

**APPROVED MINUTES OF THE MEETING OF
HERITAGE WESTERN CAPE,
HERITAGE OFFICERS MEETING
Held on Monday, 6 February 2023 at 08:30,
Via MS Teams**



1. OPENING AND WELCOME

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

2. ATTENDANCE

Members of Committee

Mr Jonathan Windvogel (JW) (Chairperson)
Ms Cecilene Muller (CM) (Specialist Heritage Officer)
Ms Corne Nortje (CN) (Heritage Officer)
Ms Ayanda Mdludlu (AM) (Heritage Officer)
Ms Chane Herman (CH) (Heritage Officer)
Mr Robin George (RG) (Heritage Officer)
Ms Stephanie Barnardt-Delport (SB) (Heritage Officer)
Ms Natalie Kendrick (NK) (Heritage Officer)
Mr Thando Zingange (TZ) (Heritage Officer)

Members of Staff

Ms Aneeqah Brown (AB) (Secretary)
Ms Zikhona Signoya (ZS) (Admin Assistant)

Legal Advisor

Tendered apologies- PM

Visitors

Dr Antonieta Jerardino
Ms Jenna Lavin
Mr Clive Theunissen

Observers

3 Apologies

Ms Khanyisile Bonile
Ms Sneha Jhupsee
Ms Muneerah Solomon
Ms Penelope Meyer

Absent

None

4. Approval of Agenda

- 4.1 6 February 2023. The Committee resolved to approve the agenda with minor edits and Additions. CH moves to adopt the agenda and RG seconds.

5. Approval of Minutes of the Previous Meeting

- 5.1 30 January 2023. Held over to next meeting

6. Disclosure of conflict of interest

- 6.1 None

7. Confidential matters

8. Standing Items

8.1 Site inspections undertaken

8.2 Proposed Site Inspection

8.3 Site Inspection Reports

- 8.3.1 Erf 202, 8 Longmarket Street, Stanford (Stanford Police Station) (CH)

8.4 Preparation for the upcoming Committee meetings

8.5 Interim and Close out Reports

8.6 Incomplete Applications

9. Administrative Matters

- 9.1 **Proposed additions and alterations on Erf 66118, 8 Hendon Road, Wynberg, S34-A&A**
Case No: HWC23011602RG0118

10. Discussion of the agenda

MATTERS TO BE DISCUSSED

11. MATTERS ARISING

- 11.1 **Proposed rezoning and consolidation on Erf 830, 15 Gordon Street, Eerste River, S38(4)-NID**
Case No: 21032301CH0112

Ms Chane Herman introduced the item.

DISCUSSION

- Information received on 26 January 2023.
- The Committee is of the opinion that no heritage resources will be impacted on.

DECISION

The Committee resolved that no further studies are required.

CH

11.2 Proposed additions and alterations on Erf 1581 & rem 1670, 24 Jonkershoek Street, Stellenbosch, S34-A&A
Case No: HWC23011706RG0118

Mr Robin George introduced the item.

DISCUSSION

- Information received on 31 January 2023
- HOMs graded IIIC
- Outside HPO
- Stellenbosch Municipality supports the proposal
- Stellenbosch Heritage Foundation supports the proposal.
- Stellenbosch Interest Group supports the proposal.

DECISION

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

RG

11.3 Proposed sampling on Pancho's Kitchen Midden, Farm Verlorenvlei 8, Elands Bay, S35- sampling
Case No: HWC23011006AM0111

Ms Ayanda Mdludlu introduced the item.

Dr Antonieta Jerardino and Ms Jenna Lavin were present and took part in the discussion.

DISCUSSION

- Information received on 27 January 2023.
- The Committee notes that the permit application is for proposed sampling.

DECISION

The Committee resolved to approve the Section 35 application.

AM

11.4 Proposed sampling on Mike Taylor Midden PHS on Portion 12 of Farm Velorenvlei 8, Elands Bay, S35-sampling
Case No: HWC23011004AM0111

Ms Ayanda Mdludlu introduced the item.

Dr Antonieta Jerardino and Ms Jenna Lavin were present and took part in the discussion.

DISCUSSION

- Information received on 27 January 2023.
- The Committee notes that the permit application is for proposed sampling.

DECISION

The Committee resolved to approve the Section 35 application.

AM

**11.5 Proposed sampling on Portion 2 of Farm 234, Verlorenvlei, Dunefield Midden, S35- sampling
Case No: HWC23011003AM0111**

Ms Ayanda Mdludlu introduced the item.

Dr Antonieta Jerardino and Ms Jenna Lavin were present and took part in the discussion.

DISCUSSION

- Information received on 27 January 2023.
- The Committee notes that the permit application is for proposed sampling.

DECISION

The Committee resolved to approve the Section 35 application.

AM

**11.6 Proposed sampling at Scorpion Shelter on remainder 14 of Farm 277, Elands Bay, S35- sampling
Case No: HWC23011007AM0111**

Ms Ayanda Mdludlu introduced the item.

Dr Antonieta Jerardino and Ms Jenna Lavin were present and took part in the discussion.

DISCUSSION

- Information received on 27 January 2023.
- The Committee notes that the permit application is for proposed sampling.

DECISION

The Committee resolved to approve the Section 35 application.

AM

**11.7 Proposed sampling on Spring Cave on Remainder of Farm 77, Elands Bay, S35- sampling
Case No: HWC23011005AM0111**

Ms Ayanda Mdludlu introduced the item.

Dr Antonieta Jerardino and Ms Jenna Lavin were present and took part in the discussion.

DISCUSSION

- Information received on 27 January 2023.
- The Committee notes that the permit application is for proposed sampling.

DECISION

The Committee resolved to approve the Section 35 application.

AM

**11.8 Proposed sampling on Steenbokfontein Cave, Tortoise Cave, site & material analysis, Verlorenvlei,
Elands Bay Tortoise Cave, S35- sampling
Case No: HWC23011012AM0111**

Ms Ayanda Mdludlu introduced the item.

Dr Antonieta Jerardino and Ms Jenna Lavin were present and took part in the discussion.

DISCUSSION

- Information received on 27 January 2023.
- The Committee notes that the permit application is for proposed sampling.

DECISION

The Committee resolved to approve the Section 35 application.

AM

11.9 Proposed powerline and grid connection associated with Emoyeni WEF on various farms, Beaufort West - HIA

Case No: 22092204AM0928E

Ms Ayanda Mdludlu introduced the item.

DISCUSSION

- Referred to IACom for their expertise.

HELD OVER:

Referred to IACom on 15 February 2023.

AM

11.10 Proposed partial demolition and alterations on RE of Erf 5, 40 Victoria Road, Clifton, S34-A&A

Case No: HWC23011909CN0123

Ms Corne Nortje introduced the item.

DISCUSSION

- Information received on 27 & 30 January 2023.
- HOMs graded NCW
- Outside HPO
- CoCT supports the proposal.
- Camps Bay & Clifton Ratepayers Association supports the proposal.
- Cape Town Heritage Foundation supports the proposal.

DECISION

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

CN

11.11 Proposed redevelopment of Sunnyside Primary School on Erf 37957, 10 St. Simons Road, Sunnyside, Athlone, S38(4)-NID

Case No: HWC22101101CN1122

Ms Corne Nortje introduced the item.

DISCUSSION

- Information received on 31 January 2023.
- 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

**11.12 Proposed stabilization and repair on Erf 405, 28 Leeuwenvoet Road, Tamboerskloof, S34-Emergency
Case No: HWC22121915CN0123**

Ms Corne Nortje introduced the item.

DISCUSSION

- Information received on 4 February 2023.
- Graded IIIB
- Inside HPO
- The Committee notes that CoCT issued a Section 12 notice.

DECISION

The Committee resolved to approve the application on condition that;

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

CN

**11.13 Proposed emergency permit for Erf 518, 7 Church Street, (Dutch Reformed Church), Malmesbury, S27-
Emergency permit**

Case No: HWC23012305KB0123

HELD OVER:

Referred to HOMs on 13 February 2023.

KB

11.14 Proposed Repairs to the Jan Joubertsgat Bridge, Franschhoek Pass, S27- Repairs

Case No: 22071106SB0804E

Ms Stephanie Barnardt-Delport introduced the item.

DISCUSSION

- Proposed maintenance and repair to the Jan Joubertsgat Bridge.
- The committee requested previously that detailed plans and methodology for the new stone masonry parapets. The information was received on 30 January 2023.
- The Jan Joubertsgat Bridge is graded PHS
- No objection was received to date.

DECISION

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

SB

**11.15 Pre-Construction Archaeological Survey of The Authorised 140mw Rietrug Wind Energy Facility and
Associated Grid Connection Infrastructure, Western Cape, S38(8) – Survey**

Case No: 21052101AM0615E

Under investigation. Case officer to investigate further.

AM

11.16 Pre-Construction Archaeological Survey of The Authorised 140mw Sutherland Wind Energy Facility and Associated Grid Connection Infrastructure, Western Cape, S38(8)- Survey
Case No: 21052101AM0615E

Under investigation. Case officer to investigate further.

AM

11.17 Proposed additions and alterations on Erf 48808, 18 Kings Street, Newlands, S34-A&A
Case No: HWC2112408MS1125

CH presented the item on behalf of MS.

DISCUSSION

- Information received on 3 February 2023.
- Graded IIC
- Outside HPO
- CoCT does not support the proposal.
- Newlands Residents Association does not support the proposal.
- Referred to BELCom for their expertise.

HELD OVER:

Referred to BELCom on 22 February 2023.

MS

11.18 Proposed additions and alterations on Erf 57286, 10 Ripelby Road, Claremont, S34-A&A
Case No: HWC23011207MS0116

CN presented the item on behalf of MS.

DISCUSSION

- Information received on February 2023.
- Graded IIC
- Outside HPO
- CoCT does not support the proposal.
- Upper Claremont Residents and Ratepayers Association does not support the proposal.
- Referred to BELCom for their expertise.

HELD OVER:

Referred to BELCom on 22 February 2023.

MS

11.19 Proposed additions and alterations on Erf 6728, 4 Seaview Road, Wynberg, S34-A&A
Case No: HWC22121204MS1221

AM presented the item on behalf of MS.

DISCUSSION

- Information received on 1 February 2023.
- Graded IIC
- Outside HPO
- CoCT supports the proposal.
- Wynberg Residents and Ratepayers Association supports the proposal.

DECISION

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

MS

**11.20 Proposed additions and alterations on Erf 527, 3 Marine Drive, Hermanus, S34-A&A
Case No: HWC23011902KB0120**

HELD OVER:

Referred to HOMs on 13 February 2023.

KB

**11.21 Proposed additions and alterations on Erf 13494, Wagner Street, Oudtshoorn, S34-A&A
Case No: HWC23011207KB0112**

HELD OVER:

Referred to HOMs on 13 February 2023.

KB

**11.22 Proposed additions and alterations on Erf 1485, 6 Secluse Lane, Simons Town, S34-A&A
Case No: 21102607TZ0817E**

Under investigation.

TZ

**11.23 Proposed additions and alterations on Erf 30, 33 Hohenhort Avenue, Constantia, S34-A&A
Case No: 22092604TZ1125**

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received on 30 January 2023.
- Graded IIIC
- Outside HPO
- Claremont Residents and Ratepayers Association supports the proposal.

DECISION

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

TZ

**11.24 Proposed additions and alterations on Erf 3284, 71 Kloof-Nek Road, Oranjezicht, S34-A-A
Case No: HWC23011604TZ0116**

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received on 31 January 2023.
- Graded IIIC
- Inside HPO
- CoCT supports the proposal.
- Citybowl Residents and Ratepayers Association supports the proposal.

DECISION

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

TZ

11.25 Proposed additions and alterations on Erf 66556, 66 Church Street, Wynberg, S34-A-A Case No: HWC22112414TZ1201

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received on 02 February 2023.
- Graded IIIB
- CoCT supports the proposal.
- Wynberg Residents and Ratepayers Association supports the proposal.

DECISION

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

TZ

11.26 Proposed additions and alterations on Erf 87664, 25 Bournemouth Road, Muizenberg, S34-S34-A&A Case No: HWC22120501KB1206

HELD OVER:

Referred to HOMs on 13 February 2023.

KB

11.27 Proposed total demolition on Erf 89729, Duignam Road, Kalk Bay, S34-Total Demo Case No: HWC22121904KB1220

HELD OVER:

Referred to HOMs on 13 February 2023.

KB

11.28 Proposed additions and alterations on Erf 54870, 8 Shirley Road, Claremont, S34-A&A Case No: HWC23011205KB0112

HELD OVER:

Referred to HOMs on 13 February 2023.

KB

12. NEW MATTERS

12.1 Proposed additions and alterations on Erf 1072, De Waal Hostel, Robertson High School, Robertson, S34-A&A Case No: HWC23012507RG0125

Mr Robin George introduced the item.

DISCUSSION

- Minor works application
- HOMs graded IIIB

- Outside HPO

DECISION

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

RG

12.2 Proposed additions and alterations on Erf 51839, 13 Dakota Street, Claremont, S34-A&A Case No: HWC23010303RG0125

Mr Robin George introduced the item.

DISCUSSION

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

DECISION

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

RG

12.3 Proposed additions and alterations on Erf 69427, Flat 50 Dennekamp, 359 Main Road, Kenilworth Case no: HWC23012011RG

Mr Robin George introduced the item.

DISCUSSION

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

DECISION

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

RG

12.4 Proposed additions and alterations on Erf 7573, 11 Outspan Road, Fish Hoek, S34-Minor Works Case No: HWC23012611RG

Mr Robin George introduced the item.

DISCUSSION

- Minor works application
- Graded IIIB
- Outside HPO
- Fish Hoek Valley Residents and Ratepayers Association has no objections

DECISION

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

RG

12.5 Proposed additions and alterations on Erf 9529, 77 Parow Street, Parow, S34-A&A
Case No: RG0127

INCOMPLETE APPLICATION:

PoP with correct reference number, title deed, locality map, contextual images, motivation and SG diagram.

RG

12.6 Proposed additions and alterations on Erf 988, 9 Avondale Road, Three Anchor Bay, S34-A&A
Case No: HWC23012605RG0127

INCOMPLETE APPLICATION:

Internal, external and streetscape images and Green Point Residents and Ratepayers Association comment required.

RG

12.7 Proposed housing development on RE Erf 1306, Cummings Street, Wellington, S38(8)- NID
Case No: HWC23012604RG

Mr Robin George introduced the item.

Mr Clive Theunissen was present and took part in the discussion.

DISCUSSION

- Referred to IACom for their expertise.

HELD OVER:

Referred to IACom on 15 February 2023.

RG

12.8 Proposed additions and alterations on Re Erf 1360, 10 Wavell Avenue, Simonstown, S34-A&A
Case No: HWC23012010RG0125

Mr Robin George introduced the item.

DISCUSSION

- Graded IIIC
- Outside HPO
- CoCT supports the proposal.
- Simons Town Historical Society has no objections to the proposal.

DECISION

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

RG

12.9 Proposed additions and alterations on Erf 13160, 6 Louie Street, Paarl, S34-A&A
Case No: 22082503TZ0126

Mr Thando Zingange introduced the item.

Mr Clive Theunissen was present and took part in the discussion.

DISCUSSION

- Graded IIC
- Inside Paarl Special Character Protected Overlay Zone.
- Drakenstein Municipality supports the proposal.
- Paarl300 supports the proposal.
- Drakenstein Heritage Foundation did not provide final comment

DECISION

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

TZ

12.10 Proposed additions and alterations on Erf 2422, 2421, 7664, 2363, 7 Hospital Road, Somerset West, S34-A&A

Case No: HWC22120103TZ0126

Mr Thando Zingange introduced the item.

DISCUSSION

- HOMs recommends a grading of NCW.
- CoCT supports the proposal
- Helderberg Renaissance Foundation supports the proposal.

DECISION

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

TZ

12.11 Proposed additions and alterations on Erf 5640, 70 Florence Street, Kingston, Bellville, S34-A&A

Case No: HWC23012502TZ0126

Mr Thando Zingange introduced the item.

DISCUSSION

- Graded NCW
- CoCT supports the proposal.

DECISION

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

TZ

12.12 Proposed additions and alterations on Erf 67284, 14 Fairview Road, Wynberg, S34-A&A

Case No: HWC23012503TZ0126

INCOMPLETE APPLICATION:

Streetscape images and Wynberg Residents and Ratepayers Association comment required.

TZ

12.13 Proposed additions and alterations on Erf 96, 33 Stephanstraat, Laaiplek, Velddrif, S34-A&A

Case No: HWC23012006TZ0126

INCOMPLETE APPLICATION:

Municipal comment and streetscape images required.

TZ

12.14 Proposed total demolition on Erf RE-942, 38 Rugby Road, Oranjezicht, S34-TD
Case No: HWC23012601TZ0126

Mr Thando Zingange introduced the item.

DISCUSSION

- Graded NCW
- CoCT supports the proposal.
- Citybowl Residents and Ratepayers Association did not comment within the 30-day commenting period.

DECISION

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

TZ

12.15 Proposed additions and alterations on Erf 26095, 17 Bosman Street, Hoog-en-Droog, Paarl, S34-A&A
Case No: HWC23011911CM0126

Ms Cecilene Muller introduced the item.

Mr Clive Theunissen was present and took part in the discussion.

DISCUSSION

- Inside Paarl Special Character Protected Overlay Zone
- Paarl300 supports the proposal.
- Drakenstein Municipality supports the proposal.
- Drakenstein Heritage Foundation does not support the proposal.
- Referred to BELCom for their expertise.

HELD OVER:

Referred to BELCom on 22 February 2023.

CM

12.16 Proposed housing development on Erf 595, Greyton, S38(8)-HIA
Case No: 19052710CM0626E

Ms Cecilene Muller introduced the item.

DISCUSSION

- Although the Archaeological Impact Assessment has been integrated in the Heritage Impact Assessment, it is more of a desktop AIA and does not fulfil the requirements of Section 38(3).
- Although VIA elements were included in the HIA, it did not address requirements of the ROD.

FURTHER REQUIREMENTS:

The Committee notes the HIA and recommendations, however the HIA does not comply with Section 38 (3) and the Committee requires the following;

1. AIA requires the recent tracklog and survey details that includes the particulars of the specialist/s.
2. VIA to be completed by a specialist
3. Revised integrated HIA

CM

12.17 Proposed Botmaskop Fence on Portion 7 of Farm 119, Stellenbosch, S38(4)-NID
Case No: HWC23011904CM0126

Ms Cecilene Muller introduced the item.

DISCUSSION

- Stellenbosch municipality will install a fence on the Helshoogte Pass between the Delair Graff Estate and the African Valley Estate.
- Due to the significant scenic route, a clear view fence which is green has been recommended.
- The Committee is of the opinion that no heritage resources will be impacted on.

DECISION

The Committee resolved that no further studies are required.

CM

12.18 Proposed Hydrogen Plant on the Farm Duinen 258 Portion 7, Off the N7, Vanrhynsdorp, S38(8)-NID

Case No: HWC23012506CM0126

Ms Cecilene Muller introduced the item.

DISCUSSION

- The Hydrogen plant will be built alongside the already approved ROMA Energy PV plant.
- The Committee is of the opinion that no heritage resources will be impacted on.

DECISION

The Committee resolved that no further studies are required.

CM

12.19 Proposed consolidation and expansion of JEQ Preparatory school on Erf 392, 395, 394, 1156, 675, Thirteenth & Fourteenth Avenue Schaapkraal, S38(4)-NID

Case No: HWC23012307CM0126

Ms Cecilene Muller introduced the item.

DISCUSSION

- Although change of character will occur due to the expansion of the school, the function will remain the same.
- The Committee is of the opinion that no heritage resources will be impacted on.

DECISION

The Committee resolved that no further studies are required.

CM

12.20 Proposed additions and alterations on Erf 1886, 15 Bellevue, Gardens, S34-A&A

Case No: HWC23011701KB0124

HELD OVER:

Referred to HOMs on 13 February 2023.

KB

12.21 Proposed minor works on Erf 28173, 2 Dixton Road, Observatory, S34-A&A
Case No: HWC22121914KB

HELD OVER:

Referred to HOMs on 13 February 2023.

KB

12.22 Proposed additions and alterations on Erf 312, 9 Ceres Road, Claremont, S34-A&A
Case No: HWC23011901KB0124

HELD OVER:

Referred to HOMs on 13 February 2023.

KB

12.23 Proposed additions and alterations on Erf 56022, 9 Doris Road, Claremont, S34-A&A
Case No: HWC23012301KB0124

HELD OVER:

Referred to HOMs on 13 February 2023.

KB

12.24 Proposed additions and alterations on Erf 56421, 1 Torquay Avenue, Claremont, S34-A&A
Case No: HWC23011818KB0124

HELD OVER:

Referred to HOMs on 13 February 2023.

KB

12.25 Proposed additions and alterations on Erf 97438, 14 Rose Street, Newlands, S34-A&A
Case No: HWC22112415KB0124

HELD OVER:

Referred to HOMs on 13 February 2023.

KB

13. OTHER MATTERS

14. ADOPTION OF RESOLUTIONS AND DECISIONS

CM adopted and CH supported.

15 CLOSURE 11:20

16 DATE OF NEXT MEETING

13 February 2022

Chairperson.....

Secretariat:

APPROVED