



HOME OWNERS ASSOCIATION

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AGM 2024

Addendum 1

Mr. W Le Roux – discussion regarding Petro SA Leakage.

Mr. Le Roux: Reference is made in the Chairman's letter in regards to Petro SA and the Municipality. People must just be careful when we deal with most organisations like Petro SA and the Municipality in regard to the leakage that occurred this year. There we held a meeting and Petro SA gave certain undertakings. They breached each and every one of those. They refuse to furnish the information that they said they would give us, and amongst those were important issues, for example the question of intelligent pegging, the question of material to use to prevent corrosion, to give us the 2020 intelligent pegging so we can check whether there were leaks in the past, what happened to those leaks. They did not comply with any of those undertakings.

The Municipality, they undertook to do a proper minute of the meeting and give it to us. They didn't comply with that. Many issues that were agreed upon between ourselves and Petro SA at the meeting, were not dealt with in that Minutes. Then, a very important issue was the question of conservation and testing for water an undertaking was given by Petro SA that that would be done and that they will give us the assessment of that. They haven't done that. So one must be careful when you say that Petro SA gave their co-operation and we thank them for what they did and so forth. We know that at present there is the attempt by Petro SA to get finances and to setup some arrangement with Total Energies or with somebody else to get gas and or oil. A financial facility have been granted by a Russian bank and so forth. Now if we think back, perhaps that was before your time, in 2008-2013 there was the attempt by Petro SA to establish a floating LNG facility in the Bay and part of that would have been the construction of a structure above the high water line on the property of Nautilus.

And you know that whole system would have involved that the floating facility would be there all the time and gas will be brought in LNG and that thing will be patrolled by boats 24h a day. And then further water will be pumped – sucked in to warm up the liquid gas and then the water will be again let out and that will cause severe negative aspects to the environment. Now, on behalf of Rescue Vleesbaai Action Group, Nautilus Bay opposed those attempts and there were 2 appeals, I think both to the Minister at the end of the day and we were successful. So we must be careful when we say that Petro SA, they are nice guys and they supported us.

They did not comply with the undertakings and we must check and enforce our rights. And we must be careful when we deal with this type of thing. I know big talk was made at the time on the effects on house prices when people get to know about the leakage right, but what will happen if another facility is again established as they wanted to do in 2008-2013. Then, that will be an industrial Bay. That will have serious consequences for us. So on that score I think I would like to enquire whether we are still a member of Vleesbaai Action Group. I think Mark Bowden was our representative the last time. If there are further clarity required then I will give further clarity but perhaps we can keep those remarks in mind and then also ensure that we've got a representative on Rescue Vleesbaai Action Group which is an organisation which still exists. Thank you."

Jaco Lotter: "The issue about Petro SA and their involvement is perhaps necessary to distinguish what we asked from them and you asked them in your personal capacity for certain things. And you asked for more than what the HOA asked for, so as far as I know with the exception' of the environmental rehabilitation of the site and the final

Home Owners Association Executive Committee Members

Jaco Lötter(Chairperson), Raoul Hodges(Finance) , Pieter Smit (Aesthetics,Architectural Guidelines), Ilse Nel (Environmental,Fire Control,Security), Kobus Steyn (Estate Maintenance)

permanent fixing of the pipe which is really the extent of what the HOA's request from them was, I think the outstanding issue is still whether they had inspected the pipe with the intelligent pegging and I am not aware, I don't know if you are, whether they actually done that this year, It was, if I remember correctly it was supposed to have happened sometime in November. But I don't have confirmation that that was in fact done.

As far as revac is concerned, their annual revac meeting is being held tomorrow on the 19th December 2024, and I will be attending it and I think Rene' and Raoul will also attend with me. We are definitely alert to the fact that we should be part of that process. I share your concern about Petro SA, particularly their moves that are afoot with them revamping the installation here in Mosselbay and I think when you see the Russians are involved that immediately raises red flags. And I think you are correct, we are definitely directly perhaps more than anyone in the vicinity affected by their infrastructure which traverses our property so it's necessary for us to take hands with organisations like Revac and keep an eye on what they intend to do in the future.

I may just mention that earlier in December there was a public meeting that was scheduled at the Petro SA site around the 3rd of December, Markus, TJ and Rene attended the meeting and then it was postponed for a week and then currently I am not sure if it happened without further notice but our intention is really to get ourselves registered and noted as an interested and affected party for all their activities and all their actions simply because the direction that they published to have taken is something that should concern us and it deserves our attention."

Mr. Willem Le Roux wants to put on record: "Up to now the intelligent pegging to determine the locality of leaks has not taken place, then secondly Petro SA gave an undertaking to do an assessment of the Nautilus ground water resources. We haven't received that. Then thirdly Petro SA doesn't have an emergency plan or rescue procedure for the Nautilus Bay Residence. There is no question about it. They admitted that and I checked with the Principle Inspector of the Western Cape and it has not been furnished, it's not there so we must sort out our own health and safety if there is an explosion or a fire as a result of a leak. Then further, the Records for the application of corrosion inhibitor would have given to us by Petro SA, they undertook to do that, they haven't given that. They have given us absolutely nothing.

Now if you didn't ask for those because you didn't know about it (I assume) – it is a great concern!"

Mrs Elmien Le Roux: "The HOA and members must be informed about any processes if they become aware of any so that the members can also participate in their individual capacity and register also in their individual capacities as an affected and interested party because I believe by doing so it can only strengthen the process because amongst the members there are really a lot of expertise and knowledge that one is not always aware of and even also sometimes by interested and affected party asking the most stupid question the dumbest question ever, it sets a whole new full process of awareness going. So if it is possible that all the members be fully informed of those processes and be offered the opportunity to also participate individually and also give input individually to the process."

Raoul: "Jaco will circulate that."

Leodale: "No records and minutes, we need to get those – trails are important if we want to protect ourselves and our environment and we need that to protect ourselves."

Jaco: "Regarding the minutes of the Municipality – I received the minutes for comments."

Elmien and Willem Le Roux: "We received the minutes from a 3rd party and requested it be rectified numerous times. Also to the Councillor. Municipality refused to update minutes according to recording and that shows we cannot rely on the Municipality to protect our interests.

Petro SA and the Municipality have different agendas than the environmental and the economic interests of the landowners of NBAY. We eventually gave up in asking for the corrected minutes where those undertakings of PSA was given. As you can recall, at the last AGM of Nautilus Bay it was raised that perhaps we should look at alternative water recourses for Nautilus and last night I watched news and it was projected by Professor

Engelbrecht that the draught in the Garden Route will just increase tremendously in the future. But why would we sink boreholes and not even know if the ground water has been contaminated. These things are essential for us, and if we do not address in coordinated and joined fashion as a property owner we will eventually just give up like we have given up with the updated minutes of the meeting.”

Mr. Jaco Lotter will take up this matter in regards to the minutes with the Councillor Nickey Le Roux.