



**APPROVED MINUTES OF A MEETING  
OF HERITAGE WESTERN CAPE (HWC)  
INVENTORIES, GRADING AND INTERPRETATION COMMITTEE (IGIC) HELD ON THE  
23<sup>RD</sup> OF JUNE 2023, AT 09H00 VIA MICROSOFT TEAMS**

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**1. Opening and Welcoming**

The Chairperson, Mr. Ron Martin, opened the meeting at 09:00 and welcomed everyone present.

**2. Attendance**

**IGIC Committee**

Mr. Ron Martin (RM)  
Mr. Glynn Alard (GA)  
Ms. Jenna Lavin (JL)  
Ms. Laura Milandri (LM)

**HWC Staff**

Mr. Jonathan Windvogel (JW)  
Ms. Nosiphiwo Tafeni (NT)  
Ms. Waseefa Dhansay (WD)  
Ms Corne Nortje (CN)  
Ms. Zikhona Sigonya (ZS)  
Mr. Olwethu Dlova (OD)  
Ms. Chane Herman (CH)  
Ms. Muneerah Solomons (MS)  
Mr. Robin George (RG)  
Ms. Naushina Rahim (NR)

**Visitors**

Ms Melodie Campbell  
Ms Mishka Collier  
Ms Harriet Cliff and  
Mr David Graham Hart  
Ms Bridget O'Donoghue

**Legal Advisor**

Ms. Penelope Meyer (PM)

**3. Apologies**

None

**Absent**

Dr Wandile Kasibe (WK)

**4. Approval of the agenda dated 23<sup>rd</sup> of June 2023.**

The Committee resolved to approve the agenda dated **23<sup>rd</sup> of June** with minor edits LM moved to adopt the approval of the agenda and GA seconded.

**5. Approval of the previous minutes**

HWC IGIC Minutes 23<sup>rd</sup> June 2023

**5.1 IGIC Minutes dated 5<sup>th</sup> of May 2023.**

The minutes dated 5<sup>th</sup> of May 2023 to be approved on the next IGIC committee meeting of the 4<sup>th</sup> of August 2023.

**6. Disclosure of Interest: Recusals**

6.1 Ms. Jenna Lavin (JL) for all items from 17.1 onwards to item 17.6

**7. Confidential matters**

7.1 None

**8. Appointments**

8.1 None

**9 Administrative Matters**

9.1 Report back on Closeout Reports

9.2 Outcome of the Appeals and Tribunal Committees

9.3 Report back on Council Meetings

9.4 Kasteelberg PHS Nomination

**10. Site inspections and inspection reports**

10.1 None

**11. Policy matters**

11.1 None

**12. Surveys**

12.1 None

**13. Proposed nominations of Provincial Heritage Sites**

13.1 None

**14. Provincial Heritage Site plaque replacement**

14.1 None

**15 Sections 27, 28, 29, 30 & 31 Formal Protections**

15.1 None

## **16. Conservation Body Registration**

16.1 None

## **17. Proposed Exemptions**

### **17.1 Exemption Report for Airport Industrial DFA (NM)**

Ms. Jenna Lavin (JL) recused herself as a member of the committee (9:26) but remained in the meeting for discussion of the item as a member of the consultant group for the City of Cape Town.

Mr Jonathan Windvogel gave the presentation.

Ms Harriet Cliff, Mr David Graham Hart, Ms Bridget O'Donoghue, Ms Mishka Collier and Ms Melodie Campbell, were present and took part in the discussion.

#### **DISCUSSION**

Amongst other things, the following matters were discussed.

- The City identified seven Development Focus Areas (DFAs) within which the development activity could be encouraged through the exemption from section 34 and section 38 of the NHRA.
- This application is for the proposed exemption from section 34 and section 38 of the NHRA.
- The assessment of social significance (Section 5) is contradictory, in that the report states "understandings of social significance in various contexts have yet to be determined", while deems such sites to lack "sufficient heritage significance to be formally protected." Paragraph 2 perhaps refers only to the significance of tangible heritage resources, as the significance of intangible heritage resources are not identified.
- Socio historical significance of sites within this precinct must be evaluated to assess if formal protection is warranted, such as the history of the "House on the Prairie" complex.
- The report's recommendation that any excavation into areas of moderate fossil sensitivity be subject to the HWC Chance Find Protocol is supported.

#### **RECOMMENDATION**

The committee recommends that a social history expert be appointed to the panel of the consultants, to assess social significance of sites currently mentioned in the exemption reports, and to take note of any other sites within the proposed exemption areas. The social historian should note the socio-political context which includes significant past and continuous forced removals and dislocation of the communities, and that current communities must be viewed at a larger scale than the boundaries of the DFAs.

**JW**

### **17.2 Exemption report for Atlantis DFA (NM)**

Ms. Jenna Lavin (JL) recused herself as a member of the committee (9:26) but remained in the meeting for discussion of the item as a member of the consultant group for the City of Cape Town.

Mr Jonathan Windvogel gave the presentation.

Ms Harriet Cliff, Mr David Graham Hart, Ms Bridget O'Donoghue, Ms Mishka Collier and Ms Melodie Campbell, were present and took part in the discussion.

#### **DISCUSSION**

Amongst other things, the following matters were discussed.

- The City identified seven Development Focus Areas (DFAs) within which the development activity could be encouraged through the exemption from section 34 and section 38 of the NHRA.
- This application is for the proposed exemption from section 34 and section 38 of the NHRA.
- The historic avenue of blue gum trees along the old Mamre Road has been identified for formal protection. An appropriate heritage management mechanism should be compiled accordingly.
- It is noted that there is no survey sheet for the historic avenue of blue gum trees. A survey sheet for each proposed grading must be included.
- The assessment of social significance (Section 5) is contradictory, in that the report states "understandings of social significance in various contexts have yet to be determined", while deems such sites to lack "sufficient heritage significance to be formally protected." Paragraph 2 perhaps refers only to the significance of tangible heritage resources, as the significance of intangible heritage resources are not identified.
- Socio historical significance of sites within this precinct must be evaluated to assess if formal protection is warranted, such as sites illustrating the significance of Atlantis as a settlement constructed as a result of the apartheid special planning policy.
- The report's recommendation that any excavation into areas of moderate fossil sensitivity be subject to the HWC Chance Find Protocol is supported.

#### **RECOMMENDATION**

The committee recommends that a social history expert be appointed to the panel of the consultants, to assess social significance of sites currently mentioned in the exemption reports, and to make note of any other sites within the proposed exemption areas. The social historian should note the socio-political context which includes significant past and continuous forced removals and dislocation of the communities, and that current communities must be viewed at a larger scale than the boundaries of the DFAs.

**JW**

### **17.3 Exemption Report for Flamingo DFA (NM)**

Ms. Jenna Lavin (JL) recused herself as a member of the committee (9:26) but remained in the meeting for discussion of the item as a member of the consultant group for the City of Cape Town.

Mr Jonathan Windvogel gave the presentation.

Ms Harriet Cliff, Mr David Graham Hart, Ms Bridget O'Donoghue, Ms Mishka Collier

and Ms Melodie Campbell, were present and took part in the discussion.

#### **DISCUSSION**

Amongst other things, the following matters were discussed.

- The City identified seven Development Focus Areas (DFAs) within which the development activity could be encouraged through the exemption from section 34 and section 38 of the NHRA.
- This application is for the proposed exemption from section 34 and section 38 of the NHRA.
- The assessment of social significance (Section 5) is contradictory, in that the report states "understandings of social significance in various contexts have yet to be determined", while deems such sites to lack "sufficient heritage significance to be formally protected." Paragraph 2 perhaps refers only to the significance of tangible heritage resources, as the significance of intangible heritage resources are not identified.
- Socio historical significance of sites within this precinct must be evaluated to assess if formal protection is warranted.

#### **RECOMMENDATION**

The committee recommends that a social history expert be appointed to the panel of the consultants, to assess social significance of sites currently mentioned in the exemption reports, and to take note of any other sites within the proposed exemption areas. The social historian should note the socio-political context which includes significant past and continuous forced removals and dislocation of the communities, and that current communities must be viewed at a larger scale than the boundaries of the DFAs.

**JW**

#### **17.4 Exemption Report for Kuils River DFA (NM)**

Ms. Jenna Lavin (JL) recused herself as a member of the committee (9:26) but remained in the meeting for discussion of the item as a member of the consultant group for the City of Cape Town.

Mr Jonathan Windvogel gave the presentation.

Ms Harriet Cliff, Mr David Graham Hart, Ms Bridget O'Donoghue, Ms Mishka Collier and Ms Melodie Campbell, were present and took part in the discussion.

#### **DISCUSSION**

Amongst other things, the following matters were discussed.

- The City identified seven Development Focus Areas (DFAs) within which the development activity could be encouraged through the exemption from section 34 and section 38 of the NHRA.
- This application is for the proposed exemption from section 34 and section 38 of the NHRA.
- The assessment of social significance (Section 5) is contradictory, in that the report states "understandings of social significance in various contexts have yet to be determined", while deems such sites to lack "sufficient heritage significance to be formally protected." Paragraph 2 perhaps refers only to the significance of tangible heritage resources, as the significance of intangible heritage resources are not identified.
- Socio historical significance of sites within this precinct must be evaluated to assess if formal protection is warranted.
- The application's assessment of the built environment (Section 5.1.3) notes that there is a "high concentration of 1950/1960s bungalow style residences that have historic, architectural and aesthetic value." If any of these buildings fall within the proposed exemption area, survey sheets with proposed gradings must be included as an Annexure to the application.

#### **RECOMMENDATION**

The committee recommends that a social history expert be appointed to the panel of the consultants, to assess social significance of sites currently mentioned in the exemption reports, and to make note of any other sites within the proposed exemption areas. The social historian should note the socio-political context which includes significant past and continuous forced removals and dislocation of the communities, and that current communities must be viewed at a larger scale than the boundaries of the DFAs.

**JW**

#### **17.5 Exemption Report for Mitchells Plain DFA (NM)**

Ms. Jenna Lavin (JL) recused herself as a member of the committee (9:26) but remained in the meeting for discussion of the item as a member of the consultant group for the City of Cape Town.

Mr Jonathan Windvogel gave the presentation.

Ms Harriet Cliff, Mr David Graham Hart, Ms Bridget O'Donoghue, Ms Mishka Collier and Ms Melodie Campbell, were present and took part in the discussion.

#### **DISCUSSION**

Amongst other things, the following matters were discussed.

- The City identified seven Development Focus Areas (DFAs) within which the development activity could be encouraged through the exemption from section 34 and section 38 of the NHRA.

- This application is for the proposed exemption from section 34 and section 38 of the NHRA.
- The assessment of social significance (Section 5) is contradictory, in that the report states "understandings of social significance in various contexts have yet to be determined", while deems such sites to lack "sufficient heritage significance to be formally protected." Paragraph 2 perhaps refers only to the significance of tangible heritage resources, as the significance of intangible heritage resources are not identified.
- Socio historical significance of sites within this precinct must be evaluated to assess if formal protection is warranted, such as sites illustrating the significance of Mitchells Plain as a settlement constructed as a result of the apartheid special planning policy.
- The report's recommendation that any excavation into areas of moderate and high geological and fossil sensitivity be subject to the HWC Chance Find Protocol is supported.

### **RECOMMENDATION**

The committee recommends that a social history expert be appointed to the panel of the consultants, to assess social significance of sites currently mentioned in the exemption reports, and to make note of any other sites within the proposed exemption areas. The social historian should note the socio-political context which includes significant past and continuous forced removals and dislocation of the communities, and that current communities must be viewed at a larger scale than the boundaries of the DFAs.

**JW**

### **17.6 Exemption Report for Ottery DFA (NM)**

Ms. Jenna Lavin (JL) recused herself as a member of the committee (9:26) but remained in the meeting for discussion of the item as a member of the consultant group for the City of Cape Town.

Mr Jonathan Windvogel gave the presentation.

Ms Harriet Clift, Mr David Graham Hart, Ms Bridget O'Donoghue, Ms Mishka Collier and Ms Melodie Campbell, were present and took part in the discussion.

### **DISCUSSION**

Amongst other things, the following matters were discussed.

- The City identified seven Development Focus Areas (DFAs) within which the development activity could be encouraged through the exemption from section 34 and section 38 of the NHRA.
- This application is for the proposed exemption from section 34 and section 38 of the NHRA.
- The assessment of social significance (Section 5) is contradictory, in that the report states "understandings of social significance in various contexts have yet to be determined", while deems such sites to lack "sufficient heritage significance to be

formally protected." Paragraph 2 perhaps refers only to the significance of tangible heritage resources, as the significance of intangible heritage resources are not identified.

- Socio political and historical significance of sites within this precinct must be evaluated to assess if formal protection is warranted, such as the Philippi Police Station. The application notes the high level of heritage significance of the Philippi Horticultural Area but does not propose a grading for this resource.
- The exemption area and immediate surrounds were part of a larger horticultural/agricultural landscape, of which the PHA is a visible and functional remnant. Therefore, development on the boundary of the area should be monitored as part of a buffer zone, in order to protect the heritage value and practices associated with this cultural landscape.

#### **RECOMMENDATION**

The committee recommends:

1. A social history expert be appointed to the panel of consultants to assess social significance of the PHA cultural landscape as a remnant of a larger cultural landscape which was typified by an agricultural land use with attributes relating to sense of place.
2. The IGIC requires a proposed grading for the Philippi Horticultural Area before considering the proposed exemption Area.

**JW**

#### **18. Surveys/Inventories**

18.1 None

#### **19. Other Matters**

19.1 None

#### **20. Adoption of Resolutions and Decisions**

The Committee unanimously adopted the decisions and resolutions, with GA proposing and LM seconding the proposal.

**21. Date of next meeting:** 4<sup>th</sup> of August 2023

**21.1 CLOSURE:** 15:34

#### **MINUTES APPROVED AND SIGNED BY:**

**CHAIRPERSON** \_\_\_\_\_

**DATE** \_\_\_\_\_

**SECRETARY** \_\_\_\_\_

**DATE** \_\_\_\_\_