



APPLICATION FORM A (STRUCTURES)

Ref: _____
Date received _____
Application No _____
Application approved ___ not approved ___
Date of permit/notification _____
Permit No _____

PERMIT APPLICATION IN TERMS OF THE KZN HERITAGE ACT (SECTION 33(1)(A) FOR THE DEMOLITION, ALTERATION OR ADDITION TO A STRUCTURE WHICH IS, OR WHICH MAY REASONABLY BE EXPECTED TO BE OLDER THAN 60 YEARS

(Application form H must be used for alteration to structures permanently protected in terms of Section 37, 38, & 39 (Heritage Landmarks))

PLEASE NOTE

IT IS AN OFFENCE IN TERMS OF THE KWAZULU-NATALI HERITAGE ACT, 2008 TO MAKE ANY FALSE STATEMENT OR FAIL TO PROVIDE REQUIRED INFORMATION IN THIS APPLICATION (Detach and Consult the attached guidelines before completing this form)

THE ONUS IS ON THE APPLICANT TO ENSURE THAT THE CURRENT APPLICATION FORM IS USED. APPLICATIONS ON NON-COMPLIANT FORMS WILL NOT BE PROCESSED

ALL APPLICATION FORMS, DEVELOPMENT PROPOSALS, PHOTOGRAPHS, MOTIVATION, AND PROOF OF PAYMENT ARE TO BE DELIVERED TO: Amafa aKwaZulu-Natali, 195 LANGALIBALELE (LONGMARKET) STREET, PIETERMARITZBURG, 3201 OR POSTED TO: BOX 2685 PIETERMARITZBURG 3200. Enquiries 033-394 6543 or Fax 033-394 6552 (For proof of payment not applications)

A. DECLARATION BY OWNER

I, BRUCE ANDREW CHELIUS BRONWYN CHELIUS

(full names of owner/person authorized to sign) undertake strictly to observe the terms, conditions, restrictions, by-laws and directions under which Amafa aKwaZulu-Natali may issue the permit to me.

Signature B Chelius 

Place DURBAN NORTH

Date

20/3/2013

(The owner of the property must fill in these details and those in Section E: 3 and sign this document and any plans or other documents submitted in support of this application)

B. PROPERTY DESCRIPTION:

1. Name of property: 11 BERKELEY CRES Title Deed No. T6201/2002

2. Erf/Lot/Farm No: REM OF ERF 1692

Street Address: 11 BERKELEY CRESCENT

Local Municipality ETHEKWENI

District Municipality _____

3. Current zoning RESIDENTIAL Present use RESIDENTIAL

C. SIGNIFICANCE:

1. Original date of construction 1951

2. Historical Significance: NONE

References _____

3. Architectural Significance: NONE

Typical Durban North Dwelling -
extensively altered in 1987

References _____

4. Urban Setting & Adjoining Properties: _____

Typical Durban North Dwellings.

D. PROPOSED WORK

1. Purpose of Application (Indicate the reason by marking the relevant box)

DEMOLITION

CONDITION		HEALTH REASONS		OTHER	✓
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ALTERATION

CONDITION		MAINTENANCE		OTHER	✓
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ADDITION

EXTENSION		CHANGED USE		OTHER	✓
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2. Motivation for proposed work (Please motivate fully – on a separate sheet if necessary)

To create an open-plan interior and new covered verandah. for out-door living.
Replecing existing sliding doors with n/w folding sliding doors.
Remodel kitchen and allow for new n/w windows.
To remodel existing mezzanine level to create additional floor space and height to lower level.

1. Detail the alterations/additions/restorations proposed (Briefly outline the proposal)

1. New covered verandah.
2. New folding/sliding doors.
3. New kitchen
4. Re-model existing mezzanine level.

E. CONTACT DETAILS

1. CONTRACTOR (the person who will do the work)

NAME	
POSTAL ADDRESS	
POST CODE	
TEL	FAX
CELL	QUALIFICATIONS
REGISTRATION OF INDUSTRY REGULATORY BODY:	

2. ARCHITECT/ARCHITECTURAL TECHNOLOGIST/DESIGNER

NAME A. DUNCAN - BROWN	
POSTAL ADDRESS 38 KELVIN PLACE	
DURBAN NORTH	POST CODE 4051
TEL 031 563 9952	FAX
CELL 083 574 3358	SACAP REG. NO. PR ARCH 6630
Author's Drawing Nos. 101; 102; 103; 104	
SIGNATURE ASDuncanBrown	DATE 20/05/2013

3. OWNER OF PROPERTY (Owner or delegated person to sign on the front of this form)

NAME B & B. CHELIUS	
POSTAL ADDRESS 11 BERICELEY CRESCENT	
DURBAN NORTH	POST CODE 4051
TEL 083 307 4234	FAX /

4. DELEGATED AUTHORITY (The name of the person authorized to act on behalf of a company or institution - Power or Attorney/proof of authorization to be attached)

NAME /	
TEL	FAX

⁶⁰⁰
F. SUBMISSION FEE: R500.00 (subject to annual increment on the 1 April)

The submission fee is payable to Amafa aKwaZulu-Natali by cheque or bank deposit/internet banking prior to the processing of this application.

Banking details in case of direct deposits:

ABSA BANK: Branch: ULUNDI Bank Code: 630330

Account in the name of AMAFA AKWAZULU-NATALI

Account No. 40-5935-6024

NB: Proof of payment to be forwarded (faxed, posted or delivered) to our office

G. PUBLIC PARTICIPATION: (Contact details of Interested and Affected Parties Consulted - written opinion to be attached to form and drawings to be signed by I & A P. See Guidelines)

Name _____
Telephone _____ Fax _____

H. CHECKLIST OF SUPPORTING DOCUMENTATION

	YES	NO
APPLICATION FORM (COMPLETED & SIGNED BY OWNER & PLANS AUTHOR)	✓	
MOTIVATION	✓	
PHOTOGRAPHS	✓	
ORIGINAL DRAWINGS	✓	
PLANS (X2 SETS) - NUMBERED AND COLOURED	✓	
PROOF OF PROFESSIONAL ACCREDITATION (e.g. copy of accreditation card)	✓	
PROOF OF PUBLIC PARTICIPATION		✓
PAYMENT/PROOF OF PAYMENT	✓	

Payment Receipt



Beneficiary name:	AMARFA AKWAZULU-NATA
Bank name:	ABSA BANK
Beneficiary account number:	4059356024
Branch code:	63200500
Branch name:	ALL BRANCHES
My reference:	B CHELIUS
Beneficiary reference:	11 BERKELEY CRESCENT
Payment date:	2013-05-21
Amount:	R 600.00

JOHNSTON & PARTNERS
25 CLARIBEL ROAD
MORNINGSIDE
DURBAN
4001

Prepared by me


CONVEYANCER
ZEILER EW

7 11 08
Stamp Duty
Key: R650-00
Stamp
Stamp

BC 028719/08
GEKANSELLEER CANCELLED
REGISTRATEUR/REGISTRAR
2008-06-10

(2)

VERBIND MORTGAGED	
VIR FOR R 2 900 000-00	
B 05 49096	
2005-08-30	REGISTRATEUR/REGISTRAR

(3)

2005-08-30

05 44136

DEED OF TRANSFER

BE IT HEREBY MADE KNOWN THAT

Philani Sautle Khumalo

appeared before me, REGISTRAR OF DEEDS, at PIETERMARITZBURG, the said appearer being duly authorised thereto by a Power of Attorney which said Power of Attorney was signed at *Durban* on *20 July 2005* granted to him by

1. DONALD NEVILLE PITT
Identity Number 650402 5003 08 3
Married-out of community of property
2. ALEXIS MARY PITT
Identity Number 660804 0039 08 7
Married out of community of property

VIR ENDOSSEMENTE KYK BLADSY
FOR ENDORSEMENTS SEE PAGE

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And the appearer declared that his said principal had, on 15 June 2005, truly and legally sold by Private Treaty, and that he, the said Appearer, in his capacity aforesaid, did, by virtue of these presents, cede and transfer to and on behalf of:

1. **BRUCE ANDREW CHELIUS**
Identity Number 680815 5192 081
Married out of community of property
2. **BRONWYN CHELIUS**
Identity Number 720706 0031 08 9
Married out of community of property

their Heirs, Executors, Administrators or Assigns, in full and free property

REMAINING EXTENT OF ERF 1692 DURBAN NORTH REGISTRATION DIVISION FU, PROVINCE OF KWAZULU-NATAL;

IN EXTENT 3266 (THREE THOUSAND TWO HUNDRED AND SIXTY SIX) SQUARE METRES

FIRST TRANSFERRED by Deed of Transfer No. T2042/1927 with diagram relating thereto, and held by Deed of Transfer No T6201/2002.

THIS PROPERTY IS TRANSFERRED :

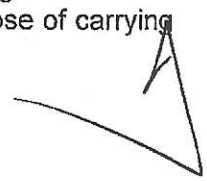
- (a) Subject to the conditions of the original Government Grant No. 1545/1947, in so far as applicable.
- (b) With the benefit of the use of the road, shown on the diagram of the said Lot 94 of Lot 14, over the Remainder of Lot 14 No. 1547, as created in said Deed of Transfer No. T2042/1927.
- (c) Subject to the following special conditions, as created in said Deed of Transfer No T2042/1927, viz:-

"The said Lot 94 may be subdivided into two lots but provided always that no subdivision shall take place so as to make either subdivision less than THREE THOUSAND TWO HUNDRED AND SIXTY TWO (3262) Square Metres in extent and there shall not be erected on any one subdivision more than one dwelling house with the necessary outbuildings and accessories."

- (d) Subject to the following special conditions created in said Deed of Transfer No. T2042/1927, wherein the Durban North Estates Limited are referred to as "the Transferors" viz:-

Any dwelling house erected on the property hereby transferred shall be used solely for the purpose of a private dwelling and shall not be let out or be used in separate portions or at all as flats, a boarding house, separate residence or dwellings, private hotel or anything whatsoever of a like nature.

Neither the property hereby transferred nor any dwelling or erection thereon shall be used either in whole or in part for the purpose of carrying on any business, trade, industry vocation or calling.



The foregoing conditions shall operate as servitudes over the property hereby transferred in perpetuity in favour of the following properties, or any portion thereof, all situated near the North Bank of the River Umgeni, Province of Kwazulu-Natal, namely:-

1. Remainder of Portion B, Remainder of Portion 9, Portion Y all of Lot No. 2 and the Remainder of the said Lot 2.
2. Subdivision 1 of Lot D, Subdivision A of Subdivision E, Remainder of Subdivision E, Subdivision F., Subdivision G and Subdivision I, all of the Government Lot 12.
3. Subdivision B, Subdivision 1 of Lot C, Remainder of Subdivision C, Subdivision D, all of Government Lot 13 and the Remainder of the said Government Lot 13.
4. The Government Lot No. 14.
5. Subdivision A and the Remainder of the Government Lot 15.
6. The Government Lot No 16.
7. Subdivision J. Subdivision K and Subdivision marked EE, all of Lot 12 and Subdivision H, being the remaining portion of Lot 12.

And upon a breach of any of the foregoing conditions each and every owner from time to time of the aforementioned property or any part thereof shall be entitled and is hereby irrevocably authorised and empowered by the said Transferee and successors in title to apply for and obtain an interdict restraining any person or persons from committing or continuing to commit a breach of any of the foregoing special conditions and servitudes.

- (e) Also subject to the following special conditions created in said Deed of Transfer No. T2042/1927, wherein the said Durban North Estates Limited are referred to as the Transferors:-

The transferee shall not grant any servitude of right of way or any right of access over the said property hereby transferred or any portion thereof without the consent in writing of Durban North Estates Limited, first had and obtained.

The Transferors reserve in perpetuity the right without being required to pay compensation therefor by themselves or others to lay, erect, maintain and use standards, cables, lines, pipes and the like under on and over the said land for the purpose of conveying electric current, water, drainage, sewerage and the like and the transferee agrees not to obstruct or interfere with, or allow any obstruction or interference with any such standards, cables, lines, pipes and the like and agrees that Durban North Estates Limited by themselves or others may enter upon the said property at all reasonable times for the purpose of enforcing the rights reserved and the obligations accepted in this clause.



Upon a breach of any of the foregoing conditions on the part of the Transferee to be observed, Durban North Estates Limited shall be entitled and are hereby irrevocably authorised and empowered by the Transferee and her successors in title to apply for and obtain and interdict restraining any person or persons from committing or continuing to commit a breach of the aforesaid conditions.

- (f) Subject to a sewer and drain servitude 2,44 metres, lettered a.b.c.D.e.f. on the diagram in favour of Sub A of Lot 94 of Lot 14 No. 1547, as created in Deed of Transfer No. T7385/1951.
- (g) Subject to the following special condition as created in said Deed of Transfer No. T7385/1951, namely:-

"No buildings or trees or any other obstruction whatsoever shall be erected or grown or allowed to be erected or grown on the Remainder of the said Lot 94 any portion thereof, so as to obstruct or interrupt materially the views from the existing dwelling on the said Sub A of 94."



WHEREFORE the said Appearer, renouncing all right and title which the said

1. DONALD NEVILLE PITT,
2. ALEXIS MARY PITT,

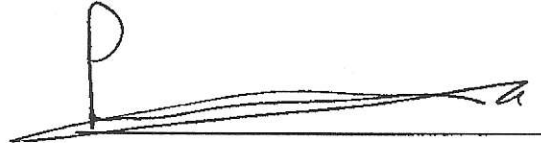
heretofore had to the premises, did in consequence also acknowledge them to be entirely dispossessed of, and disentitled to the same, and that by virtue of these presents, the said

1. BRUCE CHELIUS,
2. BRONWYN CHELIUS,


their Heirs, Executors, Administrators or Assigns, now are and henceforth shall be entitled thereto, conformably to local custom, the State, however reserving its rights, and finally acknowledging the purchase price to be the sum of R2 900 000,00 (TWO MILLION NINE HUNDRED THOUSAND RAND).


IN WITNESS WHEREOF, I the said Registrar, together with the Appearer, have subscribed to these presents, and have caused the Seal of Office to be affixed thereto.

THUS DONE and EXECUTED at the Office of the Registrar of Deeds at Pietermaritzburg on 2005-08-30



q.q.

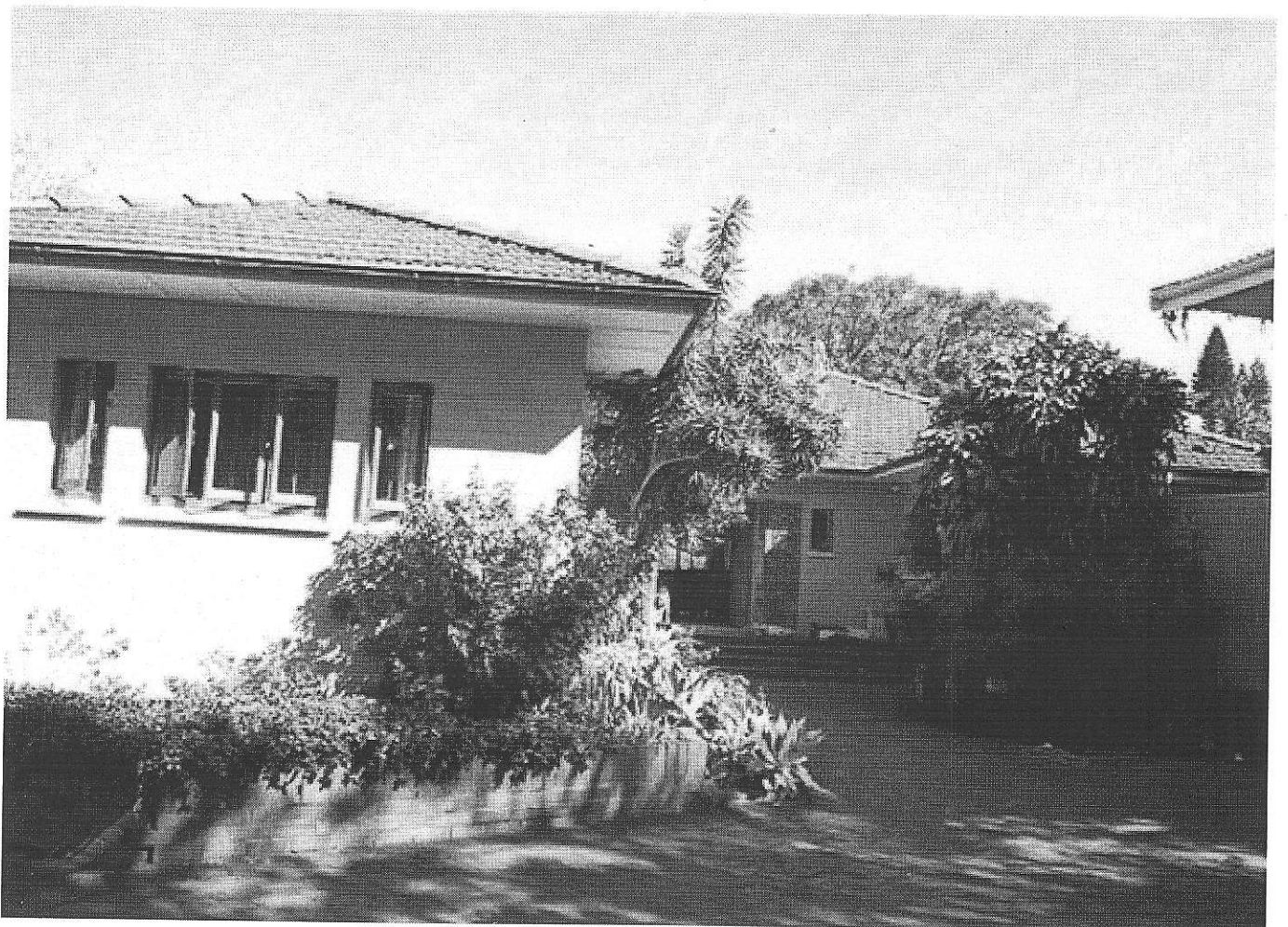
In my presence


REGISTRAR OF DEEDS

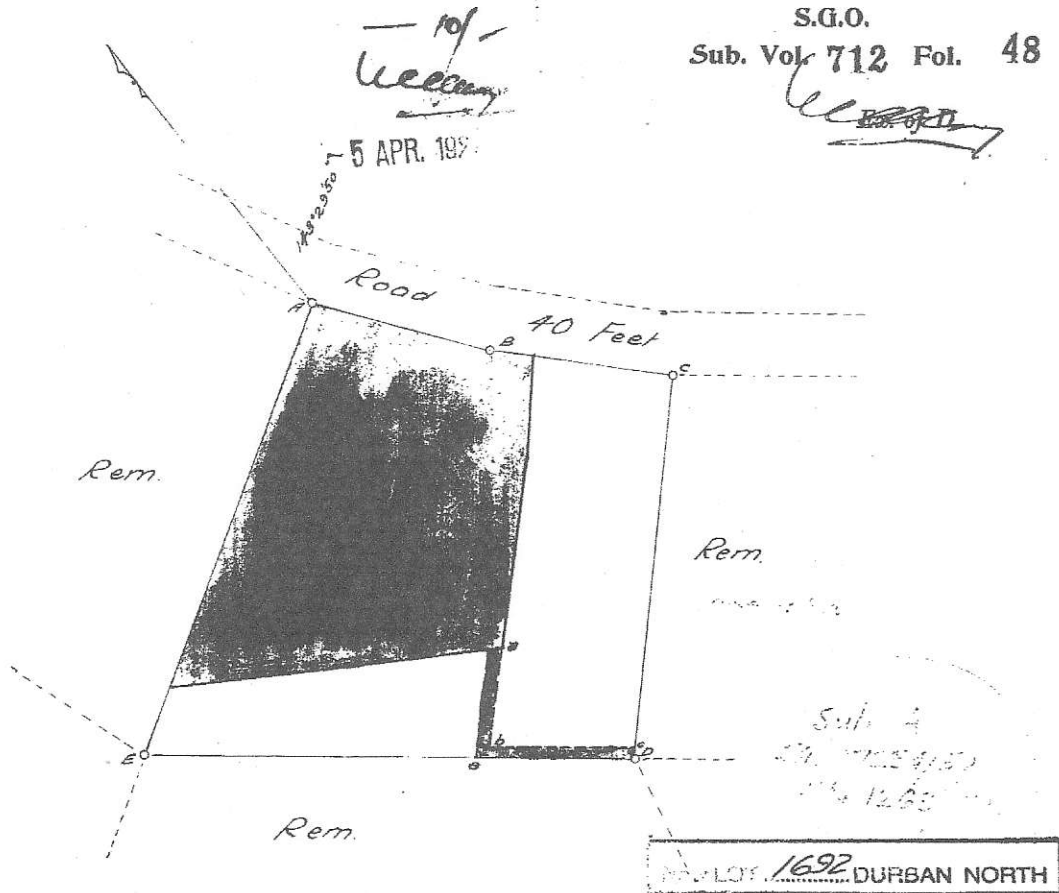


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VERBIND		MORTGAGED	
VIR FOR R		3 005 130.00	
B	022568/08		
2008-06-10			
		REGISTRATEUR/REGISTRAR	



11 BERKELEY CRESCENT STREET ELEVATION



Sides		Angles	
AB	118.14	A	94° 44' 40"
BC	117.68	B	187° 45' 20"
CD	297.56	C	92° 14' 40"
DE	314.00	D	94° 57' 10"
EA	310.00	E	70° 18' 10"

Reg. Div.
FU

Co-Ordinates	
Y	X
A	



SCALE OF FEET

The above Diagram lettered ABCDE represents 1 Acre 2 Roods 31.22 Perches of Land known as Lot 9A of Lot 1A N^o 1547 situated in the County of Victoria Province of Natal. Bounded as indicated above.

Surveyed by me,

Alfred J. ...
Government Land Surveyor,

June 1926.

6.V.36
E.27

SR. 12204^F

FU. 7A. 6. B. 3 FU-7A-6-B1

NEIGHBOURS CONSENT

I, DR STUART JAMES KIDGELL
of (address) 11A BERKELEY CRESCENT
DURBAN NORTH 4051 Ph: 031 564 3193

have had sight of the proposal and have no objection to the proposed Alteration/Demolition
of the buildings on Erf/lot 1692, being

Signed at DURBAN on 13th day of MARCH 2013
2012

[Signature] (signature)

I, GERARD GRAHAM BURNE
of (address) 9 BERKELEY CRESCENT DURBAN NORTH 4051
Ph: 031-573 1773

have had sight of the proposal and have no objection to the proposed Alteration/Demolition
of the buildings on Erf/lot 1692, being

Signed at DURBAN on 20 day of MARCH 2013
2012

[Signature] (signature)

I, MICHAEL DITZ
of (address) 8 BERKELEY CRESCENT
DURBAN NORTH Ph:

have had sight of the proposal and have no objection to the proposed Alteration/Demolition
of the buildings on Erf/lot 1692, being

Signed at DURBAN on 20th day of MARCH 2013
2012

[Signature] (signature)

I
of (address) Ph:

have had sight of the proposal and have no objection to the proposed Alteration/Demolition
of the buildings on Erf/lot, being

Signed at on day of 2012

..... (signature)