



MUCKLENEUK & LUKASRAND
Property Owners and Residents Association

CHAIRMAN'S REPORT

2022-2023





MUCKLENEUK & LUKASRAND
Property Owners and Residents Association

MLPORA

Muckleneuk & Lukasrand Residents Association

AGM

Wed. 17 May

18:30 Aldoel 1

**UP – Groenkloof Campus
George Storrar & Leyds Str.**

www.mlpora.com

Mission

- Represents the common interests of the residents and stakeholders of Muckleneuk and Lukasrand.
- Promote a well-functioning, safe, caring and inclusive, and engaged residential neighbourhood.



MUCKLENEUK & LUK
Property Owners and Residents

Our five Strategic outcomes

Outcome 1: A *well-functioning* neighbourhood

Ensuring that the provision of basic services by the City of Tshwane meets acceptable standards; promotion of recycling, improved traffic and transport planning

Outcome 2: A *residential* neighbourhood

Maintaining our community as a prime residential neighbourhood within Tshwane through ensuring compliance with town planning and land use by-laws, developing a coherent precinct plan for the neighbourhood, preserving our built environment and natural heritage and ensuring attractive and actively used public open spaces

Outcome 3: A *safe* neighbourhood

In close cooperation with MHSI, ensuring an integrated and coordinated approach to reduce crime and promote safety in our community

Outcome 4: A *caring and inclusive* neighbourhood

Promoting and enabling a neighbourhood that takes care of its residents and people within the wider community

Outcome 5: An *engaged* neighbourhood (cross-cutting)

In pursuance of all the outcomes, ensuring that there is regular, open communication with residents, and residents are encouraged to get involved



Short pictorial
overview of the
past year: 2022-
2023

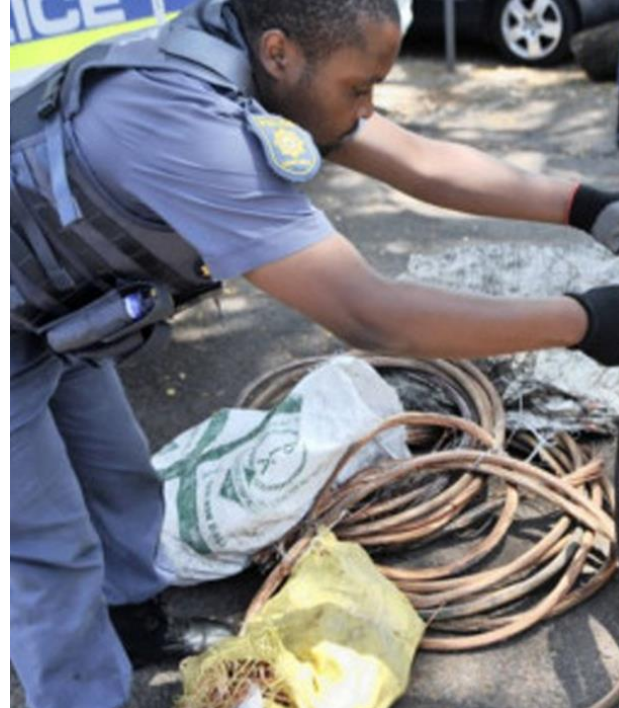
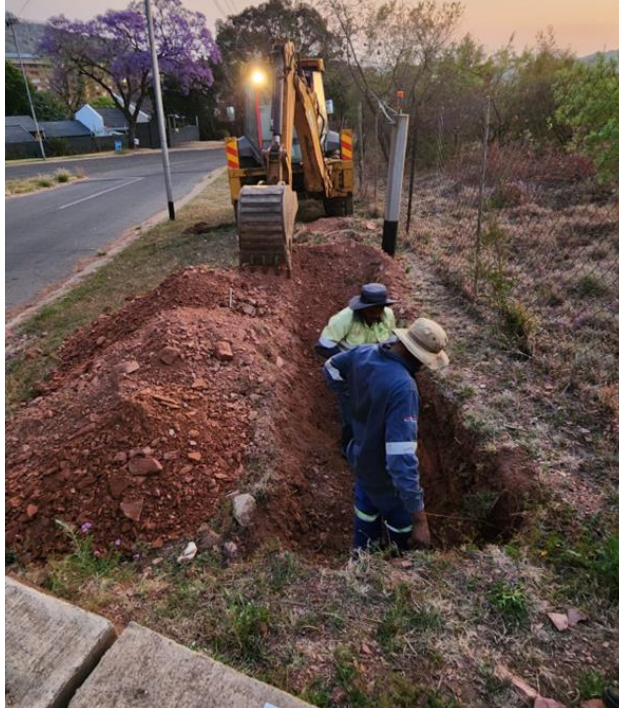
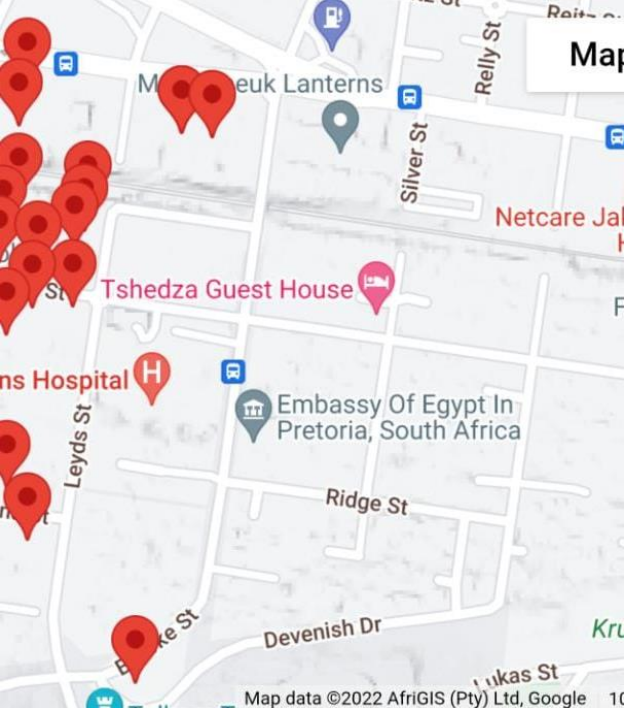


UNISA Labour Protest, April 2022



April 2023: Refugees evicted from UNHCR building find their way to the park on the corner of Ridge and Mears.

They left the park the next day after intervention by numerous parties.

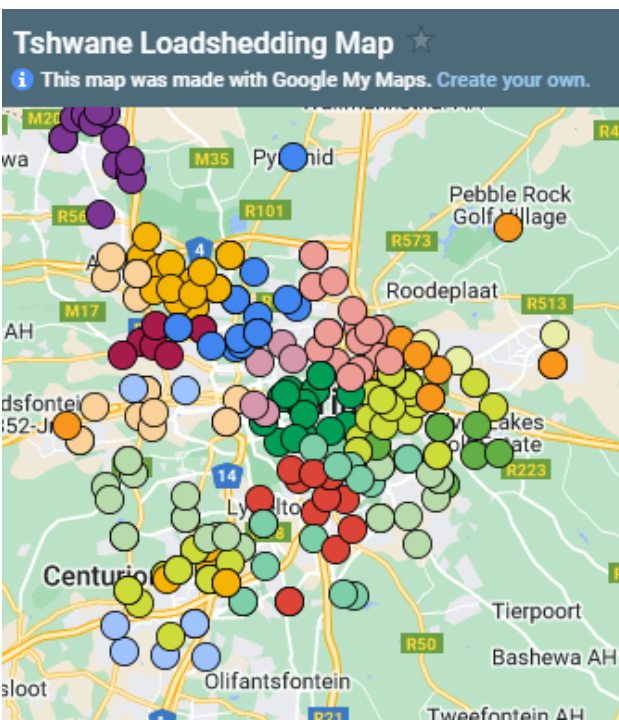


⚡ National Loadshedding

Stage 2 tonight 16:00 – 22:00;
Stage 2 daily 05:00 – 22:00 until
Saturday night

⚠ Warning

Stage 2 starts 16:00



Electricity supply continues to be interrupted by load shedding, repeated cable theft, and maintenance issues.



Operational issues and financial continue to constrict maintenance of roads and streetlamps. Some areas also experienced water breakages during the course of the year.



Unacceptable noise disturbances are, unfortunately, becoming commonplace. Unfortunately, MLPORA cannot resolve these problems on our own. We can only guide and collaborate with affected parties to address disturbances.

“No person shall make, produce or cause a disturbing noise, or allow it to be made, produced or caused by any person, animal, machine, device or apparatus or any combination thereof”



Townplanning





Muckleneuk and Lukasrand attracting property development due to **location** on the edge of Sunnyside, near hospitals (e.g. ZAH, Jacaranda), and near universities. The **RSDF**, furthermore, allows high density development along Justice Mahomed and Florence Ribeiro, and mixed used areas around ZAH in Leyds and Bourke streets





3 STANDS FOR SALE WITHIN THE WELL-KNOWN BUSINESS HUB OF MUCKLENEUK, PRETORIA

R 10,350,000 [Can I afford this?](#)

“Sought-after properties ideally suited for investors or developers”



4 bedroom home with endless possibilities !

R 1,950,000

Great location! Sought after Muckleneuk. This property is ideally suited for investors or developers. The location is unbeatable, to be upgraded to student accommodation or offices. This is one of the old solid homesteads in Muckleneuk that still has solid wooden floors and doors frames and ever...

Other • a day ago

[+ Add to My List](#)



3 STANDS FOR SALE WITHIN THE WELL-KNOWN BUSINESS HUB OF MUCKLENEUK, PRETORIA

R 10,350,000

Muckleneuk is a prime commercial node based in the heart of Pretoria with plenty to offer. Situated at 613, 605 and 609 Justice Mahomed Street you will find 3 exceptional properties up for sale with business rights. These facilities are closely based to multiple main attractions and other commercial...

Other • a day ago

[+ Add to My List](#)



RES 3 ZONING FOR 18 UNITS POTENTIAL
DEVELOPMENT IN LUKASRAND - PRETORIA

[Visit](#)

“The location is unbeatable to be upgraded to student accommodation or offices”

“Muckleneuk is a prime commercial node based in the heart of Pretoria with plenty to offer....close to multiple main attractions and other commercial businesses...easy to access...allow great travelling experience to other large areas”



Opposing application made difficult by an **asymmetrical power relationship**. Resources are overstrained by concurrent cases, and MLPORA find it **difficult to compete with the financial and legal resources** employed by developers. Municipal tribunals often seem too sympathetic to developers.

In the short term, **we need to optimise resources** by only selecting the most significant applications; working with affected residents; and prompting with developers where possible.

We also aim to **draft a Precinct Plan** in order to achieve environmental, social, and economic objectives through the promotion of specific land use patterns. This will affect how buildings, spaces, activities, and transport evolve, and assist us to identify short, medium- and long-term interventions needed to achieve this.

Having a vision, and a strategy to successfully navigate change will make all the difference



In any moment of decision, the best thing you can do is the right thing, the next best thing is the wrong thing, and **the worst thing you can do is nothing.**

Theodore Roosevelt



Our neighbourhoods have been changing consistently since Muckleneuk was established in 1889.

1929



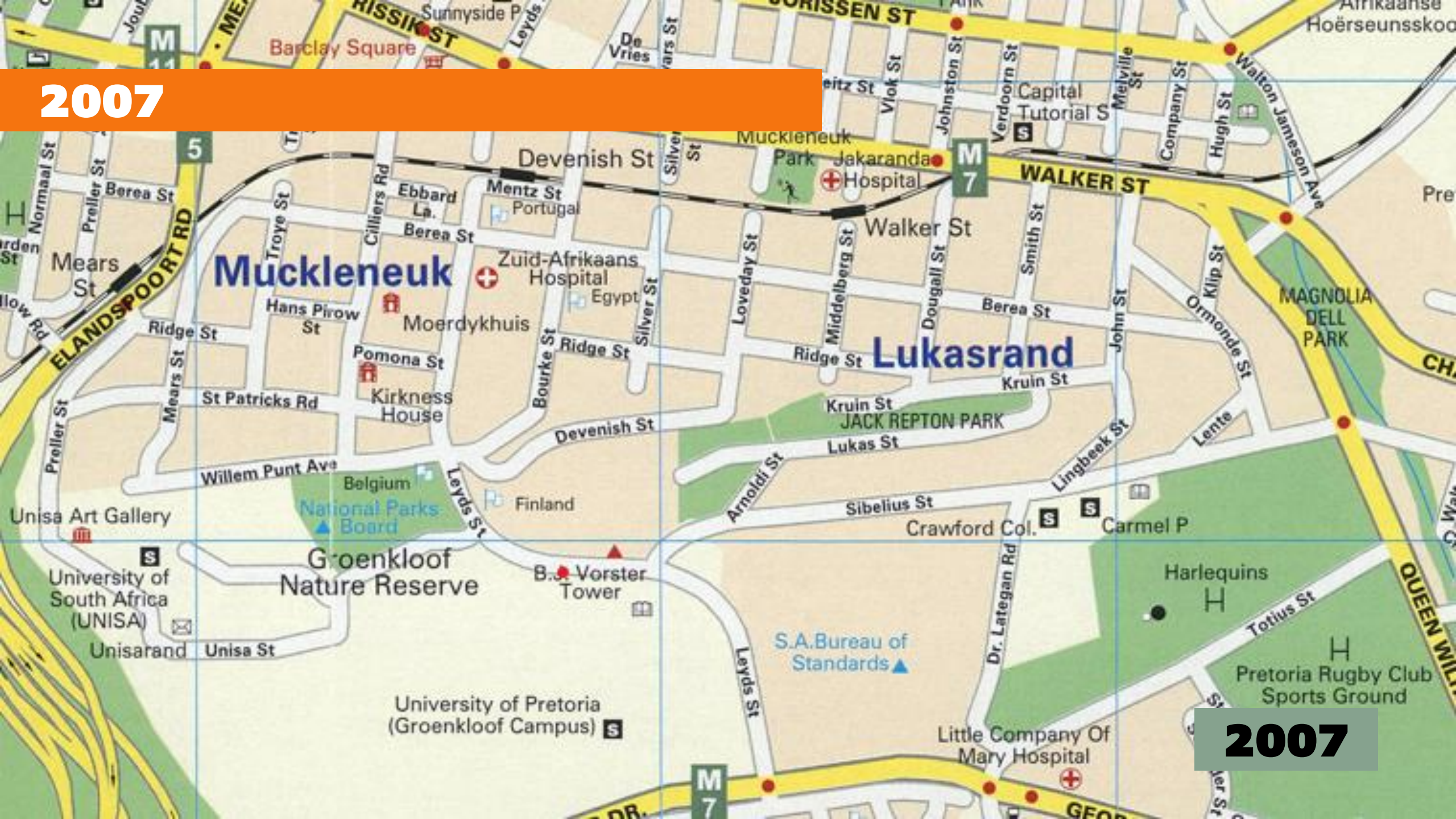
1936



1963

1963

2007

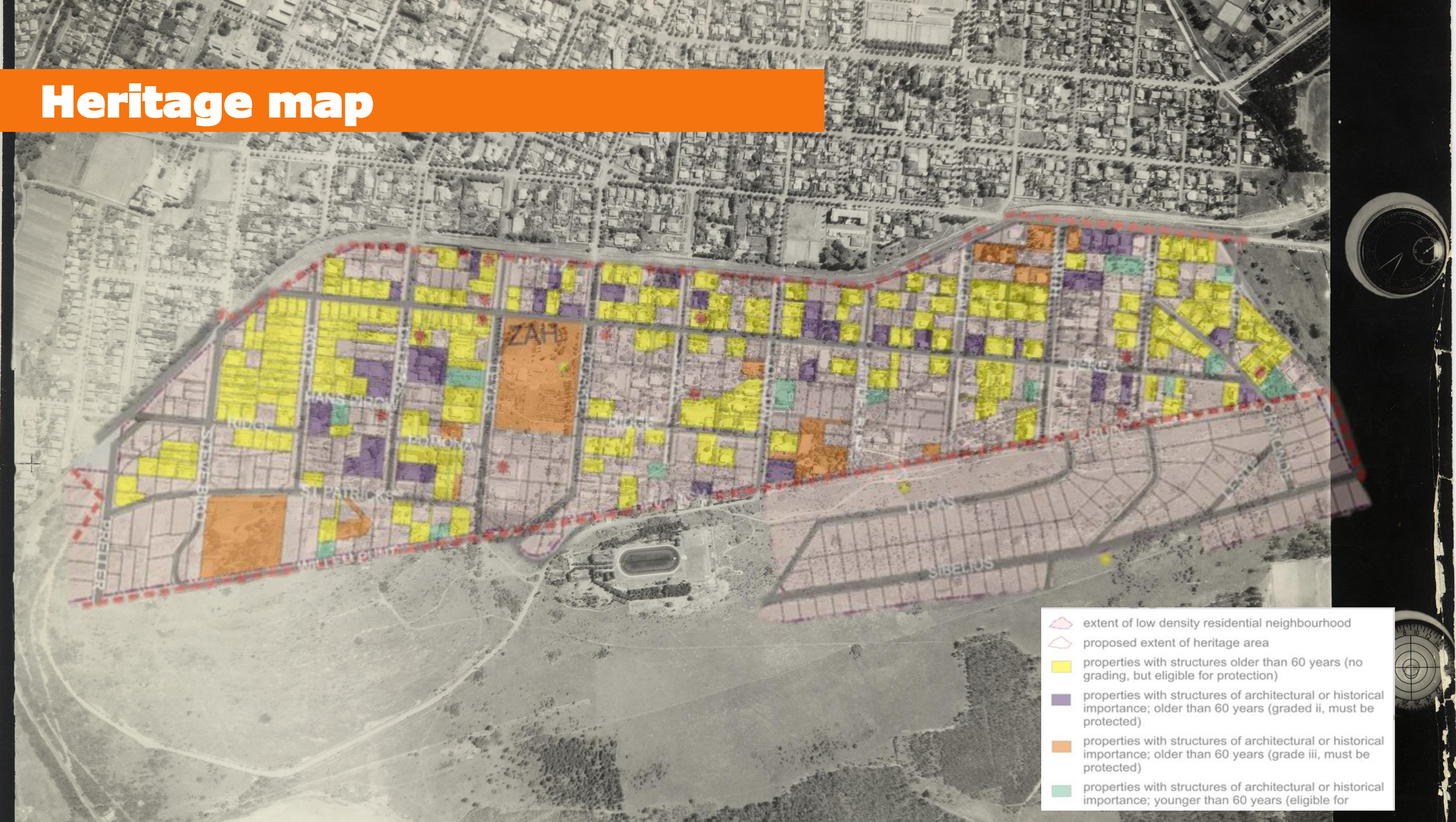


2007

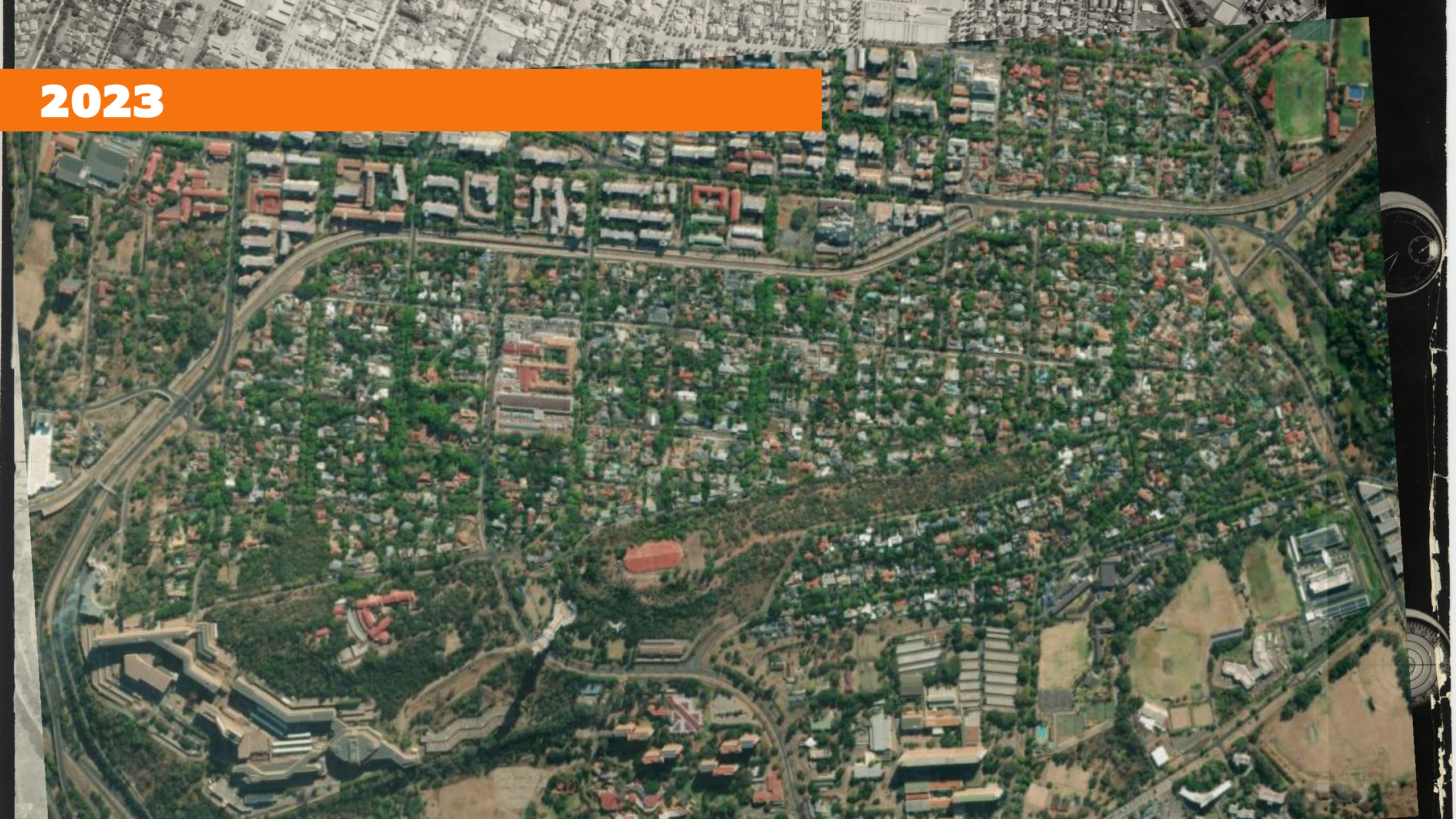
1948



Heritage map



2023



A close-up photograph of several people's hands stacked together in a circle, a common gesture for team building or solidarity. The hands are of various skin tones, and the background is blurred, focusing attention on the gesture. The image has a dark, muted color palette with a semi-transparent orange overlay.

Our greatest achievements over the
past number of years encapsulate a
sense of community

Caring for our Elderly



We need female hands to help us with a house clean-up on Saturday morning. Dress in work clothes, shoes that can handle dirt and gloves. Pop in, even if its just for an hour! Get in touch, to get details

Saturday 25Feb 9am



We care for for each other:

- Success of the MHSI's camera system
- Showing appreciation to nurses at ZAH an LCM
- Mobilisation to remove tyres during recent shutdown
- Community support for an old lady who fell on hard times



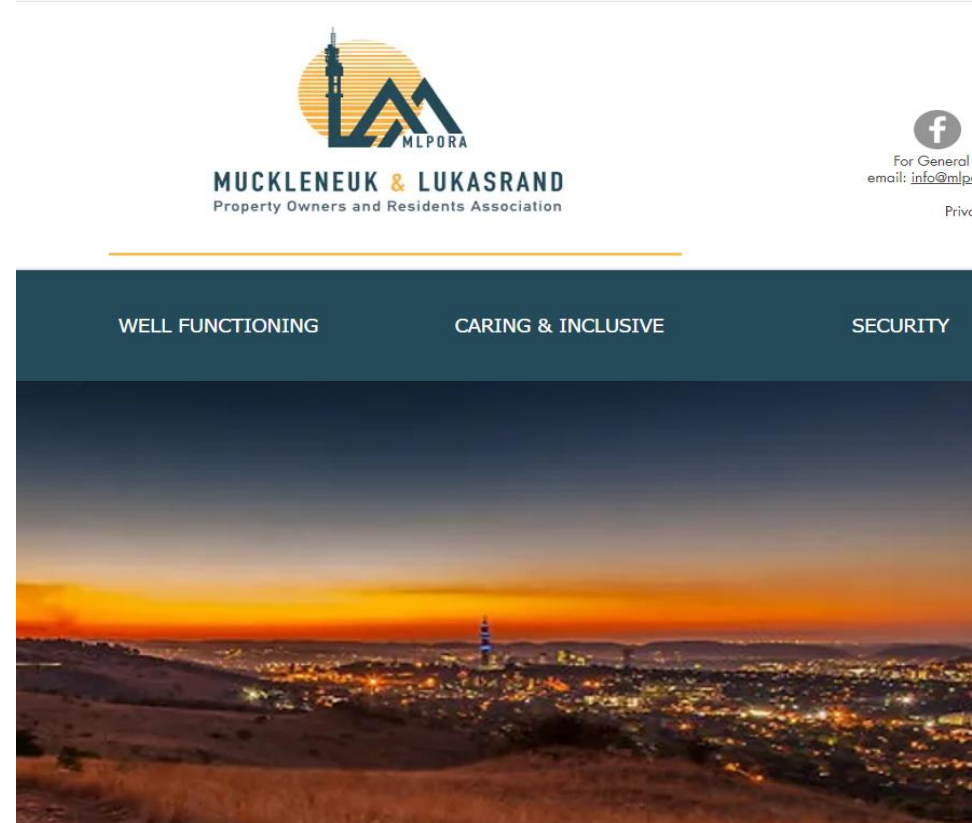
We have fun together

- Commons braais, Easter Egg hunts, movies in the park, fun days
- Guided walks through Kruinpark



**We Volunteer and
serve the community**

- Friends of Kruinpark, Commons
- Cleaning parks and side walks
- MLPORA, MHSI
- Interventions in UNISA protest, and arrival of UNHCR Refugees



Social Media and Groups

MLPORA communicate through Telegram Messenger with several groups to communicate effectively and keep up to date with everything happening on telegram.

Download telegram, email info@mlpora.co.za to get contact details

[more information](#)

We Communicate

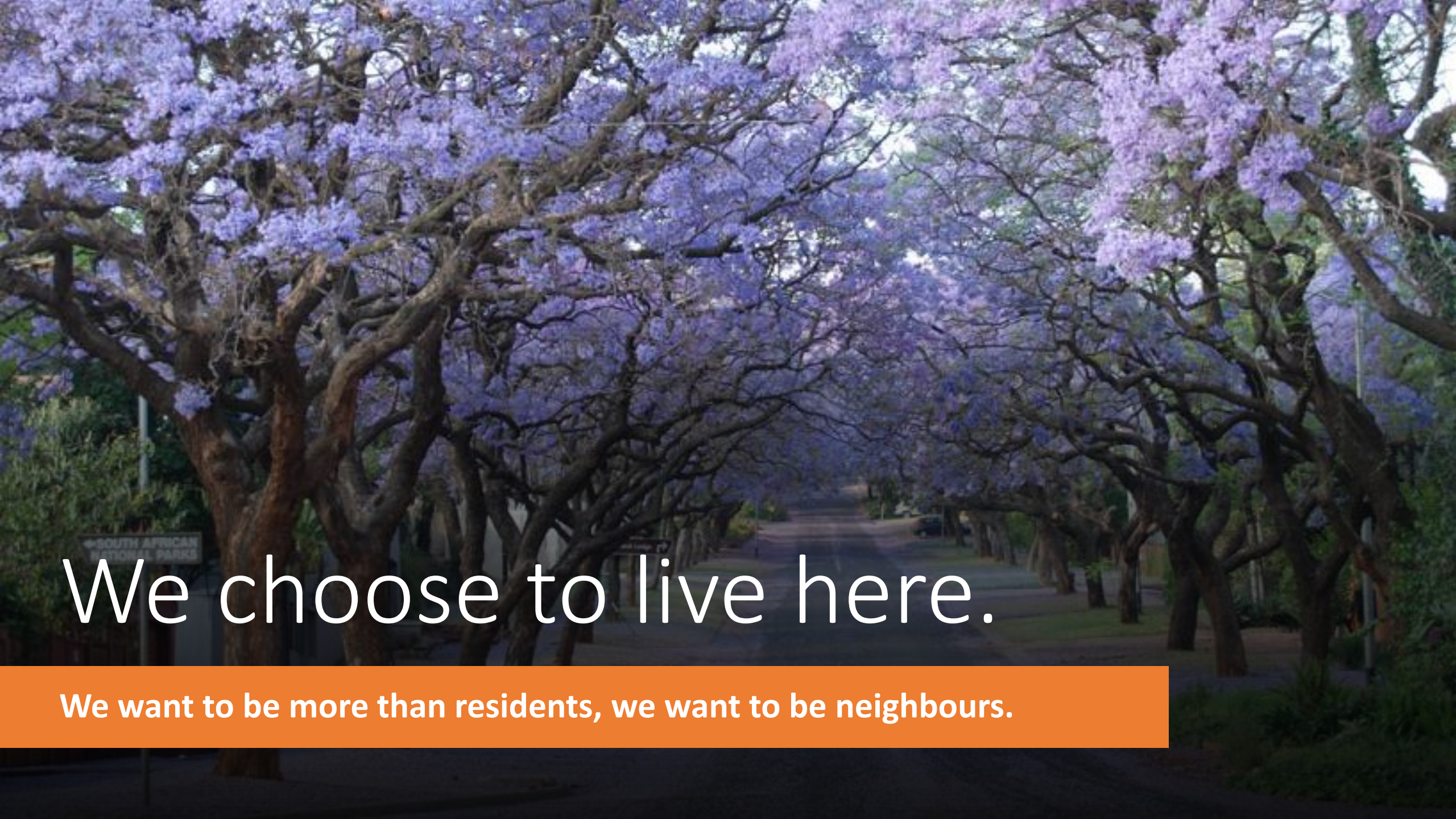
Telegram, Facebook, Instagram, Website, Messenger



We collaborate with stakeholders

- MHSI
- Sunnyside Police
- ZAH,
- Crawford
- UNISA
- Groenkloof Resident's Association





We choose to live here.

We want to be more than residents, we want to be neighbours.

Acknowledgements

Too many people to thank.

Apologies for inadvertently missing someone.

MLPORA Committee

- Robert Cameron-Ellis
- Yvette Loots
- Giselle Groenewald
- Renet van Wyk
- Nellien Brewer
- Anya Calantzis
- Regardt Botha
- Junior Truter

Other individuals

- Dirk Kotze
- Renette Leathern
- Melanie Snyman
- Roland Vorwerk
- Mike van Blommestein
- Adv. Adriaan Vorster
- Anoulla Demetroudes
- Shaun Wilkinson

Thank you



Exco 2023

Thank you to everyone who attended the AGM last night. The presentations will be made available on the website soon.

We are excited to introduce you to the new Exco team for 2023:

Chair: Nico vd Merwe

Vice-chair: Niel Roux

Secretary: Yvette Loots

Treasurer: Robert Cameron-Ellis

We look forward to moving forward with you as a team and community

