

ATTENTION:
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TITLE: AMAFA APPLICATION- FORM J and FORM A- ERF 1500, HILTON

SUPPORTING DOCUMENTATION

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1. MOTIVATION:

The Developer has identified a need in the Hilton area for additional commercial development and has the intention of erecting a new commercial centre on erf no. 1500, Hilton, a full title property.

The erf previously functioned as a railway siding. Remaining on the site is a branch of the old railway line, comprising of the physical rails and railway sleepers, a concrete hardstand, a gantry and a buffer stop end.

From research and interviews conducted in the Hilton area, it has been established that the above-mentioned rail elements were installed by the late Mr. Philip Garlic around in the late 1970's, he bore all costs linked to the railway siding and none of the elements were Transnet owned. The use of the siding ceased in the late 1990s.

Nevertheless, as the site is in close to proximity to the Hilton Station, the architecture of the development addresses the history of the site, and the nearby Hilton Train Station, in the form of materials use, and the proposed re-use of several elements present on the site, to ensure a link to the history of the site.

The Architects "are transparent and sensitive to Conservation and have been working towards the creation of subtle links with the past; drawing inspiration from the materials (in the Hilton Station precinct) that can be replicated and or mimicked:

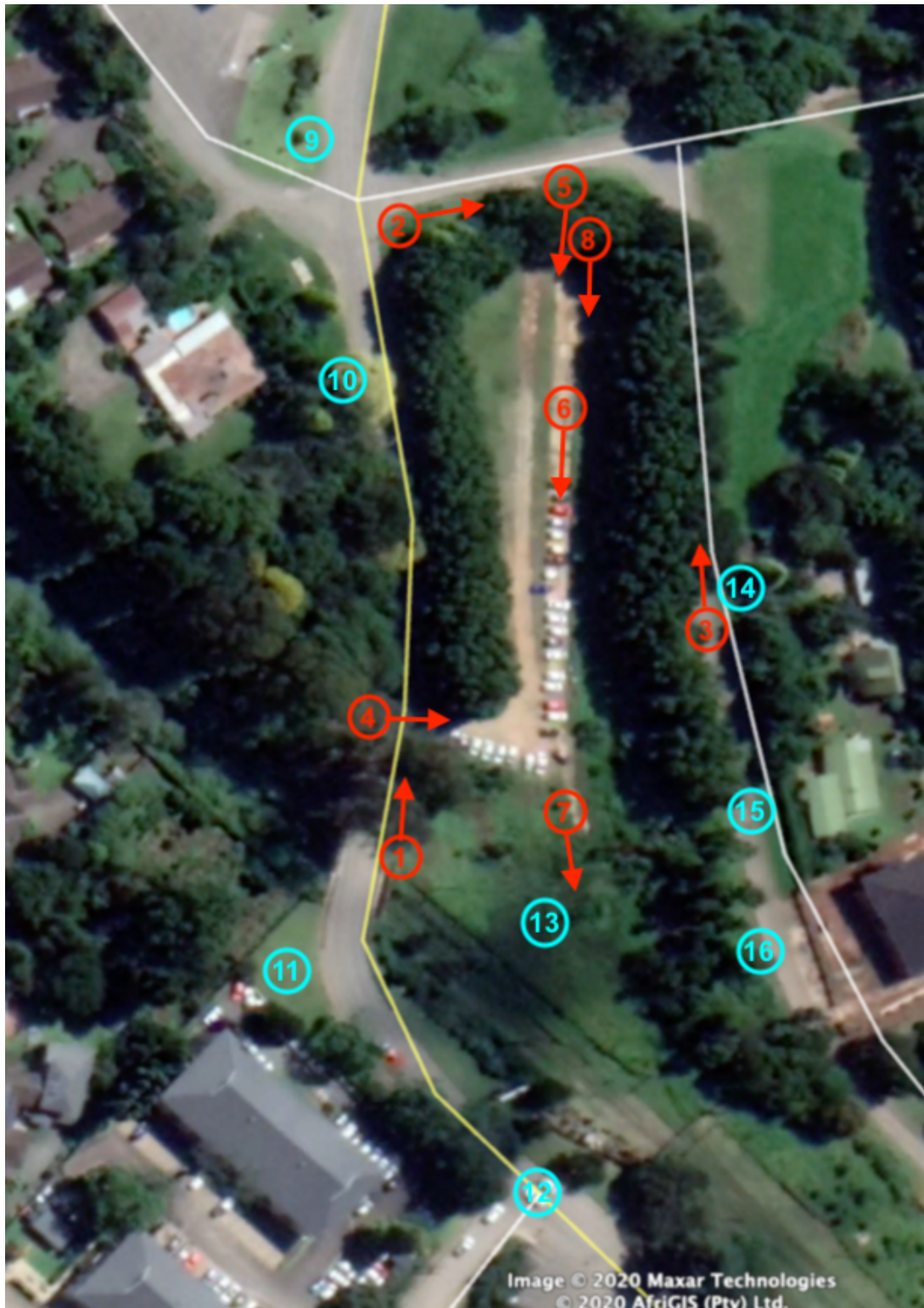
1. The use of floated concrete (PFC) in pavements.
2. The use of the existing Steel Rails as structural elements, or as edges to pavements.
3. The use of corrugated iron as cladding, amongst others.

And in terms of Preservation:

4. Expressing the alignment of the 131,0 x 0,25m concrete siding, on the Shop floors with appropriate inscriptions.
5. Preserving the existing Gantry, by moving it and installing it Southwards of the new building, at the position shown, on Erf 525 leased from Transnet.

Please refer to Layout 20•01 / Sk01.", Dos Santos, N 2020. *Motivation for waiver of the HIA.*

2. SITE PHOTOGRAPHS:





1- View towards the north along Hilton Avenue, from the south-western end of the erf



2- View towards the east along Park Lane, from the north-western corner of the erf



3- View towards the north along Azalea Drive, from the southern-eastern corner of the erf



4- View towards the existing informal vehicular entrance on Hilton Avenue



5- View across the site towards the south

THE RAILWAY SIDING:



6- The concrete hard stand: view towards the south from the northern end of the siding



7- The steel gantry on the southern end of the site



8- The steel stop end on the northern end of the site

SURROUNDING BUILDINGS:



9- North: Shell service station



10- North: Residence



11- South West: Office



12- South West: Quickspar Village Centre



13- South West: View from the site to the Hilton Station



14- North East: Residence



15- East: Residence



16- South East: Residence

3. 1:50 000 MAP & SATELLITE AERIAL VIEW

