

**MINUTES OF THE MEETING OF
HERITAGE WESTERN CAPE,
HERITAGE OFFICERS MEETING**

**Held on Monday, 3 July 2020, HOMS MEETING VIA MICROSOFT TEAMS, Cape
Town scheduled for 09:00**

1. OPENING AND WELCOME

The Chairperson, Ms Colette Scheermeyer, officially opened the meeting at 09:00 and welcomed everyone present.

2. ATTENDANCE

Members

Mr Rashaad Carlsen (RC)
Mr Raymond Smith (RS)

Members of Staff

Ms Nosiphiwo Tefeni (NT) (secretary)
Dr Mxolisi Dlamuka (MD)
Ms Nokubonga Dlamini (ND)
Ms Colette Scheermeyer (CSc)
Ms Penelope Meyer (PM)
Mr Jonathan Windvogel (JW)
Ms Waseefa Dhansay (WD)
Ms Cathy-Ann Potgieter (CP)
Ms Stephanie Barnardt (SB)
Ms Khanyisile Bonile (KB)
Mr Thando Zingange (TZ)
Ms Sandisiwe Matole (SM)
Ms Aneeqah Brown (AB)

Visitors

None

Observers

None

3. APOLOGIES

None

Absent

None

4. APPROVAL OF AGENDA

4.1 Dated 3 July 2020.

The items relevant to the meeting were noted as those assigned in the case allocation for the meeting of 3 July 2020.

5. Approval of Minutes of the Previous Meetings

5.1 None

6. Disclosure of conflict of interest

6.1 None

7. Confidential matters

7.1 None

8. Standing Item

8.1 Site inspections

8.1.1 Proposed Site Inspection

8.1.1.1 None

8.2 Site Inspection Reports

8.2.1 None

9 Administrative Matters

9.1 HOMS Schedule

10. Appointments

10.1 Item 11.1

MATTERS TABLED

11. Matters Arising

**11.1 Proposed Additions on Erf: 325, 55 Loader Street , De Waterkant, CT. S34-A
HM/ CAPE TOWN METROPOLITAN / DE WATERKANT / ERF 325**

Case No: 19120301LB1206E

WD introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The property is grade IIIC

DECISION

The committee resolved to approve the proposal.

WD

**11.2. Proposed Alterations and Additions on Erf: 1187, Drostey Museum,
Swellengrebel Street, Swellendam. S27-A&A
HM/OVERBERG/ SWELLENDAM / ERF 1187**

Case No: 20012911TZ0622E

TZ introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The site is a PHS;
- Swellendam Heritage Association support the proposal.

DECISION

The committee resolved to approve the proposal.

TZ

- 11.3** Proposed subdivision and consolidation, Erf 380 and Portion of Erf 744, Stanford, S31-Subdivision

HM/ OVERBERG/ OVERSTRAND/ STANFORD/ ERF 380 AND PORTION OF ERF 744

Case No: 20051504SM0519E

SM introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Stanford Heritage Trust comment still required.

COMMENT

Application incomplete.

SM

12 New Matters

- 12.1** Proposed alterations on Farm10/1674 ,Boschendal Werf, off R310, Dwars River Valley, Stellenbosch, Cape Winelands.S27-A&A

HM/ CAPE TOWN WINELANDS/ STELLENBOSCH/ FARM 10/1674

Case No: 20061501SB0617E

SB introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Drakenstein Heritage Foundation (DHF), Stellenbosch Heritage Foundation (SHF), Stellenbosch Interest Group (SIG) comments required. The commenting period for this conservation bodies only ends on 16.7.2020;
- The case officer to communicate with the practitioner regarding the illegal works on site, the practitioner is to make sure that work has stopped, if not HWC will issue a stop works order.

COMMENT

Matter to be referred to HOMs meeting after the 16 July 2020.

SB

- 12.2** Proposed addition of a reconstructed werf wall & gates, as well as repositioning the agriculture shed to the north east corner of the farm. Addition of a new suite building north west of werf including a swimming pool. Landscape work on Farm 13004, Laborie Farm
Paarl, Drakenstein, Cape Winelands S38(8)-NID
HM/ CAPE WINELANDS / DRAKENSTEIN / PAARL / FARM 13004, LABORIE FARM

Case No: 20060524SB0617E

SB introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The historical werf has three graded II structure, the remaining structure on site are modern buildings;
- The site is associated with Anglo Boer War Memorial;
- Cultural significance of the site is the cultivated vineyards & historical oak lining the werf;
- It was noted that this was the Huguenot Original Farm;
- Since there is a reason to believe that the proposal addition of a reconstructed werf wall & gates, as well as repositioning the agriculture shed to the north east corner of the farm. Addition of a new suite building north west of werf including a swimming pool and landscape work on farm will impact negatively on heritage resources.

DECISION

HIA required consisting of a socio historical study and visual impact assessment focusing on impact on the cultural landscape.

SB

- 12.3** Proposed golf academy, farm service yard and gatehouse on the northernmost part of the farm, Farm 222, Farm Hazendal, "The Hazendal Winery, Bottelary Road, Stellenbosch, Cape Winelands
S38(4)-NID
HM/ CAPE WINELANDS / STELLENBOSCH / FARM 222, FARM HAASENDAL

Case No: 20032414SB0617E

SB introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- HOMs committee was of the opinion that since IACom committee was familiar with the site and development in question, this application would require the expertise of IACom committee to resolve the matter.

COMMENT

Matter to be referred to IACom 8.7.2020 meeting.

SB

- 12.4** Proposed erection of three buildings divided into individual storage units and parking bays on Farm 614 Val de Vie Estate, Polo Way, Paarl, Drakenstein, Cape Winelands. S38(4)-NID
HM/ CAPE WINELANDS / DRAKENSTEIN / PAARL/ FARM 614 VAL DE VIE ESTATE

Case No: 20061701SB0618E

SB introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The site is next to an existing storage facility and will have a similar design;
- There is no reason to believe that the proposed erection of three buildings divided into individual storage units and parking bays will negatively impact on heritage resource.

DECISION

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

SB

- 12.5** Proposed Remodeling of Old Distillery Building on Farm 1070/13, Off R45, Franschoek, Cape Winelands.S34-A&A
HM/ CAPE WINELANDS/ FRANSCHHOEK / FARM 1070/13

Case No: 20061702KB0617E

KB introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- FHRA supports the proposal;
- Stellenbosch Municipality did not comment within the 30 days commenting period.

DECISION

The committee resolved to approve the proposal.

KB

- 12.6** Proposed Total Demolition 60755, 83 Stockley Road, Lansdowne, CT, S34-Total Demolition,
HM/CAPE TOWN METROPOLITAN/ LANSDOWNE /ERF 60755

Case No: 20061316KB0622E

KB introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The building is Not Conservation Worthy;
- CoCT supports the proposal;
- Insufficient heritage significance to warrant retention.

DECISION

The committee resolved to approve the proposal.

KB

- 12.7** Proposed Additions & Alteration on Erf 165895, 32 Kenilworth Road, Kenilworth, CT. S34-A&A

HM/CAPE TOWN METROPOLITAN/ KENILWORTH /ERF 165895

Case No:20061206KB0622E

KB introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The proposal will not negatively impact the heritage resource

DECISION

The committee resolved to approve the proposal.

- 12.8** Proposed Rezoning of Fisantekraal Airfield on Portion 4 of Farm 474, Joostenberg's Kloof, and Portion 10 of Farm 724,"Joostenberg Vlake, CT, S38(4)-NID

HM/CAPE TOWN METROPOLITAN/STRAND /PORTION 4 OF FARM 474 AND PORTION 10 OF FARM 724

Case No: 20062203KB0622E

KB introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- There is no reason to believe that the proposed Rezoning of Fisantekraal Airfield, will negatively impact on heritage resource.

DECISION

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

KB

- 12.9** Proposed Additions & Alteration on Erf: 87, 91 Tramway Road, Sea Point, CT. S34-A&A
HM/CAPE TOWN METROPOLITAN/SEAPOINT /ERF 87

Case No: 20011303ND0619E

ND introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The building is graded III B;
- CoCT, Sea Point For All and Sea Point Fresnaye Bantry Bay Residents and Ratepayer Association supports the proposal;
- The proposal will not negatively impact the heritage resource.

DECISION

The committee resolved to approve the proposal.

ND

12.10 Proposed Additions & Alteration on Erf 4559, 10 Louie Street, Paarl, Drakenstein, Cape Winelands. S34-A&A

HM/ CAPE WINELANDS/DRAKENSTEIN / PAARL/ ERF 4559

Case No: 20061806ND0619E

ND introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The building is NCW;
- The proposal will not impact a heritage resource.

DECISION

The committee resolved to approve the proposal.

ND

12.11 Proposed Additions & Alteration on Erf 19530, 11 Gardner Williams Avenue, Somerset West, CT. S34-A&A

HM/CAPE TOWN METROPOLITAN/ SOMERSET WEST / ERF 19530

Case No:20061804ND019E

ND introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The building is graded IIIC;
- CoCT supports the proposal;
- The Helderberg Renaissance Foundation and Paardevlei Umbrella Association supports the proposal;
- The proposal will not impact negatively on heritage resources

DECISION

The committee resolved to approve the proposal.

ND

12.13 Proposed Alterations and additions on Erf 1521, 6 Beaukes Street Strand, CT.S34-A&A

HM/ CAPE TOWN METROPOLITAN / STRAND / ERF: 1521

Case No: 20061507SM0617E

SM introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The site is graded NCW;
- CoCT and Helderberg Renaissance Foundation supports the proposal;
- The proposal does not impact a heritage resource.

DECISION

The committee resolved to approve the proposal.

SM

12.14 Proposed Alterations and additions on Erf 3872, 12 Wade Street ,Strand, CT. S34-A&A

HM/ CAPE TOWN METROPOLITAN / STRAND / ERF: 3872

Case No: 20060904SM0617E

SM introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The site is graded NCW;
- CoCT and HRF supports the proposal;
- The proposal does not impact a heritage resource.

DECISION

The committee resolved to approve the proposal.

SM

12.15 Proposed Alterations and additions on Erf 97191, 14 Mayfair Avenue, Claremont, CT.S34-A&A

HM/ CAPE TOWN METROPOLITAN / CLAREMONT / ERF: 97191

Case No: 20060401SM0617E

SM introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The site is graded IIIB;
- CoCT supports the proposal;
- Greater Lynfræ Civic Association did not comment within the 30 day commenting period;
- The proposal will not negatively impact a heritage resource.

DECISION

The committee resolved to approve the proposal.

SM

- 12.16 Proposed Total Demolition on Erf 1182, Langa Baptist Church, Sandile Avenue, Langa, CT.S34-Total Demolition
HM/ CAPE TOWN METROPOLITAN / LANGA / ERF: 1182

Case No: 20051205SM0617E

SM introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- HOMs noted the incomplete application and required information.

FURTHER REQUIRMENTS

HOMS requires comment from the from the CoCT's E&HM unit, a conveyancer's certificate noting transfer of ownership and a heritage statement.

SM

- 12.18 Proposed Alterations and Additions on Erf: 4153, 33 Lawley Road, Parow, CT. S34-A&A
HM/CAPE TOWN METROPOLITAN/ PAROW / ERF: 4153

Case No: 20060901TZ0619E

TZ introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The site is graded NCW;
- CoCT supports the proposal;
- The proposal does not impact a heritage resource.

DECISION

The committee resolved to approve the proposal.

TZ

- 12.19 Proposed Alterations and Additions on Erf:7008,Church Street, Goodwood , CT. S34-Additions
HM/ CAPE TOWN METROPOLITAN/ GOODWOOD / ERF: 7008

Case No:20061205TZ0619E

TZ introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- HOMs is of the opinion the application is not a minor work and therefore requires the submission of a full S34 application;
- HOMs requires comments from the CoCT.

COMMENT

The application is incomplete.

TZ

12.20 Proposed Alterations and Additions on Erf: 115171, 11 Cranko Road, Observatory, CT. S34-A&A

HM/ CAPE TOWN METROPOLITAN/ OBSERVATORY / ERF: 115171

Case No: 20030416TZ0619E

TZ introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The site is graded III C;
- CoCT and Observatory Civic Association supports the proposal;
- The proposal will not negatively impact the heritage resource.

DECISION

The committee resolved to approve the proposal.

TZ

12.21 Proposed Alterations and Additions on Erf: RE 971, Paardevlei Stormwater Outfall Site, Precinct 3, Somerset West, CT. S34-A&A

HM/ CAPE TOWN METROPOLITAN/ SOMERSET WEST/ ERF:RE 971

Case No: 20060506TZ0619E

TZ introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The property is not yet graded;
- CoCT and Helderberg Renaissance Foundation supports the proposal;
- The proposal will not negatively impact on heritage resource.

DECISION

The committee resolved to approve the proposal.

TZ

12.22 Proposed Alterations and Additions on Wupperthal Church Werf, Shoe Factory Farm 168, Clanwilliam Road, Whupperthal, Cederberg. S34-R&A

HM/ WEST COAST/CEDERBERG / WHUPPERTHAL/ FARM 168

Case No: 20052510WD0622E

WD introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- HOMS approves the minor works application with the following conditions:

1. Work is to be monitored by a suitably qualified architect with heritage expertise.
2. Work to be carried out as per the specifications in the report Wupperthal Restorations and Reconstructions: Model Specifications For Mortars, Plasters, Renders and Masonry Repairs.
3. A overall close out report is to be submitted to HWC within 30 days of practical completion of work within the church werf. The proposal will not negatively impact a heritage resource.

DECISION

The committee resolved to approve the proposal.

WD

14 OTHER MATTERS

14.1 None

15. ADOPTION OF RESOLUTIONS AND DECISIONS

The Committee adopted the resolutions and decisions.
SM moved to adopt and TZ supports

16 CLOSURE

The meeting adjourned at: 12:18

17 DATE OF NEXT MEETING: 17 July 2020



Chairperson's Signature.....

Date: 13 August 2020



Secretariat's Signature.....

Date: 13 August 2020