



THE WILDS HOMEOWNERS ASSOCIATION

Reg No: 2003/008761/08

PHYSICAL ADDRESS:  
De Villebois Mareuil Drive  
Pretoria East  
Pretorius Park  
0081

POSTAL ADDRESS:  
PO Box 28951  
Sunnyside  
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0132

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PROPERTY PRACTITIONERS ACCESS CONTROL DOCUMENT

VALID FROM 01 MARCH 2024 TO 28 FEBRUARY 2025

## INTRODUCTION

This document controls the administrative and security protocols and requirements of THE WILDS ESTATE and is not intended nor to be perceived as being anything contrary to what is contained in this document.

The PROPERTY PRACTITIONER must confirm that he/she is familiar with all the Rules and Regulations of THE WILDS ESTATE and must always convey it to the client.

The Rules and Regulation is published on the estate website: [www.the-wilds.co.za](http://www.the-wilds.co.za)

The registration of PROPERTY PRACTITIONERS also provides for certain administrative benefits.

## ACCESS CONTROL

All PROPERTY PRACTITIONERS and their CLIENTS must always adhere to the access control protocol.

Access Control is based on how the PROPERTY PRACTITIONER prefers access to THE WILDS ESTATE. These are the 2 main gates and the six sub-estates that are equipped with their access control systems.

All residents must be enrolled in the access control systems by visiting the registration office situated at Gate 1. Registration is on weekdays between 07h00 and 16:00 only.

All new residents which include owners and tenants must ensure that the following documentation is presented when visiting the registration office:

- a) Valid ID
- b) Valid driver's license
- c) Copy of the offer to purchase [owner] Copy of the lease agreement [tenants]

It is specifically noted that all new owners must download the Estate GloVent App and then after registering on the App visit the registration office to complete the process.

Although THE WILDS ESTATE provides for RF Tag registration [which is preferred] Biometrics are compulsory.

**All tenant registrations will be subject to an administrative fee of R500.00 and these fees will be billed against the levy account of the owner of the property.**

**RF Tags will be billed against the owner of the property.**

Directors: FJ van Eeden (Chairman); W Herbst (Vice-chairman); A Philippou; G Muller; WC Myburgh,  
W Strydom, W Janse Van Rensburg

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**PREFERRED PROPERTY PRACTITIONER'S OPTIONS AND BENEFITS**

PROPERTY PRACTITIONERS listed is not accredited.

<b>OPTION A</b> – Information to be visible: block letters.	<b>OPTION B</b> –Information to be visible: block-letters
Estate Agency Name:	Estate Agency Name:
Trading as:	Trading as:
Mobile number:	Mobile number:
E-Mail address:	E-Mail address:
COST: None	COST: SALES AND RENTALS [PER AGENT] Annual Administrative and Access Control fee R 8000.00  COST: RENTALS ONLY [PER AGENT] Annual Administrative and Access Control fee R 4000.00  These fees are non-refundable.
BENEFITS: None 1. Not allowed to place any advertising material on the property maintained by the HOA or any of the Stands within the Estate. 2. No door-to-door marketing. 3. No Flyers may not be distributed in our Estate. 4. Not allowed to have Show Days. 5. No listing on The Wilds Website. 6. No access control registration. 7. No marketing opportunity at the Estate events. 8. The Agent may not let the client roam around at their leisure without the Agent being present. The Agent's access will be blocked if occurred. 9. Access only through the resident. 10. Agents residing in the Estate may not use their access to the Estate to grant access to the prospective buyers/tenants. The Agent's access as a resident will be blocked if occurred and the normal disciplinary steps will be followed and fines issued as per the Rules and Regulations of the Estate.	BENEFITS: 1. Not allowed to place advertising material on any of the Stands within the Estate. 2. No door-to-door marketing. 3. No Flyers may not be distributed in our Estate. 4. Allowed to have Show Days: Saturdays & Sundays in the area behind the Main entrance gates of Gate 1 or 2 in the designated area. <b>Only to be manned by an Option B Agent.</b> 5. Advertising Boards allowed from the Robot up to the boom gate and as per Tshwane regulations. 6. We will place an advertisement for you on our Estate website. 7. Will be awarded an administrative stand allocation to allow the agent access. 8. Not allowed to forward pre-clearance codes to prospective clients. The Agent must be physically present at the main gate to welcome the client -to escort the client in and out of the Estate after access has been granted. <b>The Agent may not let the client roam around at their leisure without the Agent being present. Access will be terminated with immediate effect if the above is not followed.</b> 9. <b>NO RF TAGS WILL BE ISSUED TO NON-RESIDENT AGENTS</b> 10. <b>RESIDENT AGENTS WILL NOT HAVE RF TAGS OPEN TO ALL INNER ESTATES</b> 9. Attend and market at Estate events

**PROPERTY PRACTITIONERS REGISTRATION PROCESS:**

<b>OPTION A</b>	<b>OPTION B</b>
1. Provide the following supporting documents: <ul style="list-style-type: none"> <li>ID and valid driver’s license,</li> <li>Signed access control document.</li> </ul> 2. Sent the above to: <a href="mailto:ronel@the-wilds.co.za">ronel@the-wilds.co.za</a>	1. Provide the following supporting documents: <ul style="list-style-type: none"> <li>ID and valid driver’s license</li> <li>Signed access control document.</li> </ul>

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	2. Send the above to: <a href="mailto:ronel@the-wilds.co.za">ronel@the-wilds.co.za</a> and include the information required to show on the invoice. 3. Access will be confirmed via e-mail.
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**Property Practitioner:**

Signed at \_\_\_\_\_ this \_\_\_\_ day of \_\_\_\_\_ 202\_\_ in the presence of the undersigned witnesses.

Witnesses:

1. \_\_\_\_\_

2. \_\_\_\_\_

**Property Practitioner:**

Name: \_\_\_\_\_ Surname: \_\_\_\_\_ Signature: \_\_\_\_\_

**Principal:**

Name: \_\_\_\_\_ Surname: \_\_\_\_\_ Signature: \_\_\_\_\_