

ESTATE MANAGEMENT REPORT 2015

Financial year 2014/2015



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Road infrastructure



1.1 Road maintenance and repairs and upgrades

On an ongoing basis maintenance and repairs are carried out on the road surfaces

This generally consists of:

- Dragging of tyres behind the tractor to smoothen the road surface and counter the effect of corrugation.
- Repairing of drainage line crossings after heavy rainstorms.
- Removal of debris from mitre drains and grading of the roads.
- Filling of pot holes or ruts with gravel.
- Trimming of trees overhanging the road verges.
- Clearing of vegetation on blind corners to improve visibility.

New Signs have been erected at the Causeway indicating occasional flooding.

The Care signs at the main entrance have been replaced with wooden sign boards.

Both access slopes to the causeway have been upgraded with concrete to reduce maintenance on the slopes and to improve traction for vehicles, especially when the causeway is under water. The embankments have been stabilised with gabion structures

1.2 Construction of new roads

New roads are constructed every time a new stand is developed. (Refer to Building for new houses)

1.3 Walking trails

Maintenance is carried out on all the walking trails.

Work consisted of:

- Slashing the walking trails to keep tracks clear of vegetation
- Bolster humps are maintained to minimize the erosion of walking trails
- Benches on the Aardvark trail was treated with varnish
- All trail signs have been refurbished

1.4 Private access roads

Private access roads are repaired and maintained throughout the year. When repairing driveways, attention is paid to improving the road surface, placing of bolster humps (to divert water runoff) and construction of mitre drains (to channel water off the road surface).

1.5 Road and stand signage

During the course of the year an effort was made to have road name signage refurbished or replaced. RV stand numbers have also been sent in small numbers for refurbishing by Splinters Wood Working.

2. Fences

2.1 Fence line maintenance



There is continuous maintenance and repairs being done to the fence line. Before the summer rains the fence line is sprayed with an herbicide to prevent growth of vegetation, this is to limit interference with the fence electrics. Washed debris is removed from the fence after rain, especially on drainage line crossings. Inspections are done throughout the month and minor repairs are dealt with. This includes straightening of Y-standards, droppers, offset brackets and tensioning of wire strands and closing up of warthog holes.

Both the Easter and Western Sandspruit fence crossings have been replaced after being damaged by a flood.

A gabion structure has been installed underneath the main westerns drainage line crossing.

All the fence line y-standard poles have been repainted in order to prolong their lifetime.

A gate has been erected between Raptors View and Leadwood. This serves as an emergency exit should the RV SandspruitRiver be in flood.

3. Veld management

3.1 Vegetation monitoring

The ARC team has been back to do the annual veld monitoring assessment on Raptor's View. Grass and tree composition is monitored at 10 pre-determined locations. This data is indicative of the condition of the veld. Vegetation Biomass is measured before the onset of winter. This assists with determining the carrying capacity of the estate as a whole.

3.2 Game count

3.2 Game Count

Game count 2014

Name	Males	Females	Calves	Total
Blue Wildebeest	3	24		27
Duiker				7
Giraffe	4	22	2	28
Impala	22	117		139
Kudu	5	21		26
Monkey Troops				2
Nyala	7	2		9
Steenbuck				1
Vulture Nest				1
Warthog				28
Waterbuck	7	18	2	27
Zebra				27

3.3 Bush clearing and Veld reclamation



Various areas have been identified as a suitable area for selective clearing of encroaching plant species. The main species that are selectively being thinned out are *Grewiaspp*, *Acasiaexuvialis* and *Dichrostachyscinerea*.

Areas cleared were:

1. A 20m belt along the western Fence common wilderness area.
2. Various individual properties participated in the bush thinning program

A historical bush cleared area along the western common property has been slashed with the tractor in order to simulate a veld burn

Historical eroded areas are continually monitored and maintenance is carried out on existing gabion structures. Where required new structures are erected.

3.4 Alien plant control

During the course of the year an attempt is made to eliminate, or limit the spread of alien plants.

An attempt to control *Zinnia spp* was made in visible areas by means of slashing the flower heads off before the seeds matured.

Prickly pears were controlled by means of herbicide application.

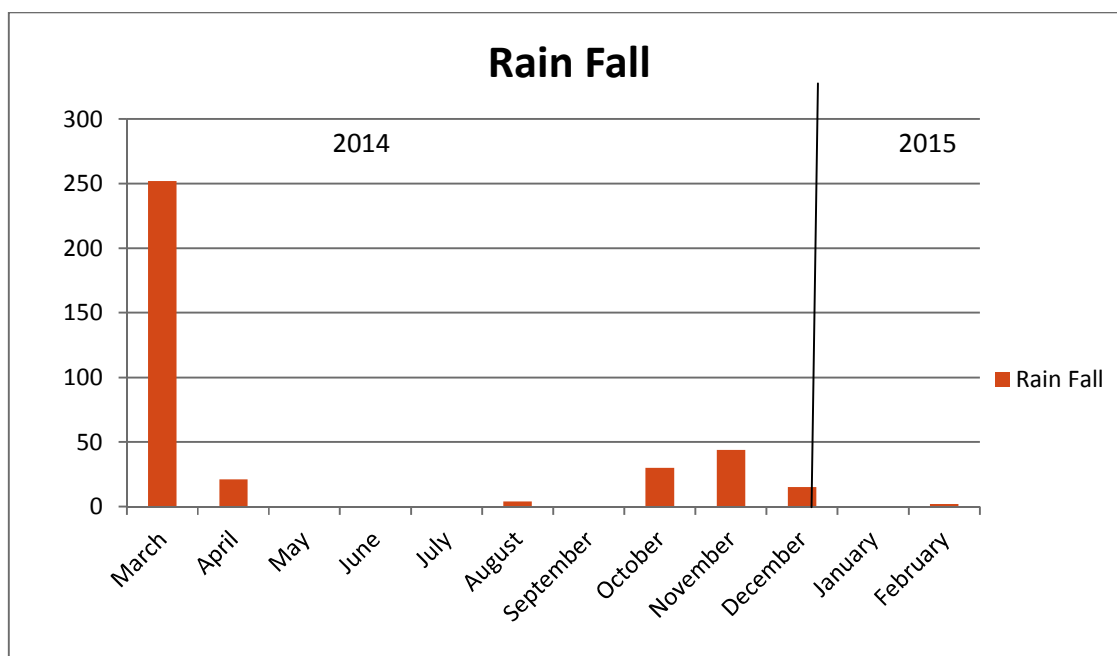
3.5 Animal removal/mortalities

The following animal mortalities/removals have been recorded. Predation by wild dog and leopard has been the main cause of natural deaths. Other mortalities were due to animals getting stuck in the fence, altercations between animals.

Species	Total
Impala	6
Warthog	19
Nyala	2
Giraffe	1

3.6 Rain

The Following rain fall figures have been recorded for this financial year.



3.7 Animal Rescues



During the year some animals required rescuing.

- A young giraffe was found in an erosion trench. It was abandoned by its mother and was moved to Moholoholo for care.
- A Giraffe which had fallen into a pool was assisted and was treated by Dr Pete Rogers.
- A young Zebra which was found next to a house after being injured by the fence and was treated and moved to HESC for care.

3.8 Baboon Spider Program



An initiative from the local Reptile Park has been reintroduced on Raptors View. Prior to a new site undergoing construction, the site is surveyed for potential baboon spider holes. Any potential holes are marked and if needed, the spiders are relocated by the snake park.

3. Waste management



Every Thursday waste is collected from various houses. After collection, all the recycling bags are separated and waste items are sorted into 210 liter drums according to plastic, glass, tins and paper. Glass tins and plastics are moved to the Southern Cross Schools recycle collections point. Large volumes of cardboard are moved to the recycle depot for further processing by the waste recycling company.

5. Water reticulation and electrical infrastructure



The water and electricity usage of each developed stand is read on a monthly basis. The average usage of each house is monitored. Where problems were identified the home owners were notified by the office.

Various water leaks have been repaired during the course of the financial year.

A shutoff gate valve has been installed on the main incoming water supply line in order to be able to isolate RV from town for maintenance purposes.

All new water meters have been standardised and are maintained, installed by RV.

All service connection points are indicated by a gumpole. These gumpoles are rotted and have been replaced with metal pegs.

A few transformers have become defective and loan units have been installed by Eljon until such time as the original ones had been repaired

Motla Engineering was tasked to do an electrical survey in order to determine future work required on the electrical grid.

6. Gatehouse/Pump house/Workshop/Vehicles

Raptor's staff members clean and maintain the main entrance and contractor's gate once a week.

The workshop is also cleaned up on a Friday afternoon. During this time all the vehicles and equipment are cleaned and checked for any faults. An additional vehicle has been purchased.

Both the Raptor's View booster pump stations are cleaned during the course of a month. The pumps are serviced annually by Gator Pumps and the electronic system is maintained by Electro Systems. A booster pump has been replaced at the Bateleur pump station.

An additional booster pump has been installed on Marsh Harrier in order to alleviate pressure supply problems to that part of the estate.

7. Call outs



During the course of the year various call outs are responded to in order to assist residents. This can range from pulling vehicles out, inspecting power failures and removing snakes and monitors.

8. Security and fire management

Firebreaks are mandatory on the estate. All houses and building sites have to cut a firebreak in order to minimise the spread of fire on the estate and in order to minimise the risk to houses. All the fire equipment is serviced and ensured to be functional. Some improvements were made to the Fire fighting units.

Security Project Overview



The security team and function on the estate comprises of:

Security Officials Main Gate

- ❖ 1 Security Official deployed at the main gate during the day.
- ❖ 1 Security Official deployed at the main gate during the night.
- ❖ 1 Security Official assisting the mobile vehicle.

Contractors Gate

- ❖ 2 Security Officials deployed from Mondays to Fridays at the contractors gate.
- ❖ Searches are still carried out on a daily basis and access and egress controlled.

Supervisor Visits

- ❖ Supervisors are deployed at Raptor's View
- ❖ They assist with transporting staff to Raptor's View.
- ❖ They assist mobile vehicle with fence alarms.
- ❖ Visits are carried out at building sites.
- ❖ They assist with searches at the contractors gate.
- ❖ Conducting foot patrols on a regular basis.

Mobile Vehicle

- ❖ The mobile vehicle carries out house visits.
- ❖ These house patrols were done on requests by landowners.
- ❖ Over 5000 kilometres has been driven on Raptor's View Wildlife Estate per month on vehicle patrols.
- ❖ The vehicle is dedicated to Raptor's View Wildlife Estate for 24 hours, covering a day and night shift.
- ❖ Mobile vehicle attends to triggered alarms on the perimeter fence.
- ❖ The mobile vehicle attends to and repairs broken fences on the perimeter possible.
- ❖ The mobile vehicle visits building sites during the month.
- ❖ The security officials are instructed to do foot patrols on a regular basis.

General

- ❖ The CCTV footage at both entrance gates are monitored by the Quemic control centre.
- ❖ Additional contractor staffs are added to the access system throughout the year.
- ❖ Compulsory security screening has been implemented for all contractors wanting to work on the estate.
- ❖ An additional cctv camera was installed at the contractors gate

9. Construction

Construction of new houses is an ongoing process on the estate.

The following houses were either completed (15) or have commenced (10) with construction during this period:

Completed Projects	New Projects
RV 193	RV 317
RV253	RV 169
RV 120	RV 175
RV 161	RV 42
RV 54	RV 40
RV 319	RV 95
RV 248	RV 128
RV 65	RV 75
RV151	RV 303
RV 13	RV 331

RV 34	
RV327	
RV 261	
RV 267	
RV 33	

Drawings for various new houses have been submitted for approval.

Several new contractors and service suppliers have been approved to work on the estate.

10. Publicity

Raptors View has been included in the Game Ranching magazine as one of the best Wildlife estate

