

**Proposed Demolition and Additions and Alterations to 5 Windsor Road, New Germany, Pinetown,**

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## **Interim Comment**

**IN TERMS OF SECTION 34(1) OF THE NATIONAL HERITAGE RESOURCES ACT (ACT 25 OF 1999) AND SECTION OF THE KWAZULU-NATAL AMAFA AND RESEARCH INSTITUTE ACT (ACT 05 OF 2018)**

Attention: Mduduzi Prince Mtambo  
Mtambo Events and Projects cc  
16 Heather Road,  
Farningham Ridge,  
Pinetown,  
3610

**Proposed Demolition and Additions and Alterations to Erf 2357 Pinetown, 5 Windsor Road, New Germany, Pinetown, Kwazulu-Natal, Drawing no., DM101-02/22\_MSAP-P, DM100-02/22\_MSAP-P**

The permit application in respect of the above, received on the 31 January 2023 reviewed by the KwaZulu-Natal Amafa and Research Institute (The Institute) on the 12 April 2023 refers.

Please be advised as follows:

### **DISCUSSION**

Amongst other things, the following was discussed:

- The committee noted that since there would be demolition to the gable end tiled roof structure, internal photographs of the structure are required.
- The committee noted that the applicant had not provided previously approved plans by the council and by the Institute (KZN Amafa & R.I) which could further facilitate with the assessment.
- The committee had noted that the applicant had not completed the application form, the applicant had to provide his evaluation of the property on page 2 in order to provide his/her assessment on the significant of the structures on site.

### **Further requirements**

- The committee require previously approved plans e.g., all plans which had been done on the previous years and were submitted to the council or to the Institute (KZNARI) for an approval,

failure to provide required items a separate form I application with a fee of R4000 and accompanied with drawings is required.

- The committee require internal photographic images of the building which will be demolished.
- The committee required that the applicant to complete page 2 of the KwaZulu-Natal Amafa & Research institute Form which would assist with assessment from the applicant findings.

Public Participation: the applicant will be notified of the level of public participation required and will have to bear the costs thereof. Neighbours, Ward Councillors, and Heritage Societies should be consulted in the case of demolition & development applications. Owners & residents of properties within 100m must be consulted for demolition applications. All documentation submitted is retained for record purposes and interested and affected parties may apply to view the documentation.

Written responses/requests for reconsideration of the application or consideration of new information must be loaded to the case on Sahris (email [khanyi.zondi@amafainstitute.org.za](mailto:khanyi.zondi@amafainstitute.org.za)) within 30 days of the date of this letter or any requirements/decisions contained herein will be considered final. Extensions of this time frame can be requested upon receipt of motivation.

Required additional information or revised drawings must be submitted within six months from the date of this letter or the application will lapse and a new application will be required.

**THIS LETTER DOES NOT CONSTITUTE FORMAL APPROVAL OF THE PROPOSAL SUBMITTED TO THE INSTITUTE. UNAUTHORISED WORK CARRIED OUT ON THE ABOVE SITE WILL BE IN CONTRAVENTION OF THE KWAZULU-NATAL AMAFA AND RESEARCH INSTITUTE ACT (5 of 2018).**

Should you have any further queries, please contact the designated official using the case number quoted above in the case header.

Yours faithfully



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Philani Ndabezitha  
Senior Heritage Officer  
KwaZulu-Natal Amafa and Research Institute



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Mxolisi Dlamuka  
Head of Secretariat and Administration  
KwaZulu-Natal Amafa and Research Institute

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**ADMIN:**

Direct URL to case: <https://sahris.sahra.org.za/node/612438>

Terms & Conditions:

1. This approval does not exonerate the applicant from obtaining local authority approval or any other necessary approval for proposed work.
2. If any heritage resources, including graves or human remains, are encountered they must be reported to the Institute immediately.
3. The Institute reserves the right to request additional information as required.