

**APPROVED MINUTES OF THE MEETING OF  
HERITAGE WESTERN CAPE,  
HERITAGE OFFICERS MEETING**  
Held on Monday, 7 March 2022, HOMS MEETING VIA MICROSOFT TEAMS,  
scheduled for 08:30



**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 Colette Scheermeyer (CS) (Deputy Director)  
Ms Waseefa Dhansay (WD) (Assistant Director)  
Ms Muneerah Solomon (MS) (Heritage Officer) left at 9:30  
Mr Robin George (RG) (Heritage Officer)  
Ms Corne Nortje (CN) (Heritage Officer)  
Ms Sneha Jhupsee (SnJ) (Heritage Officer)  
Ms Natalie Kendrick (NK) (Heritage Officer)  
Mr Thando Zingange (TZ) (Heritage Officer)  
Ms Zikhona Signoya (ZS) (Intern Admin support)  
Ms Stephanie Barnardt-Delport (SB) (Heritage Officer)  
Ms Chane Herman (CH) (Heritage Officer)  
Ms Khanyisile Bonile (KB)  
Ms Ayanda Mdludlu (AM)

**Legal Advisor**

None

**Visitors**

Mr Chris Snelling  
Mr Le Roux Hugo

**Observers**

None

**3 Apologies**

Ms Xola Mwandle (XM)  
Ms Penelope Meyer (PM)

**Absent**

None

**4. Approval of Agenda**

- 4.1** 7 March 2022. The Committee resolved to approve the agenda with minor edits. MS moves to adopt the agenda and SB seconds.

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

5.1 28 February 2022. The Committee resolved to approve the minutes. SJ moves to adopt and RG seconds.

**6. Disclosure of conflict of interest**

6.1 None

**7. Confidential matters**

7.1 None

**8. Standing Items**

**8.1 Site inspections undertaken.**

**8.1.1 Erf 28138, 5 Molenvliet Road, Observatory – Site inspection conducted on the 2<sup>nd</sup> of March 2022**

**Reason for Site Inspection:**

HWC received a complaint from the neighbor. HWC official were sent on site to confirm the nature of the work and issue a stop works order if the is any work taking place on site without HWC permit. Inspection was conducted by HWC Officials Mr Thando Zingange and Ms Khanyisile Bonile.

**Findings:**

The work has taken place on site but not completed and the owner has advice that he had stopped the work six months ago after being approach by the neighbor. The HWC officials assess the nature of the work and its impact to the heritage resource. Based on their assessment, HWC officials concluded that NHRA is not triggered since the carport is not touching the heritage resource and it is a temporary structure that can be easily removed. They might be some planning issues in terms of height restrictions that might be needed to be addressed so that the carport might not have visual impact on the surrounding neighbor's but it is not a heritage concern.

**Recommendations:**

It is recommended that the matter be refer to the city of Cape Town planning department because the NHRA is not triggered and the proposed carport is not negatively impacting the heritage resource or changing any character of the streetscape or context.

**8.1.2. Erf 26197, 6 Blake Street, Observatory – Site inspection conducted on the 2<sup>nd</sup> of March 2022**

**Reason for Site Inspection:**

HWC received a complaint from the neighbors and HWC officials were sent out to conduct a site inspection and issue a stop works order if the work has commenced without an HWC PERMIT. Site inspection was conducted by Ms Khanyisile Bonile and Mr Thando Zingange

**Findings:**

Based on the findings of the site inspection it was evident that the work has started and it almost finished without authorization from HWC and City of Cape Town. Stop works order was issued and the tenant was advice on the process of making a section 34 application which will assist HWC to determine the impact of the illegal work. The officials concluded that the current illegal work has indeed impacted negatively on the heritage resource and it has changed the character of the area.

**Recommendations:**

The officials recommend that legal action to be taken. The site is graded a IIIC, it contribute more on the context and the streetscape, the illegal work impacted negatively on the heritage resource and chance the character of the subject building.

**8.2 Proposed Site Inspection**

**8.3 Site Inspection Reports**

**8.3.1** Reports for items 8.1.1 (annexure I) and 8.1.2 attached (Annexure II).

**8.4 Preparation for the upcoming coming committee meetings**

**8.4.1** Appeals 9 March 2022

Officials confirmed preparations have been completed

**8.4.2** IACom 14 March 2022

Preparations to be concluded after HOMS

**8.5 Interim and Close out Reports**

**8.5.1** None

**8.6 Incomplete Applications**

**12.8 Proposed additions and alterations on Erf 166, 28 Manatoka Avenue, Thornton, S34-A&A**  
Case no: 22022504CH0225E

**12.10 Proposed additions and alterations on Erf 3414, 209 Long Street, Cape Town, S34-Minor Work**  
Case no: 21111209CH0223E

**12.12 Proposed additions and alterations on Erf 875, 11 Piet Retief Street, Stellenbosch, S34-A&A**  
Case no: 22012801CH0225E

**12.16 Proposed additions and alterations on Erf 4304, Hertzog Street, Ruyterwacht, S34-A&A**  
Case no: 22021505KB0223E

**12.23 Proposed additions and alterations on Erf 1518, 4 Highbury, 42 Devonport Road, Vredehoek, S34-A&A**  
Case no: 22020306MS0224E

**12.25 Proposed additions and alterations on Erf 2728, 59 Fitzroy Street, Townsend Estate, Goodwood, S34-A&A**  
Case no: 22022103MS0224E

**12.26 Proposed additions and alterations on Erf 8106, 14 Rosary Street, Charleston Hill, Paarl, S34-A&A**  
Case no: 22020101MS0224E

**12.34 Proposed additions and alterations on Erven 190, 1773, 1770, Swartland High School, Dirkie Uys Street, Malmesbury, S34-A&A**  
Case no: 2202217RG0224E

**12.35 Proposed additions and alterations on Erf 37166, 9 Kirkia Street, Bellville, S34-A&A**  
Case no: 21101807RG0224E

**12.36 Proposed additions and alterations on Erf 4403, 12 Wiener Street, Goodwood, S34-A&A**  
Case no: 22012405RG0222E

**12.39 Proposed additions and alterations on Farm 1815, Weltevrede Farm Paardeberg, Paarl, S34-A**  
Case no: 22021601RG0222E

**12.47 Proposed additions and alterations on Erf 69339, 18 Eden Road, Wynberg, S34-Addition**  
Case no: 21110308SJ0225E

**12.55 Proposed additions and alterations on Farm 212, Farm Villa Bergsig Still Bay, S34-A&A**  
Case No: 22021814TZ0228E

## **9. Administrative Matters**

**9.1 Operational Matters**  
WD will be on leave and SB to act in that period

## **10. Appointments**

### **MATTERS TO BE DISCUSSED**

## **11. MATTERS ARISING**

**11.1 Proposed additions and alterations on Erf 860, 16 Union Avenue, Pinelands, S34-A&A**  
Case no: 21082401AM0909E

Ms Ayanda Mdludlu introduced the item.

### **DISCUSSION**

Amongst other things, the following was discussed:

- Information received on 2 March 2022
- Graded IIIB
- Inside HPO
- CoCT supports the proposal.
- Pinelands Residents and Ratepayers Association supports the proposal with recommendations concerning the height of the roofing.

### **FURTHER REQUIREMENTS**

1. Heritage statement assessing the impacts to grade IIIB resource within an HPO.

**AM**

**11.2 Proposed additions and alterations on Erf 3095, 75 Bland Street, Mossel Bay, S34-A&A**  
Case no: 22012804CH0215E

Ms Chane Herman introduced the item.

### **DISCUSSION**

Amongst other things, the following was discussed:

- Information received on 1 March 2022.
- Graded IIIC
- Mossel Bay Municipality supports the proposal.

- Simon van De Stel Foundation supports the proposal.
- The Committee notes that work has commenced.

#### **DECISION**

The Committee resolved to approve the work that must still be completed.

CH

#### **11.3 Proposed additions and alterations on Erf 1534, 70 Berg Street, Swellendam, S34-A&A Case no: 22012510CN0127E**

Ms Corne Nortje introduced the item.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Information received on 25 February 2022.
- HOMs graded IIIC
- Swellendam Municipality supports the proposal.
- Swellendam Heritage Association supports the proposal.

#### **DECISION**

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

CN

#### **11.4 Proposed additions and alterations on RE/Erf 6142, 44 Nelson Street, Vasco Estate Goodwood, S34-A&A Case no: 21111018CN0121E**

Ms Corne Nortje introduced the item.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Information received on 25 February 2022
- Graded IIIC
- Outside HPO
- CoCT supports the proposal
- The Committee notes that work has been completed.

#### **DECISION**

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

CN

#### **11.5 Proposed total demolition and replacement structure on Erf 1519, St Quintons Road, Gardens, S34-TD and Replacement Structure**

Ms Muneerah Solomon introduced the item.

Mr Chris Snelling was present once the item was concluded and was briefed on the outcome.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Information received on 28 February 2022.
- Inside HPO

- The total demolition and replacement structure was approved by HWC. The applicants require changes to the approved replacement structure which has been motivated for.

#### **ENDORSEMENT**

The Committee resolved to approve the revised scheme as being substantially in accordance with the approved replacement structure.

**MS**

#### **11.6 Proposed additions and alterations on Erf 47, 132 De Beers Road, Strand, S34-A&A Case no: 21102019SB0221E**

Mr Le Roux Hugo was present and took part in the discussion.

Ms Stephanie Barnardt-Delport introduced the item.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Held over from previous HOMs meeting.
- Graded IIIC, however HOMs recommends a grading of NCW.
- Outside HPO
- CoCT supports the proposal.
- The Helderberg Renaissance Foundation does not approve of the as built work as it is out of keeping with the streetscape and the existing heritage resource.
- The Committee notes that work has been completed, applicant has confirmed that the work is completed.
- All parties were invited to the meeting, only the owner attended the meeting.

#### **DECISION**

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

**SB**

#### **11.7 Proposed additions and alterations on Erf 89740, 31 Gatesville Road, Kalk Bay, S34-A&A Case no: 22021817SB0221E**

Ms Stephanie Barnardt-Delport introduced the item.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- Held over from previous HOMs meeting.
- Graded IIIB
- Inside HPO
- CoCT support the proposal.
- Kalk Bay & St James Residents and Ratepayers Association supports the proposal.
- Kalk Bay Historical Society indicated that they do not comment on plans.

#### **DECISION**

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

**SB**

**11.9 Proposed additions and alterations on Erf 2827, 61 Bloem Street, Cape Town, S34-A&A  
Case no: 21092714SJ1115E**

Ms Sneha Jhupsee introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Further requirements received on 1 March 2022.
- Graded IIIB
- Inside HPO

**DECISION**

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

**SJ**

**11.10 Proposed additions and alterations on Erf 160, 45 Le Roux Street, De Rust, S34-A&A  
Case no: 19112012TZ1104E**

Mr Thando Zingange introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Response received on 28 February 2022.
- Grading IIIC
- Outside HPO
- The response provided does not meet the previous requirements of the committee

**FURTHER REQUIREMENTS**

1. Clarity from the owner if work has been completed.
2. Images required.

**TZ**

**11.11 Proposed additions and alterations on Erf 1868, 29 Ringwood Drive Pinelands, S34-A&A  
Case no: 22020123TZ0202E**

Mr Thando Zingange introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Information received on 28 February 2022.
- Graded NCW
- Outside HPO
- The Committee notes that the work has been completed.

**DECISION**

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

**TZ**

**11.12 Proposed additions and alterations on Erf 9291, High Street, Paarl, S34-A&A**  
**Case no: 21121307XM**

Mr Thando Zingange introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIA
- Outside Paarl special character area overlay zone.
- Drakenstein Municipality supports the proposal.
- Drakenstein of Heritage Foundation supports the proposal.
- Paarl300 supports the proposal.

**FURTHER REQUIREMENTS**

1. Images required.

TZ

**11.13 Proposed Additions & Alterations on Erf 1826, 67 Sarel Cilliers Street, Napier, S34-A&A**  
**Case No: 22020108MS0207E**

Ms Muneerah Solomon introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Information received on 28 February 2022.
- HOMs graded structure of the building IIIB.
- Napier Heritage Conservation Body supports the proposal.
- Cape Agulhas Municipality supports the proposal.

**DECISION**

The Committee resolved to approve the revised plans of the work that must still be completed.

MS

**11.14 Proposed additions and alterations Erf 9403, 18 Strawberry Lane, Constantia, S34-A&A**  
**Case No: 22020904MS0209E**

Item removed from the agenda

MS

**11.15 Proposed additions and alterations on Erf 850, 95 Main Road Mamre, S34-A&A**  
**Case no: 22011408RG0118E**

Mr Robin George introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Information received on 2 March 2022.
- Minor works
- Graded IIIB
- Outside HPO



## **DECISION**

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

**RG**

### **11.16 Proposed additions and alterations on Erf 15020, 11 Palmerston Road, Woodstock, S34-A&A Case no: 21092701RG1109E**

Mr Robin George introduced the item.

## **DISCUSSION**

Amongst other things, the following was discussed:

- Information received on 2 March 2022.
- Graded IIIC
- Inside HPO
- CoCT supports the proposal.
- Woodstock Residents and Ratepayers Association supports the proposal.
- Woodstock Aesthetics Advisory Committee indicated that they do not condone illegal work.

## **DECISION**

Drawings were submitted to be stamped. The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

**RG**

### **11.17 Proposed accommodation facilities on Erf 278, Wellington, S38(4)-NID Case No: 21121515NK0120E**

Ms Natalie Kendrick introduced the item.

## **DISCUSSION**

Amongst other things, the following was discussed:

- Information received on 3 March 2022.
- There is no reason to believe that heritage resources will be impacted on.

## **DECISION**

The Committee resolved that no further studies are required.

**NK**

## **12. NEW MATTERS**

### **12.1 Proposed additions and alterations on Erf 62293, 60 Church Street, Lansdowne, S34-A&A**

Ms Ayanda Mdludlu introduced the item.

## **DISCUSSION**

Amongst other things, the following was discussed:

- 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.

**12.2 Proposed expansion of an existing road on Erven 25429,25436, RE489, RE29114 & 34511, Northern Paarl, S38(8)-NID**  
**Case no: 22022304AM0223E**

Ms Ayanda Mdludlu introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- The site is within the moderate (green) paleo-sensitivity area of the SAHRIS map.
- There is no reason to believe that heritage resources will be impacted on.

**DECISION**

The Committee resolved that no further studies are required. Fossil finds procedure to be included.

AM

**12.3 Proposed expansion of an existing development on Erf 49, 4 Steyne Road, Faure, S38(8)-NID**  
**Case no: 22021001AM0225E**

Ms Ayanda Mdludlu introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- The site is within the low palaeo-sensitivity zone.
- There is no reason to believe that heritage resources will be impacted on.

**DECISION**

The Committee resolved that no further studies are required.

AM

**12.4 Proposed residential development on Portion 1 of Erf 8819, Eerste River, S38 (8)-NID**  
**Case No: 22020404AM0228E**

Ms Ayanda Mdludlu introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- The site is within the low paleo-sensitivity zone.
- There is no reason to believe that heritage resources will be impacted on.

**DECISION**

The Committee resolved that no further studies are required.

AM

**12.5 Proposed upgrade on R46 Road Reserve, Ceres, S38 (4)-NID**  
**Case no: 22022508AM0225E**

Ms Ayanda Mdludlu introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- The site is within a very high palaeo-sensitivity zone.

- The proposed road widening is not expected excavate grounds deeper than 1.5 meters.
- There is no reason to believe that heritage resources will be impacted on.

**DECISION**

The Committee resolved that no further studies are required. Fossil find procedure to be included.

AM

**12.6 Proposed additions and alterations on Erf 1140, 13 Finchley Road, Camps Bay, S34-A&A**  
**Case no: 22012712CH0223E**

Ms Chane Herman introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

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

CH

**12.7 Proposed additions and alterations on Erf 1362, Castle Street, Paarl, S34-A&A**  
**Case no: 22021612CH0225E**

Ms Chane Herman introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIC
- Outside Paarl special character area overlay zone
- Drakenstein Municipality supports the proposal.
- Paarl300 objected to the proposal.
- Drakenstein Heritage Foundation does not support the proposal.

**HELD OVER:**

Given the objections received the matter is referred to HOMs on 15 March 2022. All parties to be invited.

CH

**12.8 Proposed additions and alterations on Erf 166, 28 Manatoka Avenue, Thornton, S34-A&A**  
**Case no: 22022504CH0225E**

**INCOMPLETE APPLICATION:**

Internal and additional external images required.

CH

**12.9 Proposed additions and alterations on Erf 3206, Gladstone Street, Oranjezicht, S34-A&A**  
**Case no: 21080306CH0225E**

Ms Chane Herman introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIB
- Inside HPO
- CoCT supports the proposal.
- City bowl 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.

CH

**12.10 Proposed additions and alterations on Erf 3414, 209 Long Street, Cape Town, S34-Minor Work**  
**Case no: 21111209CH0223E**

**INCOMPLETE APPLICATION:**

Internal, external and streetscape images required.

CH

**12.11 Proposed additions and alterations on Erf 44976, 8 Old Farm Road, Rondebosch, S34-A&A**  
**Case no: 22020804CH0223E**

Ms Chane Herman introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- HOMs 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.

CH

**12.12 Proposed additions and alterations on Erf 875, 11 Piet Retief Street, Stellenbosch, S34-A&A**  
**Case no: 22012801CH0225E**

**INCOMPLETE APPLICATION:**

Internal photographs required.

CH

**12.13 Proposed mixed use development on Erf 8442-RE, De Zoete Inval, Frater Street, Paarl, S38(4)-NID**  
**Case no: 22022506CH0228E**

Ms Chane Herman introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Moderate paleo-sensitivity
- Given that the site falls within a paleo-sensitivity, there is concerns regarding the paleo-sensitivity resources.
- There is reason to believe that heritage resources have been impacted on.

**DECISION**

The Committee resolved to require an HIA which complies with S38 (3) of the NHRA, and which includes the following;

1. Visual Impact Assessment;
2. Desktop Palaeontological Impact Assessment.

CH

**12.15 Proposed additions and alterations on Erf 1112439, 10 Lancaster Road, Rondebosch, S34-A&A  
Case no: 22021607KB0223E**

Ms Khanyisile Bonile introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Minor works application
- Graded IIIB
- Outside HPO
- CoCT supports the proposal.

**DECISION**

The Committee resolved to approve the application on condition that;

1. Full Section 34 application form to be submitted.

KB

**12.16 Proposed additions and alterations on Erf 4304, Hertzog Street, Ruyterwacht, S34-A&A  
Case no: 22021505KB0223E**

**INCOMPLETE APPLICATION:**

CoCT comments and stamped plans required.

KB

**12.17 Proposed additions and alterations on Erf 52437, 7 Marham Road, Claremont, S34-A&A  
Case no: 22021408KB0223E**

Ms Khanyisile Bonile introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- 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.

KB

**12.18 Proposed additions and alterations on Erf 754 RE, 8 Cheviot Place, Greenpoint, S34-A&A permit extension**  
**Case no: 22021826KB0223E**

Ms Khanyisile Bonile introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- The Committee notes the previous permit dated 22 November 2019.
- Graded IIIA

**DECISION**

The Committee resolved to approve the permit extension.

KB

**12.19 Proposed additions and alterations on Erf 98123, 20 Greenbank Street, Rondebosch, S34-A&A**  
**Case no: 22022204KB0223E**

Ms Khanyisile Bonile introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Minor works application
- HOMS graded NCW.
- Outside HPO

**DECISION**

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

KB

**12.20 Supplementary Report to HIA – for revision of SDP ERF 14601, Stellenbosch**  
**Case no:20101911KB1020**

Ms Khanyisile Bonile introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Referred to IACom for the expertise.

**HELD OVER:**

Referred to IACom on 14 March 2022.

KB

**12.21 Proposed additions and alterations on Erf 14196, 25 Balfour Street, Woodstock, S34-A&A**  
**Case no: 22022507MS0228E**

Ms Muneerah Solomon introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIC
- Inside HPO
- CoCT supports the proposal.

- Woodstock Aesthetics Advisory Committee supports the proposal.
- Woodstock 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

**12.22 Proposed additions and alterations on Erf 1428, Hollandia, 27 Devonport Road, Vredehoek, S34-A&A**

**Case no:** 22011208MS0224E

Ms Muneerah Solomon introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIC
- Outside HPO
- CoCT supports the proposal.
- Greater Vredehoek Action Group 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.

MS

**12.23 Proposed additions and alterations on Erf 1518, 4 Highbury, 42 Devonport Road, Vredehoek, S34-A&A**

**Case no:** 22020306MS0224E

**INCOMPLETE APPLICATION:**

CoCT and Greater Vredehoek Heritage Action Group comments required.

MS

**12.24 Proposed additions and alterations on Erf 172687, 4 Chad road, Lakeview, Retreat, S34-A&A**

**Case no:** 22021413MS0228E

Ms Muneerah Solomon introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- HOMs graded NCW
- Outside HPO
- CoCT supports the proposal.

**DECISION**

The Committee resolved to approve the application on condition that;

1. An updated Section 34 application form be submitted.

MS

**12.25 Proposed additions and alterations on Erf 2728, 59 Fitzroy Street, Townsend Estate, Goodwood, S34-A&A**

Case no: 22022103MS0224E

**INCOMPLETE APPLICATION:**

CoCT comments required.

MS

**12.26 Proposed additions and alterations on Erf 8106, 14 Rosary Street, Charleston Hill, Paarl, S34-A&A**  
Case no: 22020101MS0224E

**INCOMPLETE APPLICATION:**

Paarl300, Drakenstein Heritage Foundation comments, internal images and SG diagram required.

MS

**12.27 Proposed additions and alterations on Erf 1651, Inverness Road, Pinelands, S34-A&A**  
Case no: 21120606NK0228E

Ms Natalie Kendrick introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- HOMs 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.

NK

**12.28 Proposed mineral concentrate storage and transfer facility on Erf 299, Atlantis, S38(8)-NID**  
Case no: 20110310NK0224E

Ms Natalie Kendrick introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Since there is no reason to believe that heritage resources will be impacted on.

**DECISION**

The Committee resolved that no further studies are required.

NK

**12.29 Proposed enlargement of the existing Draai Dam on Farm 573, Doornkloof & Portions 4, 12 & 17 of Farm 20 Sand Drift, Langeberg S38(8)-NID**  
Case no: 22022223NK0224E

Ms Natalie Kendrick introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Since there is reason to believe that heritage resources will be impacted on.



**DECISION**

The Committee resolved to require an HIA which complies with S38 (3) of the NHRA, and which includes the following;

1. Desktop Palaeontological Impact Assessment

NK

**12.30 Proposed Road widening on N9 Road and Minor Road OP06878, George, S38(8)-NID  
Case no: 21020101NK0224E**

Ms Natalie Kendrick introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- There is no reason to believe that heritage resources will be impacted on.

**DECISION**

The Committee resolved that no further studies are required.

NK

**12.31 Proposed residential development on portion 12 of 216, Knysna, S38(8)-NID  
Case no: 22022118NK0224E**

Ms Natalie Kendrick introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- There is no reason to believe that heritage resources will be impacted on.

**DECISION**

The Committee resolved that no further studies are required. Fossil find procedure to be included.

NK

**12.32 Proposed new cottage on CA 937 Portion 1, Noordhoek S38(4)-NID  
Case no: 22020405**

Ms Natalie Kendrick introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- There is no reason to believe that heritage resources will be impacted on.

**DECISION**

The Committee resolved that no further studies are required.

NK

**12.33 Proposed additions and alterations on Erf 1457, 159 Queens Road, Simonstown, S34-A&A  
Case no: 22021803RG0222E**

Mr Robin George introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded NCW

- Outside HPO
- CoCT supports the proposal.
- Simonstown Historical Society supports the proposal.

#### **DECISION**

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

RG

- 12.34 Proposed additions and alterations on Erven 190, 1773, 1770, Swartland High School, Dirkie Uys Street, Malmesbury, S34-A&A**  
**Case no: 2202217RG0224E**

#### **INCOMPLETE APPLICATION:**

Power of Attorney, internal and external images required.

RG

- 12.35 Proposed additions and alterations on Erf 37166, 9 Kirkia Street, Bellville, S34-A&A**  
**Case no: 21101807RG0224E**

#### **INCOMPLETE APPLICATION:**

Proof of payment, title deed, locality map, images and SG diagram required.

RG

- 12.36 Proposed additions and alterations on Erf 4403, 12 Wiener Street, Goodwood, S34-A&A**  
**Case no: 22012405RG0222E**

#### **INCOMPLETE APPLICATION:**

Proof of payment required.

RG

- 12.37 Proposed additions and alterations on Erf 6958, 28 Tygerberg Street, Richmond, S34-A&A**  
**Case no: 22012714RG0222E**

Mr Robin George introduced the item.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- 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

- 12.38 Proposed additions and alterations on Erf 146, 18 Faraday Way, Meadowridge, S34-A&A**  
**Case no: 22022106RG0222E**

Mr Robin George introduced the item.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- 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

#### **12.39 Proposed additions and alterations on Farm 1815, Weltevrede Farm Paardeberg, Paarl, S34-A Case no: 22021601RG0222E**

#### **INCOMPLETE APPLICATION:**

Paarl300 and Drakenstein Heritage Foundation comments required.

RG

#### **12.40 Heritage Statement to inform the approval of a Site Development Plan and Landscape Plan for Heartland / Paardevlei, Precinct One, ERF 18792, Corner of WR Quinan Blvd. & Gardner Williams Street, Paardevlei, S38 (4)-Heritage Statement Case no: SB0228E**

Ms Stephanie Barnardt-Delport introduced the item.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- The committee notes the revised SDP and heritage statement.

#### **FURTHER REQUIREMENTS**

1. Case officer to arrange a meeting with the applicant to ascertain the merits of the application and revert back to HOMs.

SB

#### **12.41 S24G Rectification and Proposed Expansion of Strandskloof Park (Portion 23/Re of Farm 695), Bredasdorp, S38(8)-HIA Case no: 20210920SB0920E**

Item removed as being tabled before APM

SB

#### **12.42 Proposed residential development on portion 86 Farm 222, Haasendal, S38(4)-NID Case no: 22021007SB02228E**

Ms Stephanie Barnardt-Delport introduced the item.

#### **DISCUSSION**

Amongst other things, the following was discussed:

- The site is within the low (blue) paleo-sensitivity area of the SAHRIS map.
- Rapid urbanization has destroyed the context for archaeological material to be found, it is unlikely that archaeological resource will be encountered.
- No old buildings or structures are present on the site.
- The committee expressed no visual concern.
- There is no reason to believe that heritage resources will be impacted on.

## **DECISION**

The Committee resolved that no further studies are required.

**SB**

### **12.43 Proposed radiocarbon dating of two samples of charcoal (2 grams each) from Layer 1 and 3 of the site PN in Paternoster, Vredenburg Peninsula, S35 Analysis Case no: 22021815SB0222E**

Ms Stephanie Barnardt-Delport introduced the item.

## **DISCUSSION**

Amongst other things, the following was discussed:

- The application is for accelerator mass spectrometer dating of two sample of charcoal (2gram each) from layers 1 and 3 of site PN Farm 1062 (previously 967).
- The accelerator mass spectrometer dating of two sample to be facilitated at iThemba Labs in Pretoria.
- Samples are currently housed at Iziko Musuem.

## **DECISION**

The Committee resolved to approve the Section 35 permit.

**SB**

### **12.44 Proposed additions and alterations on Erf 2712, 46 Brook Street, Bakoven, Cape Town, S34-A&A Case no: 21100402SJ0225E**

Ms Sneha Jhupsee introduced the item.

## **DISCUSSION**

Amongst other things, the following was discussed:

- HOMs graded NCW
- Inside HPO
- CoCT Supports the proposal.
- Bungalow Owners Association supports the proposal.

## **DECISION**

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

**SJ**

### **12.45 Proposed additions and alterations on Erf 44889, 34 Park Road, Rondebosch, S34-A&A Case no: 22022412SJ0224E**

Ms Sneha Jhupsee introduced the item.

## **DISCUSSION**

Amongst other things, the following was discussed:

- 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.

**12.46 Proposed additions and alterations on Erf 49955, 10 Boshoff Avenue, Fernwood, S34-Minor Works  
Case no: 22021409SJ0225E**

Ms Sneha Jhupsee introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Minor works application
- Graded IIIB
- Outside HPO
- Previously approved plans at HOMs in September 2021 by KB.

**DECISION**

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

SJ

**12.47 Proposed additions and alterations on Erf 69339, 18 Eden Road, Wynberg, S34-Addition  
Case no: 21110308SJ0225E**

**INCOMPLETE APPLICATION:**

Wynberg East Civic Association comment required

SJ

**12.48 Proposed mixed use development on Erven 846, 853RE, 854RE, 855, 860, 861RE, 862, 863, 865, 867, 868 RE. 869, 870, Cape Town, S38(4)-NID  
Case no: 21112311SJ0228E**

Ms Sneha Jhupsee introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Site consists of multiple small erven owned by the City of Cape Town.
- Inside HPOZ.
- Proposed mixed use development of approximately 20 storeys within the Foreshore Gateway Urban Design Framework.
- Townscape and heritage resources will be impacted on.

**DECISION**

The Committee resolved to require an HIA which complies with S38 (3) of the NHRA, and which includes the following:

1. Visual Impact Assessment
2. Townscape assessment
3. Archaeological Impact Assessment
4. Built environment assessment.

SJ

**12.49 Proposed painting and plastering on ERF 2081, 108 Short Market Street, Cape Town, S27-Painting, and plastering  
Case no: 22022305TZ0223E**

Mr Thando Zingange introduced the item.

## **DISCUSSION**

Amongst other things, the following was discussed:

- Minor works application.
- Graded PHS
- Inside HPO
- Minor works application.

## **DECISION**

The Committee resolved to approve the application on condition;

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

TZ

### **12.50 Proposed additions and alterations on Erf 28748, 22 Rose Street, Paarl, S34-A&A Case no: 22021802TZ0222E**

Mr Thando Zingange introduced the item.

## **DISCUSSION**

Amongst other things, the following was discussed:

- Graded IIIB
- Inside Paarl special character area overlay zone
- Paarl300 supports the proposal.
- Drakenstein Heritage Foundation suggests the rear addition should be simplified not to dominate the original part of the building.
- Drakenstein Municipality supports other work and requires a heritage statement and design indicators to show the relationship between the building and what is proposed.

## **FURTHER REQUIREMENTS**

1. Heritage statement which includes design indicators to be supplied by a suitably qualified from an architect/planner with heritage experience.

TZ

### **12.51 Proposed additions and alterations on Erf 736, 5 Krige Street, Stellenbosch, S34-A&A Case no: 22022306TZ0223E**

Mr Thando Zingange introduced the item.

## **DISCUSSION**

Amongst other things, the following was discussed:

- Minor works application

## **DECISION**

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

TZ

### **12.52 Proposed additions and alterations on Erf 7552, 36 Vlei Street, Bellville, S34-A&A Case no: TZ0228E**

## **INCOMPLETE APPLICATION:**

Proof of payment required.

TZ

**12.53 Proposed additions and alterations on Erf 77, 14 Beaumont Cottages, De Waterkant, S34-A&A**  
**Case no: TZ0223E**

**INCOMPLETE APPLICATION:**

Proof of payment, Section 34 application form, CoCT and De Waterkant Civic Association comments required.

**TZ**

**12.54 Proposed additions and alterations on Erf 87551, 9 Scarborough Road, Muizenberg, S34-A&A**  
**Case no: 22021401TZ0222E**

Mr Thando Zingange introduced the item.

**DISCUSSION**

Amongst other things, the following was discussed:

- Graded NCW
- Outside HPO
- Muizenberg Historical Society supports the proposal.
- CoCT supports the proposal.

**DECISION**

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

**TZ**

**12.55 Proposed additions and alterations on Farm 212, Farm Villa Bergsig Still Bay, S34-A&A**  
**Case No: 22021814TZ0228E**

**INCOMPLETE APPLICATION:**

Coloured up plans depicting what work is being proposed and a heritage motivation required.

**TZ**

**13. OTHER MATTERS**  
**None**

**14. ADOPTION OF RESOLUTIONS AND DECISIONS**

The Committee adopted the resolutions and decisions. SB moves to adopt the decisions and resolutions and CN seconds.

**15 CLOSURE: 11:05**

**16 DATE OF NEXT MEETING**

**15 March 2022**



**Chairperson: S.Barnardt-Delport**

**Date: 15 March 2022**

**Secretariat: A.Brown**

**Date: 15 March 2022**

## Annexure I

### HERITAGE WESTERN CAPE SITE INSPECTION REPORT

**Erf and Address:** Erf 28138, 5 MOLENVLIET ROAD, OBSERVATORY

**File Number/s:** HM/CAPE TOWN METROPOLITAN /ERF 28138

**Registered owner:** Mr Gary Goldman

**Zoning (if known):** Residential

**Grading:** IIIC Inside HPO

**Nature of Application:** Site Inspection

**Date of site visit:** 02 March 2022

**HWC Representative/s:** Thando Zingange and Khanyisile Bonile (HWC Officials)

**Met on Site by:** Mr Gary Goldman (owner)

#### **Reason for Site Inspection:**

HWC received a complaint from the neighbor. HWC official were sent on site to confirm the nature of the work and issue a stop works order if there is any work taking place on site without HWC permit. Inspection was conducted by HWC Officials Mr Thando Zingange and Ms Khanyisile Bonile.

#### **Findings:**

The work has taken place on site but not completed and the owner has advised that he had stopped the work six months ago after being approached by the neighbor. The HWC officials assess the nature of the work and its impact to the heritage resource. Based on their assessment, HWC officials concluded that NHRA is not triggered since the carport is not touching the heritage resource and it is a temporary structure that can be easily removed. There might be some planning issues in terms of height restrictions that might be needed to be addressed so that the carport might not have visual impact on the surrounding neighbor's but it is not a heritage concern.

#### **Recommendations:**

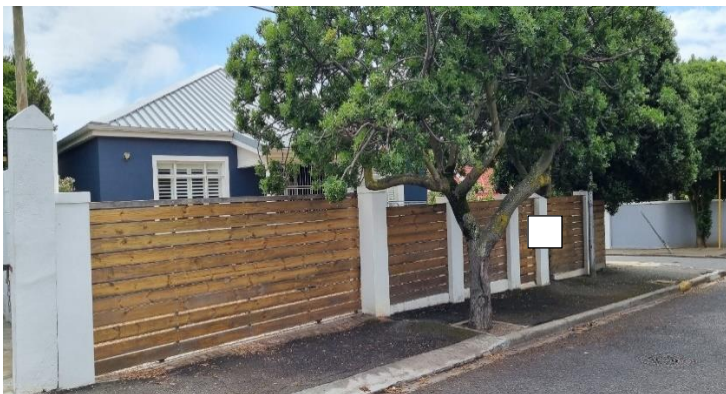
It is recommended that the matter be referred to the city of Cape Town planning department because the NHRA is not triggered and the proposed carport is not negatively impacting the heritage resource or changing any character of the streetscape or context.

**Report prepared by:** Thando Zingange (Heritage Officer)

**Date:** 07 March 2022

#### **SITE PHOTOGRAPHS:**







## Annexure II

### HERITAGE WESTERN CAPE SITE INSPECTION REPORT

**Erf and Address:** Erf 26197, 6 BLAKE STREET, OBSERVATORY

**File Number/s:** HM/OBSERVATORY /ERF 26197

**Registered owner:** Unknown

**Zoning (if known):** Residential

**Grading:** IIIC inside HPO

**Nature of Application:** Site Inspection

**Date of site visit:** 02 March 2022

**HWC Representative/s:** Khanyisile Bonile and Thando Zingange (HWC Officials)

**Met on Site by:** Tenants

#### **Reason for Site Inspection:**

HWC received a complaint from the neighbors and HWC officials were sent out to conduct a site inspection and issue a stop works order if the work has commenced without an HWC PERMIT. Site inspection was conducted by Ms Khanyisile Bonile and Mr Thando Zingange

#### **Findings:**

Based on the findings of the site inspection it was evident that the work has started and it almost finished without authorization from HWC and City of Cape Town. Stop works order was issued and the tenant was advice on the process of making a section 34 application which will assist HWC to determine the impact of the illegal work. The officials concluded that the current illegal work has indeed impacted negatively on the heritage resource and it has changed the character of the area.

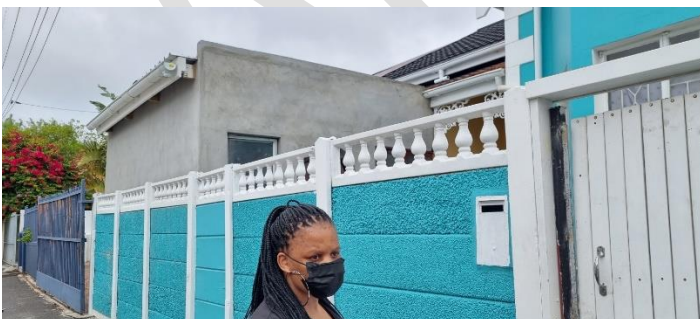
#### **Recommendations:**

The officials recommend that legal action to be taken. The site is graded a IIIC, it contribute more on the context and the streetscape, the illegal work impacted negatively on the heritage resource and chance the character of the subject building.

**Report prepared by:** Khanyisile Bonile (Heritage Officer)

**Date:** 07 MARCH 2022

#### SITE PHOTOGRAPHS:









**Ms. Stephanie-Anne Barnardt**

**Heritage Officer: Heritage Resource Management Services**

**Private Bag X 9067**

**CAPE TOWN**

**8000**

**APPOINTMENT AS ACTING ASSISTANT DIRECTOR: PROFESSIONAL SERVICES**

1. In terms of section 32 of the Public Service Act, 1994 (as amended), you are hereby directed to perform the functions/duties and responsibilities assigned to the post of Assistant Director (ASD) Professional Services for the period **10 March 2022 – 01 April 2022**.
2. This assignment is additional to you performing the duties and functions of Assistant Director: Professional Services. Please note that unless specifically authorized you do not sub delegate / assign any decision-making authority assigned to you.
3. In your capacity as Acting Assistant Director (ASD) you are vested with all the delegated authority and are authorized to execute all the functions and responsibilities attached to the post for the period indicated above. In the performance of the assigned duties, please be mindful of all the appropriate legislation, prescripts, control measures and delegations that are applicable.
4. Your willingness to perform the duties and responsibilities attached to the higher post is appreciated.

Yours faithfully

**C SCHEERMEYER**

**DEPUTY DIRECTOR: HERITAGE RESOURCE MANAGEMENT SERVICES**

**DATE:** 08 March 2022

The appointment as Acting Assistant Director (ASD): Admin Section for the period 10 March 2022 – 01 April 2022 is **accepted** / not accepted.

**S Barnardt**

**HERITAGE OFFICER: HERITAGE RESOURCE MANAGEMENT SERVICES**

**DATE:** 8 March 2022