

**APPROVED MINUTES OF THE MEETING OF  
HERITAGE WESTERN CAPE,  
HERITAGE OFFICERS MEETING**  
**Held on Monday, 15 February 2021, HOMS MEETING VIA MICROSOFT TEAMS,  
scheduled for 08:30**

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**1. OPENING AND WELCOME**

The Chairperson, Mr Jonathan Windvogel officially opened the meeting at 08:30 and welcomed everyone present.

**2. ATTENDANCE**

**Members**

Ms Laura Milandri (LM)  
Mr Peter Buttgens (PB)

**Members of Staff**

Ms Aneeqah Brown (AB) (secretary)  
Mr Jonathan Windvogel (JW) (Assistant Director)  
Ms Stephanie Barnardt (SB) (Case Officer)  
Ms Khanyisile Bonile (KB) (Case Officer)  
Ms Sandisiwe Matole (SM) (Case Officer)  
Mr Thando Zingange (TZ) (Case Officer)  
Ms Nokubonga Dlamini (ND) (Case Officer)  
Ms Anita Shologu (AS) (Intern Admin support)  
Ms Zikhona Sigonya (ZS) (Intern Admin support)

**Legal Advisor**

Ms Cathy-Ann Potgieter (CAP)

**Visitors**

Janet Tardin

**Observers**

None

**3. APOLOGIES**

None

**Absent**

None

**4. Approval of Agenda**

4.1 15 February 2021

**5. Approval of Minutes of the Previous Meeting**

5.1 2 January 2021

**6. Disclosure of conflict of interest**

LM: Item 12.37

**7. Confidential matters**

- 8. Standing Items**
  - 8.1 Site inspections undertaken**
  - 8.2 Proposed Site Inspection**
  - 8.3 Site Inspection Reports**
  - 8.4 Preparation for the upcoming coming committee meetings**
  - 8.5 Interim and Close Out Reports**
  - 8.6 Incomplete Applications**
  - 11.12 Proposed Additions and Alterations on Erf 14395, 77 Ritchie Street University Estate, S34-A&A**  
**Case No:** 20112502ND1125E
  - 12.11 Proposed Additions and Alterations on Erf 2373, 22-24 Burg Street, Cape Town, S34-A&A**  
**Case No:** 21020304ND0204E
  - 12.28 Proposed Additions and Alterations on Erf 3582, 1F N\_dabeni Street, Langa S34-A&A**  
**Case No:** 21020205SM0203E
  - 12.33 Proposed Additions and Alterations on Erf 1314, 14 Windburg Avenue, Vredehoek, S34-A&A**  
**Case No:** 21020208SM0209E
  - 12.32 Proposed Additions and Alterations on Erf 27482, 7 Plein Street , Paarl, Drakenstein, Cape Winelands, S34-A&A**  
**Case No:** 20081704SM0209E
- 9. Administrative Matters**
  - 9.1 None
- 10. Appointments**
  - Item 11.2
  - Item 11.4
  - Item 11.8
  - Item 11.21

## **MATTERS TO BE DISCUSSED**

### **11. MATTERS ARISING**

- 11.1 Proposed Additions and Alterations on Erf 14544, 44 Tempelier Street, Paarl, Drakenstein, S34-A&A**  
**Case No:** 21011307TZ0113E

Thando Zingange introduced the case.

### **DISCUSSION**

Amongst other things, the following was discussed:

- Committee Graded III C
- Drakenstein Heritage Foundation supports the proposal
- Paarl 300 did not comment within 30 days
- The Drakenstein Municipality referred the application to HWC.

#### **DECISION**

The committee resolved to approve the application.

TZ

#### **11.2 Proposed Total Demolition on Erf 68301, 1 Country Club Road Kenilworth, S34-Total Demolition**

**Case No:** 20073002TZ0831E

Thando Zingange introduced the case.

#### **Referred to BELCom**

The committee supports the demolition and requires heritage indicators for the replacement building.

TZ

#### **11.3 Proposed Additions and Alterations on Erf 1806, 104 Adderley Street, Oudtshoorn, S34-A&A**

**Case No:**

Thando Zingange introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Outside HPO
- Graded III C
- The municipality supported the proposals
- Joint Heritage Permit Committee supports

#### **FURTHER REQUIREMENTS**

Revised plans to be submitted showing the wall of the refuse area to be set back behind the quoining (corner plaster detail) of the main building at the corner of Adderley and Union Streets.

Drawing to include note requiring Lime plaster and mortars on old brick walls of existing building.

TZ

#### **11.4 Proposed Total Demolition on Erf 188, 2 Saunders Road, Bantry Bay, S34-Total Demolition**

**Case No:** 20120211SM0203E

Sandisiwe Matole introduced the case.

#### **HELD OVER:**

Referred to BELCom on the 24<sup>th</sup> of February 2021.

SM

**11.5 Proposed Additions and Alterations on Erf 1017, 4 Kenmore Road, Tamboerskloof S34-A&A**  
**Case No:** 20092903SM1022E

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- CoCT supports the proposal
- Outside HPO
- CIBRA does not comment on completed work.

**DECISION**

Section 51 letter to be issued.

SM

**11.6 Proposed Additions and Alterations on Erf 1195, 44 Molteno Road, Oranjezicht, S34-A&A**  
**Case No:** 20102141SM0125E

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIC
- Inside HPO
- CIBRA supported the proposal
- CoCT supported the proposal

**FURTHER REQUIREMENTS**

Case officer to confirm if any work has been completed.

SM

**11.7 Proposed Additions and Alterations on Erf 9908, 11 Dennbosch Close, Constantia S34-A&A**  
**Case No:** 21012511SM0202E

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- CoCT required a heritage statement in order to assess the significance of the property.
- Outside HPO
- Constantia Ratepayers and Residents Association supports.
- Friends of Constantia Valley Green Belts supports the proposal.

**FURTHER REQUIREMENT**

The committee requires a heritage statement to assess the significance of the property.

SM

**11.8 Proposed Additions and Alterations on Erf 67899, 22 Wetton Road, Wynberg, S34-A&A**

**Case No:** 20111912SM1124E

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIB
- Inside proposed Wynberg HPO
- CoCT supports
- Wynberg Residents and Ratepayers Association supports.
- Information received on 2<sup>nd</sup> of February 2021.

**DECISION**

The committee resolved to approve the application on condition that;

1. Dry wall partitions to be used in the office of the main building to preserve the timber floors.
2. Lime mortars and plasters be used where work is done to historical walls.
3. A close-out report is to be submitted within 30 days within practical completion confirming that conditions 1 and 2 above have been adhered to.

**SM**

**11.9 Proposed establishment of equestrian centre on Portion 1 of Farm Lanskroon 709, Paarl S38(4)-NID**

**Case No:** 20122104SB0114E

Stephanie Barnardt introduced the case.

Janet Tardin was present and took part in the discussion.

**DISCUSSION**

Amongst other things, the following was discussed:

- The proposal equestrian is outside the PHS area,
- Proposal triggers section 38(1),
- Committee considers that the proposal will not impact heritage resource.

**DECISION**

The committee resolved that no further studies are required.

**SB**

**11.10 Proposed Industrial Development on Ptn 23 of Farm 127, Saldanha Bay, S38(8)-NID**

**Case No:** 21012708SB0128E

Stephanie Barnardt introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The consultant's recommendation has been considered, however in terms of Section 38 in the NHRA, as heritage resources will be impacted on, a Heritage Impact Assessment is required.
- Site is within the red palaeo-sensitive area on SAHRIS Map.

**DECISION**

The committee requires a HIA focusing on a Palaeontological Impact Assessment to be submitted.

**SB**

**11.11 Deviation of Approved Plans, Erf 386 , 273 Longmarket Street, Bo-kaap S34-A&A (Deviations)**

**Case No:** 21010404ND0119E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Information received on the 8<sup>th</sup> of February 2021.
- Bo-Kaap Civic and Ratepayer's Association did not support the proposal.
- No comments were received from CoCT within the 30 day commenting period.
- Comments from Bo-Kaap Youth Movement are still outstanding.

**Referred to BELCom on the 24<sup>th</sup> of March 2021.**

**ND**

**11.12 Proposed Additions and Alterations on Erf 14395, 77 Ritchie Street University Estate, S34-A&A**

**Case No:** 20112502ND1125E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded NCW
- Outside HPO
- CoCT supports the proposal
- Walmer, University Estate Conservation Action Group supports the proposal.

**DECISION**

The committee resolved to approve the application

**ND**

**11.13 Proposed Total Demolition on Erf 16070, Ptn 9242, 5 Blueberry Close, Simola Knysna, S34-A&A**  
**Case No:** 21011805ND0125E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The committee notes that this application is incomplete.

**FURTHER REQUIREMENTS**

1. Simon van de Stel comments required.
2. More external photographs showing building in context and all sides of existing facades.
3. Internal photographs showing each room of existing building is required.
4. A locality map is required.

ND

**11.14 Proposed Additions and Alterations on Erf 28915, 16 Malleson Road, Mowbray S34-A&A**  
**Case No:** 20112512ND1201E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded NCW
- Outside HPO
- CoCT supports the proposal.
- RAMPAC supported the proposal.
- Information received on the 8<sup>th</sup> of February 2021.

**DECISION**

The committee resolved to approve the application.

ND

**11.15 Proposed Additions and Alterations on Erf 47196, 4 Glebe Road, Rondebosch, S34-A&A**  
**Case No:** 21011201ND0201E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- GLCA supports the proposal
- Not within HPO
- Graded IIIC
- CoCT supports the proposal

**DECISION**

The committee resolved to approve the application.

ND

**11.16 Proposed Additions and Alterations on Erf 50688, 14 St Patrick Road, Claremont S34-A&A**  
**Case No:** 20120803ND1211E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- CoCT supports the proposal
- Graded NCW
- Outside HPO

**DECISION**

The committee resolved to approve the application.

ND

**11.17 Proposed Additions and Alterations on Erf 52799, 36 Queen Victoria Road, Claremont S34-A&A**  
**Case No:** 21011905ND0122E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Information received on 5<sup>th</sup> of February 2021.
- Graded NCW
- Outside HPO
- CoCT supports the proposal
- GLCA supports the proposal.

**DECISION**

The committee resolved to approve the application.

ND

**11.18 Proposed additions and alterations on Erf 744, 3 Braeside Road, Greenpoint**  
**Case No:** 20112008ND

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- GPRRA supports the proposal
- Graded IIIC
- CoCT supports the proposal

**DECISION**

The committee resolved to approve the application.

ND



**11.19 NID on Erf 6948, 1 Mikes Street, Gordons Bay  
Case No:**

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The committee notes that this application is incomplete.

**FURTHER REQUIREMENTS**

Applicant to fill out NID application form.

**ND**

**11.20 Proposed Additions and Alterations on Erf 1099, George Road Wilderness, S34-A&A**

**Case No:** 20112705KB0120E

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The committee notes that this application is incomplete.

**FURTHER REQUIREMENTS**

Comment from George Municipality required

Internal photographs required.

Photographs from the N2 required.

**KB**

**11.21 Proposed Additions and Alterations on Ptn 1 of Farm 1522 Leliefontein Paarl, S34-A&A**

**Case No:** 21011204KB0125E

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Paarl300 does not support the proposal
- Municipality supports the proposal
- DHF supports the proposal.

**DECISION**

The committee resolved to approve the application on condition that;

1. Any new brick work should be done with Lime mortars and plasters.

**KB**

**12. NEW MATTERS**

**12.1 Proposed Additions and Alterations on Erf 1260, 38 Church Street, Stellenbosch, S27-A&A  
Case No: 21020401KB0205E**

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

**Held over to HOMs on the 22<sup>nd</sup> of February 2021.** Interested and affected parties to be invited to the meeting.

**KB**

**12.2 Proposed Additions and Alterations on Erf 2348, 60 Ringwood Drive, Pinelands, S34-A&A  
Case No: 20012202KB0205E**

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The committee notes that this application is incomplete.

**FURTHER REQUIREMENTS**

Plans, photographs , motivation and title deed required.

**KB**

**12.3 Proposed Additions and Alterations on Erf 50621, 3 Ranelagh Road, Claremont, S34-A&A  
Case No: 21020108KB0204E**

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- CoCT supports the proposal
- HOMs graded NCW
- Greater Lynfræ Civic Association supports
- Not within HPO

**DECISION**

The committee resolved to approve the application.

**KB**

**12.4 Proposed Additions and Alterations on Erf 173931, 3 Hampden Avenue, Kensington, S34-A&A**  
**Case No:** 20091511KB204E

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Not within HPO
- CoCT supports the proposal
- Graded NCW

**DECISION**

The committee resolved to approve the application.

KB

**12.5 Erf 2433, Old Town House, 149A Longmarket Street, Greenmarket Square, S27**  
**Case No:** 21010402KB0208E

Khanyisile Bonile introduced the case.

**Referred to BELCom on 24 February 2021**

KB

**12.6 Proposed Additions and Alterations on Erf 4721, 6 Village Lane, Noordhoek, S34-A&A**  
**Case No:** 21012703KB0208E

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Outside HPO
- Graded IIIC
- CoCT supports the proposal

**DECISION**

The committee resolved to approve the application.

KB

**12.7 Proposed Additions and Alteration on Erf 159573, 45 Bay View Lodge, 94 Main Road, Muizenberg, S34-A&A**  
**Case No:** 21020405KB0208E

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The committee notes that this application was incomplete.

#### **FURTHER REQUIREMENTS**

Muizenberg Heritage Society comment required and applicant to confirm if work has been completed.

**KB**

#### **12.8 Proposed Additions and Alteration on Erf 44661, 13 Thornhill Road, Rondebosch, S34-A&A**

**Case No:** 21012104KB0209E

Khanyisile Bonile introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIC
- Outside HPO
- CoCT supports the proposal
- EHM supports the proposal

#### **FURTHER REQUIREMENTS**

The garage roof width to be reduced so that the garage roof does not over sail existing window.

Revised plans to be submitted to HWC for approval.

**KB**

#### **12.9 Proposed Additions and Alterations on Erf 251, 153 De Beers Street Strand, S34-A&A**

**Case No:** 21012004ND0204E

Nokubonga Dlamini introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Not within HPO
- Graded IIIB
- CoCT supports the proposal
- Helderberg Renaissance Foundation supports the proposal

#### **DECISION**

The committee resolved to approve the application.

**ND**

#### **12.10 Proposed Additions and Alterations on Erf 15432, 6 Section 8 Sallray Flats, 42 De Lorentz Street, Gardens, S34-A&A**

**Case No:** 20120703ND0204E

Nokubonga Dlamini introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Within HPO
- CoCT supports the proposal
- Graded IIIC

- CIBRA supports the proposal

#### **DECISION**

The committee resolved to approve the application.

**ND**

#### **12.11 Proposed Additions and Alterations on Erf 2373, 22-24 Burg Street, Cape Town, S34-A&A**

**Case No:** 21020304ND0204E

Nokubonga Dlamini introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIB
- Application for the extension of previous permit

#### **DECISION**

The committee resolved to approve the application on condition that;

1. A close out report be submitted 30 days after practical completion.

**ND**

#### **12.12 Proposed Additions and Alterations on Erf 4144 & REM of Erf 56, 39 & 43 Vissoershok Road, Durbanville, S34- Total Demolition**

**Case No:** 20112303ND0204E

Nokubonga Dlamini introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Erf 56 is graded IIIB
- Erf 4144 is graded a potential IIIC
- CoCT supports on condition that property on Erf 56 be re-used.

#### **DECISION**

The committee resolved to approve the application.

**ND**

#### **12.13 Proposed Additions and Alterations on Erf 45656, 2 Erin Road, Rondebosch, S34-A&A**

**Case No:** 21012107ND0204E

Nokubonga Dlamini introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- The committee notes that this application is incomplete

#### **FURTHER REQUIREMENTS**

Case officer to request body corporate comments.

ND

**12.14 Proposed Additions and Alterations on Erf 98262, 7 Orrscroff Road, Rondebosch, S34-A&A**  
**Case No:** 21012602ND0208E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded NCW
- Minor works application

**DECISION**

The committee resolved to approve the application.

ND

**12.15 Proposed Sub-Division on Erf 192, 5 Queen Victoria Street, Stanford, S31-Subdivision**  
**Case No:** 21012702ND0209E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The committee notes that this application is incomplete.

**FURTHER REQUIREMENTS**

Comment of OHAC (Overstrand Heritage and Aesthetic Committee) required.

Whale Coast Conservation Body comments required.

ND

**12.16 Proposed consolidation in order to redevelopment Erf 194, 208, 209, 914, 915, 1764, Montague and Napier Street, Blanco, George, S38(4)-NID**  
**Case No:** 21020112SB0204E

Stephanie Barnardt introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Proposed includes demolition of two graded structures, graded IIIIC and NCW.
- Townscape consist of single residents with gardens.
- The committee is of the opinion that heritage resources will be impacted upon.

**DECISION**

The committee resolved that a HIA is required focusing on the built environment, streetscape and townscape.

SB

**12.17 Proposed construction of refuse area and ablution block on Farm 1404, Stellenbosch,  
Case No: 21020107SB0204E**

Stephanie Barnardt introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- NID application did not consider Archaeological,
- Number of stone artefacts have been reordered in the area.
- Committee resolved that the proposal would impact heritage resource.

**DECISION**

The committee resolved that a HIA is required focusing on an AIA.

**SB**

**12.18 Proposed Grid Connection Infrastructure to Gas-to-Power to National grid, Saldanha Bay, S38(8)-NID  
Case No: 21020407SB0204E**

Stephanie Barnardt introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The consultant's recommendation has been considered, however in terms of Section 38 in the NHRA, as heritage resources will be impacted on, a Heritage Impact Assessment is required.
- Site is within the red palaeo-sensitive area on SAHRIS Map.
- Committee resolved that the proposal would impact heritage resource.

**DECISION**

The committee resolved that a HIA is required focusing on a PIA and AIA.

**SB**

**12.19 Proposed redevelopment of erven 45530 and 45531, Nursery Road, Rosebank- Referral from Tribunal, S49  
Case No: 21020206SB**

Stephanie Barnardt introduced the case.

**HELD OVER**

Referred to Appeals on the 17<sup>th</sup> of February 2021.

**SB**

**12.20 Proposed Development of an Abattoir on portion 10 of Farm 230, Clanwilliam, S38(8)-NID  
Case No: 21011915SB0204E**

Stephanie Barnardt introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Site is within the red palaeo-sensitive area on SAHRIS Map.

- Although footprint is small, heritage is likely to be impacted.

#### **DECISION**

The committee resolved that a HIA is required focusing on a PIA desktop study.

**SB**

#### **12.21 Proposed rezoning and mixed-use development on Rozenburg, Farm Re/771, Malmesbury, S38(8)-NID**

**Case No:** 20112702SB0208E

Stephanie Barnardt introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Proposed development will change the character or the site and impact on the historic farm and werf.
- Committee considers that the proposal will impact heritage resource.

#### **DECISION**

The committee resolved that a HIA is required focusing on a visual impact on the cultural landscape.

**SB**

#### **12.22 Proposed transmission lines on Ptn 2 of Farm 145, Ptn 3 of Farm 146, Ptn 6 of Farm 144, Ptn 3 of Farm 144, Ptn 1 of Farm 141, Ptn 2 of Farm 141, Ptn 5 of Farm 143, RE of Farm 151, RE of Ptn 2 of Farm 143 and RE of Farm 143, Eskom Juno Gromis Powerline, Matzikama, S38(8)-NID**

**Case No:** 21020806SB0208E

Stephanie Barnardt introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Site is within the red palaeo-sensitive area on SAHRIS Map,
- There is possibility that archaeological resource will be encounter,
- Committee considers that the proposal will impact heritage resource.

#### **DECISION**

The committee resolved that a HIA is required focusing on PIA and AIA.

**SB**

#### **12.23 Proposed subdivision of the road to develop a MyCity station on Erf 463, 534, 535, and 542 part of the road reserve, New Eiselben Station, Govan Mbeki Road, Phillippi, S38(4)-NID**

**Case No:** 21012906SB0208E

Stephanie Barnardt introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:



- No heritage resources will be negatively impacted on.

**DECISION**

No further studies are required in terms of Section 38 of the NHRA.

SB

**12.24 Proposed Telecommunications mast on Erf 1281, 491 Sir Lowry's Pass Primary School, Sir Lowry's Pass, S38(4)-NID  
Case No: 21020411SM0204E**

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- No heritage resources will be negatively impacted on.

**DECISION**

No further studies are required in terms of Section 38 of the NHRA.

SM

**12.25 Proposed Additions and Alterations on Erf 3582, 1F N\_dabeni Street, Langa S34-A&A  
Case No: 21020205SM0203E**

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The committee notes that this application is incomplete.

**FURTHER REQUIREMENTS**

1. CoCT comments to be submitted to HWC.
2. Applicant to confirm if work has been done.

SM

**12.26 Erf Re- 235 Stellenbosch, Jagtershof Primary, Secondary School, S38(4)-NID  
Case No: 21012706SM0203E**

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- No heritage resources will be negatively impacted on.

**DECISION**

No further studies are required in terms of Section 38 of the NHRA.

SM

**12.27 Proposed Additions and Alterations on Erf 723, 329A Beach Road, Unit 11  
Florentia Building, S34-A&A  
Case No: 21012812SM0208E**

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The Committee notes that this application is incomplete.

**FURTHER REQUIREMENTS**

Sea Point For All comments are required.

**SM**

**12.28 Proposed Additions and Alterations on Erf 33767, 27 Grasmere Street, Athlone,  
S34-A&A  
Case No: 21020303SM0208E**

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIC
- Outside HPO
- CoCT supports the proposal

**DECISION**

The Committee resolved to approve the application.

**SM**

**12.29 Proposed Additions and Alterations on Erf 368, 8 Aaron Way, Matroosfontein  
S34-A&A  
Case No: 21020402SM0209E**

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded NWC
- Outside HPO
- CoCT supports the proposal

**DECISION**

The committee resolved to approve the application on condition that;  
A Section 34 application form is submitted before issuing a permit.

**SM**

**12.30 Proposed Additions and Alterations on Erf 1314, 14 Windburg Avenue, Vredehoek, S34-A&A**  
**Case No:** 21020208SM0209E

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The committee notes that this application is incomplete

**FURTHER REQUIREMENTS**

Internal, external and contextual images to be submitted.

SM

**12.31 Proposed Additions and Alterations on Erf 27482, 7 Plein Stree , Paarl, Drakenstein, Cape Winelands, S34-A&A**  
**Case No:** 20081704SM0209E

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The Committee notes that this application is incomplete

**FURTHER REQUIREMENTS**

Comments from Drankenstein Municipality to be submitted.

SM

**12.32 Proposed Additions and Alterations on Erf 447, Milton Court, 8 Milton Road, Sea Point, S34-A&A**  
**Case No:** 21012612TZ0203E

Thando Zingange introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Minor works application
- Graded IIIB
- Within HPO

**DECISION**

The Committee resolved to approve the application.

TZ

**12.33 Proposed Additions and Alterations on Erf 52772, 33 St Leger Road, Claremont, S34-A&A**  
**Case No:** 21020201TZ0203E

Thando Zingange introduced the case.

### **DISCUSSION**

Amongst other things, the following was discussed:

- Grade IIIB
- Outside HPO
- CoCT supports the proposal
- Greater Lynfræ Civic Association supports the proposal

### **DECISION**

The Committee resolved to approve the application.

TZ

#### **12.34 Proposed Additions and Alterations on Erf 94924, 94933- 94944, 76 Orange Street, Gardens, S27-A&A**

**Case No:** 21020201TZ0203E

Thando Zingange introduced the case.

LM recused herself from the discussion.

### **DISCUSSION**

Amongst other things, the following was discussed:

- Minor works application

### **DECISION**

The committee resolved to approve the application on condition that a close-out report is submitted 30 days after practical completion.

TZ

#### **12.35 Proposed Additions and Alterations on Erf 96762, 15 Hardwick Road, Rondebosch, S34-A&A**

**Case No:** 21020404TZ0205E

Thando Zingange introduced the case.

### **DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIB
- Inside HPO
- CoCT supports the proposal

### **FURTHER REQUIREMENTS**

Applicant to supply previously approved plans showing garage façade.

TZ

**12.36 Proposed Additions and Alterations on Erf Bell Ombre Road, Tamboerskloof S34-A&A**

**Case No:** 21011115TZ0208E

Thando Zingange introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIA
- City Bowl Ratepayers Association supports the proposal
- CoCT supports the proposal

**DECISION**

The committee resolved to approve the application.

TZ

**12.37 Proposed Additions and Alterations on Erf 2224, 20 Joubert Street, Greenpoint S34-A&A**

**Case No:**

Thando Zingange introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded NCW
- Outside HPO
- Green Point Residents and Ratepayers Association did not comment

**DECISION**

The committee resolved to approve the application.

TZ

**13. OTHER MATTERS**

13.1 None

**14. ADOPTION OF RESOLUTIONS AND DECISIONS**

The Committee adopted the resolutions and decisions.

**15 CLOSURE : 14:05**

**16 DATE OF NEXT MEETING**

**18 February 2021**

**Chairperson Signature:**



**Date: 22 February 2021**

**Secretariat Signature A.Brown**

**Date: 22 February 2021**