



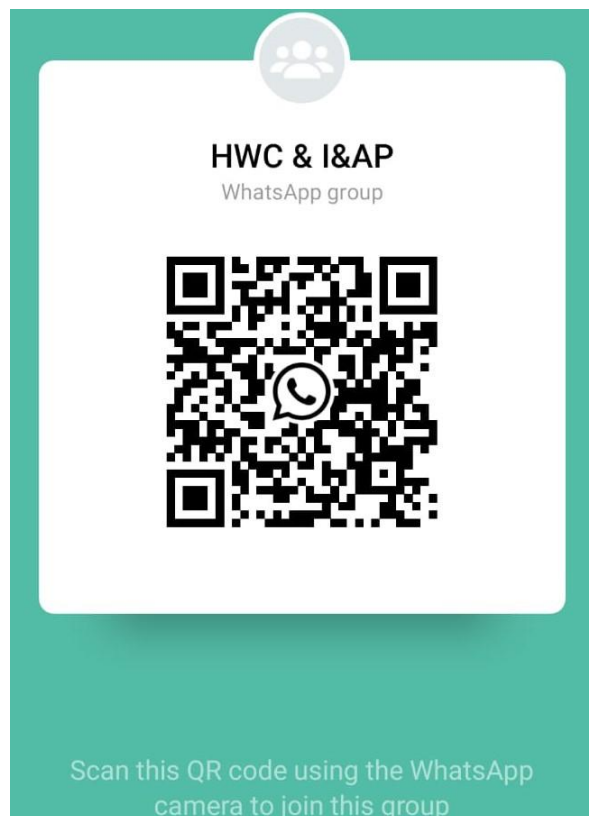
MEETING OF HERITAGE WESTERN CAPE'S IMPACT ASSESSMENT COMMITTEE (IACOM)

DATE: WEDNESDAY, 21 OCTOBER 2026
TIME: 09:00

The meeting will be held online via *Microsoft Teams* (<https://teams.microsoft.com/downloads>)

To be a participant in the meeting, kindly email the agenda item number and the contact details (email address and cellphone number) of the attendee to ceoheritage@westerncape.gov.za no later than 24hrs ahead of the scheduled meeting.

In order to be updated with agenda proceedings, please use the following QR code or link to access the HWC *Whatsapp* group on the day:



Follow this link to join the WhatsApp group:
<https://chat.whatsapp.com/IJzuikP4jtt4fmPW7fA5X6>

It is your responsibility to join the respective group to be kept up to date on the meeting proceedings – HWC officials will not be contacting individuals in order to advise them when to join.

RULES FOR HERITAGE WESTERN CAPE COUNCIL & COMMITTEE MEETINGS



- 1) **Engage in productive discussions:** The Chairperson will guide the meeting, and all questions and comments must be directed through the Chairperson, who will give permission to speak.
- 2) **Respect the time limit:** Parties should limit their oral representations to the time set by the Chairperson, unless the committee agrees to extend the period.
- 3) **Stay focused on the topic:** The members of the committee have already familiarized themselves with the written representations, so there's no need to repeat this information. The Chair will ask parties to focus on new information.
- 4) **Ask and answer of questions:** Members of the committee may ask questions to parties, and all responses should be made through the Chair.
- 5) **Maintain a positive atmosphere:** No cross-examination of parties by other parties is allowed, and parties should refrain from repeating information, using unbecoming language, making irrelevant or personal attacks, and focus on the heritage merits of the matter.
- 6) **Show proper conduct:** If an individual engages in misconduct, obstructs the business of a meeting, declines to withdraw any expression when asked to do so by the Chair, indulges in repetition, unbecoming language or remarks, or commits any breach of the rules, the Chair may direct them to behave properly.
- 7) **Respect the chair's decision:** If a member or non-member disregards the Chair's directions, the Chair may ask them to leave the meeting for a specified period or have them removed from the meeting.
- 8) **Encourage good behavior:** If the Chair fails to act, any member may move a motion to require the Chair to enforce proper behavior.
- 9) **Follow the Code of Conduct:** The entire Code of Conduct applies to all HWC meetings, and everyone should be mindful of their behavior and language.
- 10) **Let's work together:** The Heritage Western Cape Committee Meetings are an opportunity to work together towards building social cohesion. Let's work towards a productive and respectful meeting.

AGENDA					
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
1	Opening				
2	Attendance				
3	Apologies				
4	Approval of Agenda				
4.1	Dated: 21 October 2026				
5	Approval of the minutes of the previous meeting				
5.1	Minutes dated: 16 September 2026				
6	Disclosure of conflict of interest and acceptance of the code of conduct				
6.1	Recusal				
7	Confidential Matters				
8	Appointments				
8.1	None				
9	Administrative Matters				
9.1	Outcome of the Appeals and Tribunal Committees				Legal Team
10	Standing Items				
10.1	Site Inspections Conducted				
10.2	Report back from Council, and any other Committees				
10.3	Discussion of the agenda				
10.4	Potential Site Visits				
MATTERS TO BE DISCUSSED					
11	Section 38(2): Response to Notification of Intent to develop				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
TIME SLOT: 09:30 - 10:00					
11.1	29411SVB0720	SDP Amendment for Erf 148638 (ptn of Erf 10256), Cnr Adderley & Strand Streets, Foreshore	HM / CAPE TOWN METROPOLITAN / FORESHORE / ERF 148638	New Matter	Sofia Briel
12	SECTION 38(1): INTERIM COMMENT				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
12.1	None				
13	Section 38(4) Record of Decision				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
TIME SLOT: 10:00 - 10:30					
13.1	29975SVB0528 HWC25052607SVB0528	Multiple Erven, 15 Beach Road & 2-6 Railway Street, Woodstock	HM / CAPE TOWN METROPOLITAN / WOOD STOCK / ERVEN 10221-RE, 10223, 10224-RE, 10225-RE, 149348, 149351 & 148639	New Matter	Sofia Briel
TIME SLOT: 10:30 - 11:00					
13.2	HWC25072807CSI0821 25957CSI0821	Erven 10 & 28, Berg Street, Wellington	HM/ CAPE WINELANDS / DRAKENSTEIN / WELLINGTON / ERVEN 10 & 28	New Matter	Chiara Singh
TIME SLOT: 11:00 - 11:30					
13.3	26353SJ1008	Erven 2317, 2318, 2319, 2320, 2321, 2322, 2326, 2327 and 2328, 52-58 Castle Street, 49 Loop Street & 57 Strand Street, Cape Town City Centre	HM / CAPE TOWN METROPOLITAN / CAPE TOWN CITY CENTRE / ERVEN 2317, 2318, 2319, 2320, 2321, 2322, 2326, 2327 and 2328	New Matter	Sofia Briel

Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
TIME SLOT: 11:30 - 12:00					
13.4	25255SJ0526	Various Erven, 'ElevenOnB' Development, Loop, Buiten & Orphan Streets, Cape Town	HM / CAPE TOWN METROPOLITAN / CENTRAL CITY / ERVEN 179652, 3214-RE, 3216, 144382-RE	Matter Arising	Xola Mlwandle
14	SECTION 38(8) NEMA RESPONSE TO NOTIFICATION OF INTENT TO DEVELOP				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
14.1	None				
15	SECTION 38(8) NEMA INTERIM COMMENT				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
15.1	None				
16	SECTION 38(8) NEMA FINAL COMMENT ON ENVIRONMENTAL IMPACT ASSESSMENT				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
TIME SLOT: 12:00 - 12:30					
16.1	HWC16092210WD1011E	Proposed Mixed Use Development on Erf 2187, Green Point (Three Anchor Bay)	HM / CAPE TOWN METROPOLITAN / GREEN POINT / ERF 2187	Matter Arising	Ruan Brand
LUNCH TIME SLOT: 12:30 - 12:50					
TIME SLOT: 12:50 - 13:20					
16.2	25785EJV0731	Proposed Subdivision and Rezoning for the Residential Development of Portion 40 of Farm Klipfontein No 711, Gansbaai	HM / OVERBERG / OVERSTRAND / GANSBAAI / FARM 711 PORTION 40	New Matter	Ruan Brand
TIME SLOT: 13:20 - 13:50					
16.3	27056SB0115	Various farms, Isilimela Solar Energy Facility, Melkbosstrand	HM / CAPE TOWN METROPOLITAN / MELKBOSSTRAND / REMAINDER OF FARM 101	New Matter	Stephanie Barnardt
TIME SLOT: 13:50 - 14:20					
16.4	22061314SB0819E	Erf 308, Corner of Vista Street and Main Street, St Helena Bay	HM / WEST COAST / SALDANHA BAY / ST HELENA BAY / ERF 308	New Matter	Stephanie Barnardt
TIME SLOT: 14:20 - 14:50					
16.5	27864RB0317 HWC25020511RB0205	Proposed Housing Development on Ptn 9 and Remainder of Ptn 2 of the Farm Cloetesdal No 81, Stellenbosch	HM / CAPE WINELANDS / STELLENBOSCH / REMAINDER OF PORTION 2 & 9 OF THE FARM CLOETESDAL NO. 81	New Matter	Ruan Brand
17	SECTION 38(8) MPA ENVIRONMENTAL MANAGEMENT PLAN RESPONSE TO NOTIFICATION OF INTENT TO DEVELOP				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
17.1	None				
18	SECTION 38(8) MPA ENVIRONMENTAL MANAGEMENT PLAN INTERIM COMMENT				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
18.1	None				

19	SECTION 38(8) MPA ENVIRONMENTAL MANAGEMENT PLAN FINAL COMMENT				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
19.1	None				
20	SECTION 38(8) OTHER LEGISLATION NOTIFICATION OF INTENT TO DEVELOP				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
20.1	None				
21	SECTION 38(8) OTHER LEGISLATION INTERIM COMMENT				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
21.1	None				
22	SECTION 38(8) OTHER LEGISLATION FINAL COMMENT				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
22.1	None				
23	SECTION 27 PROVINCIAL HERITAGE SITES				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
23.1	None				
24	ADVICE				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
24.1	None				
25	OTHER				
Agenda No.	Case number	Item	Reference No	Matter	Heritage Officer
25.1	None				
26	Adoption of decisions and resolutions				
27	Closure				
28	Date of the next meeting:		18-Nov-26		