

**APPROVED MINUTES OF THE MEETING OF  
HERITAGE WESTERN CAPE,  
HERITAGE OFFICERS MEETING**  
**Held on Thursday, 18 February 2021, HOMS MEETING VIA MICROSOFT TEAMS,  
scheduled for 08:30**

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**1. OPENING AND WELCOME**

The Chairperson, Ms Waseefa Dhansay officially opened the meeting at 08:30 and welcomed everyone present.

**2. ATTENDANCE**

**Members**

None

**Members of Staff**

Ms Aneeqah Brown (AB) (secretary)  
Ms Waseefa Dhansay (WD) (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 Xola Mlwandle (XM) (Intern Admin support)

**Legal Advisor**

Ms Penelope Meyer (PM)

**Visitors**

None

**Observers**

None

**3. APOLOGIES**

**Absent**

None

**4. Approval of Agenda**

4.1 18 February 2021

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

**6. Disclosure of conflict of interest**

**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**
- 12.1 Proposed Additions and Alterations on Erf 91545, 3 Fleming Road, Wynberg, S34-A&A**  
**Case No:** 20121507KB0209E **KB**
- 12.4 Proposed Additions and Alterations on Erf 60034, 23 Waterloo Road, Lansdowne, S34-A&A**  
**Case No:** 21020502KB0212E **KB**
- 12.5 Proposed Additions and Alterations on Erf 96906, 2 Argyle Road, Rondebosch, CT, S34-A&A**  
**Case No:** 21021003KB0212E **KB**
- 12.7 Proposed Additions and Alterations on Erf 28126, 69 Stubens Road, Observatory, S34-A&A**  
**Case No:** 20071307ND0210E **ND**
- 12.8 Proposed Additions and Alterations on Erf 30401, 26 Falmouth Road, Mowbray, S34-A&A**  
**Case No:** 19112015ND0210E **ND**
- 12.22 Proposed Additions and Alterations on Erf 4290, 78 Beach Road, Kleinmond, S34-A&A**  
**Case No:** 20102001SM0211E **SM**
- 12.23 Proposed Additions and Alterations on Erf 4373, 62 Beach Road, Kleinmond, S34-A&A**  
**Case No:** 20111906SM0211E **SM**
- 12.24 Proposed Additions and Alterations on Erf 4500, 40 3rd Avenue, Kleinmond, S34-A&A**  
**Case No:** 20111905SM0211E **SM**
- 9. Administrative Matters**
- 9.1 None
- 10. Appointments**

## **MATTERS TO BE DISCUSSED**

### **11. MATTERS ARISING**

#### **11.1 Proposed Additions and Alterations on Erf 48728, 3 La Cases Road, Newlands, S34-A&A**

**Case No:** 20081701SM1103E

Sandisiwe Matole introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIB
- Outside HPO
- Information received on 11 February 2021
- NRA has no objection
- CoCT supports the proposal

#### **DECISION**

The Committee resolved to approve this application.

**SM**

#### **11.2 Proposed Additions and Alterations on Erf 50873, 20 St Andrews Road, Claremont, S34-A&A**

**Case No:** 21000508SM0201E

Sandisiwe Matole introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Graded NCW
- Outside HPO
- GLCA has no objection
- CoCT supports the proposal

#### **DECISION**

The Committee resolved to approve this application.

**SM**

#### **11.3 Proposed Total Demolition on Erf 177650, State House CNR Waterkant & Rose Street Cape Town, S34-Total Demolition**

**Case No:** 20073104SM1124E

Sandisiwe Matole introduced the case.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Graded NCW
- CoCT supports the proposal but requires plans for the replacement structure
- Information received on 15 February 2021
- De Waterkant Civic Association supports the proposal

## DECISION

The Committee resolved to approve this application as there is insufficient heritage significance to warrant retention, on condition that;

1. **An Archaeologist is to be appointed to monitor any sub-surface work, associated service and infrastructure associated to the site.**
2. Letter of appointment of the Archaeologist to be submitted to HWC prior to commencement of work.
3. If any archaeological remains are discovered, **all work on site including any associated service and infrastructure associated to the site and its redevelopment is to stop with immediate effect** and HWC is to be contacted immediately.

SM

### 11.4 Proposed Additions and Alterations on Erf 671, 3-5 Merten Street, Paarl, S34-A&A Case No: 20091703SM1203E

Sandisiwe Matole introduced the case.

## DISCUSSION

Amongst other things, the following was discussed:

- Graded NCW
- Outside Special Character Protected Area Overlay Zone of Paarl
- information received on 12 February 2021
- Local Municipality supports the proposal
- Paarl 300 supports the proposal
- DHF supports the proposal

## DECISION

The Committee resolved to approve this application.

SM

### 11.5 Erf 1852, 22 Bellevue Street, Gardens, S34-A&A Case No: 20070801TZ0720E

Thando Zingange introduced the case.

## DISCUSSION

Amongst other things, the following was discussed:

- Graded IIIC
- Inside HPO
- Information received on 12 February 2021
- CoCT supports the proposal
- City Bowl Ratepayers Association supports the proposal

## FURTHER REQUIREMENTS

A plan indicating the proposed and what has already been completed to be submitted to HWC.

TZ

**11.6 Proposed Additions and Alterations on Erf 13887,53 Roodebloem Road, Woodstock, S34-A&A**  
**Case No:** 20111005TZ1111E

Thando Zingange introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIC
- Inside HPO
- Information received on 17 February 2021
- Woodstock Residents Association and Woodstock Aesthetics and Advisory Committee did not comment within the 30-day commenting period.
- Salt River Heritage Society stated that they do not comment in Woodstock, they are only interested in the Salt River area.

**HELD OVER:**

Referred to HOMS on 22 February 2021.

TZ

**12. NEW MATTERS**

**12.1 Proposed Additions and Alterations on Erf 91545, 3 Fleming Road, Wynberg, S34-A&A**  
**Case No:** 20121507KB0209E

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The Committee notes that this application is incomplete.

**FURTHER REQUIREMENTS**

Photographs, motivation and locality plans is required.

KB

**12.2 Proposed Additions and Alterations on RE-Erf 1239, 73 Strand Street, Cape Town, S34-A&A**  
**Case No:** 21012515KB0209E

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIC
- Inside HPO
- CoCT supports the proposal
- CIBRA supports the proposal
- DOCOMOMO supports the proposal

**DECISION**

The Committee resolved to approve the application.

KB

**12.3 Proposed Additions and Alterations on Erf 2665, 67 Main Road, Paarl, S34-A&A  
Case No: 21021204KB0212E**

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIC
- Within Paarl special area
- DHF does not support work already done
- Paarl300 does not support work already done

**DECISION**

Section 51 letter to be issued.

KB

**12.4 Proposed Additions and Alterations on Erf 60034, 23 Waterloo Road,  
Landsdowne, S34-A&A  
Case No: 21020502KB0212E**

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The Committee notes that this application is incomplete

**FURTHER REQUIREMENTS**

CoCT Comments required and photographs.

KB

**12.5 Proposed Additions and Alterations on Erf 96906, 2 Argyle Road, Rondebosch,  
CT, S34-A&A  
Case No: 21021003KB0212E**

Khanyisile Bonile introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The Committee notes that this application is incomplete.

**FURTHER REQUIREMENTS**

Greater Lynfrae Civic comments required.

KB

**12.6 Proposed Additions and Alterations on Erf 122012, 57 Calendula Road,  
Athlone, S34-A&A  
Case No: 21021106KB0212E**

Khanyisile Bonile 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.

KB

**12.7 Proposed Additions and Alterations on Erf 28126, 69 Stubens Road, Observatory, S34-A&A**  
**Case No:** 20071307ND0210E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The Committee notes that this application is incomplete.

**FURTHER REQUIREMENTS**

OCA comments and CoCT comments required.

ND

**12.8 Proposed Additions and Alterations on Erf 30401, 26 Falmouth Road, Mowbray, S34-A&A**  
**Case No:** 19112015ND0210E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIC
- Inside proposed HPO
- CoCT supports the proposal in principle

**DECISION**

The Committee resolved to approve this application.

ND

**12.9 Proposed Tourist Facilities Erf 12/643, Wortelgat Farm, Stanford, S38(8)-NID**  
**Case No:** 21021102ND0212E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The site itself possesses no historical significance.
- The landscape is regarded as a sensitive cultural landscape however the proposal will not detract from it.

**DECISION**

No further studies required.

ND

**12.10 Proposed Additions and Alterations on Erf 377, 77 School Street, Paarl, S34-A&A**

**Case No:** 21012106ND0212E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Not graded
- Outside HPO
- Paarl300 did not support the proposal

**HELD OVER**

Referred to HOMs on 1 March 2021 and all parties to be invited.

**ND**

**12.11 Proposed Additions and Alterations on Erf 414, Unit 5, Herschel Court, 15 Gorleston Road, Sea Point, CT, S34-A&A**

**Case No:** 21020905ND0212E

Nokubonga Dlamini introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Minor works application
- HOMs graded NCW
- Outside HPO

**DECISION**

The Committee resolved to approve the application

**ND**

**12.12 Proposed expansion of the Zandwijk Irrigation Dam on Erf 14982, Paarl, S38(8)-NID**

**Case No:** 21020406SB0209E

Stephanie Barnardt introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- An expansion with exiting dam with no negative impact on heritage resources.

**DECISION**

The Committee resolved that no further studies are required.

**SB**



**12.13 Proposed Redevelopment of the Site for Tourist Facilities on Farm 1556 Paarl, S38(4)-NID**  
**Case No:** 21011401SB0211E

Stephanie Barnardt introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Redevelopment of site for Tourist Facilities with no negative impact on heritage resources.

**DECISION**

The Committee resolved that no further studies are required.

SB

**12.14 Proposed Kwagga 3 Wind Energy Facility on Portions 1, 2, 3 of the Farm Arthurs Kraal No. 386 (Beaufort West RD), Portion 5, 7 of the Farm Muis Kraal No. 373 (Beaufort West RD), Portions 4, 5, 6, 8 of the Farm Cyferfontein, No. 115 (Prince Albert RD), the Farm Annex Taaibos No. 21 (Prince Albert RD), Beaufort West, S38(8)-NID**  
**Case No:** 20101916SB0211E

Stephanie Barnardt introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- SAHRIS palaeo-map indicates that the site is in a sensitive palaeontological area,
- It is likely that archaeological resource will be encountered,
- Since there is a reason to believe that heritage resources will be impacted on.

**DECISION**

The Committee requires that a HIA consisting archaeological impact assessment, palaeontological impact assessment and visual impact assessment to be conducted.

SB

**12.15 Proposed Kwagga 1 Wind Energy Facility on Portion 3 of the Farm Tyger Poort No. 376, Remainder of the Farm, Dwaalfontein Wes No. 377, Portion 1 of the Farm Dwaalfontein Wes No. 377, Remainder of the Farm Dwaalfontein No. 379" Beaufort West, S38(8)-NID**  
**Case No:** 20101914SB0211E

Stephanie Barnardt introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- SAHRIS palaeo-map indicates that the site is in a sensitive palaeontological area,
- It is likely that archaeological resource will be encountered,
- Since there is a reason to believe that heritage resources will be impacted on.

### **DECISION**

The Committee requires that a HIA consisting archaeological impact assessment, palaeontological impact assessment and visual impact assessment to be conducted.

SB

- 12.16 Proposed Kwagga 2 Wind Energy Facility on Remainder of the Farm Wolve Kraal No. 17 (Beaufort West RD), Portions 1, 3, 6, 7, 8, 9, 10, 11, 12 of the Farm Wolve Kraal No.17 (Beaufort West RD), the Farm Annex Wolve Kraal No. 18 (Beaufort West RD), the Farm Annex Welbedacht No.19 (Beaufort West RD), Beaufort West, S38(8)-NID**  
**Case No:** 20101915SB0211E

Stephanie Barnardt introduced the case.

### **DISCUSSION**

Amongst other things, the following was discussed:

- SAHRIS palaeo-map indicates that the site is in a sensitive palaeontological area,
- It is likely that archaeological resource will be encountered,
- Since there is a reason to believe that heritage resources will be impacted on.

### **DECISION**

The Committee requires that a HIA consisting archaeological impact assessment, palaeontological impact assessment and visual impact assessment to be conducted.

SB

- 12.17 Proposed Temporary Sand Mine on Farm Klein Soebatters Vlakteen, PTN 369/30 Ptn 369/30, Stillbay. Still Bay, Hessequa, S38(8)-HIA**  
**Case No:** 20111808SB1119E

Stephanie Barnardt introduced the case.

### **HELD OVER**

Referred to APM 3 March 2021.

SB

- 12.18 Proposed Powerstation And Gas Pipeline on 6/244, Mossel Bay, Eden, S38(8)-NID**  
**Case No:** 20122401SB0211E

Stephanie Barnardt introduced the case.

### **DISCUSSION**

Amongst other things, the following was discussed:

- Due to the potential finds within a coastal region, SAHRA's maritime unit needs to provide input
- Since there is reason to believe that heritage resources will be impacted on.

**DECISION**

An HIA required consisting of terrestrial and maritime archaeological assessment, palaeontological desktop study as well as a visual impact assessment. Comments from I&Aps as well as SAHRA MUCH Unit to be included in submission.

**SB**

**12.19 Proposed Gravel Mine on Klaas Voogds Rivier on 49/37, Robertson S38(8)-NID  
Case No: 21012204SB0211E**

Stephanie Barnardt introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Archaeological resources are known to occur in the Breede Valley area, however only single artefact was noted during field survey.
- Dr John Almond comment that it was unnecessary for further palaeontological work.

**DECISION**

The Committee resolved that no further studies are required.

**SB**

**12.20 Proposed Quarry on Waai Kraal, Beaufort West on Farm 4/120, S38(8)-HIA  
Case No: 20112407SB1125E**

Stephanie Barnardt introduced the case.

**HELD OVER:**

Referred to APM on 3 March 2021.

**SB**

**12.21 Proposed Additions and Alterations on Erf 3053, 23 Anderson Street, Goodwood, S34-A&A  
Case No: 20070605SM0210E**

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Potential Grade III C
- Outside HPO

**HELD OVER:**

Referred to HOMS 1 March 2021 and all parties to be invited.

**SM**

**12.22 Proposed Additions and Alterations on Erf 4290, 78 Beach Road, Kleinmond, S34-A&A**

**Case No:** 20102001SM0211E

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The Committee notes that this application is incomplete

**FURTHER REQUIREMENTS**

Whale Coast Conservation comments required.

**SM**

**12.23 Proposed Additions and Alterations on Erf 4373, 62 Beach Road, Kleinmond, S34-A&A**

**Case No:** 20111906SM0211E

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The Committee notes that this application is incomplete.

**FURTHER REQUIREMENTS**

Whale Coast Conservation comments required and contextual photographs

**SM**

**12.24 Proposed Additions and Alterations on Erf 4500, 40 3rd Avenue, Kleinmond, S34-A&A**

**Case No:** 20111905SM0211E

Sandisiwe Matole introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- The Committee notes that this application is incomplete.

**FURTHER REQUIREMENTS**

Whale Coast Conservation comments required.

**SM**

**12.25 Proposed Additions and Alterations on Erf 1187, Swellendam, Drostdy Museum, S27- Repairs**

**Case No:** 21020109TZ0210E

Thando Zingange introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Due to the emergency nature, the Committee is considering the application.
- Graded a PHS

**DECISION**

The Committee resolved to approve the application with the following conditions;

1. Suitably qualified architect or landscape architect with suitable experience to monitor and oversee the work,
2. A close-out report to be submitted within 30 days of practical completion
3. HWC requires an update of the status of the outstanding CMP.

TZ

**12.26 Proposed Additions and Alterations on Erf 88788, 20 Ley Road, St James, S34-A&A**

**Case No:** 21020306TZ0210E

Thando Zingange introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded NCW
- Outside HPO
- CoCT does not support work already completed

**DECISION**

Section 51 letter to be issued as HWC cannot condone unauthorized work.

TZ

**12.27 Proposed Additions and Alterations, Erf 142504, 106-108 De Waal Road, Elfindale, Diep River, S34-A&A**

**Case No:** 20051501TZ0210E

Thando Zingange introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded NCW
- Outside HPO
- CoCT supports the proposal

**DECISION**

The Committee resolved to approve the application.

TZ

**12.28 Proposed Additions and Alterations, Erf 5622, 46 Barnard Street, Bellville, CT, S34-A&A**

**Case No:** 20102205TZ0211E

Thando Zingange introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded NCW
- Outside HPO
- CoCT supports the proposal

**DECISION**

The Committee resolved to approve the application.

**TZ**

**12.29 Proposed Additions and Alterations, Erf 12544, 19 Mackenzie Street, Bellville, CT, S34-A&A**

**Case No:** 20102206TZ0211E

Thando Zingange introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded NCW
- CoCT support the proposal

**DECISION**

The Committee resolved to approve the application.

**TZ**

**12.30 Proposed restoration, Erf 156110, 144 Campground Road, Newlands, CT, S34-Minor Works**

**Case No:** 210126111TZ0216E

Thando Zingange introduced the case.

**DISCUSSION**

Amongst other things, the following was discussed:

- HOMs graded IIIB
- Minor works application for restoration and exterior of the building.

**DECISION**

The Committee resolved to approve the application.

**TZ**

**12.31 Proposed Additions and Alterations, Erf 2569, 7 Popular Way, Pinelands, S34-A&A**

**Case No:** 21021001ND0212E

Nokubonga Dlamini 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 this application.

**ND**

**13. OTHER MATTERS**

13.1 None

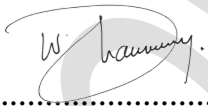
**14. ADOPTION OF RESOLUTIONS AND DECISIONS**

The Committee adopted the resolutions and decisions.

**15 CLOSURE 10:08**

**16 DATE OF NEXT MEETING**

**22 February 2021**

Chairperson signature.....

**Date..... 1 March 2021.....**

**Secretary signature: A.Brown**

**Date: 1 March 2021**

APPROVED