorise, in terms of the applicable security protocols, to have access to the Precinct and in particular to ensure compliance by those persons with this Code of Conduct.

5.7. All persons employed by any Owner or Resident and working in the Precinct must be registered with the Association in terms of the applicable security protocols. The security protocols may make special provision for the management of casual employees within the Precinct.

5.8. Security surveillance cameras are installed at various locations in the Precinct and are monitored by the Association's appointed service provider. The movement of all vehicles and people entering and exiting through the access points may be monitored. CCTV footage (if available) will only be shared if the association is provided a SAPS case number and such footage is deemed to be evidence in such a case.

5.9. Owners and/or Residents are to note that all security systems, including the perimeter walling and electric fencing, serve as a deterrent and detection function and are not guaranteed to prevent a determined attempt at intrusion into the residential developments of the Precinct.

5.10. The Association and its Directors shall not be liable to any Owner and/or Resident and any third-party for any injury, loss, or damage to any person or property arising from any causes whatsoever including, without limitation, the negligence of any security personnel, the failure of any security measures or the intentional acts of any agents, employees, or appointees.

5.11. Owners and/or Residents are required to follow access control protocol for deliveries: All deliveries are to be collected from the main guard house (food, parcels, etc.), delivery vehicles will not be permitted to gain access into the residential developments of the Precinct. The Association does not accept any liability whatsoever for any loss or destruction of or damage to property.

5.12. Owners and/or Residents will not be granted access by any means other than using their remotes, access codes, biometrics, and RF systems.

5.13. In the event of an Owner and/or Resident losing their access remote/tag, there will be a replacement cost of R250.00 each. This value is subject to change as determined by the Association from time to time.

6. REPAIRS AND MAINTENANCE

6.1. Kindly contact APC Management (APC) for all repair and maintenance requests applicable to leasing residents only.

An APC representative will be dispatched according to your preferred availability, in order to conduct the initial assessment and/or carry out the necessary repairs.

6.2. APC Repair Contact Details:

6.2.1. Qurtuba Mobile Application: Support Tickets.

6.2.2. General Enquiries: info@apcman.co.za / 082 745 8616.

6.2.3. Repair Requests: repairs@apcman.co.za / 063 784 5593.

6.2.4. Emergency Contact: 082 745 8616.

6.3. APC Operating Hours:

6.3.1. Monday – Thursday: 07h30 to 17h30.

6.3.2. Friday: 07h30 – 12h00.

6.3.3. Weekends and Public Holidays: Emergencies Only.

7. INCIDENT REPORT

7.1. Owners and/ or Residents may report any incident to APC Management (APC) on 0827458616 / 0116080604 or info@apcman.co.za

8. ACCESS CONTROL

8.1. Owners and/or Residents of the Precinct will be permitted access to their residential development as well as the Qurtuba Estate via biometrics, rfid, tag/card, facial recognition, and palm reader.

8.2. Refer to Annexure A for the Vehicle Registration Form.

9. PARKING BAY/S

9.1. Kindly ensure that you park in the parking bay/s that have been allocated to your apartment. Failure to do so will result in a fine/s being levied against you.

10. WATER AND ELECTRICITY (PREPAID METERS)

10.1. Smart water meters have been placed in each apartment and will be read remotely on a monthly basis, whereafter your account will be debited accordingly.

10.2. Each apartment has been fitted with a prepaid electricity meter through which you will be able to purchase and receive electricity directly, at any time and via various platforms. The method for purchasing prepaid electricity is as follows:

10.2.1. Your meter number must be registered via SMS with our service provider. To do so, please SMS your eleven-digit meter number to "36073" (SMS costs R5.00). Alternately, you may register online at wireit.co.za.

10.2.2. Once you are registered, prepaid electricity vouchers can be purchased directly from any of the following channels:

10.2.3. Online—via EFT, cell phone banking, or ATM, directly with our service provider.

10.2.4. Making online payments directly into our service provider's account.

10.2.5. Retail networks – Pick 'n Pay, House & Home, OK Furniture, Shoprite, Checkers, and Checkers Hyper.

10.3. Should you encounter any problems with the above registration process, or when purchasing vouchers in the future, please contact our service provider directly at their twenty-four-hour call centre on 087 742 0459.

10.4. Refer to Annexures B and C.

10.5. A generator is located on the property that will automatically switch on when the council's power supply is disrupted.

11. FIBRE, TELEVISION, AND INTERNET SERVICES

11.1. Fibre optic cables are minuscule strands made of plastic or glass that are designed to carry virtual information at very high speeds. Amongst many other advantages, fibre offers the prospect of an improved overall internet browsing experience, high quality and cost-effective telephony, online gaming, and the ability to stream/download movies with ease.

11.2. Each apartment has a TV outlet point in the living area and main bedroom (where applicable), which is connected to a central satellite and antenna system. In order for DSTV to function, Owners and/ or Residents will need to purchase a GTU unit.

11.3. For information on connecting to telephone and internet fibre services, please refer to Annexures D and Annexure E.

12. LIVE MASJID

12.1. [@livemasjid.com](http://livemasjid.com) is an online streaming directory, where Muslims can listen on their phones and PCs to over 120 Masaajid around South Africa and the world.

12.2. Masjid Tariq Bin Ziyad (Qurtuba Estate) is accessible via the link provided and broadcasts live programs from the masjid: <https://www.livemasjid.com/linbropark>

12.3. Please note the following:

12.3.1. Listen and download recordings from our Masjid in MP3 format.

12.3.2. All streams are automatically recorded and are available for download immediately.

12.3.3. The green or red status lights indicate whether the stream is active.

13. ROADS AND VEHICLES

13.1. No person shall operate any motorised vehicle on any road within the Precinct unless that person is the holder of a valid Driver's license and unless that motorised vehicle may lawfully be driven on a public road save and except for any motorised vehicle in respect of which the Association, subject to any restriction it may deem necessary, has authorised to be operated in the Precinct.

13.2. No person shall operate any motorised or other vehicle of any sort while under the influence of alcohol or drugs.

13.3. No person shall operate any vehicle in such a manner as to constitute a danger or nuisance to any other persons or property in the Precinct.

13.4. Any person operating a vehicle on a road within the Precinct shall, at all times, obey all customary rules of the road.

13.5. Subject to the Association obtaining the necessary authorisations and/or consents under the National Road Traffic Act ("NRTA"), the Association will erect appropriate road signage. Failure by any person to obey road signs shall constitute a material contravention of this Conduct of Conduct.

13.6. A vehicle entering the Precinct having weight of in excess of 3500 (three thousand five hundred) kilograms shall, prior to such admission, procure the written consent of the Association, which shall be entitled to impose such additional rules and regulations on such vehicles, including the payment of a deposit against damage to any road, sidewalk, or any other property owned or controlled by the Association, as the Association may deem necessary.

13.7. No vehicles, including any trailers, caravans or the like, may be left parked or unattended on any road or other common area of the Precinct other than at such points as may be demarcated by the Association for such purpose.

13.8. Parking on sidewalks and open lawns is prohibited. This does, however, exclude the reasonable use of the sidewalks for parking for a limited period when circumstances require it. However, parking overnight on sidewalks or verges is strictly prohibited.

13.9. Owners and/or Residents shall ensure that their vehicles and the vehicles of their visitors do not drip oil or brake fluid or in any way deface the common areas of the Precinct. Should this occur, the cost of the reparation will be for the Owners and/ or Residents account.

13.10. All visitors must park in the designated visitor areas and must not inconvenience other Residents and Owners.

13.11. No trucks or large commercial vehicles/trailers are allowed on to the residential developments of the Precinct without prior written permission being obtained.

13.12. No road shall be used for recreational purposes.

13.13. Excessive use of car hooters, car stereo systems and any other form of noise pollution in the Precinct is prohibited.

13.14. All Owners and/or Residents must ensure that they park in their assigned parking bays.

13.15. Any vehicle found in contravention of the rules in this Code of Conduct (in so far as they are applicable) will be clamped. Notwithstanding anything to the contrary contained herein, a fee of R500 will be charged to unclamp the vehicle.

13.16. Towing any vehicles within the property must have prior written consent from the Association.

13.17. Washing

13.18. The washing of vehicles will not be permitted in the allocated resident parking bays or any communal area of the residential development within the Precinct.

14. BOATS, TRAILERS, AND CARAVANS

14.1. No boats, trailers, or caravans may be parked or stored on any part of the common areas within the Precinct, other than with the prior written consent of and subject to such terms and conditions as may be imposed by the Association from time to time.

15. AIRCRAFT AND DRONES

15.1. Except in the case of a medical emergency and/or with the prior written consent of the Association (which written consent is subject to authorization granted by the South African Civil Aviation Authority), no aircraft (including drones) are permitted to be operated over, or land in the Precinct for security reasons and the protection of the privacy of Owners and/or Residents.

15.2. Consent shall only be considered upon receipt of a completed and signed application and indemnity form.

15.3. Similarly, drones may only be operated within the Precinct provided that the above consent has been granted.

16. DOMESTIC EMPLOYEES

16.1. For the purpose of this Code of Conduct, domestic employees shall be defined as any assistant paid by the Owner and/or Resident to perform normal household tasks such as but not limited to, cleaning, dusting, sweeping, washing, ironing, cooking, or gardening, child-minding, caregiving, nursing and like chores. Owners and/or Residents shall be responsible to ensure that their domestic employees comply with all security requirements as well as this Code of Conduct.

16.2. Owners and/or Residents are encouraged not to use casual workers in residential developments of the Precinct. Should they occasionally be required, casual workers must be recorded in and out at security where they have to register and be escorted by the owner to and from a security gate.

16.3. All domestic employees, whether permanent or temporary employed, must be registered with the Association on an annual basis from the date of their first registration to obtain access to the residential development of the Precinct. Refer to Annexure F to view the Domestic Registration Form.

16.4. The Association has identified the need for a structured release process for tenants giving any form of item to their domestic workers. This is to avoid domestic workers encountering any sort of difficulty when leaving the property or when they are being searched by the security guards. Domestic workers will not be allowed to exit the premises with any items without the Goods Release Form. Refer to Annexure G to view the Domestic Goods Release Form.

17. COMMON AND RECREATIONAL AREAS

17.1. All Owners and/or Residents residing within the Precinct will have access to all the common and recreational areas located within the Precinct.

17.2. No person shall permit the disturbance, destruction, or removal of any trees or plants from any common areas without the prior written consent of or on the express written instruction of the Association.

17.3. No person shall be entitled to light any fires in the common or recreational areas of the Precinct.

17.4. No person shall be entitled to camp in the common or recreational areas without the prior written consent of the Association.

17.5. No person shall discard any litter of whatsoever nature, whether on any roads, common or recreational areas of the Precinct. All litter shall be deposited in receptacles as may be provided by the Association for such purposes.

17.6. No person shall use any road, common or recreational areas in the Precinct in such a way as would be considered unreasonable or interfere with the use and enjoyment thereof by other persons or in such a way as to cause a nuisance to any other persons or to the detriment of any environmental and conservation principles as may be established by the Association from time to time.

17.7. No person shall hold or permit to be held any sale or auction of goods or a fete in any part of the common or recreational areas without prior written consent of the Association.

17.8. No person shall make any additions and/or alternations that are visible from common or recreational areas and could adversely affect the aesthetics and harmonious appearance of the Precinct.

17.9. No person shall be permitted to dismantle or carry out major repairs to a vehicle on any portion of the common or recreational areas.

17.10. Firearms, pellet guns, and bows should not be discharged in any part of the common or recreational areas.

17.11. Any person using common or recreational areas shall do so in such a way as to not detrimentally affect the amenity of such common areas.

17.12. Strictly no drugs or alcohol of any form is permitted in the common or recreational areas. Any person regardless of being an Owner and/or Resident, if found in possession of drugs and / or alcohol or intoxicated will be fined and may be reported to SAPS in so far as it is applicable.

17.13. The Association shall be entitled to prohibit access to all or any part of any common or recreational areas, should it deem it necessary and desirable to do.

17.14. Venues & Functions:

17.14.1. No event with a capacity of more than 20 people (including minors) may be held anywhere within the Precinct or the Qurtuba Precinct communal areas without prior arrangement, booking, and/or approval from the Association. Events with fewer than 20 people may occur without seeking permission.

17.14.2. Events hosting 21-39 people may be hosted in communal areas within the Qurtuba Precinct with approval from the Association.

17.14.3. Events with more than 40 people (including minors) will not be permitted in communal areas. Please feel free to contact Qurtuba Hospitality on 010 109 4789 to hire a suitable venue.

17.14.4. Non-residents attending functions are not allowed to use recreational areas such as the Qurtuba Pool, Qurtuba Gym, and Qurtuba Clubhouse.

17.14.5. Non-residents attending functions at within the Qurtuba Precinct should park in the designated visitors parking only; Owner and/or Residents should ensure that their visitors do not abuse or damage property.

17.14.6. Owners and/or Residents will be fully liable for the cost of any damages, whether caused by themselves or their visitors. These charges will be billed to the Owner and/or Resident's monthly rental or levy accounts.

17.14.7. The use of the area is not exclusive and is still open for use by other Residents and/ or Owners.

17.14.8. No music is allowed.

17.14.9. Notwithstanding anything to the contrary contained herein, a fine of R250-00 will be issued to any Owner and/or Resident who utilizes any venue or area and fails to clean and tidy up after use; this includes removing all refuse from the area upon completion of your function and having the same disposed of in the refuse yards or bins provided. Similarly, a fine of R250 will be issued to an Owner or Resident who is found littering.

17.14.10. Bookings, payments details and terms and conditions should be obtained from Qurtuba Hospitality, contact details can be requested from the APC offices.

17.14.11. Qurtuba and its associates shall not be held responsible for any injuries to residents, their guests, or employees.

17.14.12. Please be cognisant of the fact that the facility/park is adjacent to the Masjid/ surrounding units, so noise levels must be kept at a respectable level, especially during salaah times and at night.

17.14.13. Bookings may be made via the Qurtuba App or contact info@apcman.co.za

17.15. Kindly note the following common areas that may be utilized by all individuals in the Precinct:

17.15.1. Qurtuba Park across Masjid Tariq Bin Ziyad (Qurtuba Estate)

17.15.2. Qurtuba Old Town braai area located next to Old Town laundry yard (Qurtuba Estate)

17.15.3. Qurtuba Oval (Qurtuba Estate)

17.15.4. Any common areas not listed above are not available for hosting of parties, gatherings, events, meals etc.

17.16. Kindly note the following recreational areas that may be utilized by all individuals of the Precinct:

17.16.1.1. Qurtuba Gym (Qurtuba Estate)

17.16.1.2. Qurtuba Clubhouse (Qurtuba Estate)

17.16.1.3. Qurtuba Swimming Pool (Qurtuba Estate)

17.16.1.4. Qurtuba Astro (Qurtuba Estate)

17.16.1.5. Qurtuba Jungle Gym and Playground (Qurtuba Estate)

17.16.1.6. Qurtuba Oval (Qurtuba Estate)

17.16.1.7. Qurtuba Volta Court (Qurtuba Estate)

18. ADDITIONAL AMENITIES

18.1. The amenities listed below are governed by an exclusive independent body and are subject to its own terms and conditions:

18.1.1. Qurtuba Astro (Qurtuba Estate)

18.1.2. Qurtuba Squash Court (Qurtuba Estate)

18.1.3. Qurtuba Stables and Riding Arena (Qurtuba Estate and Qurtuba Resort)

18.1.4. Qurtuba Furussiyah (58 2nd Road)

18.1.5. Qurtuba Lunge Ring (Qurtuba Estate and Qurtuba Resort)

18.1.6. Qurtuba Paddle (Qurtuba Resort)

18.1.7. Qurtuba Putt-Putt (Qurtuba Resort)

19. QURTUBA APP

19.1. The Qurtuba Mobile App is a convenient platform for residents to engage in the following:

19.1.1. Connecting directly with Management.

19.1.2. Access content and services within the Qurtuba Precinct.

19.1.3. Log support tickets directly from a mobile device.

19.2. The Association actively encourages all Residents to please download, install and utilise the Qurtuba Mobile App to streamline support tickets, as well as stay-up-to date with correspondence via the online notification platform.

19.3. The Qurtuba Mobile App can be downloaded from the Google Play Store or Apple App Store.

19.4. Once downloaded, Residents may register using their cell phone number and the unique OTP code sent via SMS.

19.5. Refer to Annexure H for the Qurtuba App User Manual.

20. QURTUBA SPORTS CLUB AND SOCIAL CLUB

Qurtuba Sports Club and Social Club has been developed to facilitate the management and operations of various sporting and social activities available to residents of the Qurtuba Precinct. The Clubs aims to encourage both physical and social well-being and serve as a vehicle to build a more inclusive and united community.

20.1. Qurtuba Squash Club:

20.1.1. How to guidelines:

Step 1: Fill in the membership application form on the Qurtuba App or follow the link.

<https://forms.gle/9GcuSnxhcHew9T3x9>

Step 2: Pay annual sports club fee of R500.00

QEM Banking Details

Account name: Qurtuba Estate Management NPC.

Bank name: First National Bank

Account number: 62872122777

Branch code: 254605

Reference: Squash – Participants Initial & Surname.

Step 3: Register biometrics (for entry and exit) (squash court only)

Step 4: Reserve a time slot, on the Qurtuba App or book via qurtubasquash.simplybook.me.

Follow the onscreen instructions to make a booking.

Step 5:

Purchase electricity tokens from the AG office between Monday and Friday during working hours.

1 electricity token costs R25.00

2 tokens are needed to activate the singles court (1 hour).

4 tokens are needed to activate the doubles court (1 hour).

FAQ:

1. Members can invite 3 visitors per session.
2. Visitors are limited to 12 annual visits.
3. Membership registration anniversary is 1 January each year.
4. Members that join mid-year will pay a pro rata amount.

20.2. Qurtuba Create your own Sports Club or Social Club:

20.2.1. Qurtuba provides Residents with the opportunity to create and manage their own sports club or social club within the Qurtuba Community.

20.2.2. How to guidelines:

Step 1: Complete the Qurtuba Sports Club or Social Club Application form on the Qurtuba App to propose a new sports or social club OR alternatively use the link: <https://forms.gle/nRBbsmnVhhaBAyss9>.

Step 2: Submit Form

Step 3: Management will review application.

Step 4: Communication will be sent from Management if the application was successful or not.

Step 5: Successful applicants are to have a meeting with Management regarding processes and procedures.

20.2.3. Rules and regulations

20.2.3.1. The following are standard rules and regulations to adhere to, however they may be subject to change as per the club:

20.2.3.2. The sports club or social club is applicable for 2 years and can be renewed.

20.2.4. The word 'Sports' or 'Social' in the Qurtuba Sports/ Social Club may be interchanged with the sport or social activity that is being championed (For example: A volleyball club that exists within the Qurtuba Sports Club will be known as the Qurtuba Volleyball Club).

20.2.5. The Resident proposing the creation of the new Qurtuba sports or social club will be referred to as Captain.

20.2.6. All members of the sport or social club must reside within the Qurtuba Precinct.

20.2.7. Teams may have multiple members.

20.2.8. All members must wear appropriate clothing.

20.2.9. Facilities and equipment are to be utilized in a responsible manner.

20.2.10. Residents found to be vandalizing or damaging equipment or facilities will be held responsible for the repairs and the sport club might be terminated.

20.2.11. No excessive loud noise.

20.2.12. No music.

20.2.13. All members must use appropriate language and behaviour.

20.2.14. No intermingling of genders above the age of 13.

20.2.15. Supervision checks may be done randomly by Management.

20.2.16. Should there be a breach of rules and regulations, Management may terminate the club.

20.2.17. Use of any facility is strictly at your own risk. The owner, manager, and/or operator of these premises, amenities, and facilities, and its employees, agents, and representatives do not accept any liability whatsoever for any injury or death of any person or the destruction of or damage to any property arising from the use of any facility, regardless of the cause thereof.

20.3. Qurtuba Explorers

Qurtuba Explorers is a program created to educate and entertain the children of Qurtuba. It aims to promote healthy mental and physical development in children by facilitating their interactions with peers in a safe environment. The club offers supervised and organized children's activities exclusively to Qurtuba Property residents.

20.3.1. How to guidelines:

Step 1: If a resident would like to enrol their child in the Qurtuba Explorers Club, kindly complete the Google form.

Step 2: A mandatory annual fee of R300 is applicable to join QEC. A pro rata rate applies for late joiners

QEM banking details:

Account name: Qurtuba Estate Management NPC.

Bank name: First National Bank

Account number: 62872122777

Branch code: 254605

Reference: Explorers – Participants Initial & Surname.

Step 3: The resident must WhatsApp proof of payment to 063 641 3180

Note: Using the once-off annual fee, a child will be able to join multiple clubs within Qurtuba Explorers.

21. QURTUBA SWIMMING POOL (QURTUBA ESTATE)

21.1. All Owners and/ or Residents of the Qurtuba Precinct are permitted to utilize the Qurtuba Swimming Pool within the Qurtuba Estate via a tag-in system.

21.1.1. You will be issued one tag for your apartment.

21.1.2. This tag will remain the property of APC Management (APC) and must be returned upon vacating the apartment.

21.1.3. In the event of loss/damage to the tag, you will be held liable for the replacement cost of R275.00.

21.1.4. Tags may only be used by the registered Owner and/ or Resident and any unauthorised use will result in a fine being imposed against the owner/tenant.

21.2. No jumping into the pool is permitted.

21.3. No music or excessive noise is allowed.

21.4. Children under the age of 16 are to be accompanied by adults at all times.

21.5. Please take note of the rules and access times as they appear within the facility. These are subject to change as determined by the Association.

Males:

Monday Wednesday and Friday: 21h00 -07h30.

Tuesday, Thursday and Saturday: 21h00 - 05h30

Sunday/Public holidays: Family time only

Females:

Monday Wednesday and Friday: 07h30-11h00 and 19h00-21h00

Tuesday, Thursday and Saturday: 05h30-11h00 and 19h00-21h00

Sunday/Public holidays: Family time only.

Family time:

Monday - Friday: 11h00 – 19h00

Saturday: 11h00- 19h00

Sunday & Public Holidays: 5h30 – 21h00

21.6. No food or drinks are allowed.

21.7. Visitors of an Owner and/or Resident shall be entitled to reasonable usage of the pool.

21.8. The Association reserves the right to introduce membership fees for usage of the facilities mentioned in this Claus.

22. QURTUBA GYM

22.1. All Owners and/ or Residents of the Qurtuba Precinct are permitted to utilize the Qurtuba Gym within the Qurtuba Estate.

22.2. No firearms or other weapons are permitted on gym premises.

22.3. No alcohol or drugs are allowed in the gym.

22.4. No photographs or videos may be taken inside the gym in the interest of respecting other patrons.

22.5. Children under 12 years are not allowed in the gym.

22.6. Children between the age of 12 to 16 should be supervised by an adult at all times.

22.7. Personal trainers are permitted for one-on-one sessions provided they fall within the designated male/female times.

22.7.1. Personal trainers or services providers are not permitted to hold sessions for more than 2 individuals.

22.7.2. Please take note of the rules and access times as they appear within the facility. These are subject to change as determined by the Association.

Males:

- Monday - Friday: 04h00- 08h00 and 19h00 – 00h00
- Weekends & Public Holidays: 04h00 -08h00 and 13h00 00h00

Females:

- Mondays - Fridays: 08h00 – 19h00
- Weekend & Public Holidays: 08h00 – 13h00

22.8. The Association reserves the right to introduce membership fees for usage of the facilities mentioned in this Clause.

23. QURTUBA ASTRO

23.1. All Owners and/ or Residents of the Qurtuba Precinct are permitted to utilize the Qurtuba Astro within the Qurtuba Estate.

23.2. Rules and Regulations:

23.2.1. The Qurtuba Astro Court is a paid facility. Should you require to reserve a time slot, kindly use one of the below methods:

23.2.1.1. Contact Cassim on 078 302 0998.

23.2.1.2. Residents can book via the Qurtuba Mobile Application.

23.2.1.3. Non-residents can book via: <https://myqurtuba.co.za/astro-court-booking/>.

23.2.2. All proof of payments must be provided. Alternatively, cash payments can be handed to Nur or given to Management directly.

QEM banking details:

Account name: Qurtuba Estate Management NPC.

Bank name: First National Bank

Account number: 62872122777

Branch code: 254605

Reference: Explorers – Participants Initial & Surname.

23.2.3. Teams may have multiple players; however, only 6 players per team are permitted on the field at a time.

23.2.4. Management will provide all equipment, which should be used responsibly at all times.

23.2.5. Players found vandalizing or damaging equipment and/or the facility will be held responsible for the repairs and may be banned from the facility.

23.3. Pricing:

23.3.1. Qurtubis (Residents): R400 per game per hour.

23.3.2. Non-residents: R600 per game per hour.

23.4. Allocated complimentary children time slots:

23.4.1. Management has provisioned specific times throughout the day (Monday–Friday) for children below the age of 15 to enjoy the Qurtuba Astro free of charge.

23.4.2. The following allocated times must be adhered to:

23.4.2.1. 7 – 10-year-old: 15:00 – 16:00

23.4.2.2. 11 – 15-year-old: 16:00 – 17:00

24. SUPERVISION OF CHILDREN

24.1. Owners and/or Residents must supervise their child/children as well as the children of their visitors to ensure their safety and avoid damage or nuisance caused to the Precinct. In particular, children may not interfere with plants, fire hoses, exterior lighting, mechanical equipment, cars or climb onto roofs or walls.

24.2. Children under seven (7) years in the Precinct must be accompanied by an adult at all times.

24.3. Hobbies and activities, which may disturb other Residents, should only be conducted in the designated entertainment areas until 22h00.

24.4. Children are not permitted to play on the roads or driveways in the Precinct.

24.5. Children are not permitted to play in the parking areas.

24.6. Bicycles, skateboards, and the like may only be used in the park area and should be stored or parked in designated areas only. If not, bicycles will be impounded, and the Owner and/or Resident will be liable for a fine, notwithstanding anything to the contrary contained herein.

24.7. Plastic scooters cause a noise nuisance and are strictly forbidden on any part of the Precinct.

24.8. Children are subject to this code of conduct in the same way as adults in so far as it is applicable.

24.9. Children making use of any designated playground area within the Precinct must be made aware by their parents of the playground safety rules as listed below:

24.9.1. All children under the age of seven (7) are required to be accompanied by an adult.

24.9.2. Injuries may occur if play equipment is not used properly or if children are left unsupervised.

24.9.3. No pushing, shoving, or fighting is allowed.

24.9.4. No littering, please make use of the bins provided.

24.9.5. Caution should be taken on hot days as equipment may become hot, adults are required to check the temperature before allowing children to play.

24.9.6. Children should not climb without using both hands.

24.9.7. Play equipment should be used appropriately.

24.9.8. Be careful not to step on other children's hands.

24.9.9. Watch for those climbing up when climbing down.

24.9.10. Respect each other when playing together.

24.9.11. Allow other children to play their own games.

24.9.12. Do not jump from the jungle gym.

24.9.13. Only one person is allowed on the slide, do not slide down in groups.

- 24.9.14. When on top of the slide ensure the slide is clear before sliding down.
- 24.9.15. Keep hands and arms inside the side of the slide.
- 24.9.16. Slide feet first, no sliding backwards or walking up the slide allowed.
- 24.9.17. Use swings in a sitting position only.
- 24.9.18. The maximum weight capacity for the swings should not exceed 50Kg.
- 24.9.19. No jumping off swings.
- 24.9.20. One person on a swing at a time.
- 24.9.21. Do not cross directly in front of, or behind the swings while someone is swinging.
- 24.9.22. Do not climb on the swing or any other support poles.
- 24.9.23. Swing only forward and backwards not sideways.
- 24.9.24. Do not play near swings when they are in motion.
- 24.9.25. Always play safe.
- 24.9.26. Please note that all playground equipment is used at your own risk.

25. LAUNDRY

- 25.1.** Owners and/or Residents shall not hang any washing or laundry or any other items on any part of the buildings or the common property to be visible from outside of their dwelling and shall only do so in the designated laundry area.
- 25.2.** Laundry cannot be left overnight in the designated area and no reserving of laundry spaces/cages in such area will be allowed.
- 25.3.** Any lock utilized by an Owner and/or Resident that is left overnight in the designated laundry area will be cut and removed by the Association.
- 25.4.** Due to limited laundry space please exercise consideration and good etiquette when making use of these laundry areas.

26. REFUSE REMOVAL

- 26.1.** Refuse should be securely sealed in plastic bags and disposed of in the plastic bins at the designated refuse yard and not left on the ground.
- 26.2.** No refuse should be left or dumped on the street or anywhere else on the common areas within the Precinct except in the designated refuse area.
- 26.3.** Residents and/or Owners will under no circumstances be allowed to use the communal litter bins for the disposal of household refuse.
- 26.4.** The burning of refuse is not permitted.

27. PETS

- 27.1.** An Owner and/or Resident shall not keep any animal, reptile, or bird (except for domestic fish) in their dwelling or on any part of the Precinct.

28. RITUAL SLAUGHTER

- 28.1.** Ritual slaughters (for religious reasons only) may not be carried out within any dwelling, unless the prior written approval from the Association has been obtained and on condition that all By-laws and the provisions of

the Meat Safety Act 40 of 2000, as well as any other reasonable conditions imposed by the Association are complied with at all times.

28.2. The area within Qurtuba Estate that was utilised ought to be cleaned in a proper and professional manner thereafter.

28.3. The following information must be submitted to the Association at least two weeks before the proposed slaughter date:

28.3.1. Date and time of the proposed slaughter;

28.3.2. The type of animal to be slaughtered;

28.3.3. The name and qualifications of the person who will be carrying out the slaughter;

28.3.4. Confirmation that the animal will be brought on to the estate immediately prior to the ritual slaughter and that the carcass, and all remains of the animal, will be removed immediately from the premises after the act of ritual slaughter.

29. FUNERAL PROCEDURE

29.1. In the event of a funeral, kindly contact Qurtuba Management on 063 641 3180, which will notify the Qurtuba Burial Committee.

29.2. The Burial Committee will assist with (but is not limited to) the following:

29.2.1. Obtaining the Mayyit from the appropriate authorities.

29.2.2. Booking of the qabr space at the relevant Qabrastan (graveyard)

29.2.3. Arranging the ghushl, kafn, Janaazah and the transportation of the Mayyit.

29.2.4. Logistical preparations for tables, chairs, blankets, kitaabs, etc. for a period of three (3) days.

29.3. For a period of three (3) days, spiritual gatherings and Ta'ziyat (bereavement consolation) will be permitted at the Qurtuba An-Nadi Assaфра Hall (small hall below the Qurtuba Gym within Qurtuba Estate), as well as any courtyards closest to the relevant funeral apartment.

29.4. The Qurtuba An-Nadi Assaфра Hall will be accessible for the feeding arrangements for a period of three (3) days. Please note that Qurtuba Hospitality (QH) will not raise a charge for the hall rental for three (3) days from the date of the Mayyit passing away.

29.5. Residents are responsible for ensuring that the Qurtuba Precinct rules are followed at all times.

30. GENERAL CONDUCT RULES

30.1. An Owner and/or Resident shall not use or permit his dwelling to be used for any purpose, that is illegal or injurious to the reputation of the Association.

30.2. No excessive noise shall be permitted in the Precinct and whether in or on a dwelling, road or on the common areas.

30.3. No lawn mowing or other similar noisy mechanised equipment may be used before 09H00 and after 17H00 on Mondays to Saturdays, or at any time on any public holiday or on a Sunday.

30.4. No maintenance work such as drilling and the like should occur on a dwelling before 09H00 and after 17H00 on Mondays to Saturdays, or at any time on any public holiday or on a Sunday.

30.5. Respect and general consideration by all Owners and/or Residents and any other persons in the Precinct shall be exercised at all times.

30.6. No person shall keep anywhere in the Precinct any flammable substances, except for those substances and in such quantities as may be reasonably required for normal domestic use.

30.7. No external signage may be erected on any dwelling other than with the prior written consent of the Association first being obtained.

30.8. No advertising notices or signage of any sort may be displayed on any dwelling or distributed anywhere in the Precinct other than with the prior written consent of the Association.

30.9. No flags, flag poles, radio aerials, satellite dishes, or antennas may be erected on any dwelling or on the Precinct, except with the prior written consent of the Association.

30.10. The lighting or setting-off of fireworks is not allowed within the Precinct.

30.11. Music and noise must at all times be unobtrusive and contained to reasonable levels so as not to create a disturbance or nuisance to Owners and/or Residents within the Precinct.

30.12. Smoking / vaping will only be permitted within the designated areas. All cigarette butts must be disposed of in ashtrays located around the property.

30.13. No alcohol or drugs are permitted on the premises and within the unit.

31. EQUIPMENT AND MACHINERY

31.1. Owners and/or Residents shall not enter or climb onto any of the equipment and/ or machinery in the Precinct or set it into motion, tamper or interfere with its fittings, accessories, or contents. This also includes all equipment used for the ongoing construction and renovations.

31.2. All firefighting equipment belongs to the Association and may not be removed or tampered with and these should only be used in the event of a fire.

32. ACCESS TO A UNIT

32.1. The Association shall, on reasonable notice to the Owner and/or Resident of a dwelling (except that no notice be given in cases deemed to be urgent or in any emergency situation) for purposes to determine whether or not the Owner and/or Resident has developed/ is using or occupying the dwelling in compliance with these and any other rules as may be prescribed by the Association from time to time.

33. AMENDMENT OF THIS CODE OF CONDUCT

33.1. As the Precinct is developing on a continuous basis, this Code of Conduct will need to be added to, amended, or repealed in accordance with evolving needs of Owners and/or Residents and/or the Precinct.

33.2. It is therefore recorded that the Directors of the Association may, from time to time, amend, delete, replace, or add to this Code of Conduct as and when they consider it necessary to do so provided the Association shall ensure that this Code of Conduct is available for inspection by all Owners and/or Residents subject to such procedures as the Association may determine.

34. BUSINESS ACTIVITIES

34.1. No Owner and/or Resident may conduct a business or practice a trade on or from a dwelling in the Precinct without the prior written approval of the Association.

34.2. No business activity or hobby, that would cause aggravation or nuisance to fellow Owners and/or Residents, may be conducted, including auctions and jumble sales.

34.3. The Association may on reasonable grounds withdraw such consent at any time.

35. THE LEASE OF A UNIT

35.1. The Owner must inform its tenant of the rules of the Precinct and furnish the lessee with a copy of this Code of Conduct, the MOI and any other rules, regulations or directives issued by the Association from time to time. Any contravention of the Code of Conduct by any tenant shall, in addition to any right of recourse against the tenant, be deemed to be a contravention by the Owner who will remain fully liable at all times for the conduct of its tenant.

36. COMMUNICATION

36.1. The Association should be advised of any change of address, email, or telephone contact details to successfully communicate with Owners and/or Residents.

36.2. In order to facilitate expedient communication between Owners and/or Residents and the Association, Owners and/or Residents are encouraged in all standard matters to communicate with the Association by way of email or in writing. Whenever the email details of an Owner and/or Resident changes, he or she must forthwith advise the Association thereof and unless and until such a notice is received by the Association it will be deemed that a communiqué sent to an Owner and/or Resident at an email address provided by him or her was received on the same day as it was dispatched.

36.3. For official purposes, the domicilium citandi et executandi address of an Owner and/or Resident will be the dwelling occupied by such Owner's and/or Resident's name provided that an Owner and/or Resident may change his or her domicilium citandi et executandi to an address within the Republic of South Africa and provided further that such change shall only be effective on the receipt of written notice thereof by the Association.

36.4. It is recorded that whenever a formal notification is served on an Owner and/or Resident, the Association will take reasonable steps to, in addition to serving the notice in accordance with that rule, endeavour to notify such Owner and/or Resident of such service.

36.5. All Owners and/or Residents will be required to register and make use of mobile applications as determined by the Association from time to time.

36.6. The managing agent shall make use of emails, WhatsApp groups and the Qurtuba Mobile Application to communicate with all Owners and/or Residents. All Owners and/or Residents are required to be on these groups and monitor the messages thereon. The primary objective of these groups is Precinct related communication, and the groups will not be used for promotional or advertising purposes.

36.7. All Owners and/or Residents will be required to complete questionnaires and surveys that are distributed by the Association from time to time, in order for us to always improve the quality of living within the Precinct.

37. DISCLAIMER

37.1. Neither the Association, its Directors, officers, employees, or contractors nor their respective agents shall be liable for any loss of life, personal injury or damage to property, or any other claim of any nature whatsoever suffered by any person whilst in or in the Precinct or any part thereof and from any cause howsoever arising.

38. JOINT AND SEVERAL LIABILITY

38.1. When any Owner and/or Resident is a juristic person or a trust, the member, director, or trustee thereof shall be jointly and severally liable in respect of any obligation owed in terms of this Code of Conduct.

39. NOTICE BOARDS

39.1. All Owners and/or Residents are required to take note of and adhere to the notices and rules placed by and authorized by the Association as they may appear in specific locations and facilities.

40. GOOD NEIGHBOURLINESS

40.1. No person shall do anything that is, or might be, prejudicial to other Owners and/or Residents within the Precinct and Owners and/or Residents are to report incidents affecting security to the Association or security. There is a zero-tolerance policy towards violence and crime within the Precinct and the Association and/or security reserve the right to report such incidents to the South African Police Service to be dealt with within the confines of the law.

40.2. No persons shall disturb the public peace in a street or public place, or on private premises by making noises or causing them to be made by shouting, quarrelling, fighting, or by means of a radio, loudspeaker, or similar device, or by riotous, violent or immoral behaviour.

40.3. Should any dispute arise between Owners and/or Residents, the parties shall attempt to resolve it through mediation proceedings, administered by the Association, its appointed mediators, or SAPS.

41. FAILURE TO COMPLY WITH THE CODE OF CONDUCT

41.1. Save where otherwise stated, in all instances where an Owner and/or Resident has breached this Code of Conduct, the Owner and/or Resident will be notified in writing and given a reasonable (determined at the sole discretion of the Association) time in which to remedy the situation. The Owner may make representations in writing to request clarification or to dispute the breach. If the breach is not rectified within the time period provided, then the appropriate penalty will be added to the levy account of the Owner and backdated to the date of notification.

41.2. Schedule of Fines (which may be amended from time to time):

First Offence	Warning
Second Offence	Penalty of R500.00
Third Offence	Penalty equal to double the previous penalty imposed.
Fourth Offence (and repeats thereafter)	Penalty equal to double the previous penalty imposed.

42. ANNEXURE

42.1. ANNEXURE A – PREPAID METER

APC Management (APC) introduced a new electrical/water prepaid system which will allow you to purchase and receive electricity/water directly, at any time and via various platforms.

In order for the above to be effective, you will need to do the following:

- Register, by sending your 11-digit meter number to 36073 (SMS cost R5).
 - You will receive an SMS notifying you that your account has been activated.
1. Register online www.wireit.co.za, fill out the registration form by clicking on REGISTER and include a valid email address.
 2. You will receive an email from WireIT notifying you of the registration, click on the activation link to activate your account.

You should be able to purchase electricity/water from any of the participating banks and retail networks:

- Online – via EFT, Cell phone banking or ATM, directly with our service provider;
- Retail networks – Pick 'n Pay, Boxer, House & Home, OK Furniture, Shoprite, Checkers and Checkers Hyper.

Making online payments into the WireIT account: (banks may differ):

1. Select make payments.
2. Add public recipient/ Bill.
3. Select public recipient.
4. Type WireIT into recipient and search.
5. Select WireIT (option 1)
6. Now add WireIT as a recipient, using your 11-digit meter number as the recipient reference.
7. Insert your preferred contact details.
8. You are now ready to make your payment.

Should you experience any problems purchasing electricity/water vouchers after registering your meter number, the 24-hour call centre (087 742 0459) must be called.

Please note the following:

- Mistakes and/or errors made will be for your own account.
- Please use your eleven-digit meter number as a reference for all deposits and fund transfers.
- Allow up to an hour for your SMS voucher to come through. If it does not come through within the hour, please contact our service provider on the number provided above.
- A minimum purchase amount of R100-00 per purchase will apply to all EFT, Cell phone Banking and ATM purchases.
- However, all purchases made at a Shoprite does not attract a minimum purchase value.
- DO NOT click on the “PREPAID ELECTRICITY” tab on your banking page to make a purchase. This service is not linked to our service provider.
- All existing electricity/water units will remain valid until depleted.
- When purchasing a voucher at a retail store, please quote your meter number and notify them that you are linked to our service provider i.e. Contour CyberVendIT;
- Please see the attached brochures for information on the registration process and voucher purchases. You may also visit www.wireit.co.za for further information.

42.2. ANNEXURE B – CONTOUR ELECTRICITY

WHY USE CONTOUR ELECTRICITY?
ADVANTAGES FOR LANDLORDS & TENANTS:

- No more queues.
- No day-to-day admin for landlord.
- Convenience to purchase at your leisure, at any time of the day or night.
- Option to have either landlord or tenant pay service fee.
- Reconciled reports emailed to you once your payment has been processed at month end.
- Only 5% service fee (excl. VAT), no hidden costs.
- Better control of bulk electricity bills.
- Access to a 24 hour call centre support, including weekends and public holidays.
- (Standard Terms & Conditions apply)

087 742 0459 - CALL NOW!

CHANGE ISN'T ALWAYS EASY AND WE UNDERSTAND, SO WE HOLD YOUR HAND THROUGHOUT THE PROCESS.

24 HOUR CALL CENTRE:
(includes weekends and public holidays)
087 742 0459

SUPPORT:
helpdesk@contourelectricity.co.za

SALES ENQUIRIES:
sales@contourelectricity.co.za

VISIT:
www.contour.co.za

WE ALSO SUPPLY PREPAID ELECTRICITY METERS AT COMPETITIVE RATES.

CONTOUR ELECTRICITY
Management systems for pre-paid electricity

**AFFORDABLE
SIMPLE
USER FRIENDLY**

Residential Houses | Apartment Blocks
Student Accommodation | Staff Accommodation
Business Units





WHO IS CONTOUR ELECTRICITY?

Contour Electricity is a managed service of Contour Technology, a proudly South African company which designs and develops Revenue Management Systems. At Contour Electricity, we provide an outsourced online management service for prepaid electricity meters.

We make managing prepaid electricity meters easier for landlords and tenants alike. Our service is comprehensive, competitive and easy to use via our efficient online management systems: WireIT™, our extensive retail network and our online terminals.

WireIT™ is a patented electronic payment platform that utilises various banking channels to purchase prepaid electricity.

Customers can buy tokens from the following channels:

- A) Banking channel
- B) Retail network
- C) Online terminals



A) BANKING CHANNELS
REGISTERING FOR ONLINE PURCHASE IS EASY:

SMS REGISTRATION



REGISTER
SMS your 11 digit meter number to 36073 (SMS costs R5).

ACTIVATE YOUR ACCOUNT
You will be sent a message notifying you that your account has been activated.



ONLINE REGISTRATION

REGISTER
Register online by visiting www.wireit.co.za, fill out the registration form and include a valid e-mail address.

ACTIVATE YOUR ACCOUNT
An email will be sent to your registered email address. Activate your account by opening the email and clicking on the activation link. If the link does not work, copy the link and paste it into the address bar in your web browser.

BUY TOKENS VIA EFT, CELLPHONE OR ATM
You will now be able to buy electricity tokens at participating banks, using your STS meter number as a reference. After you have made a deposit you will receive a pre-payment token (20 digit numeric number) via e-mail or sms.







B) RETAIL NETWORK
You have an option to buy tokens from the kiosk at these stores:




SHOPRITE




Checkers

C) ONLINE TERMINALS
Option of online vendor terminals is available. Information provided on request.















Contour Technology (Pty) Ltd
 2 Caefron Avenue Westville 3631
 PO Box 37730 Overport 4067
 South Africa
 Tel.: +27 (031) – 266 9746
 Fax: + 27 (031) – 266 3587
 email: sales@contour.co.za
 Web: <http://www.contour.co.za>

23 October 2018

Dear Customer,

Re: Contour Prepaid Activation at Pick n Pay Group Stores

It is with great pleasure that Contour Technology (Contour Prepaid) announces the activation of all Pick n Pay group stores nationally.

This is in line with our objectives of improving the end consumers experience when purchasing prepaid electricity or water tokens. Customers will now have another convenient option to purchase their prepaid tokens.

The following stores have been activated:



Customer Services Team
 CONTOUR TECHNOLOGY (PTY) LTD

Level 1 B-BBEE Contributor



t: +27 31 266 9746 | f: +27 31 266 3587
 2 Caefron Avenue | Westville 3631 | KwaZulu-Natal
 P O Box 37730 | Overport | 4067
www.contour.co.za | www.wireit.co.za

42.3. ANNEXURE C – CABLE GUYZ

THE CABLE GUYZ

Tel: 011 211 3800
Cell: 082 047 0322
Email: akbar@thecableguyz.co.za



We provide a Turnkey Solutions for: Pro Sound Audio & Visual Home Automation DStv & Aerial Corporate & Hospitality

FIBRE INFORMATION

THE CABLE GUYZ NETWORK AND DSTV SERVICE PROVIDER

Dear Qurtuba Lifta Resident

We are happy to inform you that The Zoom Fibre Network is complete at Qurtuba Lifta. We would like to give you the opportunity to view the various Internet packages and DStv requirements on our Fibre Network.

IN APARTMENT TV POINTS AND DSTV SIGNAL FEED

Each apartment has a single mode Fibre feed installed from the main termination point into your unit.

For your convenience your apartment has been supplied with a high speed optic Fibre feed, which will ensure an excellent quality satellite service.

This device converts the optic light signal back to RF which is recognized by your DStv decoder.

Your ZENWELL GTU has 4 outputs which are the same as a standard LNB. (4 x Legacy outputs)

The SAT input (LNB input) on the back of any DStv or OVHD decoder can be connected directly to the outputs of the ZENWELL GTU. This will allow these decoders to function normally as if they were connected to a dish and LNB.



COMPANY DETAILS:

Company registered name: THE CABLE GUYZ	DAKABLEGYZ CC T/A
Company registration number:	2007/221435/23
Vat Number:	4910262130
Directors: Adam	Akbar Suliman / Yumna
Address:	28 MT Blanc Place Extention 4 Lenasia South 1829
Mobile: Mobile 2:	082 047 0322 (Yumna Adam) 079 045 9821 (Akbar Suliman)
Accounts And Admin Department: Yumna Adam 082 047 0322 yumna@thecableguyz.co.za	

PREFREBLE CONTACT TO PLEASE CALL OR WHATSAPP ON THE MOBILE NUMBERS

42.4. ANNEXURE D – ZOOM FIBRE



Zoom Fibre Order Form

HAVE YOU CHECKED COVERAGE?		YES ☐	NO ☐	I DON'T KNOW ☐
PHYSICAL ADDRESS:				
				POSTAL CODE:
GPS CO-ORDINATES:				
NAME:		SURNAME:		
I.D. NUMBER:				
CONTACT NUMBER:		ALTERNATIVE NUMBER:		
WORK NUMBER:		PREFERRED METHOD OF CONTACT ☐ SMS ☐ EMAIL ☐ Phone Call ☐ Whatsapp ☐		
EMAIL ADDRESS:		PREFERRED TIME FOR CONTACT		
CHECKLIST				
COPY OF ID		PROOF OF RESIDENCE		
I, _____ (CLIENT NAME) hereby grant Zoom Fibre (PTY) LTD permission to distribute any documentation provided by me to my chosen Service Provider. I acknowledge that I have not been requested by any Zoom Fibre Agent / Contractor / Employee to make an upfront payment for the service I'm ordering today. I acknowledge that I have not made any payment (cash/eft/other) to any Zoom Fibre Agent / Contractor / Employee for the service I am ordering today.				
DATE: DD/MM/YYYY		CUSTOMER SIGNATURE:		
RESELLER/ AGENT NAME:				

PLEASE CHOOSE A PACKAGE (MARK WITH X)

All prices are inclusive of VAT. T & C 's apply. E&OE. | 2023/03/23

	10 / 10	25 / 25	50 / 50	100 / 100	200 / 200	500 / 250	1000 / 500	INSTALLATION FEE
Accelerit	R393.00	R643.00	R763.00	R903.00	R1,103.00	R1,353.00	R1,653.00	R49-00
ANO	R449.00	R599.00	R719.00	R919.00	R1049.00	N/A	N/A	FREE
Afrihost	R447.00	R647.00	R797.00	R947.00	R1,097.00	R1,197.00	R1,697.00	R1497-00
Cell C	R409.00	R569.00	R729.00	R889.00	R1,019.00	R1,119.00	R1,599.00	FREE
Axxess	R345.00	R675.00	R845.00	R1,035.00	R1,135.00	R1,255.00	R1,795.00	R249-00
bitConnect	R459.00	R658.00	R824.00	R978.00	R1,099.00	R1,279.00	R1,799.00	R499
Fibre First	R499.00	R649.00	R830.00	R970.00	R1,099.00	R1,340.00	R1,699.00	FREE
Cool Ideas	R429.00	R639.00	R789.00	R949.00	R1,089.00	R1,239.00	R1,649.00	R200-00
C-Way	R314.00	R522.00	R628.00	R788.00	R922.00	R998.00	R1,420.00	FREE
(CW-WISP)	R349.00	R549.00	R749.00	R849.00	R999.00	R1,099.00	R1,599.00	R1500
HomeConnect	R368.00	R528.00	R778.00	R908.00	R1,108.00	R1,348.00	N/A	FREE
OXYGN	R430.00	R650.00	R799.00	R950.00	R1,199.00	R1,299.00	R1,799.00	FREE
Link-Up	R458.00	R658.00	R828.00	R980.00	R1,128.00	R1,280.00	N/A	FREE
Mweb	R445.00	R599.00	R789.00	R899.00	R1,049.00	R1,189.00	R1,689.00	FREE
Net4	N/A	R579.00	R879.00	R999.00	R1,099.00	N/A	N/A	FREE
PresConnect	R399.00	R599.00	R799.00	R949.00	R1,099.00	R1,199.00	R1,649.00	FREE
RocketNet	R445.00	R595.00	R835.00	R995.00	R1,095.00	-	-	FREE
Supersonic	R349.00	R539.00	R689.00	R839.00	R979.00	R1,099.00	R1,599.00	
UrbanConnect	R449.00	R609.00	R735.00	R839.00	R965.00	R1,099.00	R1,549.00	FREE
Userverse	R429.00	R609.00	R759.00	R959.00	R1,259.00	R1,459.00	R1,999.00	FREE
VOX Telecoms	R355.00	R530.00	R680.00	R800.00	R1,010.00	R1,110.00	R1,475.00	N/A
Vaal Networks	R385	R618	R782.00	R928.00	R1,199.00	R1,399.00	R1,999.00	N/A
WebAfrica	R429.00 R39 for the 1st month of activation	R579.00 R59 for the 1st month of activation	R699.00 R69 for the 1st month of activation	R819.00 R81 for the 1st month of activation	R939.00 R93 for the 1st month of activation	R1,039.00 R104 for the 1st month of activation	R1,429.00 R143 for the 1st month of activation	R249-00
Zonke WiFi	N/A	R599.00	R799.00	R899.00	R1,099.00	R1,299.00	R1,699.00	R1750-00

42.5. ANNEXURE E – DOMESTIC HELPER REGISTRATION

DEAR RESIDENT,

DATE: _____

PLEASE TAKE NOTE OF THE FOLLOWING REGULATIONS BELOW RELATING TO DOMESTIC HELPERS

- No Domestic Helper may have access to the Estate without prior Registration and permission.
- This application form must be completed and returned to the APC Management (APC) office for a once off registration; The application must be submitted immediately on employment to ensure timeous access.
- An Access Card will be created and issued to each registered domestic helper.
- Under no circumstance may a domestic helper be provided with a remote to enter/exit Qurtuba Estate.
- Each resident is responsible for ensuring that their domestic helper is appraised of the Qurtuba Estate Code of Conduct.
- In the event that a domestic helper receives a warning, and continues to breach any rules, the access card will be revoked, thus no access will be allowed into Qurtuba Estate.
- Kindly ensure that the information requested is completed in full, and the documentation required is attached.

DETAILS OF RESIDENT

NAME AND SURNAME OF RESIDENT:

APARTMENT NUMBER:

CONTACT NUMBER:

DOMESTIC HELPER DETAILS

NAME AND SURNAME:

ID/ASYLUM/PASSPORT NO:
(CERTIFIED COPY TO BE ATTACHED)

CONTACT NUMBER:

RESIDENTIAL ADDRESS:

I, _____ HEREBY DECLARE THAT THE ABOVE-MENTIONED DETAILS AND INFORMATION PROVIDED IS TRUE AND ACCURATE.

RESIDENT:	SIGNATURE:
DATE:	
DOMESTIC HELPER:	SIGNATURE:
DATE:	
APC REPRESENTATIVE:	SIGNATURE:
DATE:	

FOR OFFICE USE ONLY

PLEASE INDICATE WHICH DAYS THE DOMESTIC HELPER WILL BE ENTERING THE ESTATE BELOW

DOMESTIC RENEWAL

FIRST RENEWAL:	
SECOND RENEWAL:	
THIRD RENEWAL:	

SECURITY VETTING DONE BY

FULL NAME AND SURNAME:

SIGNATURE OF SECURITY:

APPLICATION FORM COMPLETED:

DOCUMENTS (ID/ASYLUM/PASSPORT):

ACCESS CARD:

42.6. ANNEXURE F – DOMESTIC GOODS RELEASE FORM

<u>GOODS RELEASE FORM</u>	
DATE:	
RESIDENT NAME AND SURNAME:	
DOMESTIC WORKER NAME AND SURNAME:	
APARTMENT NUMBER:	
SIGNATURE OF RESIDENT:	
SIGNATURE OF DOMESTIC HELPER:	
DETAILS OF GOODS/ITEMS RELEASED:	

<u>GOODS RELEASE FORM</u>	
DATE:	
RESIDENT NAME AND SURNAME:	
DOMESTIC WORKER NAME AND SURNAME:	
APARTMENT NUMBER:	
SIGNATURE OF RESIDENT:	
SIGNATURE OF DOMESTIC HELPER:	
DETAILS OF GOODS/ITEMS RELEASED:	

<u>GOODS RELEASE FORM</u>	
DATE:	
RESIDENT NAME AND SURNAME:	
DOMESTIC WORKER NAME AND SURNAME:	
APARTMENT NUMBER:	
SIGNATURE OF RESIDENT:	
SIGNATURE OF DOMESTIC HELPER:	
DETAILS OF GOODS/ITEMS RELEASED:	

<u>GOODS RELEASE FORM</u>	
DATE:	
RESIDENT NAME AND SURNAME:	
DOMESTIC WORKER NAME AND SURNAME:	
APARTMENT NUMBER:	
SIGNATURE OF RESIDENT:	
SIGNATURE OF DOMESTIC HELPER:	
DETAILS OF GOODS/ITEMS RELEASED:	

42.7. ANNEXURE G – QURTUBA APP USER MANUAL

