

**APPROVED MINUTES OF THE MEETING OF
HERITAGE WESTERN CAPE,
HERITAGE OFFICERS MEETING**
**Held on Monday, 7 February 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)
Mr Reagon Fortune (RF) (Intern Admin support)
Ms Waseefa Dhansay (WD)(Assistant Director)
Ms Colette Scheermeyer (CS) (Deputy Director)..left at 9:20
Ms Ayanda Mdludlu (AM) (Heritage Officer)
Ms Muneerah Solomon (MS) (Heritage Officer)
Mr Robin George (RG) (Heritage Officer)
Ms Corne Nortje (CN) (Heritage Officer)
Ms Chane Herman (CH) (Heritage Officer)..left at 8:55
Mr Thando Zingange (TZ) (Heritage Officer)
Ms Sneha Jhupsee (SnJ) (Heritage Officer)
Ms Natalie Kendrick (NK) (Heritage Officer)
Ms Xola Mwandle (XM) (Heritage Intern)
Ms Khanyisile Bonile (KB) (Heritage Officer)

Legal Advisor

Ms. Penelope Meyer (PM)..left at 10:15

Visitors

Mr. Clive Theunissen

Observers

None

3 Apologies

Ms Stephanie Barnardt (SB) (Heritage Officer)

Absent

None

4. Approval of Agenda

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

5. Approval of Minutes of the Previous Meeting

5.1 3 February 2022. The minutes are held over to the next meeting.

6. Disclosure of conflict of interest

6.1 None

7. Confidential matters

7.1 None

8. Standing Items

8.1 Site inspections undertaken

- Karooport ,Ceres
- Toll House Building, Ceres

8.2 Proposed Site Inspection

8.3 Site Inspection Reports

8.3.1 None

8.4 Preparation for the upcoming Committee meetings

8.4.1 Appeals 9 February 2022

8.4.2 BELCom 10 February 2022

8.5 Interim and Close out Reports

8.5.1 Close-Out Report- Erven 1652, 1651, 557, 559, 558, 560 and 561 Loop Street, Robertson (De Villiers Primary)

8.6 Incomplete Applications

8.7 Discussion of the Agenda

9. Administrative Matters

9.1 None

10. Appointments

MATTERS TO BE DISCUSSED

11. MATTERS ARISING

**11.1 Proposed additions and alterations on Erf 600, 9 Herte Street, Stellenbosch, S34-A&A
Case No: 21090303KB1027E**

Mr. Thando Zingange introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Information received on 1 February 2022.
- Graded IIIC
- Stellenbosch Interest Group supports the proposal.
- Stellenbosch Heritage Foundation supports the proposal.
- Stellenbosch municipality supports the proposal.

DECISION

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

TZ

11.2 Proposed re-development on Erf 8676, Alleman Street Paarl, La Concorde Building, Paarl, S38(4)-NID Case No: 21110808CN1109E

Ms. Corne Nortje introduced the item

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

DISCUSSION

Amongst other things, the following was discussed:

- HIA received on 24 January 2022
- Paarl300 supports the proposal
- Drakenstein Heritage Foundation supports the proposal.
- Mr. Clive Theunissen noted that the Drakenstein Municipality, in principle, support the application, but notes that formal comment still needs to be provided.

FURTHER REQUIREMENTS

The Committee requires the comment from Drakenstein Municipality to be included within the integrated HIA. Once received the Committee will review the application again.

CN

11.3 Proposed additions and alterations on Erf 2755, 11 van Oudtshoorn Road, Swellendam, S27-A&A Case No: 21102604SJ1118E

Ms. Sneha Jhupsee introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Information received on 31 January 2022.
- 2 options were submitted for both the front window and the rear verandah. SJ proposes option 1 (larger window with fanlight) and option 2 (large folding doors) be chosen. WD requests these be submitted together as an "option 3".
- Referred to BELCom for their expertise.

HELD OVER:

Referred to BELCom on the 10th of February 2022.

SJ

**11.4 Proposed additions and alterations on Erf 144432, 24 Arnold Street, Observatory, S34-A&A
Case No: 20121405SJ1125E**

Ms. Sneha Jhupsee introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Information received on 31 January 2022.
- Graded IIIC
- Inside HPO
- Observatory Civic Association supports the proposal.
- CoCT 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.

SJ

**11.5 Erven 523 and 6174, 14 and 16 Papegai Street, Stellenbosch, S49- Appeal Referral
Case No.: 19050923SB0813E**

Ms. Waseefa Dhansay introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Appeals referral application

DECISION

The Committee resolved to approve the application as meeting the requirements of the Appeals Committee.

SB

**11.6 Proposed alterations and additions on Erf 13225, 5 Armadale Road, Woodstock, S34-A&A
Case: 21100211**

Mr. Thando Zingange introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Information received on 2 February 2022
- Graded NCW
- Outside HPO
- Woodstock Residents and Ratepayers Association
- Woodstock Aesthetic Advisory Committee supports the proposal.
- The Committee notes that work has been completed.

DECISION

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

TZ

**11.7 Proposed alterations and additions on Erf 9293,114 Bree Street, Cape Town, S34- A&A
Case Number: 21091017MS1004E**

COMMENT

The structure is not older than 60 years old and the provisions of the NHRA are not applicable.

MS

**11.8 Proposed additions and alterations on ERF 2922, 37 Goodwood Street, Goodwood S34-A&A
Case no: 22011015NK0110E**

Ms. Natalie Kendrick introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Information received on 3 February 2022.
- Ungraded
- Outside HPO

DECISION

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

NK

**11.9 Proposed additions and alterations on Erf 1023 Morris Street, Bo-Kaap, 34-A&A
Case No: 21071402MS0729E**

Ms. Muneerah Solomon introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Information received on 3 February 2022.
- Graded IIIB
- Inside HPO
- Bo-Kaap Youth Movement supports the proposal.
- Bo-Kaap Civic supports the proposal.

DECISION

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

MS

12. NEW MATTERS

**12.1 Proposed additions and alterations on Erf 51762, 11 Garrison Road, Claremont, S34-A&A
Case No: 21120701XM0117E**

Ms. Xola Mwandle 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.

XM

**12.2 Proposed additions and alterations on Erf 1323 RE, 3 Hofmeyr Street, Gardens, S34-A&A
Case No: 22011105XM0117E**

Ms. Xola Mwandle introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded IIIB
- Outside HPO
- CoCT supports the proposal.
- Citybowl Residents and Ratepayers Association does not support the proposal.
- Given the controversial nature of the application, the application is referred to BELCom for their expertise.

HELD OVER:

Referred to BELCom on 23 February 2022. All parties to be invited.

XM

**12.3 Proposed total demolition on Erf 61226, 13 Benghazi Road, Lansdowne, S34-TD
Case No: 2122003XM0117E**

Ms. Xola Mwandle 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 there is insufficient heritage significance to warrant retention.

XM

**12.4 Proposed additions and alterations on Erf 1532, Camp Street, Oranjezicht, S34-A&A
Case No: 22011405XM0117E**

INCOMPLETE APPLICATION:

CoCT and Citybowl Residents and Ratepayers Association comments required.

XM

**12.5 Proposed additions and alterations on Erf 22930, 36 Second Street, Maitland, S34-A&A
Case No: 22011403XM0118E**

INCOMPLETE APPLICATION:

CoCT comments required.

XM

**12.6 Proposed additions and alterations on Erf 22929,28 Second Street, Maitland, S34-A&A
Case No: 22011401XM0118E**

INCOMPLETE APPLICATION:
CoCT comments are required.

XM

**12.7 Proposed additions and alterations on Erf 22351, 3 Hertzdog Street, Ruyterwacht, S34-A&A
Case No: 22011706XM0118E**

Ms. Xola Mwandle introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded NCW
- CoCT supports the proposal.

DECISION

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

XM

**12.8 Proposed additions and alterations on Erf 1177, 166 Ocean View Drive, Sea Point, S34-A&A
Case No: 22011703XM0125E**

Ms. Xola Mwandle introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Minor works application.
- Graded NCW
- CoCT indicated that they will not be issuing a formal comment.

DECISION

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

XM

**12.9 Proposed additions and alterations on Erf 1621, 124 York Street, George, S34-A&A
Case No: 21112301TZ0118E**

Mr. Thando Zingange introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Minor works application
- Graded IIIC
- Not in HPO
- Minor works application

DECISION

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

12.10 Proposed additions and alterations on Erf 1197, 13 St James Road, Sea Point, S34-A&A
Case No: TZ0118E

INCOMPLETE APPLICATION:

Proof of payment, Seapoint, Fresnaye and Bantry Bay Residents and Ratepayers Association & Simon van De Stel comments required.

TZ

12.11 Proposed additions and alterations on Erf 56800, 15 Princess Avenue, Bishopscourt, S34-A&A
Case No: 22011808TZ0118E

Mr. Thando Zingange 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.

TZ

12.12 Proposed additions and alterations on Erf 110422, 9 Dorset Close, Harfield Village, S34-A&A
Case No: 21121410TZ0118E

Mr. Thando Zingange introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded IIIB
- Outside HPO
- CoCT supports the proposal.
- Harfield Village Association supports the proposal.

DECISION

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

TZ

12.13 Proposed additions and alterations on Erf 50179, Largo Road, Newlands, S34-A&A
Case No: 21072016TZ0118E

Mr. Thando Zingange introduced the item

DISCUSSION

Amongst other things, the following was discussed:

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

- Newlands Resident's Association supports the proposal.

DECISION

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

TZ

12.14 Proposed additions and alterations on Erf 148000, Corner Churchhill and Basil Road, Plumstead, S34-A&A

Case No: 21121002TZ0118E

Mr. Thando Zingange introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- 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

12.15 Proposed additions and alterations on Erf 123290, 15 Oakvale Road, Rondebosch, S34-A&A

Case No: 21112403TZ0119E

Mr. Thando Zingange introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- 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

12.16 Proposed additions and alterations on Erf 2438, 49 Ringwood Drive, Pinelands, S34-A&A

Case No: 22011910TZ0119E

Mr. Thando Zingange 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.

TZ

12.17 Proposed additions and alterations on Erf 365, 5 Langfontein Road, Darling, S34-A&A
Case No: 21110802MS0118E

INCOMPLETE APPLICATION:

Friends of Blauwwberg Conservation Area and contextual images required.

MS

12.18 Proposed additions and alterations on Erf 516 and 2521, 10 Christina De Wit Street, Prince Albert, S34-A&A
Case No: 21021011MS0118E

INCOMPLETE APPLICATION:

Simon van de Stel (Southern Cape), and Prince Albert Cultural Foundation comments required.

MS

12.19 Proposed additions and alterations on Erf 14088 and 14089, 3 Salisbury Street, Cape Town, S34-A&A
Case No: 2122004MS0118E

Ms. Muneerah Solomon introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded IIIB
- Inside HPO
- CoCT does not support the proposal.
- Woodstock Aesthetic Advisory Committee does not support the proposal.

HELD OVER:

The Committee requires input from the legal advisor regarding the applicability of Section 38.

MS

12.20 Proposed additions and alterations on Erf 335, 23 Victoria Road, Bantry Bay, S34-A&A
Case No: 22011907MS0120E

Ms. Muneerah Solomon introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded IIIB
- Outside HPO
- CoCT supports the proposal.
- Seapoint, Fresnaye and Bantry Bay Residents and Ratepayers Association supports the proposal.
- Seapoint For All 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

**12.21 Proposed additions and alterations on Erf 117860, 39 Loch Road, Rondebosch, S34-A&A
Case No: 22011102MS0119E**

Ms. Muneerah Solomon introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded IIIC
- Outside HPO
- CoCT 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 3620, Voelklip, Hermanus, S34-A&A
Case No: 22012514MS0125E**

Ms. Muneerah Solomon introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded IIIB
- Inside HPO
- Overstrand Heritage Advisory Committee supports the proposal.

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 Rem of Farm 1760, La Brie Paarl, Franschhoek, S34-A&A
Case No: 21120609MS0125E**

Ms. Muneerah Solomon introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded IIIA
- Outside HPO
- Stellenbosch Municipality supports the proposal.
- Stellenbosch Interest Group supports the proposal.
- Franschhoek Heritage supports the proposal.

DECISION

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

MS

12.24 Proposed additions and alterations on Farm 1816, Wellington, S34-A&A

Case No: 22012403MS0125E

Ms. Muneerah Solomon introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded AC (Access Problems)
- Outside HPO
- Drakenstein Municipality supports the proposal.
- Drakenstein Heritage Foundation supports the proposal.

DECISION

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

MS

12.25 Proposed accommodation facilities on Erf 278, Wellington, S38(4)-NID

Case No: 21121515NK0120E

INCOMPLETE APPLICATION:

Annotated photos, locality map and contextual information required

NK

12.26 Proposed installation of medium voltage cables on Erven 4225 RE, St979 RE, 35320, ST813 RE, 5129 RE, 5130 RE 33428, RE 10149, Strand, S38(4)-NID

Case No: 22011406NK0120E

Ms. Natalie Kendrick introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The site is within the blue paleo-sensitivity area on the SAHRIS map.
- 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

12.27 Proposed installation of medium voltage cables on Erf 41216, 41283, 14795 RE, 15962 RE, Sacks Circle, Van Der Bijl Street, Van Eck Street, Bellville, S38(4)-NID

Case No: 21121313NK0120E

Ms. Natalie Kendrick introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The site is within the blue paleo-sensitivity area on the SAHRIS map.
- 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

12.28 Proposed filling station on Erf 1071, Chatsworth, S38(8)-NID

Case No: 22011813NK0120E

Ms. Natalie Kendrick introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The site is within the blue paleo-sensitivity area on the SAHRIS map.
- Since 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

12.29 Proposed expansion of the Cederberg Camping site on Erf 650, Clanwilliam, S38(8)-NID

Case No: 22011905NK0120E

Ms. Natalie Kendrick introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The site is within the orange paleo-sensitivity area on the SAHRIS map.
- 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

12.30 Proposed additions and alterations on Erf 4190, 22 Binneman Street, Bellville, S34-A&A

Case No: 22011804NK0125E

Ms. Natalie Kendrick 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.

NK

12.31 Proposed additions and alterations on Erf 98471, 87 Campground Road, Rondebosch, S34-A&A

Case No: 21120908NK0125E

Ms. Natalie Kendrick introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded IIIB

- Inside HPO
- CoCT supports the proposal.
- Greater Lynfrae Civic Association supports the proposal.

DECISION

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

NK

**12.32 Proposed additions and alterations on Erf 174341, 3 Colinton Road & 16 Kildare Road, Newlands, S34-A&A
Case No: 22011019CN0121E**

Ms. Corne Nortje introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded NCW
- Outside HPO
- CoCT supports the proposal.
- Newlands Residents Association does not support the proposal.
- Referred to BELCom for their expertise.

HELD OVER:

Referred to BELCom on 23 February 2022.

CN

**12.33 Proposed additions and alterations on RE/Erf 709, 26 Albert Road, Tamboerskloof, S34-A&A
Case No: 21111701CN0121E**

Ms. Corne Nortje introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Minor works application
- HOMs graded IIIC
- Outside HPO

DECISION

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

CN

**12.34 Proposed additions and alterations on Erf 882, Corner Church & Malan Street, Wellington, S34-A&A
Case No: 22012103CN0121E**

Ms. Corne Nortje introduced the item

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

DISCUSSION

Amongst other things, the following was discussed:

- Ungraded
- Within Paarl special character area overlay zone
- Drakenstein Heritage Foundation supports the proposal.
- Drakenstein Municipality supports the proposal.

FURTHER REQUIREMENTS

The Committee endorses the work being proposed however cannot condone unauthorised work and therefore requires;

1. Applicant to resubmit plans to case officer, depicting what work has been completed and what work must still be completed.

CN

12.35 Proposed additions and alterations on Erf 965, 5 Rhone Street, Paarl, S34-A&A Case No: 22011010CN0121E

Ms. Corne Nortje introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- HOMs graded NCW
- Outside Paarl special character area overlay zone.
- Drakenstein Heritage Foundation supports the proposal.
- Paarl300 supports the proposal.
- Drakenstein Municipality supports the proposal.

DECISION

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

CN

12.36 Proposed additions and alterations on RE/Erf 7802, 70A Zwanswyk Road, Constantia, S34-A&A Case No: 22011904CN0121E

INCOMPLETE APPLICATION:

Constantia Residents and Ratepayers Association and Friends of the Constantia Valley Greenbelt comments required.

CN

12.37 Proposed additions and alterations on RE/Erf 6142, 44 Nelson Street, Vasco Estate, Goodwood S34-A&A

Case No: 21111018CN0121E

INCOMPLETE APPLICATION:

Internal, external and streetscape images required.

CN

12.38 Proposed additions and alterations on Erf 2066, 234 Upper Buitenkant Steet, Vredehoek, S34-A&A

Case No: 22012107CN0121E

INCOMPLETE APPLICATION:

Citybowl Residents and Ratepayers Association comments required.

**12.39 Proposed consolidation on Erven 22601 re, 22602, 22603, 22604, Kensington, S38(4)-NID
Case No: 21012022AM0121E**

Ms. Ayanda Mdludlu introduced the item

DISCUSSION

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

DECISION

The Committee resolved that no further studies are required.

AM

12.40 Proposed expansion of agricultural facilities on Portion 1 Farm 1597, Main Road, Paarl, S38(4)-NID

Case No: 21031609AM0121E

Ms. Ayanda Mdludlu introduced the item

DISCUSSION

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

DECISION

The Committee resolved that no further studies are required.

AM

12.41 Proposed additions and alterations on Portion 1 of Farm 1380, Paarl, S34-A&A

Case No: 22012108AM0121E

Ms. Ayanda Mdludlu introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Drakenstein Municipality comment missing.
- Drakenstein Heritage Foundation have indicated some concerns regarding the vague nature of the areas of the proposal and request a response from the applicant.

FURTHER REQUIREMENTS

Applicant to address the comments from DHF.

AM

12.42 Proposed additions and alterations on Erf 4160, 69 Wellington Street, Oakdale, Bellville, S34-A&A

Case No: 22011704AM0121E

Ms. Ayanda Mdludlu 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.

AM

12.42 Proposed redevelopment and extension of a fruit packing facility on Farm 128, Wellington, S38(3)- HIA

Case No: 21052005AM

Ms. Ayanda Mdludlu introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Drakenstein Heritage Foundation supports the proposal.
- Wellington Advisory Committee does not support the proposal.
- Referred to IACom for their expertise.

HELD OVER:

Referred to IACom on 16 February 2022.

AM

12.43 Proposed alterations on Erf 95815, 118 Buitenkant Street, Gardens, S34-Alterations

Case No: 21111022AM0128E

Ms. Ayanda Mdludlu introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded IIIC
- Inside HPO
- CoCT does not support the proposal.
- Citybowl Residents and Ratepayers Association supports the proposal.
- Referred to BELCom on for their expertise.

HELD OVER:

Referred to BELCom on 23 February 2022.

AM

12.44 Proposed additions and alterations on Erf 6, 371, 6 Kus Road, Gouritsmond, S34-A&A

Case No: 22011702RG0118E

INCOMPLETE APPLICATION:

Stillbaai Heritage Conservation Trust comment required.

RG

12.45 Proposed housing development on Erf 20, Main Road, St Helena Bay, S38(4)-NID

Case No: 22011108RG0118E

HELD OVER:

Case office to do further investigation on the merits of the title deed of the application.

RG

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

INCOMPLETE APPLICATION:

Proof of payment required or permit fee waiver.

RG

12.47 Proposed additions and alterations on Erf 964, 43 Upper Tree Road, Camps Bay, S34-A&A
Case No: 21120234RG0118E

INCOMPLETE APPLICATION:

Camps Bay, Clifton Ratepayers Association comments required.

RG

12.48 Proposed additions and alterations on Erf 1111, 162 Mitchell Street Bodorp George, S34-A&A
Case No: 22011210RG0118E

Mr. Robin George introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Grading unknown.
- Simon Van De Stel did not comment within the 30-day commenting period.
- George Heritage Trust did not comment within the 30-day commenting period.
- The Committee notes that work has been completed.

DECISION

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

RG

12.49 Proposed additions and alterations on Erf 962, 9 Tambotie Close, Thornton, S34-A&A
Case No: 22011812RG0119E

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

12.50 Proposed additions and alterations on Erf 516, 2521, 10 Christina De Wit Street, Prince Albert, S34-A&A
Case No: 22011901RG0119E

Duplicate and omitted from agenda. Case allocated to Muneerah Solomon.

RG

12.51 Proposed additions and alterations on Erf 90520, 11 Napier Road, Wynberg, S34-A&A
Case No: 22011013RG0125E

Mr Robin George introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Not yet graded.
- 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

12.52 Proposed additions and alterations on Erf 1455, 14 Kotze Street, Gardens, S34-Minor Works
Case No: 22022803CH0118E

Ms. Chane Herman introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Minor works application
- The application is for a revised building plan, previously approved by HWC in 2019.

DECISION

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

CH

12.53 Proposed subdivision on Erf 4768, Noordhoek, Cape Town, S38(4)-NID
Case No: 21110314CH0118E

Ms. Chane Herman introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The Erf is graded a potential IIIC
- Outside HPO
- Since there is no reason to believe that heritage resources will be impacted on.

DECISION

The Committee resolved that no further studies are required.

CH

12.54 Proposed additions and alterations on Erf 9407, 80 Queen Victoria Street, Cape Town, S34-A&A

Case No: 22011806CH0118E

INCOMPLETE APPLICATION:

Citybowl Residents and Ratepayers Association comments required

CH

12.55 Proposed additions and alterations on Erf 1586, 29 Firmount Road, Sea Point, S34-A&A
Case No: 21120604CH0118E

INCOMPLETE APPLICATION:

Seapoint, Fresnaye and Bantry Bay Residents and Ratepayers Association and Seapoint For All comment required.

CH

12.56 Proposed subdivision on Erf 4776, 25 Main Road, Noordhoek, S38(4)-NID
Case No: 22011701CH0118E

Ms. Chane Herman introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The Erf is graded a potential IIIC
- CoCT supports the proposal.
- Since there is no reason to believe that heritage resources will be impacted on.

DECISION

The Committee resolved that no further studies are required.

CH

12.57 Proposed additions and alterations on Erf 42788, 59 3rd Avenue, Rondebosch East, S34-Emergency Permit
Case No: 22011810CH0120E

INCOMPLETE APPLICATION:

Annotated photographs, motivation and locality plan required.

CH

12.58 Proposed additions and alterations on Erf 8481, 3 Cornuta Avenue, Tokai, S34-A&A
Case No: 22011303CH0120E

INCOMPLETE APPLICATION:

Constantia Ratepayers and Residents Association comment required.

CH

12.59 Proposed additions and alterations on Ptn 6 of Farm 586, Bouchard Finlayson, Hermanus, S34-A&A
Case No: 22011903CH0119E

Ms. Chane Herman introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded IIIB
- The Committee notes that work has been completed.

DECISION

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

CH

**12.60 Proposed additions and alterations on Erf 32100, Wegelegen House, Rosebank, S27-Alteration
Case No: 22011912SJ0121E**

Ms. Sneha Jhupsee introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded PHS
- Not in HPOZ
- CoCT supports the proposal.
- Vernacular Architecture Society of South Africa supports the proposal.
- Rosebank and Mowbray Planning Aesthetic Committee supports the proposal.

DECISION

The Committee resolved to approve the application on condition that;

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

SJ

12.61 Proposed additions and alterations on Erf 377, Jonkershoek at Alphen Estate, Constantia, S27-A&A

Case No: 22011709SJ0120E

Ms. Sneha Jhupsee introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Graded PHS
- Outside HPO
- Constantia Ratepayers and Residents Association supports on condition the previous HWC requirements from April 2017 be met.
- CoCT does not support the proposal.

HELD OVER:

Referred to BELCom on 23 February 2022.

SJ

12.62 Proposed Karrebosch Powerline, Central Karoo, S38(8)-HIA

Case No.: 21102218AM1022E

Ms. Ayanda Mdludlu introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- Referred to IACom for their expertise.

DECISION

Referred to IACom on 16 February 2022.

AM

12.63 Proposed upgrade to water pipes, Re of Erd 327, Erf 11206, 9474, Erf 9471, Erf 9469, Erf 9472, Section 2 remainder of Erf 10026, remainder of erf 696, portion 3, Malmesbury, S38(8)-NID

Ms. Natalie Kendrick introduced the item

DISCUSSION

Amongst other things, the following was discussed:

- The site is within the green paleo-sensitivity area on the SAHRIS map.
- Since there is no reason to believe that heritage resources will be impacted on.

DECISION

The Committee resolved that no further studies are required.

13. OTHER MATTERS

14. ADOPTION OF RESOLUTIONS AND DECISIONS

The Committee adopted the resolutions and decisions. SJ moves to adopt the decisions and resolutions and AM seconds.

15 CLOSURE: 10:40

16 DATE OF NEXT MEETING

14 February 2022


Chairperson

Date: 21 February 2022

Secretariat: A.Brown

Date: 21 February 2022