

---

12 June 2020

Dear Home Owners and Residents

## **STONE RIDGE COUNTRY ESTATE (SRCE) NEWS LETTER 31**

### **UPDATE OF ESTATE RULES AND FINES**

The approval obtained at the Nov 2019 AGM to include a general assault rule in the SRCE Rules and Regulations and Fines guideline, refers.

Please note that the below amendment was made to the SRCE Rules and Regulations as well as the Estate Fines guidelines:

Estate Rules and Regulations pg1 amended:

### **INTRODUCTION**

1. These rules are designed to promote and protect the high quality lifestyle and the security to which residents of the Stone Ridge Estate, inclusive of all townhouse complexes in the Estate, aspire.
2. The prime objective of these rules and regulations is to preserve and enhance security, the harmonious internal and external control, the aesthetics and the environment.
3. The rules have been established in accordance with the Memorandum and Articles of Association of the Stone Ridge Estate Home Owners Association (HOA). The rules and regulations are binding upon all occupants of the Estate, as is any decision taken by the Directors in interpreting these rules.
4. The Architectural Design Guidelines, received separately from the Developer, shall be deemed to be incorporated in, and to form part of these rules.
5. It is the responsibility of the registered owners of erfs or units at Stone Ridge Estate to ensure that members of their families, as well as their tenants, visitors, friends, invitees, contractors and employees abide by these rules.
6. Harmonious community living is achieved when residents use and enjoy their private property as well as the public areas of the Estate. General consideration of all residents by and for each other will greatly assist in assuring harmonious relations of the Estate. **Assaults, threats of assault, violent acts, swearing, use of foul language and other acts of verbal abuse against any HOA member, estate manager, fellow owners, residents of, visitors to, contractors, directors of, security personnel and employees of Stone Ridge Country Estate is strictly prohibited.**
7. In the event of annoyances or complaints, the parties involved should attempt as far as possible to settle the matter between themselves – exercising tolerance and consideration. When a problem cannot be resolved, the matter should be brought to the attention of the Directors for further recommendation in terms thereof. The Directors, who meet on a monthly basis, will entertain written submissions only.
8. The decision of the Directors is final and binding in respect of the interpretation of these rules.

Directors: B. Nathoo, F Oosthuizen, K Wakelin, B Truter, H. Pather, J. Coetzee, L. de Koker

---

9. These rules are subject to change from time to time at the discretion of the Directors.

Estate Fines guidelines pg1 amended:

## **STONE RIDGE COUNTRY ESTATE FINES**

**Threatening behaviour, assaults, threats of assault, violent acts, swearing, use of foul language and other acts of verbal abuse**

- a) The sanction for assaults, threats of assault, violent acts, swearing, use of foul language and other acts of verbal abuse against any HOA member, estate manager, fellow owners, residents of, visitors to, contractors, directors of, security personnel and employees of Stone Ridge Country Estate shall be a fine of R1000.00.
- b) The home owner remains accountable for payment of fines awarded.
- c) The HOA may furthermore pursue criminal and/or legal action against the home owner.

The updated SRCE Rules and Regulations as well as the Fines guidelines are attached herewith for your convenience.

Kindly direct any questions or concerns to the Estate Manager.

Regards,

**Stone Ridge Country Estate  
HOA Board of Directors**