

**FISH HOEK VALLEY RATEPAYERS AND RESIDENTS ASSOCIATION GM MEETING
19h00 ON THURSDAY 24 June 2021
VIA ZOOM**

MINUTES

1. Present

36 attendees

2. Approval of Minutes

The minutes of the FHVRRA GM of 25 February 2021 were approved (Judy Bean, James Ricketts)

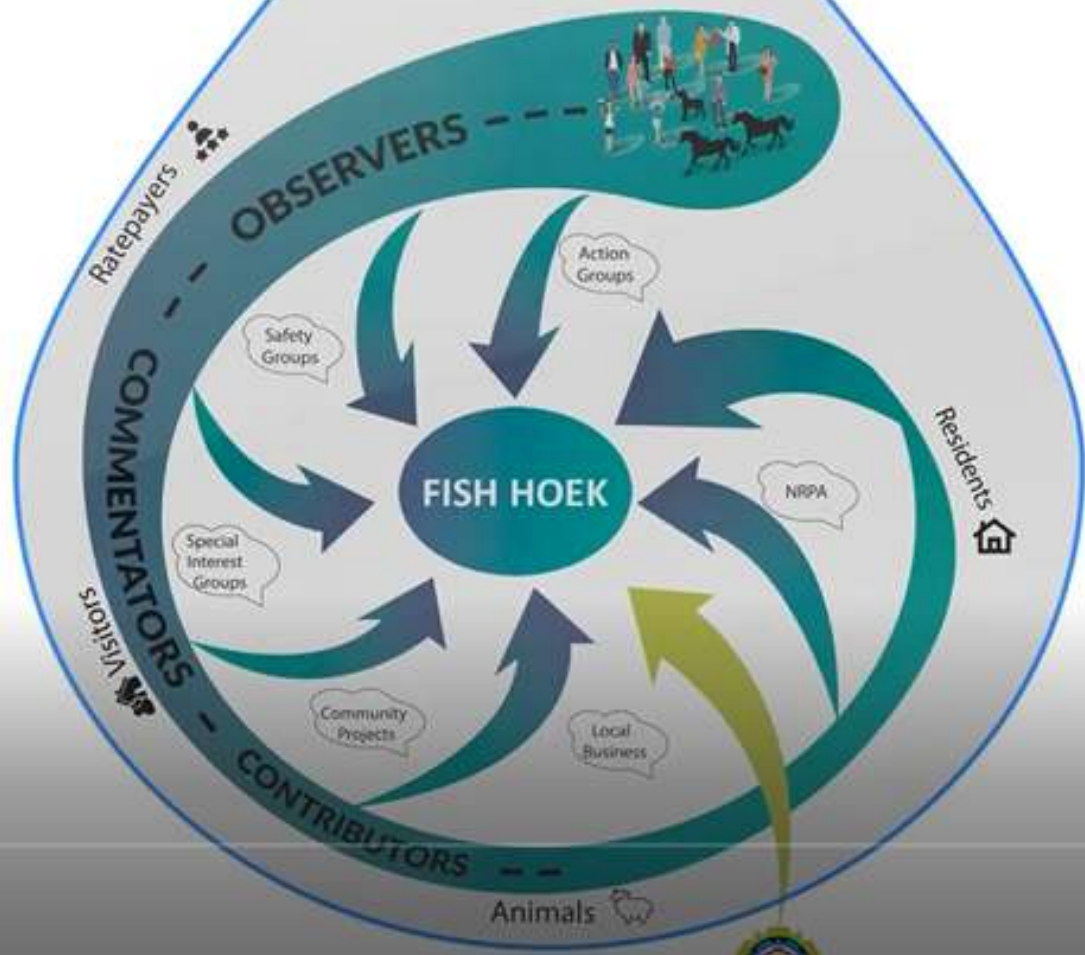
3. Presentation

Brendan Jenman (BJ) presented the modus operandi used by Noordhoek as a template for creating a “Vision for Fish Hoek”(VFH). The slides with key commentary are presented.

A Shared Vision for Fish Hoek

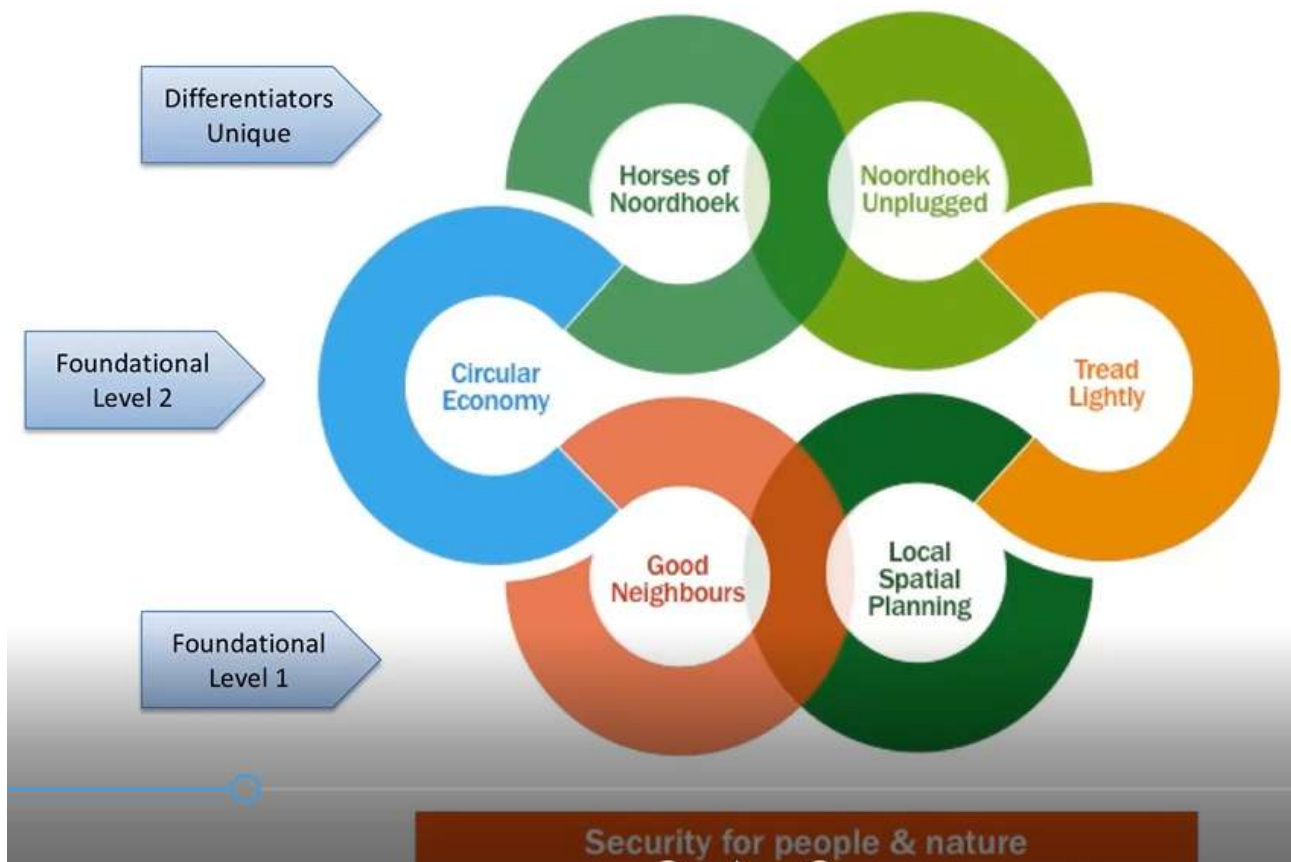
**Achieve shared realistic outcomes,
by building a strong,
engaged, efficient, resilient and
highly principled community,
through
a common purpose!**

Community Vision & Goals



The 80% of “observers” need to buy in to the process

Noordhoek Vision



The result for Noordhoek. Security for people & nature were assumed to exist. Does the same apply to Fish Hoek?

The Process

1. Engage with the community a vision is being created.
2. Present the blue print
3. Survey & responses (suggest & request differentiator ideas)
4. Present Results, receive feedback
5. Finalise Vision
(include all stakeholder groups)

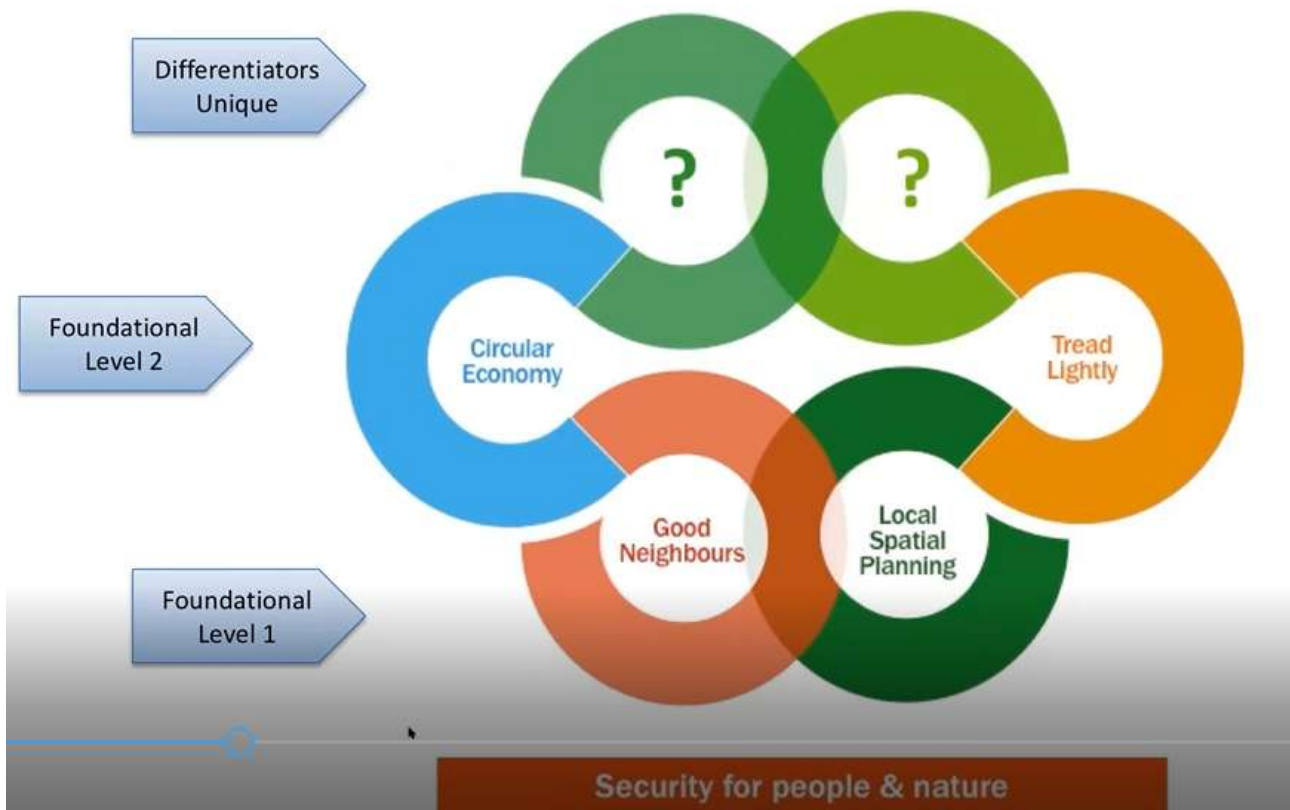
The process is time consuming and costly.

The Process



Even in a relatively homogeneous community like Noordhoek there was a great deal of infighting until a common vision was agreed

Community Vision Blueprint



BJ hoped that Fish Hoek could take Foundational levels 1 & 2 as given and fill in level 3 specifically for Fish Hoek. He proposed a top down approach followed by a bottom up. However, from the discussion below it is apparent that Fish Hoek will have to apply the whole process. Indeed BJ insisted that many of the suggestions made during the discussion would only be viable if a common vision had been established. BJ himself will be working on a process/application to establish a common vision and a marketing image for the whole Southern Peninsula from Muizenberg to Simonstown.

Differentiator Ideas

- **Education Centre/Town**

- Colleges and Good schools (café's and student and families)

- **Family Destination**

- Residential
- Experiential Shopping, hospitality & Entertainment
- Family friendly beach
- Close to nature (penguins, whales, dolphins, flora)

4. Comments

4.1 Management/Coordination

Andre Wolhuter stressed the need for a structure with management and coordination as a precondition for realising the “VFH”. He argued that the whole process described by BJ would be required for success.

4.2 Station/Bazaar Square

4.2.1 Krinos Building Expansion (Matthew Gray, MG)

MG presented a design (<https://www.dropbox.com/s/35s6mi7lgri28st/210621%20Urban%20Design%20visioning%20exercise%20for%20central%20Fish%20Hoek%20%20MGA.mp4?dl=0>) for the expansion of the iconic art deco Krinos building to create a “station square” commercial and leisure centre for Fish Hoek.

4.2.2 Napoli Trattoria Transformation (Carolyn Axmann, CA)

CA described a proposed residential densification project being contemplated for the 600m² building incorporating Napoli Trattoria that would complement MG's design. The scheme envisaged would cost ± R 15m including R 6,5m for purchase of the existing property

4.3 Complexity & Disparity in Fish Hoek

Several participants mentioned the complexity and disparity of Fish Hoek communities and the need to accommodate all of them:

- Penny Price introduced the Clovelly “Vision” project which would form part of a “vision for Fish Hoek”
- Bianca Bresler observed the disjointed nature of Fish Hoek as a commuter hub, mixed commercial area of the BID and stressed the beach as the biggest drawcard with payment for parking a negative
- Andy Dawes (AD) questioned whether there is a “sense of community” in Fish Hoek. He described the Transition Town Movement developed in Wales that

has been applied to Clovelly yielding Sustainable Energy, Market, Action for the Vulnerable and Alien Vegetation Clearance groups. Even in Clovelly it had been no easy task to develop a sense of community. He would lobby his community to share their experience and combine the Clovelly initiative with a “Vision for Fish Hoek” project.

- Ann Duncan who is working with AD in Clovelly stressed the need for wide consultation due to the complexity of Fish Hoek.

4.4 Way Forward

Clr Aimee Kuhl (AK) was gratified by the cooperation developing among the various special interest and civic groups in Fish Hoek, agreed that the development of the “Station Square” area would transform Fish Hoek and expressed her support and participation in a combined effort to develop the “VFH”.

Marc Yates (MY) was delighted with the direction being followed and pledged his support.

Brian Youngblood (BY) emphasised that the “VFH” would require a combined coordinated effort by all interest groups starting with an online and physical survey to establish Foundation level 1 in the presentation. Communication would be done either via a Facebook sub group or by email among groups and individuals.