



PEARL VALLEY

— HOME OWNERS ASSOCIATION —

SECURITY MATTERS

Welcome to the fourth edition of *Security Matters*, covering the period from January to March 2025. We remain committed to keeping our community informed, aware, and secure. In this edition, we share important updates from the first quarter, highlight key trends observed by our Security Team, and offer practical tips to help you and your family stay safe.

DE HOOP FIRE | A Collective Effort

The recent fire at De Hoop was a powerful reminder of the strength that lies in teamwork and community collaboration. Our security and operational teams, together with Bidvest Protea Coin, local farmers, Drakenstein Fire & Rescue, Drakenstein Traffic Department, Cape Winelands District Municipality, Leading Edge Aviation, Stem in die Bos Ontbossing, Saamstaan Dienste, the Franschhoek Fire Protection Association, and Martin & East, united to prevent the fire from reaching Val de Vie and Pearl Valley.

We extend our sincere thanks to all residents for their cooperation during the temporary closure of the main gates and for your patience while helicopters drew water from our lakes to support the firefighting efforts.

In this case, the images of the day tell the story best.



SECURITY TOWNHALL | 6 March 2025

Security at Val de Vie Estate and Pearl Valley is more than just a service - it's the foundation of our way of life, ensuring the peace of mind that makes our community one of the most sought-after in the world. On Thursday, 6 March 2025, residents gathered for a powerful and insightful Security Townhall, where industry leaders shared strategic insights, cutting-edge advancements, and real-world demonstrations of the security measures that safeguard our estates.

The event concluded with an operational response demonstration by Bidvest Protea Coin, simulating real-world security protocols and rapid intervention tactics. The aerial and drone demonstrations were executed with full coordination and approval from the Civil Aviation Authority and both HOAs, giving residents a firsthand look at the exceptional security capabilities.

If you could not attend or want to watch the presentations and demonstrations again, you can view the full recording at this [link](#). A heartfelt thank you to all residents who joined us. Your engagement strengthens our shared commitment to a safe, secure, and thriving community.



SWIFT ACTION, OUTSTANDING OUTCOME - OFFICER TAFENI

When seconds matter, the right response at the right time can make all the difference. That happened recently at Pearl Valley when Officer Yamkela Tafeni sprang into action following reports of a house fire on the estate.

Arriving on the scene in just three minutes, Officer Tafeni wasted no time. With calm precision and in line with the estate's emergency protocols, he immediately accessed the nearest fire hydrant and connected the hose. He began spraying down the roof to contain the blaze. His prompt action, supported by nearby Titanium Ambulance responders, was vital in suppressing the fire until the Fire Department arrived.

Officer Tafeni's conduct on the day was exemplary. His composure, commitment to duty, initiative, teamwork, and dedication to safeguarding our community remind us of the vital role our first responders play each and every day. We thank and salute you, Officer Tafeni - your actions saved the day.

OUR BIGGEST RISK | Unvetted Workers

Our Security Team and Bidvest Protea Coin diligently manage external threats. True safety, however, is also shaped by what happens within our gates. Every resident plays a vital role in protecting our families, neighbours, and the wider community.

The most significant internal risk to security is the unauthorised entry of unvetted workers, especially when brought in by residents using personal vehicles. This practice bypasses the strict registration and screening protocols, which are in place to ensure that only trusted, vetted service providers gain access to homes, stands, and work areas.

Our vigilant guards continue to intercept attempts by contractors and residents to bring in unregistered workers. These individuals do not meet the required security standards, as they would otherwise have been allowed access. As a result, they have been banned from the estates, and the residents involved have faced the consequences.

The Security Team must authorise any exceptions, even emergencies. For assistance, please

email security@vdyhoa.co.za during office hours or contact the Duty Manager at the Security Control Room on +27 (0)21 867 1201.

EMPLOYING FOREIGN NATIONALS IN SOUTH AFRICA

What Every Resident Needs to Know

Many households within our estates rely on the valuable contribution of people employed as domestic workers, gardeners, butlers, and many other roles, some of whom are foreign nationals. Many of these individuals demonstrate exceptional work ethic, loyalty, and dedication. However, employing foreign nationals comes with important legal responsibilities, and residents must remain fully compliant with South African law.

Understanding the Legal Framework

The employment of foreign nationals is governed by the *Immigration Act 13 of 2002* and the *Employment Services Act 4 of 2014*. These laws are in place to protect both employers and employees and ensure a fair and regulated labour market. Employers are legally obliged to ensure that any foreign national in their employ:

- Has a valid work visa issued by the Department of Home Affairs.
- Is employed under conditions no less favourable than those offered to South African citizens.

Why Compliance Matters

Hiring someone without the appropriate documentation, even with the best intentions, can have serious consequences. Employers may face fines of up to R100,000.00, potential imprisonment, or both. Additionally, the Department of Labour is empowered to conduct inspections without prior notice, even within gated communities like ours. Foreign nationals found working illegally may face deportation.

It's also important to note that residents employing foreign nationals must provide a formal written contract in line with the *Basic Conditions of Employment Act* and register them with the Unemployment Insurance Fund (UIF), regardless of nationality. UIF registration is possible for foreign nationals who are legally employed and hold valid work permits.

Let us continue to build a community based on fairness, integrity, and mutual respect. If you need further information or guidance on verifying work permits or UIF registration, we encourage you to contact a qualified labour consultant or the Department of Home Affairs directly.

BE ALERT | Community Awareness Starts Here

This new quarterly feature highlights rising local security trends that may affect our residents. By staying informed, we stay one step ahead. This quarter, we focus on two increasing risks in and around Paarl: ATM Scamming and Car Jamming.

ATM SCAMMING

ATM fraud continues to evolve, with sophisticated scammers using devices and distraction tactics to steal your card details and PIN. Paarl has seen a spike in these incidents, particularly near busy shopping centres and fuel stations.

Common Methods:

- Skimming: Devices attached to ATMs capture your card data, often paired with hidden cameras.
- Card Swapping or Trapping: Thieves distract you while swapping or trapping your card inside

the machine.

- Shoulder Surfing: Observing your PIN entry from nearby.

Protect Yourself:

- Always inspect the ATM before use. Look for anything unusual or out of place.
- Cover the keypad when entering your PIN.
- Never accept help from strangers at an ATM.
- Enable SMS or app notifications for transactions.
- Report any suspicious activity to your bank immediately.

CAR JAMMING ON THE RISE

Remote jamming is a growing trend in urban centres, and Paarl is no exception. Criminals use electronic jamming devices to block the signal from your key fob, preventing your car from locking. You walk away thinking your car is secure while thieves gain easy access.

Where It Happens:

High-risk zones include supermarket parking areas, service stations, and places with heavy foot traffic.

How to Stay Safe:

- After locking your car, physically check that the doors are locked.
- Don't leave valuables in plain sight.
- Stay alert and report any suspicious behaviour to nearby security.
- Park in well-lit, monitored areas.
- Consider installing a GPS tracking device for added peace of mind.

Simple habits can prevent a serious incident.

TEACHING CHILDREN ROAD SAFETY | A Vital Responsibility for Parents

Keeping our children safe on the roads is a shared responsibility that begins at home. As our neighbourhoods grow more active, with children enjoying the freedom of scooters, e-scooters, bicycles and e-bikes, or simply running across the road to visit a friend, we need to teach them how to be alert and responsible road users.

Whether chasing after a ball, stepping into the street from a driveway, or becoming distracted while listening to music, these actions can lead to serious and entirely preventable accidents. They need to be aware of their surroundings, especially in areas where vehicles may be moving, even at low speeds. It's critical for them stay alert when:

- Exiting a yard or driveway into the road
- Crossing the road between parked vehicles
- Running, scooting or cycling toward a playfield or friend's house
- Wearing headphones that block surrounding sounds

Five Key Road Safety Habits Every Child Should Know

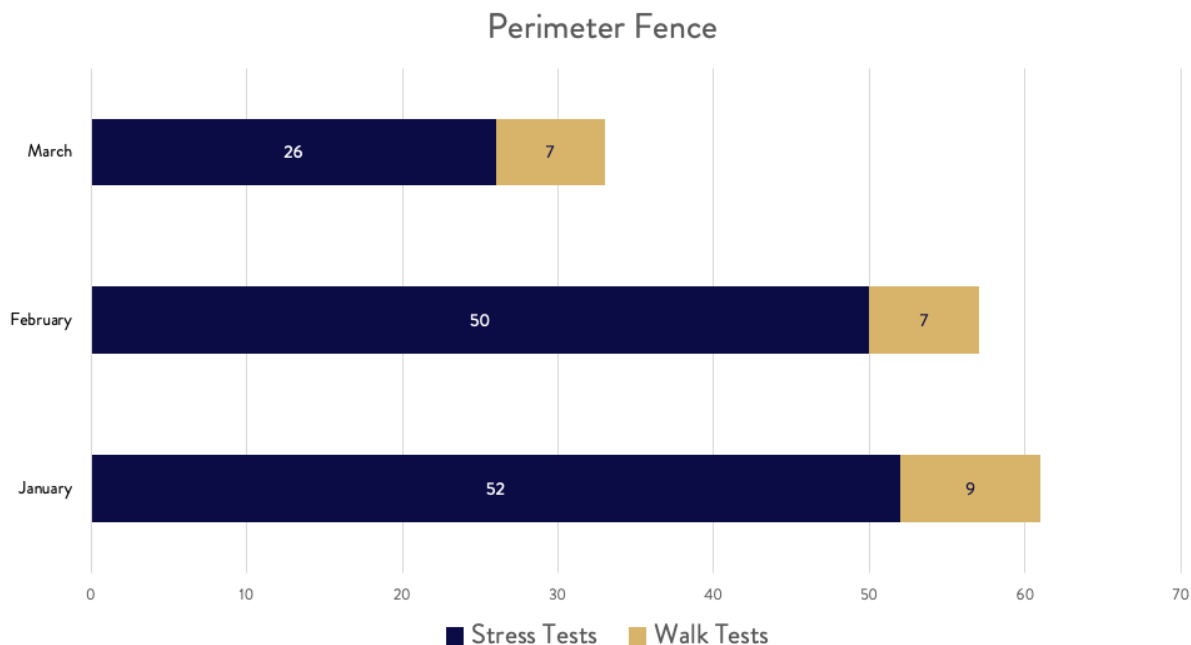
1. Stop and Look - Always stop before entering a road. Look left, right, and left again before crossing, even in quiet residential areas.
2. Remove Distractions - No headphones, earbuds, or screens when walking, cycling, or scooting near traffic.
3. No helmet, No ride - Helmets are non-negotiable when riding scooters, e-bikes, or bicycles. Protective gear helps prevent serious injury.
4. Be Visible - Bright clothing, reflective bands, and visibility gear are especially important in early mornings, evenings, or cloudy, rainy days.

5. Stick to Safe Zones – Remember that pedestrians, animals, especially horses, and birds, always have the right of way. Bicycles, kick scooters, e-scooters, e-skateboards, and stand-up scooters may be used on the roads and walkways. Pedal scooters, e-bicycles, and e-motorbikes may only be used on the roads. Adhering to the speed limits at all times helps protect everyone in our community.

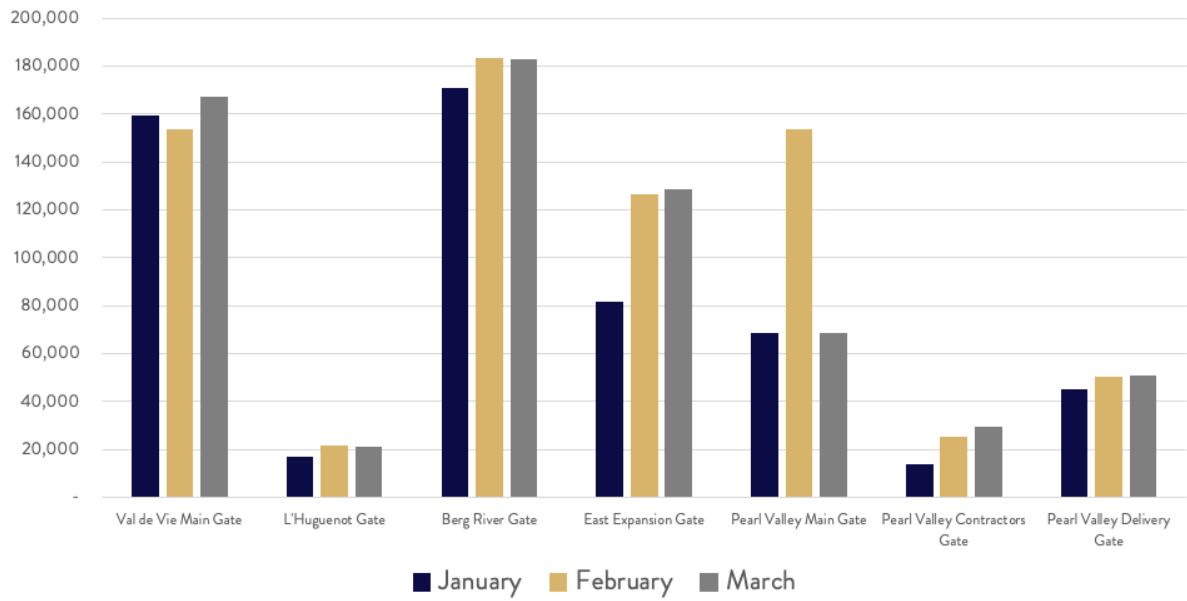
Let’s continue to nurture a culture of safety and responsibility in our community. Road safety starts at home. Let’s lead by example and help our children develop the habits that will protect them for life.

SAFETY IN NUMBERS

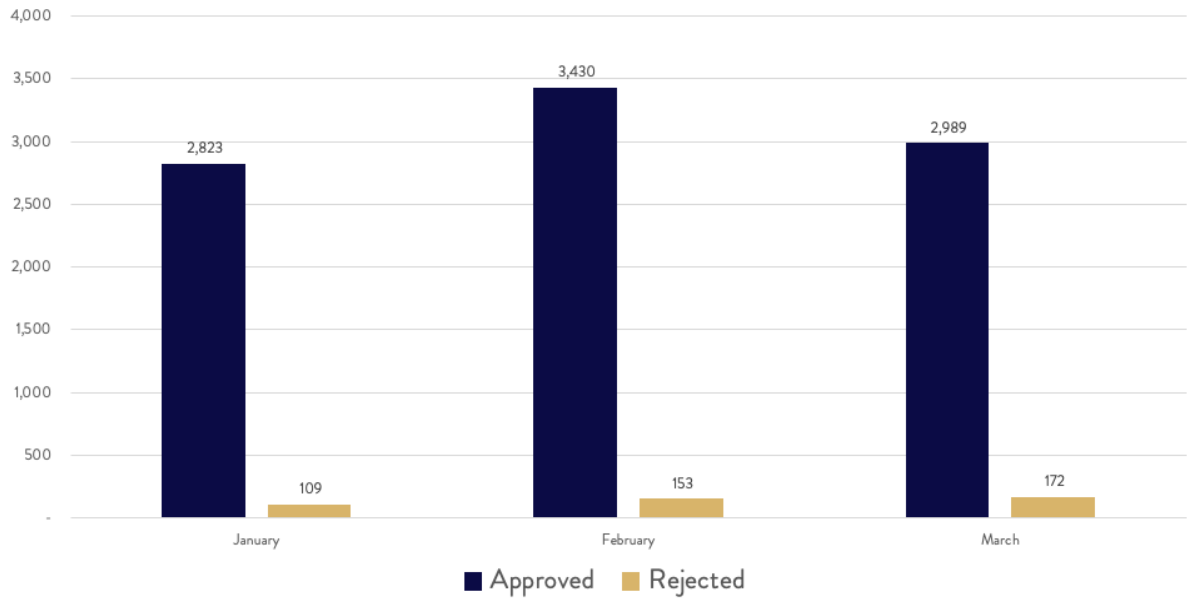
The best practices the Security Team established here are highly regarded and are now implemented by many other estates across the country.



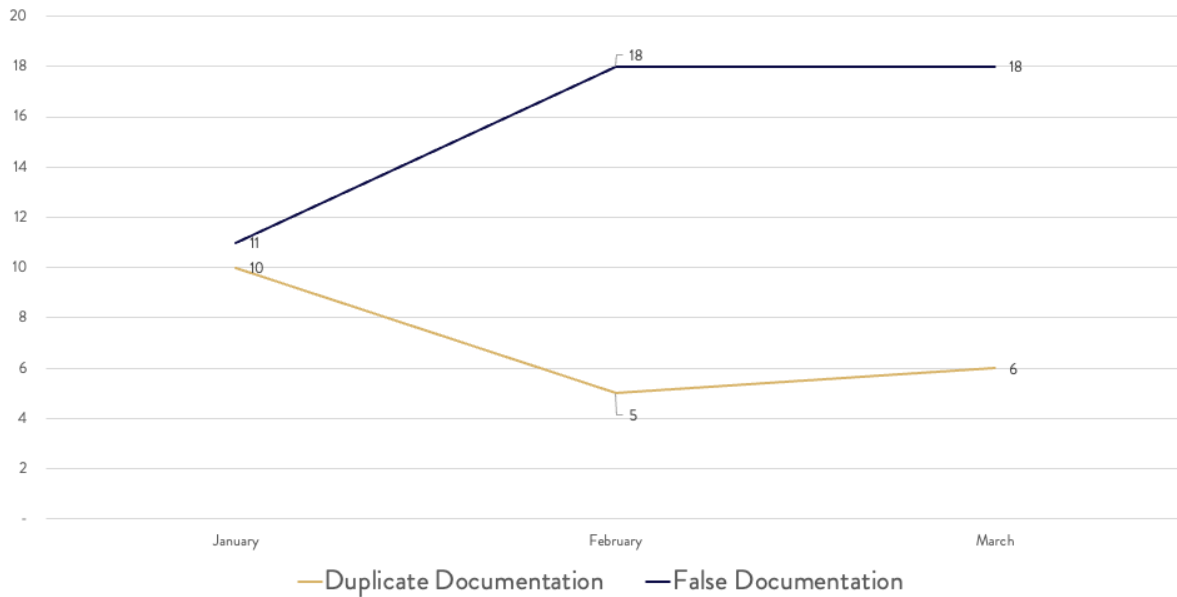
Gate Movements



Background Checks



Background Checks | Documentation



Thank you for your continued support and vigilance during the first quarter of the year. As we head into autumn, we encourage all residents to remain alert and proactive in contributing to the safety of our shared community.

Yours in Security,
The Security Team

PEARL VALLEY HOME OWNERS ASSOCIATION

Trustees B Lodewyk, E Lyon, J Miller, B Schäfer, I van Niekerk, D Woolley

Address Pearl Valley Golf and Country Estate, Mandela Freedom Road, Paarl 7646, South Africa

Tel +27 21 867 8000

Email info@pvhoa.co.za

Website www.pvhoa.co.za

Pearl Valley, Golf & Country Estate, Paarl, Cape Town, South Africa

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