

# HAYANI

ISSUE NO. 1 - 1<sup>st</sup> Quarter 2025/26

The official Housing Company Tshwane newsletter

## INSIDE THIS ISSUE

### Tshwane Investment Summit.



Silverkroon Sports Day.

### MMC Ramabodu launches the Townlands Waste Recycling Program.

MMC for Agricultural and Environmental Management, Cllr Obakeng Ramabodu has launched the much-anticipated waste recycling program at Townlands Social Housing. The event was attended by HCT Board members, Executive Committee, HCT/City officials and members of the community. This initiative seeks to create awareness when it comes to recycling different waste materials. Sorting from the source is a concept that will usher in sustainability in solid waste production. Different color-coded waste bins are provided to the community of Townlands so that they can dispose of their waste accordingly. This is a collaboration between Housing Company Tshwane and the City. Sorting waste from the source (at households, offices, or businesses) is one of the most important steps in successful recycling. Here's why it

matters:

#### 1. Improves Recycling Efficiency

- When waste is separated at the source (e.g. Plastics, paper, glass, organics), it reduces contamination.
- Contaminated recyclables (like oily food containers mixed with paper) often can't be recycled and end up in landfills.

#### 2. Reduces Costs

- Clean, sorted waste requires less processing at recycling plants.
- This lowers operational costs and makes recycling more economically viable.

#### 3. Conserves Natural Resources

- Properly sorted waste ensures that more materials are recycled and returned into production cycles.
- This reduces the need to extract new raw materials like wood, minerals, or petroleum.

#### 4. Protects the Environment

- Diverting waste from landfills reduces pollution, leachate, and

greenhouse gas emissions (like methane from organic waste).

- Recycling materials reduces energy use compared to producing new materials from raw resources.

#### 5. Encourages Responsibility and Awareness

- Sorting at the source makes individuals and organizations more conscious of the waste they generate.
- It promotes sustainable habits and environmental responsibility.

#### 6. Supports the Circular Economy

- High-quality sorted recyclables can be reintroduced into the production chain.

- This closes the loop, turning "waste" back into valuable resources instead of environmental burdens.

HCT will have a citywide roll-out of the program in all the properties it owns and manages

## HCT CEO presents the Entity's investment opportunities at the Tshwane Investment Summit.



*Pictured: HCT CEO, Ms. Obakeng Nyundu.*

Housing Company Tshwane CEO, Ms. Obakeng Nyundu, addressed the delegates at the all-important Tshwane Investment Summit that took place on the 10<sup>th</sup> of September 2025 at The Capital Hotel in Menlyn Maine, Tshwane. The Summit was attended by, amongst other highly- dignified delegates, Hon. Lebogang Maile MP, The MEC for Finance & Economic Development in Gauteng, and Dr. Pali Lehohla, the former Statistician-General of South Africa and former Head of Statistics South Africa. Dr. Lehohla spoke about the importance of education and unemployment in addressing South Africa's deep inequality. The CEO detailed major property development projects, HCT owned land parcels, and investment opportunities available within the Entity.

Ahead of the Investment Summit, the City's goal was to bring together R5 billion in investment pledges. A total of R22 billion in pledges were offered, which will now be turned into commitments and deliverable projects.

The pledges cover the following sectors:

- a) Construction and Property Development
- b) Renewable Energy
- c) Tourism/Meetings, Incentives, Conferences and Events.
- d) Automotive and Manufacturing sectors and
- e) Aviation

In her closing her closing remarks, the CEO extended her gratitude to delegates, TEDA and all stakeholders involved in making the event a success.

### #KnowYourHouseRules:

Emergency exits are to be used when evacuating the premises. Tenants should use the stairs rather than the lifts in case of a fire to evacuate the building.



# HCT LADIES CELEBRATE WOMEN'S DAY IN STYLE



Housing Company Tshwane hosted its annual Women's Day celebration on the 29<sup>th</sup> of August 2025 at the Blue Crane Restaurant. This year the theme was **"A Proverbs 31 Women, a respectful, faithful, capable, modest, wise, kind, charitable, strong, virtuous, honorable, and God-fearing women"**.

The guest speakers of the day were City of Tshwane's COO, Ms. Vuyo Zitumane and HCT Board member Ms. Leba Mashao. The speakers elaborated on the theme, giving inspiration and sharing light on being a woman, a sister, a mother and daughter. Housing Company Tshwane's very own women led EXCO, Ms. Obakeng Nyundu (CEO), Ms. Mmasaphula Makwela (COO) and Ms. Nontando Qomoyi (Acting CFO) shared their speeches and gave words of encouragement and emphasised that HCT women should continue working together to take the Entity to greater heights.

**Fun fact:** Housing Company Tshwane is female-led and has females from top management to lower-level positions. The day was curated to celebrate and acknowledge all these women. The CEO gifted every woman with a mini make-up kit, which is meant to symbolise the beauty of a woman.



## #PayYourRent1st

**Benefits of paying your rent on time.**

### **Legal Obligation**

**Lease Agreement Compliance:** Your rental contract is a legal document. Paying rent late may violate its terms.

**Avoid Eviction:** Chronic late payments can lead to eviction, which can be costly and damaging to your housing options.

### **Financial Consequences**

**Late Fees:** Most landlords charge late fees if rent isn't paid by the due date.

**Credit Impact:** In some cases, unpaid rent can be reported to credit agencies or go to collections, hurting your credit score.

### **Maintaining Good Relationships**

**Landlord Trust:** Consistently paying on time builds trust with your landlord, which can be beneficial if you ever need a favor, like flexibility during a difficult month.

**References for the Future:** A good payment history helps you secure future rentals, as landlords often check with previous property managers.

### **Housing Stability**

**Peace of Mind:** Paying rent on time reduces the risk of eviction and ensures stable housing.

**Avoid Legal Action:** Prevents escalation to court or small claims, which can be time-consuming and stressful.



## Silverkroon senior citizens shine at their Annual Sports Day.

The spirit of energy, joy, and healthy living filled the atmosphere as Silverkroon SSE hosted its annual Sports Day held on the 5<sup>th</sup> of September 2025. The event brought together senior citizens who enthusiastically participated in a variety of sporting activities designed to keep them active, promote wellness, and encourage social interaction.

Residents took part in light-hearted competitions such as ball toss, chair aerobics, and team games. The activities were carefully tailored to suit different fitness levels, ensuring that everyone could participate and enjoy themselves. Cheers and laughter echoed across the arena as participants showcased their skills and determination, proving that age is no barrier to fun and physical activity.

The Sports Day was not only about competition but also about building community spirit. Family members, caregivers, and staff joined in the celebrations, offering support and encouragement to the participants. Many spectators were inspired by the enthusiasm and resilience of the elderly athletes.





# Keeping Our Complex Peaceful: Why Noise Control Matters.

Living in a residential complex means sharing not only facilities but also respect for each other's comfort and well-being. One of the most common concerns in communal life is noise levels. While a lively atmosphere can make a place feel warm and welcoming, excessive noise can quickly turn into a source of frustration for neighbours.

## Why Noise Control Is Important

- **Respect for Others:** Everyone has different schedules, from students who need quiet study time to families with young children and professionals who work early mornings. Keeping noise levels down shows consideration for those around you.
- **Health and Well-Being:** Constant noise can lead to stress, sleepless nights, and tension between neighbours. A calm environment promotes better rest and a healthier lifestyle.
- **Community Harmony:** When all residents play their part, it creates a peaceful, friendly atmosphere where everyone feels comfortable in their home.

## Practical Tips for Residents

1. **Be Mindful of Volume** – Keep televisions, music, and conversations at a level that won't disturb others, especially at night.
2. **Consider Quiet Hours** – Typically between 10:00 p.m. and 6:00 a.m., try to avoid activities that generate noise during these times.
3. **Manage Social Gatherings** – If you host friends or family, please keep gatherings indoors and ensure noise does not carry into common areas.
4. **Use Headphones** – For late-night entertainment, headphones are a simple solution that allows you to enjoy without disturbing your neighbours.
5. **Address Issues Calmly** – If a neighbour's noise bothers you, try speaking politely to them first before escalating the matter.

## A Shared Responsibility

Peaceful living is a shared responsibility. By being considerate of noise levels, each resident contributes to making our complex a pleasant place to call home. Let's all do our part to maintain a calm, respectful, and enjoyable environment for everyone.

**Contributors:**  
Pule Moseamedi  
Reabetswe Phenya

