

# The Weekend Property and Construction News

Published on behalf of

Weekend 14 / 15 June 2003

**Circulation : exceeds 1,700 subscribers**



The Association of South African  
Quantity Surveyors

Property and Construction related articles featured on the Internet during the past week brought to you by [ASAQS](#).  
Editor: Bert van den Heever  
News specific to the quantity surveying profession is reflected at the bottom of this newsletter. Click on the blue headline if you wish to read the full article on the Internet.  
**Past issues of this newsletter can be found at [http://www.asaqs.co.za/news/property\\_news.html](http://www.asaqs.co.za/news/property_news.html)**

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## CONSTRUCTION AND DEVELOPMENT NEWS

### [Sapoa honours top developers](#)

THE SA Property Owners' Association (Sapoa) has honoured Menlyn Park Shopping Centre in Pretoria for developmental excellence, and Westlake Estates in Cape Town for its contribution to society. Sapoa's Gold Spiral Award for developmental excellence is open to any private or public property development that embodies the concepts of aesthetics and architecture, financial viability and functionality, and contributes to the high standard of southern African property development.  
(©www.bday.co.za)

### [New urban paradigm revitalises cities](#)

CITIES are humanity's hothouses fostering the best neurosurgery or operasinging or deal-making of which mankind is capable Pulsating with opportunity, cities constantly renew themselves by attracting the talented and enterprising from everywhere else, however distant or foreign. Above all cities are realms of freedom which makes cities engines of invention and progress.  
(©www.bday.co.za)

### [Joburg sets capex at R1,1bn](#)

The city of Johannesburg will have a capital expenditure budget of R1,1-billion for the next financial year, informed executive director for finance Roland Hunter at a presentation of the city's budget last month. The largest proportion of this, at 27%, will go into housing.  
(©www.engineeringnews.co.za)

### [Developers are rethinking waterfront projects](#)

Lack of focus and integration has rendered many waterside designs unsuccessful. RANDBURG Waterfront's planned repositioning has raised questions about the long-term sustainability of artificial waterfronts in city centres.  
(©www.bday.co.za)

### [Timeshare 'ousted by second home buying'](#)

Timeshare as a trend has been ousted for more than a year by an increasing number of people who are choosing rather to invest their disposable income in second properties, despite the implementation of Capital Gains Tax in 2002.  
(©www.busrep.co.za)

### [SA buyers in the pound seats](#)

South African buyers are taking up the slack as the stronger rand and rising prices cause foreigners to rethink property purchases in the Western Cape.  
(©www.busrep.co.za)

### [Chance for growth despite a shortage of land](#)

## Update your information

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profession    Quantity Surveyor

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subscription.

Despite the scarcity of land available for development in key areas of the Western Cape, Seeff Residential Properties says it has been successful in sourcing development opportunities for investors in areas that are in demand.  
(©www.busrep.co.za)

#### [Sasol denies claim that it receives state subsidy](#)

The group has hit out at suggestions that it could lose a subsidy on the use of the pipeline which brings crude oil from the coast to its Natref refinery.  
(©www.bday.co.za)

#### [Business seeks clarity on its role within Nepad](#)

World Economic Forum Africa Summit in Durban to devise ways to make partnerships work. BUSINESS groups on the continent have enthusiastically endorsed the New Partnership for Africa's Development (Nepad) but have problems finding ways of becoming engaged in the project. This is based on the idea that Nepad can create better conditions for growth and holds out the possibility of large infrastructure projects.  
(©www.bday.co.za)

#### [Growth is key to summit's promise of a better future](#)

Challenge for social partners will be to implement ambitious schemes to create jobs and attract investment SA's heavyweights were out in force at this weekend's long-awaited Growth and Development Summit.  
(©www.bday.co.za)

#### [Projects drive job-creation machinery](#)

CAPE TOWN About 6543 direct jobs have been created in 74 confirmed national industrial participation projects, trade and industry deputy director-general Lionel October said yesterday.  
(©www.bday.co.za)

#### [SA is creating jobs, but not as fast as the labour force is growing](#)

THE printed version of the speech by President Thabo Mbeki at the Growth and Development Summit contained a paragraph that, intriguingly, he omitted when addressing the summit. The paragraph cited official statistics showing that the number of jobs had increased from 9,6-million in 1995 to 11,2-million last year.  
(©www.bday.co.za)

#### [First peer review planned before year-end](#)

Political, economic, corporate and financial governance standards at the heart of Nepad. AS A signal that the New Partnership for Africa's Development (Nepad) is taking on a tangible form, there is a small start towards setting up a peer review mechanism.  
(©www.bday.co.za)

#### [Empowerment figures aim at stake in Kumba](#)

Anglo American could be forced out. REUEL Khoza and Moss Mashishi have emerged as two of the key players in talks with the Industrial Development Corporation (IDC) about building up a stake in Kumba Resources, SA's biggest ironore producer.  
(©www.bday.co.za)

#### [SADC should steer clear of Nato route](#)

SOUTHERN African Development Community (SADC) countries have promised to embark on a journey of ever-closer political and security ties. But do they know which route to take? And do they have enough in common to walk together?  
(©www.bday.co.za)

#### [Drive to promote Gauteng's business and export growth](#)

Agency promotes international investment in region, writes David Jackson. THE Gauteng Economic Development Agency (Geda) means business not just at provincial level but in the rapidly expanding international arena.  
(©www.bday.co.za)

### [Africans thrive in season of summits](#)

IT HAS been a season of summits for SA. On the 50th anniversary of the first successful ascent of Mount Everest, numbers of courageous climbers including our own Sibusiso Vilane clawed their way to the top of the world's highest peak.

(©www.bday.co.za)

### [Africa's rulers follow in footsteps of Bush's robber-barons](#)

IN THE past week I have been thinking about how best to characterise the nature of international relations in the post-Iraqi war era, and the implications of those relations for democracy in Africa and SA.

(©www.bday.co.za)

### [Omnia reports record profits](#)

South African specialist chemical services company Omnia yesterday reported record profits and cash generation for the year ended March 31, positioning the group for expansion in local and global markets.

(©www.engineeringnews.co.za)

### [Africa forum urges local investment to spur growth](#)

Africa cannot just rely on foreign investment to help its recovery, but needs its own business community to boost economic growth and living standards, government and business leaders said last week.

(©www.engineeringnews.co.za)

### [Iscor makes progress with Numsa on strike](#)

Steel producer Iscor is confident that a resolution to the dispute between itself and the National Union of Metalworkers of South Africa (Numsa) may be in sight following the union's decision to withdraw its demand for back pay.

(©www.engineeringnews.co.za)

### [Next round of oil, gas prospecting set to start this year](#)

South Africa's petroleum exploration and exploitation agency, Petroleum Agency SA, is anticipating large-scale investment in the country when the next round of issuing of exploration licences for the West Coast starts later this year.

(©www.engineeringnews.co.za)

### [Brazil interest in SA missile technology](#)

South African defence company Kentron, part of the State-owned Denel group, has encountered a "definite receptivity" towards its products from the Brazilian armed forces, and discussions are continuing on a number of systems.

(©www.engineeringnews.co.za)

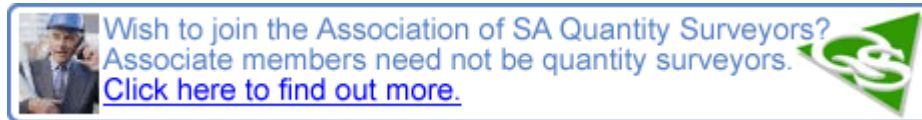
### [Global fuel-cell push intensifies](#)

US President George Bush's keenness to reverse his country's growing dependence on imported oil will provide added impetus to efforts to develop commercially-viable fuel-cells to power vehicles, homes and businesses without producing greenhouse gases and other pollutants.

(©www.engineeringnews.co.za)



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**RETAIL ROUNDUP**

**[Too early to count cost of Steers blaze](#)**

Durban - It was too early to determine the value of the damage caused by the fire at Steers Holdings' Midrand warehouse, Kevin Hedderwick, the chief operating officer of franchising, said yesterday.  
(©www.busrep.co.za)

**[Absa seeks deal on CNA out of court](#)**

Johannesburg - Absa would like to talk and amicably resolve the issues surrounding the controversial liquidation of CNA, the bank's executive director, Robert Emslie, said yesterday.  
(©www.busrep.co.za)

**[African Harvest streamlines into two branches](#)**

Cape Town - African Harvest Fund Managers had streamlined its business into two separate asset management entities - one focused on the wholesale market and one on the retail market - it said this week.  
(©www.busrep.co.za)

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**BUSINESS INCENTIVES**

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  - [Technology \(research](#)
  - [Tourism](#)
- (©www.engineeringnews.co.za)

**BUSINESS OPPORTUNITIES**

- [Government Tender Bulletin](#)
- [Trade by Industry](#)
- [SA Business Brief](#)
- [Worldwide telephone directories](#)

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**SAFCEC NEWS**

[From the Safcec newsletter:](#)

**CONTRACTS CLAIMS COURSE**

SAFCEC will present a one-day course on Contract Claims on Wednesday, 16th July 2003, in Construction Centre, 12 Skeen Boulevard, Bedfordview, commencing at 09:00. The course is targeted at Site Agents and Contract Managers and is designed to sensitise this level of management to the possibility of claims and how to deal with them.  
(©www.safcec.org.za)

**CPAF INDICES – APRIL 2003**

STATSSA have published the CPAF indices for April 2003 and an [updated schedule](#) is available. It should be noted that the CPI indices have been revised, in most cases downwards, from January 2002. SAFCEC will be publishing a practice note on how to cope with these changes, in the near future.

**NORTH BRANCH NEWS**

A definite highlight has been the return of Vukani Khumalo. He has recovered well and we are looking forward to having our dedicated emerging contractor facilitator back in action. The SAFCEC mentor programme has been receiving much attention from government departments at all levels. We have been invited to hold several workshops in remote areas including Qwaqwa, Nelspruit, Groblersdal and Bloemfontein and some municipalities want to use our screening process in awarding work to small contractors.  
(©www.safcec.org.za)



VISIT SAFCEC
Sixty three years constitute two generations. <a href="#">The South African Federation of Civil Engineering Contractors</a> has celebrated over sixty years of being the "midwife" of the development of South Africa. Its members were intimately involved in the creation of the infrastructure that became the envy of our continent. In the same spirit, SAFCEC has prepared itself for the challenges awaiting us in the new millennium.
To catch up on the latest news <a href="#">click here</a>

 **NEWS FROM AFRICA**

[Tanzania makes sweeping tax reports](#)

Finance Minister Basil Mramba has announced sweeping tax reforms meant to empower peasants in the east African nation.  
(©www.bday.co.za)

[Moroccan firm to build \\$85m fertiliser plant](#)

Moroccan phosphate giant OCP said yesterday it would build a large \$85-million fertiliser plant that would increase its production capacity by 50% and strengthen its world leadership in the industry.  
(©www.engineeringnews.co.za)

[African leaders look to business](#)

The pressure is mounting on the business community at the World Economic Forum summit to help finance new African Union institutions.  
(©www.bday.co.za)

[Uganda offers tax breaks to stimulate growth](#)

The new budget aims to stimulate investments, promote exports and reduce the central African nation's dependency on donor aid.

**VIRUS OR HOAX?**

In case you've received an e-mail containing a virus warning please check carefully for a real virus or a hoax. Usually e-mail warnings encouraging you to forward the information to all and sundry are hoaxes. You can make sure by visiting the [Virus or Hoax?](#) web site.

If you suspect that you have opened an e-mail containing a virus visit the virus information section on [Virus or Hoax?](#) The site also links to free virus-removal programs.

[You can also try the BitDefender online virus scanner](#)

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**[Mozambican coal project interests IDC, Iscor](#)**

The IDC, Brazilian resources company CVRD and Iscor have signed a memorandum of understanding that could lead to the development of the Moatize coal mine in Mozambique.

(©www.bday.co.za)

**[Foreign investment in Africa lags behind](#)**

Durban - South Africa, along with Egypt, Nigeria, Morocco and Tunisia, accounted for 60 percent of all direct investment inflows into Africa from 1997 to 2001, a draft World Economic Forum (WEF) report had shown.

(©www.busrep.co.za)



**MINING NEWS**

**[IEA estimate of oil demand growth unchanged](#)**

The International Energy Agency says its May projections are unchanged from April.

(©www.bday.co.za)

**[IDC expert witness to appear at Tribunal](#)**

A Competition Tribunal hearing that is likely to decide the future of South Africa's iron-ore assets will continue next Tuesday, when the competition authority will hear expert testimony from a witness for the State-owned Industrial Development Corporation (IDC).

(©www.miningweekly.co.za)

**[Implats opens R65m Sulfacid plant](#)**

Amid controversy around emissions emanating from certain South African platinum operations, the country's second-largest platinum producer Implats yesterday announced the official opening of a R65-million Sulfacid plant at its Rustenburg smelter operations.

(©www.miningweekly.co.za)

**[Iamgold, AngloGold in new Brazil partnership](#)**

Canada's Iamgold said on Wednesday it had formed a joint venture with AngloGold in Brazil to explore gold-bearing rocks on Iamgold's Moeda project in Minas Gerais state.

(©www.miningweekly.co.za)

**[Mine wage talks to resume next week](#)**

The Chamber of Mines and the National Union of Mineworkers (NUM) yesterday said that they had concluded their second round of negotiations and have agreed to meet again on June 17 and 18.

(©www.miningweekly.co.za)

**[US aluminium orders remain low](#)**

The Aluminum Association's latest figures show US aluminum orders for all categories rose a seasonally adjusted 19% in May over month-earlier figures, according to BB&T Capital Markets' research report citing the data on Wednesday.

(©www.miningweekly.co.za)

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**NEWS FLASHES FOR ARCHITECTS**

**VIRTUAL ARCHITECTURAL FIRMS IN SA**

If you can refer to your company as 'a virtual organisation' (see definition below) and are willing to contribute towards a research project being carried out by Tsepo Pefole from the Port Elizabeth Technikon, please contact him on 083 683 1319 or tsepo@petech.ac.za.

Definition: This refers to a temporary or permanent collection of geographically disparate individuals, groups, organisational units, which do not belong to the same organisation, or an entire organisation that depends on electronic linking in order to complete the production process

**CONTINUING PROFESSIONAL DEVELOPMENT COURSE (CPD)**

For those who missed out attending this course hosted by the PIA, the Gauteng Institute of Architects will be presenting the course on Friday 5 September 2003. For further information please contact Catrina on (011) 486-0684 or e-mail gifa.pia@saia.org.za

Thanks to the PIA for the information drop them a note at [admin.pia@saia.org.za](mailto:admin.pia@saia.org.za)

**A REMINDER OF THE PIA'S OWN WEBSITE FOR INTER-MEMBER COMMUNICATIONS, FORUMS, DISCUSSIONS, ETC. [www.pia.org.za](http://www.pia.org.za)**


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## → PROPERTY FEASIBILITY & VALUATION



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### NEWS FOR ESTATE AGENTS AND HOME OWNERS

#### [Rate relief for homeowners and buyers](#)

The major banks have been quick to drop their home loan lending rates in the wake of the 150 percentage point cut in the repo rate yesterday, taking the new 'base rate' for homeloans to 15,5 percent.

(©www.property24.co.za)

#### [Merger to create R14bn/ year homeloan giant](#)

A merger, subject to final shareholder approval, has been announced in Johannesburg between the estate agency services supplier PA Group and mortgage originator BetterBond.

(©www.property24.co.za)

#### [Building aplenty, but few spec houses](#)

High building costs and low profit margins are keeping spec builders out of the Pretoria residential market, despite a shortage of houses for sale and steep price increases over the past two years.

(©www.property24.co.za)

#### [Coega progress lights up PE beachfront](#)

Rising expectations of new industrial development as the Coega deep-water port project progresses has driven demand for beachfront property in Port Elizabeth to unprecedented levels.

(©www.property24.co.za)

#### [Spier workers are now home owners](#)

Michael Garvin, the Rawson Property Group's development consultant, has overseen a development which has enabled 30 long-serving staff and their families, previously tenants on one of the Stellenbosch's historic wine estates, to become owners of their own homes in Eersteriver.

(©www.busrep.co.za)

#### **Tip of the week**

*If you don't have enough finance under your current loan, get a second bond to turn your home into*

### THE AGENTS TOOLKIT

[Homeloan Calculator](#)

[Transfer Fees Guide](#)

[Bond Registration Costs Guide](#)

[Contract for Housing and Minor Works](#)

[Contract for the sale of a house](#)

[Checklist for Moving Home](#)

[Homebuyer's Checklist](#)

[Homeseller's Guide](#)

[Capital Gains Tax](#)



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PROPERTY LINKS	
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<a href="#">Transfer statistics</a>	 You will require the FREE Acrobat reader to enable you to read reports in this newsletter published in .PDF format
<a href="#">Consumer Advice</a>	
<b>BUILDING TERMS</b> Don't know your architraves from your dados? How about your flaunchings and transoms? <a href="#">GET TO GRIPS WITH BUILDING TERMS</a>	<b>REAL ESTATE TERMS</b> What is your cooling off right? What is an escape clause and when is something sold "voetstoots"? <a href="#">Get to grips with terms used in property sales agreements here.</a>

 **SPECIAL REPORTS**

[Managing Project Costs](#)

by Parviz F. Rad, Ph.D., PMP

How do you determine the real cost of a project? Costs include more than just assigned personnel and equipment. You must make distinctions among direct costs, indirect costs, overhead, allowances, and contingencies. Read Dr. Rad's article to learn how to better manage your project costs.  
(©www.pmboulevard.com)

[You have to be concerned with driving costs down, limiting capital investments, and maximizing profit.](#)

Paula Spinner shows the project manager how to meet those challenges by utilizing an Activity-Based Costing (ABC) tool in the article, Activity-Based Costing for Operations Management.  
comment  
(©www.pmboulevard.com)

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 **ECONOMIC INDICATORS**

The indicators as on 13 June 2003 15:58		
	This week	06/07/03
Rand/\$	7.8430	7.9950
Rand/£	13.0684	13.3128

[Security sector gets minimum wage](#)

The Minister of Labour has announced that a new minimum wage for security guards will be published on Saturday.  
(©www.news24.com)

[Monetary policy to tighten](#)

The elation over Thursday's rate cut will be short-lived, say analysts, as the



Rand/€	9.2265	9.4531
R150	10.30%	10.30%
Gold/oz	\$352.50	\$367.70
Gold Mining	2295.10	2331.00
JSE All Share	8718.20	8898.80

**Rand steals the show**

In a relatively firework-free day, the JSE has been following the rand - zigging and zagging in and out of positive territory. (©www.news24.com)

**Oil prices cling on**

London - Oil prices slipped slightly on Thursday, but still held onto the bulk of the gains seen the previous day when they surged to the highest level since the Iraq war following a shock fall in US crude stocks. (©www.news24.com)



prime interest rate will continue to rise. (©www.news24.com)

**JSE firms with world markets**

The JSE has opened in positive territory, taking its cue from strengthening world markets. (©www.news24.com)

**SARB: More good news soon?**

The SARB has brought relief to 21 months of hardship and might be bringing more good news as soon as August. (©www.news24.com)

**Erwin works to save troubled Doha round of negotiations**

TRADE and Industry Minister Alec Erwin and his counterparts in the World Trade Organisation (WTO) will intensify emergency talks over the next few months to prevent the collapse of the WTO's Doha Development Round. (©www.bday.co.za)

**ASAQS NEWS**

**RECORDS, RECORD, RECORDS**

Contract Requirements

Max Abraham in his book Engineering Law and The ICE Contract wrote

“ A party to a dispute, particularly if there is an arbitration will learn three lessons (often too late) the importance of records, the importance of records and the importance of records”.

JRK examines the importance of records in considering claims from contractor's.

(©www.jrknowles.co.uk)

**Calculating investment returns**

Last week we discussed the first step in the measurement of risk in property investment which is the measurement of the sensitivity of the investment to a change in one of the variables, such as rental fluctuations or an increase in expenses.

(©www.busrep.co.za)

**Egon Wortmann welcomed**

The president of ASAQS, Mr Osman Narker, welcomed Mr Egon Wortmann during a small function held after the executive committee meeting on the 10th June 2003. Guests from BIFSA, CESA and other roleplayers in the built environment were present. The new executive director expressed his desire to promote greater co-operation between all representative bodies in the industry.

**BEPMEDS UPDATE**

(The Built Environment Professional Associations' Medical Scheme)

Bepmeds has been in operation for 5 months now and continues to perform better than the initial

**DID YOU HEAR ?**

**Canadian Winter**

The Temperature Conversion Guide (degrees are in Fahrenheit)

50 above - New Yorkers try to turn on the heat. Canadians plant gardens.

40 above - Californians shiver uncontrollably. Canadians sunbathe.

35 above - Italian cars won't start. Canadians drive with the windows down.

32 above - Distilled water freezes. Canadian water gets thicker.

20 above - Floridians wear coats, gloves & wool hats. Canadians throw on a t-shirt.

15 above - Californians begin to evacuate the state. Canadians go swimming.

Zero - New York landlords finally turn up the heat. Canadians have the last

expectations. Cover under this scheme is a benefit reserved for ASAQs Practices, and members are encouraged to compare the rates and benefits associated with Bepmeds. The Benefit brochure is available on the Bepmeds site <http://www.bepmeds.co.za/>

### **JBCC SEMINARS**

JBCC have advised us of the following seminars being presented. Further enquiries and registrations please contact JBCC direct on (011) 646-0174 or [jbcc@mweb.co.za](mailto:jbcc@mweb.co.za)

27 August 2003 - one day Constantia Conference Centre Midrand Principal Building Agreement

7 October 2003 - ½ day Johannesburg Country Club Auckland Park Minor Works Agreement

8 October 2003 - one day Johannesburg Country Club Auckland Park Principal Building Agreement

### **Seen on the Calendar**

Date : 17-20 June 2003

Event: ProjectFlow - NQF Level 5 Intermediate Project Man

Time: 8:15 AM - 4:30 PM

Information: This course will be held on the 17-20 June 2003 at the Centurion Lake Hotel, Centurion. For more info contact Terry Deacon at 082 557 3119.

Contact: Antoinette Monama [training@projectpro.co.za](mailto:training@projectpro.co.za)

Date: 17-20 June 2003

Event: Concept of Cost Engineering

Time: 9:00 AM - 4:00 PM

Information: Concepts in Cost Engineering gives you the skills and knowledge to start your Cost Engineering career. In Africa we do not have enough Cost Engineers and we are experiencing a shortage in the vital skills and knowledge. This is an excellent opportunity to gain more skills and knowledge.

Contact: Marié Voogt [secretary@ceasa.org.za](mailto:secretary@ceasa.org.za)

Seen on [Classifieds](#)

### **Snr QS (Head of Dept) - Saudi Arabia**

Degree, RICS member and 12 yrs exp to work in Al Khobar, Sau.

Ext. knowledge of QS practice

Deal with contractor's claims and advise on contract matters/diputes

Hands-on exp in measurement of construction works

Sound knowledge of financial control of large projects

Monitor & report on financial progress Ensure QS and cost estimating adherence to scope of work & design criteria. Report & ID variations timeously, interact with Eng. & Proj Mngrs to discuss impact on budgets and schedules.

### **Empoyment opportunity**

The George office of DAVIS LANGDON FARROW LAING is looking for dynamic, qualified junior QS's to join our existing team as soon as possible. Great career opportunities exist in the company for the right individuals!

Browse to [Classifieds](#) for full details

cook-out before it gets cold.

10 below - People in Miami cease to exist. Canadians lick flag poles.  
20 below - Californians fly away to Mexico. Canadians throw on a light jacket.

40 below - Hollywood disintegrates. Canadians rent some videos.

60 below - Mt. St. Helen freezes. Canadian Girl Scouts begin selling cookies door to door.

80 below - Polar bears begin to evacuate Antarctica. Canadian Boy Scouts postpone "Winter Survival" classes until it gets cold enough.

100 below - Santa Claus abandons the North Pole. Canadians pull down their ear flaps.

173 below - Ethyl alcohol freezes. Canadians get frustrated when they can't thaw the keg.

297 below - Microbial life survives on dairy products. Canadian cows complain of farmers with cold hands.

460 below - ALL atomic motion stops. Canadians start saying "Cold 'nuff for ya?"

500 below - Hell freezes over. The Toronto Maple Leafs win the Stanley Cup.

### **YOU KNOW YOU ARE A SOUTH AFRICAN WHEN.....**

You can do your monthly shopping on the pavement

You can count the national soccer team's scores with no fingers

To get free electricity you have to pay a connection fee of R750

You can pay your tuition fees by holding up a sign at a traffic light

The petrol in your tank may be worth more than your car

More people vote in a local reality TV show than in a local election

**Remember:** Visit the [ASAQS website](#) for new updates!

**We currently have more than 970 access accounts to the CUG!  
New members to the CUG**

*New members announced next week*

**Please note :** Only paid-up members of the Association of South African Quantity Surveyors are allowed entrance to the CUG. We still receive a number of applications every month from non-members. If you have any questions regarding membership contact Mrs Barbara Morgan on 011-3154140

**Also note** that your registration to the CUG will remain in force as long as you remain a member of ASAQS and there is no need to register every year. If you have not received an e-mail confirming your registration contact [ASAQS](#).

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"Now - Now" can mean anything from a minute to a month  
You're genuinely and pleasantly surprised whenever you find your car parked where you left it  
A bullet train is being introduced but we can't fix potholes  
You paint your car's registration number on the roof  
Half of your mail is guaranteed to reach its destination  
You dial a toll - free number and nobody answers  
You have to prove that you don't need a loan to get one  
Prisoners go on strike

**Change of e-mail address?**

Do you wish to continue your subscription to the Weekend Property and Construction News? Then do the following :

1- unsubscribe your old e-mail address.

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Webmaster ASAQS

2- subscribe using your new e-mail address with our subscription box on the left

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