

**APPROVED MINUTES OF THE MEETING OF
HERITAGE WESTERN CAPE,
HERITAGE OFFICERS MEETING**
Held on Monday, 13 March 2023 at 08:30,
3rd Floor, Protea Assurance Building, Greenmarket Square



1. OPENING AND WELCOME

The Chairperson, Ms Waseefa Dhansay officially opened the meeting at 08:40 and welcomed everyone present.

2. ATTENDANCE

Members of Committee

Ms Waseefa Dhansay (WD) (Chairperson)
Ms Cecilene Muller (CM) (Specialist Heritage Officer)
Ms Muneerah Solomon (MS) (Heritage Officer)
Ms Corne Nortje (CN) (Heritage Officer)
Mr Thando Zingange (TZ) (Heritage Officer) (0000)
Ms Chane Herman (CH) (Heritage Officer)
Mr Robin George (RG) (Heritage Officer)
Ms Stephanie Barnardt-Delport (SB) (Heritage Officer)
Ms Sneha Jhupsee (SnJ) (Heritage Officer)

Members of Staff

Ms Aneeqah Brown (AB) (Secretary)
Ms Nosiphiwo Tafeni (NT) (Admin)
Mr Yaseen George (YG) (Admin)

Legal Advisor

Ms Penelope Meyer

Visitors

Mr Willus Bosch

Observers

3 Apologies

Ms Khanyisile Bonile (KB)
Ms Ayanda Mdludlu (AM)

Absent

None

4. Approval of Agenda

- 4.1** 13 March 2023. The Committee resolved to approve the agenda with minor edits and Additions. CN moves to adopt the agenda and SJ seconds.

5. Approval of Minutes of the Previous Meeting

- 5.1** 6 March 2023. The Committee resolved to approve the minutes CH moves to adopt the minutes and RG seconds.

- 6. Disclosure of conflict of interest**
None

- 7. Confidential matters**
None

8. Standing Items

8.1 Site inspections undertaken

- 8.1.1** Proposed total demolition on Erf 3557, 35 Kensington Crescent, Oranjezicht, S34 Total demolition on a PHS, S27 and proposed additions and alterations on Erf 3137, 33 Kensington Crescent, Oranjezicht, S34-A&A

Case No: HWC23090208CM0214

The case officer to provide a site inspection report for the next meeting.

CM

8.2 Proposed Site Inspection

None

8.3 Site Inspection Reports

- 8.3.1** Public Engagement with Councilor Dr Julian Kritzinger from Breede Valley Municipality- (RG & CM)
RG provided feedback and the report was noted

8.4 Preparation for the upcoming Committee meetings

- 8.4.1** IACom_15 March 2023

- 8.4.2** BELCom_16 March 2023

- 8.4.3** Special Council_17 March 2023

- 8.5 Interim and Close out Reports**
None

- 8.6 Incomplete Applications**
Reviewed under the cases

9. Administrative Matters

- 9.1** HWC Case Files and Folders

- A document was circulated for the Committee to review and provide feedback on the format

for loading of case files. This is to be reviewed and feedback provided

- 9.2** Muizenberg NID Retraction Letter for noting (SJ)
- Letter provided by the CoCT on 9 March 2023 and was noted
- 9.3** Recommendations for Committees
- HOMS to provide full recommendations when referring items to another committee
- 9.4** Erf 1140, 13 Finschley Road, Camps Bay (RG)
- The Committee confirmed that the application triggers a full Section 34 application.
- 10. Discussion of the agenda**

MATTERS TO BE DISCUSSED

11. MATTERS ARISING

**11.1 Proposed additions and alterations on Farm 631, Meaker Street, Nederburg Farm, S34-A&A
Case No: HWC23011803CH0119**

Ms Chane Herman introduced the item.

DISCUSSION

- Information received on 6 March 2023.
- Ungraded
- Outside Special Character Protected Area Overlay Zone of Paarl
- Paarl300 Foundation supports the proposal.
- Drakenstein Heritage Foundation supports the proposal.
- Drakenstein Municipality supports the proposal.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

CH

**11.2 Proposed additions and alterations on Erf 165, 33 Le Roux Street, De Rust, S34-A&A
Case No: 22092311CM0926E**

INCOMPLETE APPLICATION:

De Rust Conservation comment required.

CM

**11.3 Proposed additions and alterations on Erf 65238-RE, 109 Rosmead, Kenilworth, S34-A&A
Case No: HWC23022702CM0227**

Ms Cecilene Muller introduced the item.

DISCUSSION

- Information received on 7 March 2023.
- Block F Distribution Maintenance Workshop building, Graded NCW
- Broader site is Graded IIIA
- Outside HPO
- The original historical building has been altered due to additions in the 1970's.

- CoCT supports the proposal.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

CM

11.4 Proposed additions and alterations on Erf 14185, 142 Visagie Street, Parow, S34-A&A Case No: HWC23021323CM0217

Ms Cecilene Muller introduced the item.

DISCUSSION

- Information received on 1 and 10 March 2023
- Graded NCW
- Outside HPO
- CoCT supports the proposal.
- Section 34 application form to be submitted.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

CM

11.5 Proposed redevelopment for the site on Portion 33 of Farm Wortel Gat 723, Hermanus, S38(4)-HIA Case No: 22051308NK0519E

Ms Corne Nortje introduced the item.

DISCUSSION

- Information received on 2 March 2023.
- Whale Coast Conservation Body supports with conditions.
- Graded IIIA

DECISION

The Committee resolved to endorse the HIA as meeting the requirements of Section 38 (3) of the NHRA and the recommendations on page 2, as well as the mitigation measures of the VIA on page 12;

The following visual mitigation measures are recommended:

1. The visual setback line from the lagoon to be as indicated, i.e., 150m from the HWM.
2. Existing indigenous vegetation to be retained as far as possible in the vicinity of the proposed development to provide visual screening and a visual backdrop to the development. It is acknowledged that clearings for firebreaks may be necessary.
3. Only areas required for the actual buildings to be cleared. The remainder of the construction site be cordoned off and the natural vegetation protected. The proliferation of construction tracks to be avoided.
4. Additional milkwood trees to be planted between and partly in front of the units to provide visual screening for the proposed development. The milkwoods to be planted in close formation for mutual protection.
5. Formal landscaping to be minimal, and alien plant species avoided. Preferably local buffalo grass or kweek and local strandveld plants to be used. Specifically, kikuyu grass or palm trees to be avoided. Existing invasive kikuyu grass to be removed from the site.
6. A landscape development plan (LDP), including lists of permitted plant species, prepared by a qualified landscape architect or horticulturist to be submitted together with the Site

Development Plan (SDP) to the local authority.

7. Muted colours in the grey and green range to be used for all exterior wall surfaces and roofs, as currently indicated in the proposals.
8. The maximum height of the proposed cottages to be 6,5m from average natural ground level to the top of the roof, as indicated in the DEADP Guidelines.
9. Fenestration of the proposed buildings to be shaded by roof overhangs or other shading devices, as currently indicated for the two proposed cottages, the shadows helping to make the buildings visually recede into the landscape.
10. No reflective glass or other reflective finishes, which could be visually intrusive, to be used on elevations facing the lagoon.
11. Internal roads to be as narrow as possible, and parking areas limited in size, as currently indicated, to minimise the visual intrusion of vehicles in the landscape.
12. Outdoor lighting to be restricted, and preferably bulkhead or bollard-type lights with a maximum height of 1.2m, used. All outdoor lighting to have reflectors to conceal the source of lighting to avoid light spillage and maintain dark skies at night. No outdoor festive lights or spotlights to be permitted.
13. All utility lines to be located underground. No satellite dishes or aerials to protrude above the roof line of buildings.
14. No flags, banners, or large signs to be erected at the entrance to the property from the Wortelgat Road should be permitted, in order to minimise the proliferation of signs in a natural area.

CN

**11.6 Proposed additions and alterations on Erf 287, 165 Voortrekker Road, Veldrif , S34-A&A
Case No: HWC23022207CN0223**

Ms Corne Nortje introduced the item.

DISCUSSION

- Information received on 6 March 2023.
- HOMs graded NCW
- Outside HPO
- Bergriver Municipality supports the proposal
- Veldrif Heritage has no objections.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

CN

**11.7 Proposed additions and alterations on Erf 417, 28 Nuwe Street, Prince Albert, S34-A&A
Case No: HWC23011009CN0111**

Ms Corne Nortje introduced the item.

DISCUSSION

- Information received on 7 March 2023.
- Graded IIIA
- Outside HPO
- Prince Albert Municipality stamped the plans.
- Simon Van de Stel did not comment within the 30-day commenting period.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

**11.8 Proposed additions and alterations on RE of Erf 992, 2 Albert Road, Wellington, S34-A&A
Case No: HWC23020605CN0213**

Ms Corne Nortje introduced the item.

DISCUSSION

- Information received on 9 March 2023
- Ungraded
- Inside Special Character Protected Area Overlay Zone of Wellington.
- DHF supports the proposal.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

CN

**11.9 Proposed additions and alterations on Erf 2789, 14 Afrikaner Avenue, Kommetjie, S34-A&A
Case No: 23090207RG0114**

Mr Robin George introduced the item.

DISCUSSION

- Information received on 7 March 2023.
- Graded NCW
- Outside an HPO
- CoCT supports the proposal
- Kommetjie Ratepayers & Residents Association has no objections.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

RG

**11.10 Proposed additions and alterations on Erf 411, 52 Church Street, Worcester, S27-Minor Works
Case No: HWC23021713RG0215**

Mr Robin George introduced the item.

DISCUSSION

- Information received on the 6th of March 2023
- Minor works application
- Graded PHS
- Inside historic core of Worcester
- Worcester Heritage & Conservation Society has no objections

DECISION

The Committee resolved to approve the application on condition that;

1. Work to be monitored by a suitably qualified architect with heritage experience
2. A close-out report to be submitted within 30 days of practical completion.

RG

**11.11 Proposed additions and alterations on Erf 50450, 13 Malcolm Road, Rondebosch, S34-A&A
Case No: HWC22121906RG0221**

Mr Robin George introduced the item.

DISCUSSION

- Information received on 5 March 2023.
- Graded IIIC
- Outside HPO
- CoCT supports the proposal.
- GLCA has no objections.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

RG

**11.12 Proposed additions and alterations on Erf 645, 100 Dorp Street, Stellenbosch, S27-A&A
Case No: HWC23021405RG0215**

Mr Robin George introduced the item.

Mr Willus Bosch was present and took part in the discussion.

DISCUSSION

- Information received on 3rd of March 2023
- Graded PHS
- Inside historic core of Stellenbosch
- SHF did not comment within the 30-day commenting period.
- Stellenbosch Interest Group objected but then supported the revisions as submitted.
- Stellenbosch Municipality supports the proposal.

DECISION

The Committee resolved to approve the application on condition that;

1. Work to be monitored by a suitably qualified architect with heritage experience
2. A close-out report to be submitted within 30 days of practical completion.

RG

**11.13 Proposed additions and alterations on Erf 903, 88 St Georges Street, Simonstown, S27-A&A
Case No: HWC23022008RG0227**

Mr Robin George introduced the item.

DISCUSSION

- Information received on 8 March 2023
- Graded PHS
- Inside HPO
- CoCT has further requirements for a conservation management plan be prepared to rectify unauthorised work which took place.
- Simonstown Historical Society has no objections but agrees with the CoCT's requirement for a conservation management plan.

FURTHER REQUIREMENTS:

1. A heritage statement to be submitted to HWC to assess any changes which were made to the provincial heritage site.

RG

**11.14 Proposed additions and alterations on Erf 394, 40 Queens Road, Sea Point, S34-A&A
Case No: HWC22120601SJ1207**

INCOMPLETE APPLICATION:

SFB comment required.

SJ

**11.15 Proposed additions and alterations on Erf 352, 4 Kloof Road, Sea Point Fire Station,
Sea Point, S34-A&A
Case No: HWC23012303SJ0214**

Ms Sneha Jhupsee introduced the item.

DISCUSSION

- Information received on 28 February 2023.
- Graded IIIB
- Outside HPO
- The Committee discussed possible separation of application for the fire station and Queen Victoria Foundation.
- The Committee accepts both structures in one application
- The Committee accepts the specifications and methodology for the Queen Victoria fountain.

DECISION

The Committee resolved to approve the application on condition that;

1. Work to be monitored by a suitably qualified architect with heritage experience
2. A close-out report to be submitted within 30 days of practical completion.

SJ

**11.16 Proposed additions and alterations on Erf 522, 11 Albany Road, Sea Point East, S34-A&A
Case No: HWC23022003SJ0220**

Ms Sneha Jhupsee introduced the item.

DISCUSSION

- Information received on
- Graded IIIC
- Outside HPO
- SFB had no objections.
- SFA had minor recommendations.

DECISION

The Committee resolved to approve the application on condition that;

1. A close-out report to be submitted within 30 days of practical completion.

SJ

11.17 Proposed additions and alterations on Erf 740, 25 Caledon Street, George, S34-A&A
Case No: HWC22112404SJ0224

Ms Sneha Jhupsee introduced the item.

DISCUSSION

- Information received on 24 February 2023.
- Minor works application
- Graded IIIC
- Outside HPO
- The Committee notes that work has been completed.

DECISION

HWC cannot condone illegal work. Section 51 letter to be issued.

SJ

11.18 Proposed additions and alterations on Erf 94992, 101 Kloof Street, Gardens, S34-A&A
Case No: 22092201KB0922E

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received on 6 March 2023
- Graded IIIA
- CoCT and CIBRA did not comment withing the 30-day commenting period.

DECISION

The Committee resolved to approve the application as meeting the BELCom's recommendations.

TZ

11.19 Proposed additions and alterations on Erf 96, 33 Stephanstraat, Velddrif, S34-A-A
Case No: HWC23012006TZ

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received on 7 March 2023
- Graded NCW
- Bergriver Municipality supports the proposal

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

TZ

11.20 Proposed additions and alterations on Erf 9693, 81 Dorp Street, Bo-Kaap, S34-A&A
Case No: KB0112

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received on 7 March 2023
- Graded IIIA

- CoCT supports the proposal
- CIBRA supports the proposal.
- Bo-Kaap Youth Movement and Bo-Kaap Civic Association supports the proposal.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

TZ

**11.21 Proposed total demolition on Portion 17 of Farm 180, Mooikelder Road, Paarl, S34-TD
Case No: HWC23011610TZ0116**

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received on 9 March 2023
- Graded NCW
- Outside HPO
- Paarl 300 supports the proposal.
- DHF supports the proposal.
- Drakenstein Municipality supports the proposal.

DECISION

The Committee resolved to approve the application as there is insufficient heritage to warrant retention.

TZ

**11.22 Proposed additions and alterations on Erf 937, 2 Scholtz Road, Three Anchor Bay, S34-A&A
Case No: HWC23021403TZ0216**

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received 7 March 2023
- Graded IIC
- Outside HPO
- Green Point Ratepayers and Residence Association supports the proposal.
- CoCT supports the proposal.
- The Committee notes that work has been completed.

DECISION

HWC cannot condone illegal work. Section 51 letter to be issued.

TZ

**11.23 Proposed residential development on Erf 20733, Blue Downs, S38(4)-NID
Case No: HWC23012003SB0223**

Ms Stephanie Barnardt-Delport introduced the item.

DISCUSSION

- The proposal is for a proposed residential development on Erf 20733, Blue Downs.
- Site is situated in the low (blue) palaeontological area on the SAHRIS map.

- Previous studies done, southeast from the site indicate that no archaeological material.
- The Committee is of the opinion that no heritage resources will be impacted on.

DECISION

The Committee resolved that no further studies are required.

SB

**11.24 Proposed position of the new Agricultural Werf on Kleinbosch, Farm 1576 Dal Josaphat Paarl, S38(4) - Amend SDP
Case No:21091320SB1004E**

Ms Stephanie Barnardt-Delport introduced the item.

DISCUSSION

- The proposed position of the new Agricultural Werf on Kleinbosch, Farm 1576 Dal Josaphat Paarl.
- The SDP has been revised due to poor soil conditions, this amendment will not have a negative impact on the heritage resource,

Comment

The committee endorses the revised SDP as align with the endorsed HIA prepared by Anne-Marie Fick date March 2022.

SB

**11.25 Proposed additions and alterations on Erf 614, 30 Dawlish Court, 8 Hall Road, Sea Point, S34-A&A
Case No: HWC22121908CM1219**

Ms Cecilene Muller introduced the item.

DISCUSSION

- Information received on 07 February 2023 and 08 March 2023
- Graded IIC
- Outside HPO
- CoCT supports the proposal
- Sea For All supports the proposal.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

CM

**11.26 Proposed housing development on Erf 595, Greyton, S38(8)-HIA
Case No: 19052710SM0626E**

Ms Cecilene Muller introduced the item.

DISCUSSION

- Information received on 8 March 2023.
- Archaeological survey tracks provided
- Archaeology will not be negatively impacted.

- The committee notes the submission of the Visual Impact Assessment (VIA) however the committee is concerned, because of the lack of overlays/renders not provided to determine the visual impact on the cultural landscape.
- The committee is satisfied with the Archaeological Impact Assessment (AIA) as being adequate.
- Referred to IACom for their expertise

HELD OVER:

Given the reasons provided above, the matter is referred to IACom 19 April 2023.

CM

**11.27 Proposed total demolition on Erf 754,10 Crescent Road, Pinelands, S34-TD
Case No: HWC22112411MS1125**

Ms Muneerah Solomon introduced the item.

DISCUSSION

- Information received on 7 March 2023
- Graded IIC
- Inside HPOZ
- CoCT supports in principle.
- PRRA supports demolition however the current proposal is not supported.
- Heritage report consisting of heritage design indicators submitted.

DECISION

The Committee resolved to approve the demolition on condition that the replacement development is substantially in accordance with the heritage design indicators prepared by White Box Design Studio as stamped by HWC.

Should the site not be developed in accordance with the approved design indicators within 3 years of the granting of the demolition permit, any proposed development thereafter must be resubmitted to HWC for approval.

MS

**11.28 Proposed additions and alterations on Erf 617, 16 Fir Avenue, Bantry Bay, S34-A&A
Case No: HWC23022101CM0227**

Ms Cecilene Muller introduced the item.

DISCUSSION

- Information received on 9th March 2023
- Graded IIC
- Outside HPO
- Sea Point, Fresnaye and Bantry Bay Ratepayers and Residents Association (SFB) supports the proposal.
- CoCT supports the proposal.
- Sea Point for All support the proposal

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

CM

11.29. Proposed additions and alterations on Erf 217, 6 Wilhelmina Street, Franschhoek, S34-A&A
Case No: HWC23011611KB0227

INCOMPLETE APPLICATION

Franschhoek Ratepayers association comments required.

KB

11.30 Proposed additions and alterations on Erf 10687, 24 Belair Avenue, Constantia, S34-A&A
Case No: HWC23021319TZ0214

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received on 7 March 2023
- Graded IIIC
- Inside HPO
- CoCT supports the proposal.
- Friends of Constantia Valley Greenbelt supports the proposal.

DECISION

The Committee resolved to approve the application as not negatively impacting the heritage resource.

TZ

11.31 Proposed additions and alterations on Erf 12418, 31 Coronation Road, Woodstock, S34-A&A
Case No: 2111040XM

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received on 7 March 2023
- Graded NCW
- CoCT supports the proposal.
- Walmer Estate Residents and Ratepayers Association supports the proposal.

DECISION

HWC cannot condone illegal work. Section 51 letter to be issued.

TZ

11.32 Proposed additions and alterations on Erf 92737, 20 Talana Road, Muizenberg, S34-A&A
Case No: HWC22113006TZ1201

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received on 9 March 2023
- Graded IIIIB
- Inside HPO
- CoCT supports the proposal.
- Muizenberg Heritage Society supports the proposal

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

11.33 Proposed additions and alterations on Erf 88365, 7 Westray Road, St James, S34-A&A
Case No: HWC23021509TZ0216

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received on 7 March 2023
- Graded IIIB
- Inside HPO
- CoCT supports the proposal.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

TZ

11.34 Proposed additions and alterations on Erf 2511, 7 Spaanschemat River Road, Constantia, S34-A&A
Case No: HWC23022301RG0227

Mr Robin George introduced the item.

DISCUSSION

- Information received on 3 March 2023
- Graded NCW
- Outside HPO
- CoCT supports the proposal.
- CRRA has no objections.
- FoCVG has no objections.

DECISION

HWC cannot condone illegal work. Section 51 letter to be issued.

RG

12. NEW MATTERS

12.1 Proposed total demolition on Erf 3042, Corner Tuebes Road and Huskisson Way, Kommetjie, S34-TD
Case No: HWC23022307CH0302

INCOMPLETE APPLICATION

SG Diagram, CoCT comments and Kommetjie Heritage Society comments required.

CH

12.2 Proposed additions and alterations on Erf 40931, 18 Main Road, Paarl, S34-A&A
Case No: HWC23030304CH0302

Ms Chane Herman introduced the item.

DISCUSSION

- Graded IIIB

- Outside HPO
- The committee notes the application is a minor works

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

CH

**12.3 Proposed additions and alterations on Erf 6141, 6 Fourth Avenue, Kleinmond, S34-A&A
Case No: HWC23030105CH0302**

Ms Chane Herman introduced the item.

DISCUSSION

- HOMs graded IIIC
- Outside HPO
- Overstrand Heritage and Aesthetic Committee support the proposal.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

CH

**12.4 Proposed additions and alterations on Erf 7877, 14 Olivier Street, Strand, S34-A&A
Case No: HWC23012505CH0302**

Ms Chane Herman introduced the item.

DISCUSSION

- Minor works application
- Graded NCW
- Outside HPO
- CoCT declined to comment on the application.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

CH

**12.5 Proposed additions and alterations on Erf 45360, 44 Campground Road, Rondebosch, S34-A&A
Case No: HWC23022811CM0306**

INCOMPLETE APPLICATION:

Coloured images and tittle deed required.

CM

**12.6 Proposed additions and alterations on Erf 9466, 53 Reservoir Road, Somerset West, S34-A&A
Case No: HWC23022306CM0306**

INCOMPLETE APPLICATION:

CoCT comments, SG diagram and locality plan required.

CM

12.7 Proposed Kiboko Airstrip Farm Hongingklipskloof on Farm 172 portion 1, Mossel Bay, S38(8)-NID
Case No: HWC23030202CM0302

Ms Cecilene Muller introduced the item.

DISCUSSION

- The application is a proposed Kiboko Airstrip Farm Hongingklipskloof on Farm 172 portion 1, Mossel Bay.
- Fieldwork was undertaken on 22nd February 2022 by the applicant.
- The property forms part of a higher-lying undulating rural landscape that has been transformed through agriculture/ cultivation for an extended period.
- Development details: airstrip will be a rolled (compacted) grass surface measuring 1,154.73m in length and 20m in width covering an area of 2.09ha.
- A 50m safe zone covering an area of approximately 12ha will be brush cut around the runway to allow pilots to observe any obstacles.
- A hanger building, semi-permanent (corrugated iron) water reservoir, apron/parking area, etc.

DECISION

The Committee resolved no further studies are required.

CM

12.8 Proposed boundary wall on Farm 1512, Devonvale, Stellenbosch, S38(4)-NID,
Case No: HWC23030307CM0306

INCOMPLETE APPLICATION

A completed S38 application form required.

CM

12.9 Proposed agricultural expansion Farm Riet Valleij, Somerset Vale, Swellendam S38(8)-NID
Case No: HWC23030308CM0306

Ms Cecilene Muller introduced the item.

DISCUSSION

- The application is for proposed agricultural expansion Farm Riet Valleij, Somerset Vale,
- Proposed agricultural expansion to grow dryland oats (*Avena sativa*) on approximately 15.41 hectares.
- Converting several portions of land from indigenous vegetation into cultivated pasture.

DECISION

The committee resolved no further studies are required.

CM

12.10 Proposed additions and alterations on Erf 504, 9 Jacaranda Crescent, Thornton, S34-A&A
Case No: HWC23021318CN0301

Ms Corne Nortje introduced the item.

DISCUSSION

- Graded NCW
- Outside HPO
- CoCT supports the proposal.

DECISION

The Committee resolved to approve the application as not negatively impacting the heritage resource.

CN

- 12.11 Proposed additions and alterations on Erf 783, 15 Hastings Street, Tamboerskloof, S34-A&A**
Case No: HWC23022815CN0301

INCOMPLETE APPLICATION.

Internal and external photographs, and SG diagram, COCT comments required

CN

- 12.12 Proposed alteration, additions and partial demolition on Erven 2144 and 2147, 22 Drama Street, Somerset West**
Case No: HWC23022806CN0301

INCOMPLETE APPLICATION.

Contextual images required.

CN

- 12.13 Proposed residential development on Erven RE/51626, 51627, 57633, 110192, 144685, 144686 and 177145, Hamilton Road and Imam Haron Road, Claremont, S38(4)-NID**
Case No: HWC23030101CN0301

Ms Corne Nortje introduced the item.

DISCUSSION

- The application is proposed residential development on Erven RE/51626, 51627, 57633, 110192, 144685, 144686 and 177145, Hamilton Road and Imam Haron Road, Claremont.
- Outside HPO

DECISION

No further studies required.

CN

- 12.14 Proposed additions and alterations on Erf 12290, 551 Main Road, Paarl, S34-A&A**
Case No: HWC22112903MS0228

INCOMPLETE APPLICATION.

Coloured plans, internal and streetscape images required.

MS

- 12.15 Proposed additions and alterations on Erf 5546, Corner of Oyster Road, Bettys Bay, S38(8)-NID**
Case No: HWC23022812MS0228

Ms Muneerah Solomon introduced the item.

DISCUSSION

- The application is a proposed additions and alterations on Erf 5546, Corner of Oyster Road, Bettys Bay.
- Inside HPO

DECISION

The committee requires an HIA consisting of an AIA and PIA to be submitted.

MS

- 12.16 Proposed additions and alterations on Erf 88583, 3 Pentrich Road, St James, S34-A&A**
Case No: HWC23022703MS0228

INCOMPLETE APPLICATION

Comments from Kalk Bay Historical Association.

MS

- 12.17 Proposed additions and alterations on Farm 1816, Kleinfontein Trust, Wellington, S34-A&A**
Case No: HWC23020603MS0228

INCOMPLETE APPLICATION

Streetscape images and full S34 application required.

MS

- 12.18 Proposed additions and alterations on Erf 1243, 29 Malan Street, Wellington, S34-A&A**
Case No: HWC23012703RG0302

Mr Robin George introduced the item.

DISCUSSION

- Graded IIIB
- Inside the Special Character Protected Area Overlay Zone of Wellington.
- Drakenstein Municipality has no objections.
- DHF has objections to the garden store and covered porch but has no objection to the rest of the proposal.
- The committee notes that work has been completed.

FURTHER REQUIREMENTS

A Heritage statement is to be provided assessing the work that has been undertaken in relation to the heritage resource as well as the special character protected area overlay zone. The statement is to be prepared by a suitably qualified heritage practitioner.

RG

- 12.19 Proposed additions and alterations on Erf 423, 15 Station Street, Albertina, S34-Emergency Permit**
Case No: 21111807RG0302

The Committee does not deem the work to be an emergency

INCOMPLETE APPLICATION

Simon van der Stel Foundation Southern Cape comments, POA and Hessequa Municipality comments.

RG

- 12.20 Proposed additions and alterations on Erf 69086, 42 Kent Road, Wynberg, S34-A&A**
Case No: HWC23090215RG0302

INCOMPLETE APPLICATION

Stamped plans, internal photos and Wynberg East Civic Association comments required.

RG

**12.22 Farm 516, Klipdrift Cave Complex, De Hoop, Swellendam District, S35-Archaeological Permit
Case No: HWC23030103SB0306**

Ms Stephanie Barnardt-Delport introduced the item.

DISCUSSION

- The application is for a S35-Archaeological Permit on Farm 516, Klipdrift Cave Complex, De Hoop, Swellendam District
- Proposal for the study of the ochre assemblage at Klipdrift Rock Shelter (KDS).
- The committee noted the methodology.

DECISION

The Committee resolved to approve the application as not negatively impacting the heritage resource.

SB

**12.23 Proposed expansion of the Kromvlei Dam, Piketberg, S38(8)-NID
Case No: HWC23022808CN0306**

Ms Stephanie Barnardt-Delport introduced the item.

DISCUSSION

- The application proposed expansion of the existing farm dam
- The site is not situated in archaeological or paleontological sensitive area.
- The Committee is of the opinion that no heritage resources will be impacted on.

DECISION

The Committee resolved that no further studies are required.

SB

**12.24 Proposed subdivision on Erf 13915 and 13916 Barnyard Subdivision, Tokai, S38(4)-NID
Case No: HWC23030104CN0306**

UNDER INVESTIGATION

Case officer to seek clarity on documentation.

SB

**12.25 Proposed additions and alterations on Erf 149298, 42 Hans Strijdom Avenue, S34-Minor Works
Case No: HWC23030102SJ0306**

INCOMPLETE APPLICATION

More images and consultation required.

SJ

**12.26 Proposed additions and alterations on Erf 28142, 11 Westoe Road, Observatory, S27-Addition
Case No: HWC23022806SJ0306**

Ms Sneha Jhupsee introduced the item.

DISCUSSION

- Graded PHS
- Inside HPO
- CoCT supports the proposal.
- Observatory Civic Association did not comment within the 30-day commenting period.

DECISION

The Committee resolved to approve the application on condition that;

1. A closed-out report to be submitted within 30 days of practical completion.

SJ

**12.27 Proposed total demolition on Erf 35508, Bergenhof Estate, Carolina Road, Paarl, S34-TD
Case No: HWC23022007SJ0306**

Ms Sneha Jhupsee introduced the item.

DISCUSSION

- Falls inside Paarl Heritage Overlay Zone.

FURTHER REQUIREMENTS.

Applicant to submit a full NID application form

SJ

**12.28 Proposed Cleaning on Erf 95135, Delville Wood Memorial, Companys Garden, Cape Town, S27-Cleaning
Case No: HWC22102110SJ**

Ms Sneha Jhupsee introduced the item.

DISCUSSION

- IIIA Memorial within Graded PHS of Company's Garden.
- Inside HPO
- CoCT supports the proposal
- CIBRA supports the proposal.

DECISION

The Committee resolved to approve the application on condition that;

1. A close-out report to be submitted within 30 days of practical completion.

SJ

**12.29 Proposed additions and alterations on Erf 2042 and 2044, 34 Michau Street, Strand, S34-A&A
Case No: HWC23022701TZ0228**

Mr Thando Zingange introduced the item.

DISCUSSION

- Graded IIIB
- Outside HPO
- CoCT supports the proposal.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

TZ

**12.30 Proposed additions and alterations on Erf 2623, 71 Townsend Street, Goodwood, S34-A&A
Case No: HWC23021401MS0228**

INCOMPLETE APPLICATION

Full Section 34 application and all photographs required.

TZ

**12.31 Proposed additions and alterations on Erf 72013,40 Stella Road, Plumstead, S34-A&A
Case No: HWC23021507MS0228**

Mr Thando Zingange introduced the item.

DISCUSSION

- Graded IIIC
- Inside HPO
- CoCT supports the proposal

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

TZ

**12.32 Proposed additions and alterations on Erf 925, 77 Heldersig Road, Thornton, S34-A&A
Case No: HWC23022707TZ0228**

Mr Thando Zingange introduced the item.

DISCUSSION

- Graded NCW.
- Outside HPO
- CoCT supports the proposal.

INCOMPLETE APPLICATION

Internal photographs and a S.34 application form required.

TZ

**12.33 Proposed enlargement of an existing dam on Erven 11233 and 11203, Malmesbury- S38(4)-NID
Case No: HWC23031506CN**

Ms Corne Nortje introduced the item.

DISCUSSION

- The proposal is to enlarge an existing earth dam to retain stormwater adjacent to the approved commercial development.
- The site is not situated within any archaeological or palaeontological sensitive areas.
- The Committee is of the opinion that no heritage resources will be impacted on.

DECISION

The Committee resolved that no further studies are required.

CN

13. OTHER MATTERS

13.1 Erf 153349, Hardekraaltjie Memorial Site (CM)

The relevant unit at the University of Stellenbosch advised to follow Section 35 process.

- 13.2 Rex Trueform: Judge Clothing & Cavalla Cigarette Factory Building- advice (KB)
As the work is being done that is not related to the HIA approval and associated conditions – this would be covered under the Section 34 process

14. **ADOPTION OF RESOLUTIONS AND DECISIONS**

MS adopted and SJ supports.

15. **CLOSURE**

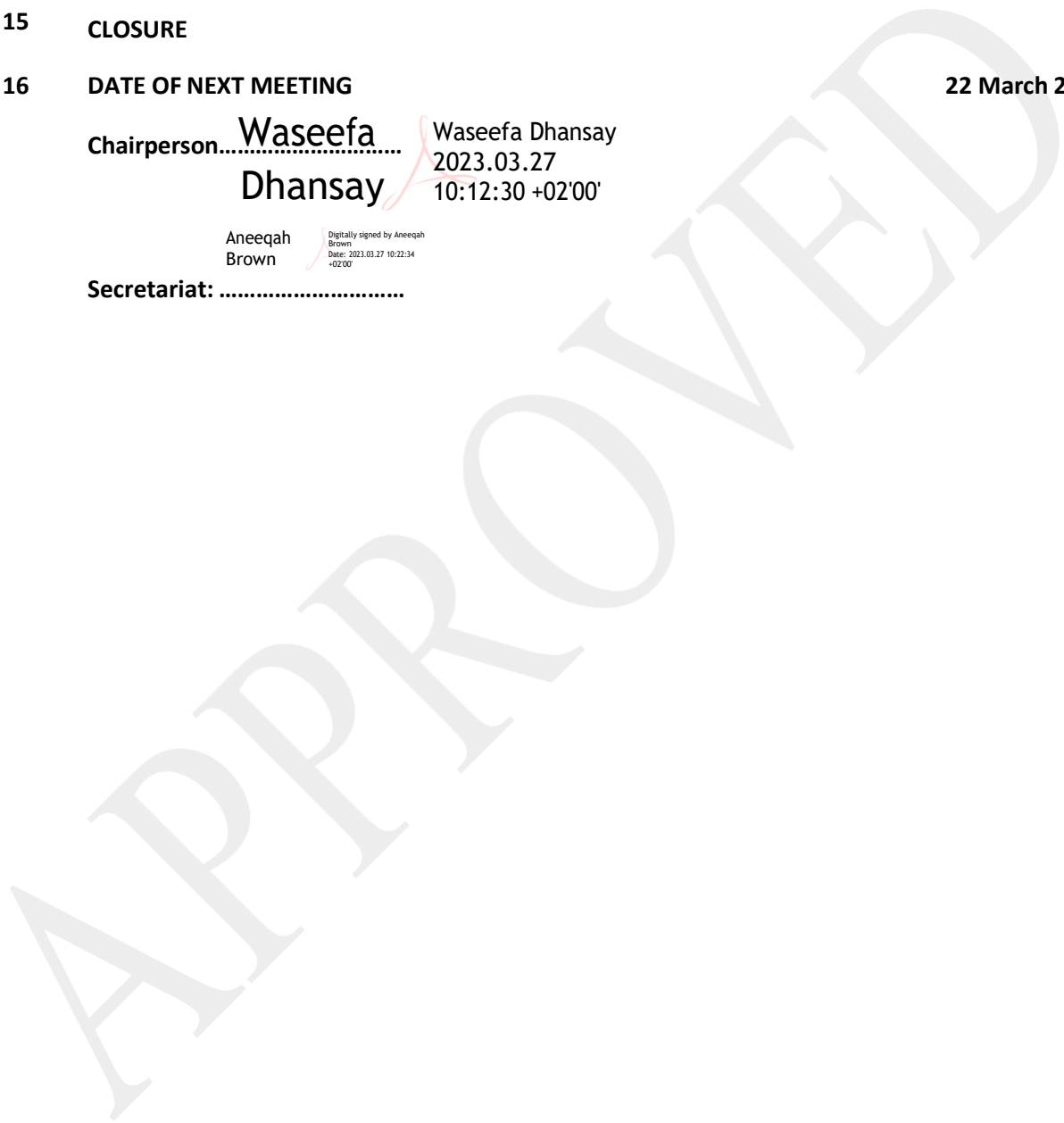
16. **DATE OF NEXT MEETING**

22 March 2023

Chairperson.....**Waseefa**
Dhansay Waseefa Dhansay
2023.03.27
10:12:30 +02'00'

Aneeqah Brown
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Date: 2023.03.27 10:22:34 +02'00'

Secretariat:



Annexure A – HWC Heritage Officer Meetings

Abbreviations

APHP - Association of Professional Heritage Practitioners	ASAPA - Association of Southern African Professional Archaeologists
AHP - Agulhas Heritage Society	ABHC - Associated Bibbeys Hoek Conservancy (Knysna)
BKCA - Bo-Kaap Civic Association	BELCOM - Built Environment and Landscapes Committee
BKYM - Bo-Kaap Youth Movement	CBCRA - Camps Bay Clifton Ratepayers Association
CIBRA - City Bowl Ratepayers & Residents Association	CSDBOA - Clifton-On-Sea & District Bungalow Owners Association
CoCT – City of Cape Town	CTHF - Cape Town Heritage Foundation
CTHT – Cape Town Heritage Trust	CRRA - Constantia Ratepayers & Residents Associations
CRM - Cultural Resources Management	CMP – Conservation Management Plan
DRHCA - De Rust Heritage Conservation Association	DWCA - De Waterkant Civic Association
Docomomo South Africa	DHF - Drakenstein of Heritage Foundation
DHS -Durbanville Heritage Society	EMPr - Environmental Management Program
EHM – Environmental Heritage Management department	FHRA -Franschhoek Heritage and Ratepayer Association
FoBCA - Friends of Blaauwberg Conservation Area	FoCVGB - Friends Of Constantia Valley Green Belts
FE - Friends Of Elim	GBRM - Great Brak River Museum
GLCA - Greater Lynfræe Civic Association	GVHAG - Greater Vredehoek Heritage Action Group
GPRRA - Green Point Ratepayers & Residents Association	GCS - Greyton Conservation Society
HVA - Harfield Village Association	HRF - Helderberg Renaissance Foundation
HMB - Heritage Mossel Bay	HOMS - Heritage Officers Meeting
HVTA - Hex Valley Tourism Association	HPO – Heritage protect overlay
HBRRA - Hout Bay & Ratepayers And Residents Association	HWC – Heritage Western Cape
HIA - Heritage Impact Assessment	IACom - Impact Assessment Committee
ILASA - Institute for Landscape Architecture in South Africa	IGIC - Inventories, Gradings and Interpretations Committee
KBHA - Kalk Bay Historical Association	KHS - Kommetjie Heritage Society
KBSJRR - Kalk bay-St James Ratepayers & Residents Association	MGHS - McGregor Heritage Society
LKID - Lower Kenilworth Improvement District	NHC - Napier Heritage & Conservation
MHCS - Muizenberg Historical Conservation Society	NASDB - Nelspoort Agency of Sustainable Development body
NCW – Not Conservation Worthy	NHRA - National Heritage Resources Act (No. 25) of 1999
NEMA - National Environmental Management Act (No. 107 of 1998)	NRA - Newlands Residents Association
NID - Notification of Intent to Develop	OCA - Observatory Civic Association
NCOA - Noetzie Conservancy Owners Association	OHAC - Overstrand Heritage and Aesthetics Committee
OH - Oudshoorn Heritage	PPP - Public Participation Process
Paarl300 Foundation	PHCT - Pniel Heritage And Cultural Trust
PRRA - Pinelands Ratepayers & Residents Association	RMCA - Rosebank and Mowbray Planning & Architectural Committee
PACF - Prince Albert Cultural Foundation	SAHRIS - South African Heritage Resources Information System
SAHRA - South African Heritage Resources Agency	SPFA - Sea Point For All Group
SRHS - Salt River Heritage Society	Simon Van Der Stel Foundation Southern Cape
SFB - Sea Point, Fresnaye & Bantry Bay Ratepayers & Residents Association	SHC - Stanford Conservation Trust & Stanford Heritage Committee
Simon van der Stel Foundation Cape Town	SIG - Stellenbosch Interest Group
STHS - Simon's Town Historical Society	SHA - Swellendam Heritage Association
SHF - Stellenbosch Heritage Foundation	OWVS - Old Wynberg Village Society
SHCT - Stillbaai Heritage Conservation Trust	TVHF - Tulbagh Valley Heritage Foundation
GHT - George Heritage Trust	UCRRA - Upper Claremont and Residents and Ratepayers Association
RVRA - Rustenburg Valley Residents Association	WERRA - Walmer Estate Ratepayers and Residents Association
TRHCS - Touws River Heritage and Conservation Society	Ward 2 Forum
VASSA - Vernaclar Architecture Society of South Africa	WCC - Whale Coast Conservation
WUECAG - Walmer/University Estate Conservation Action Group	WRA - Woodstock Residents Association
WCAC - West Coast Aboriginal Council	WECA - Wynberg East Civic Association
WAAC - Woodstock Aesthetic Advisory Committee	
WHCS - Worcester Heritage & Conservation Society	
WRRRA - Wynberg Residents and Ratepayers Association	