

**APPLICATION FORM
NOTIFICATION OF INTENT TO DEVELOP (NID)
SECTION 38 (1) AND SECTION 38 (8)**

Heritage Western Cape Reference No:

To be completed by the applicant

22081708

Completion of this form is required by Heritage Western Cape for the initiation of all impact assessment processes under Section 38 (1) & (8) of the National Heritage Resources Act (NHRA)

As per Section 38 (1) (e) of the NHRA, submission of the NID must be initiated at the earliest stage of development. Should the development trigger any other legislation, practitioners may submit the NID without formal submission to other statutory bodies in order to comply with the NHRA.

This form is to be read in conjunction with the HWC Notification of Intent to Develop, Heritage Impact Assessment, (Pre-Application) Basic Assessment Reports, Scoping Reports and Environmental Impact Assessments, Guidelines for Submission to HWC

Whilst it is not a requirement, it may expedite processes and in particular avoid calls for additional information if certain of the information required in this form is provided by a heritage specialist/s with the necessary qualifications, skills and experience. All sections of the form must be completed in order to deem the application to be complete.

Making an incorrect statement or providing incorrect information may result in all or part of the application having to be reconsidered by HWC in the future, or submission of a new application.

The following information is to be included upon submission to HWC:

1. Proof of payment with correct reference number
2. Completed and signed application form – the application form must be completed in full in order to be considered
3. Power of Attorney
4. Locality Map
5. Images of the site and its context
6. Additional information pertaining to the heritage of the site

Application and associated documentation to be emailed to ceoheritage@westerncape.gov.za

A. APPLICABILITY OF THE NATIONAL ENVIRONMENTAL MANAGEMENT ACT (NEMA)

Department of Environmental Affairs Development Planning (Western Cape); Department of Mineral Resources (National); Department of Environmental Affairs (National);
Reference Number (if applicable):

Please tick the applicable section:

This application is made in terms of Section 38(8) of the NHRA and an application under NEMA has been made to the following authority: **Department of Environmental Affairs Development Planning (Western Cape)**

This development will not require a NEMA application.

B. BASIC DETAILS**PROPERTY DETAILS:**

Name of property:	
Street address or location (eg: off R44): Corner of Schuurmansfontein Road and R301, Paarl South	
Erf or farm number/s: Portion 11 of Farm 1426, Paarl	Coordinates: S 33° 49' 36.76" E 18° 59' 54.81" (A logical centre point. Format based on WGS84.)
Town or District: Paarl South/Drakenstein	Municipality: Drakenstein
Extent of property: 27.48 ha	Current use: Vacant
Predominant land use/s of surrounding properties: Vacant land, small holdings with various uses such as a veterinary clinic and fruit processing plant, residential (Drakenstein Prison houses for wardens); land being developed.	

REGISTERED OWNER OF PROPERTY:

Name and Surname: Future Megawatt (Pty) Ltd		
Address C/O Oosterland & Driebergen Street, Unit H, Dal Josafat, Paarl 7620		
Telephone	Cell	E-mail: c/o walter@pdprop.co.za
APPLICANT/ AUTHORISED AGENT:		
Name and Surname: Lize Malan		
Address: PO Box 3421, Matieland, 7602		
Telephone	Cell 0834400953	E-mail :lize@lizemalan.co.za
By the submission of this form and all material submitted in support of this notification (ie: 'the material'), all applicant parties acknowledge that they are aware that the material and/or parts thereof will be put to the following uses and consent to such use being made: filing as a public record; presentations to committees, etc; inclusion in databases; inclusion on and downloading from websites; distribution to committee members and other stakeholders and any other use required in terms of powers, functions, duties and responsibilities allocated to Heritage Western Cape under the terms of the National Heritage Resources Act. Should restrictions on such use apply or if it is not possible to copy or lift information from any part of the digital version of the material, the material will be returned unprocessed. All sections of the form have been completed.		

Signature of Owner:

Date:

Should the owner not be able to sign, the applicants/ agents must attach copy of power of attorney to this form.

Signature of Applicant/ Authorised Agent:


Date: 10 August 2022

Applicants/ agents must attach copy of power of attorney to this form.

C. DEVELOPMENT DETAILS:

Please indicate below which of the following Sections of the National Heritage Resources Act, or other legislation has triggered the need for notification of intent to develop.

<input type="checkbox"/>	S38(1)(a) Construction of a road, wall, powerline, pipeline, canal or other similar form of linear development or barrier over 300m in length.	S38(1)(c) Any development or activity that will change the character of a site -						
<input type="checkbox"/>	S38(1)(b) Construction of a bridge or similar structure exceeding 50m in length.							
<input checked="" type="checkbox"/>	S38(1)(d) Rezoning of a site exceeding 10 000m ² in extent.							
<input type="checkbox"/>	Other triggers, eg: in terms of other legislation, (ie: National Environment Management Act, etc.) Please set out details:	<table border="1"> <tr> <td><input checked="" type="checkbox"/></td> <td>(i) exceeding 5 000m² in extent;</td> </tr> <tr> <td><input type="checkbox"/></td> <td>(ii) involving three or more existing erven or subdivisions thereof;</td> </tr> <tr> <td><input type="checkbox"/></td> <td>(iii) involving three or more erven or divisions thereof which have been consolidated within the past five years.</td> </tr> </table> <p>If you have checked any of the three boxes above, describe how the proposed development will change the character of the site:</p> <p>The site is currently largely vacant – thus the proposed development will change the character of the site from undeveloped to urban/suburban.</p>	<input checked="" type="checkbox"/>	(i) exceeding 5 000m ² in extent;	<input type="checkbox"/>	(ii) involving three or more existing erven or subdivisions thereof;	<input type="checkbox"/>	(iii) involving three or more erven or divisions thereof which have been consolidated within the past five years.
<input checked="" type="checkbox"/>	(i) exceeding 5 000m ² in extent;							
<input type="checkbox"/>	(ii) involving three or more existing erven or subdivisions thereof;							
<input type="checkbox"/>	(iii) involving three or more erven or divisions thereof which have been consolidated within the past five years.							

If an impact assessment process has also been / will be initiated in terms of other legislation please provide the following information:

Authority / government department (ie: consenting authority) to which information has been /will be submitted for final decision: Western Cape Department of Environmental Affairs and Development Planning

Present phase at which the process with that authority stands: The NEMA process has not commenced yet.

Provide a full description of the nature and extent of the proposed development or activity including its potential impacts:

The project entails a residential and commercial development, consisting of 218 single residential erven ranging in size from 500 to 1000 square meters. The commercial portion of 2,7 ha is situated at the intersection of the R301 and Schuurmansfontein Road. Access to the residential and commercial portions will be taken from Schuurmansfontein Road, as per the requirements of the Provincial Traffic Engineer. The residential development will be screened by planting along Schuurmansfontein Road.

The only heritage resource in the vicinity of the site is the Mandela Prison House and historic farm gateposts, situated at the other end of Schuurmansfontein Road at a distance of 1,1km from the north-western corner of the site. The proposed development will not impact on the sense of place of the setting of the house or the historic gate structure. Note that although the R301 (Wemmershoek Road) is indicated as a scenic route, the designation only applies to views to the east of the road onto the Wemmershoek Mountains. Views to the west are not regarded as important. Thus the small holdings to the west of this road, which includes the site in question, does not fall within a proposed heritage overlay zone and has been designated for mixed-use development in the Drakenstein SDF.

Estimated value cost of the project in South African Rands: R130 000 000

D. ANTICIPATED IMPACTS ON HERITAGE RESOURCES

Section 3 of the National Heritage Resources Act sets out the following categories of heritage resource as forming part of the national estate. Please indicate the known presence of any of these by checking the box alongside and then providing a description of each occurrence, including nature, location, size, type

Failure to provide sufficient detail or to anticipate the likely presence of heritage resources on the site may lead to a request for more detailed specialist information.

Provide a short history of the site and its environs (Include sources where available):

PLEASE REFER TO ATTACHED DOCUMENT.

Please indicate which heritage resources exist on the site and in its environs, describe them and indicate the nature of any impact upon them:

<input type="checkbox"/>	<p>Places, buildings, structures and equipment of cultural significance</p> <p>Description of resource:</p> <p>Description of impact on heritage resource:</p>
<input type="checkbox"/>	<p>Places to which oral traditions are attached or which are associated with living heritage</p> <p>Description of resource:</p> <p>Description of impact on heritage resource:</p>
<input type="checkbox"/>	<p>Historical settlements and townscapes</p> <p>Description of resource:</p> <p>Description of impact on heritage resource:</p>
<input type="checkbox"/>	<p>Landscapes and natural features of cultural significance</p> <p>Description of resource:</p> <p>Description of impact on heritage resource:</p>
<input type="checkbox"/>	<p>Geological resources of scientific or cultural importance</p> <p>Description of resource:</p>

	Description of impact on heritage resource:
<input type="checkbox"/>	<p>Archaeological resources (Including archaeological sites and material, rock art, battlefields & wrecks):</p> <p>Description of resource:</p> <p>Description of impact on heritage resource:</p>
<input type="checkbox"/>	<p>Palaeontological resources (ie: fossils):</p> <p>Description of resource:</p> <p>Description of impact on heritage resource:</p>
<input type="checkbox"/>	<p>Graves and burial grounds (eg: ancestral graves, graves of victims of conflict, historical graves & cemeteries):</p> <p>Description of Resource:</p> <p>Description of Impact on Heritage Resource:</p>
<input type="checkbox"/>	<p>Other human remains:</p> <p>Description of resource:</p> <p>Description of impact on heritage resource:</p>
<input type="checkbox"/>	<p>Sites of significance relating to the history of slavery in South Africa:</p> <p>Description of resource:</p> <p>Description of impact on heritage resource:</p>
<input type="checkbox"/>	<p>Other heritage resources:</p> <p>Description of resource:</p> <p>Description of impact on heritage resource:</p>
<p>Describe elements in the environs of the site that could be deemed to be heritage resources: The Mandela Prison House and historic gateposts of the farm, Langerug to situated at the furthest end of Schuurmansfontein Road.</p> <p>Description of impacts on heritage resources in the environs of the site: The proposed development, largely screened from Schuurmansfontein Road and at a distance of 1,1 km at the nearest point from the house, will not impact on the sense of place of the setting of the Mandela Prison House, nor the historic gateposts.</p>	

Summary of anticipated impacts on heritage resources: NONE

E. ILLUSTRATIVE MATERIAL:

Attach to this form a minimum A4 sized locality plan showing the boundaries of the area affected by the proposed development, its environs, property boundaries and a scale. The plan must be of a scale and size that is appropriate to creating a clear understanding of the development.

Attach also other relevant graphic material such as maps, site plans, satellite photographs and photographs of the site and the heritage resources on it and in its environs. These are essential to the processing of this notification.

Please provide all graphic material on paper of appropriate size and on CD/ USB in JPEG format. It is essential that graphic material be annotated via titles on the photographs, map names and numbers, names of files and/or provision of a numbered list describing what is visible in each image.

F. RECOMMENDATION

In your opinion do you believe that a heritage impact assessment is required? Yes No

Recommendation made by:

Name **Lize Malan**

Capacity **Heritage Practitioner**

PLEASE NOTE: No Heritage Impact Assessment should be submitted with this form or conducted until Heritage Western Cape has expressed its opinion on the need for such and the nature thereof.

G. INFORMATION TO BE PROVIDED AND STUDIES TO BE CONDUCTED AS PART OF THE HERITAGE IMPACT ASSESSMENT (HIA)

If it is recommended that an HIA is required, please complete this section of the form.

DETAILS OF STUDIES TO BE CONDUCTED IN THE INTENDED HIA

In addition to the requirements set out in Section 38(3) of the NHRA, indicate envisaged studies:

<input type="checkbox"/>	Heritage resource-related guidelines and policies.
<input type="checkbox"/>	Local authority planning and other laws and policies.
<input type="checkbox"/>	Details of parties, communities, etc. to be consulted.
<input type="checkbox"/>	Specialist studies, eg: archaeology, palaeontology, architecture, townscape, visual impact, etc. Provide details:
<input type="checkbox"/>	Other. Provide details:

PLEASE NOTE: Any further studies which Heritage Western Cape requires should be submitted must be in the form of a single, consolidated report with a single set of recommendations. Specialist studies must be incorporated in full, either as chapters of the report, or as annexures thereto.
Please refer to the *Guidelines for Heritage Impact Assessments required in terms of Section 38 of the National Heritage Resources Act (Act 25 of 1999)*