

ALBERT VAN JAARVELD

B.A. (Hons)(Pret); M.A. (Rhodes)
HERITAGE RESOURCE MANAGER
ERFENIS-HULPBRONBESTUURDER

T 035 340 2299
F 086 543 8468
C 082 445 5440

Email: albertvj@iafrica.com

P.O. Box 292
Mthunzini
3867



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**HERITAGE SURVEY:
THE RENISHAW ESTATE, SCOTTBURGH, KZN SOUTH COAST**

DRAFT REPORT ON STATUS QUO

Attention:

Mark Ryan
Environmental Consultant
Sivest Environmental Division
PO Box 1899
Umhlanga Rocks 4320
Tel: 031 581 1500
Fax: 031566 2371
Email: markr@sivest.co.za

Cc:

Sello Makhanya
Principal Heritage Officer
AMAFA aKwaZulu/Natali
PO Box 2685
Pietermaritzburg 3200
Tel: 033 394 6543
Fax: 033 342 6097
Email: Amafa.pmb2@mweb.co.za

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Executive Summary

Crookes Brothers Limited is the owner of approximately 1 800 hectares of land situated directly West of Scottburgh on the KZN South Coast. The land has been extensively farmed since the latter half of the 19th century. The Company is currently in the process of re-evaluating their business operations as a result of the decrease in the price of sugar over the past two decades, which resulted in declining profits. SIVEST Environmental has been appointed by Crookes Brothers to obtain an understanding of the current status of their land from an environmental, social, economic and heritage perspective after which full Environmental Impact Assessments will follow for the parcels of land identified for development. Sivist Environmental has sub-contracted Albert van Jaarsveld to do a Heritage Impact Assessment in order to obtain an understanding of the current Heritage Resources on the affected land - this includes archaeological and historical resources such as defined by current National Heritage Legislation (Act 25 of 1999).

Following a desktop survey (which included scanning of the Provincial Register of Heritage Resources), a site visit took place on 30 and 31 October 2009 during which various heritage were identified and photographed, including:

- Middle to Later Stone Age sites of LOW significance
- A Later Iron Age site of LOW significance
- Various buildings over 60 years of age which are protected by law, such as staff housing (Indian and white)
- Two cemeteries
- Remains of an old sugar mill
- A retirement village

Currently Crookes Brothers has no fixed proposal regarding the farmland and buildings. The archaeological sites which were detected during the survey are of no major concern as these sites are of LOW significance.

Renishaw however has a rich history and has buildings of architectural value that should be preserved for future generations. It is recommended that the buildings with heritage status are suitable to become part of any kind of development. It should be made clear that any building over 60 years of age is protected by heritage legislation. Demolition or alterations are subject to permits issued by Amafa/aKwaZulu-Natali. Before final recommendations regarding future development are made, it is recommended that the services of a consultant with experience in historical architecture be employed.

1. Background

Crookes Brothers Limited is the owner of about 1 800 hectares of land situated directly west of Scottburgh on the KZN South Coast. Farming operations started here as far back as 1860 by the founder of the group, Samuel Crookes, who immigrated to South Africa during the same year. Crookes Brothers Limited was established in 1913 by Samuel Crookes's three sons: George, Fred and John. Over the years the company has grown into a large farming and business operation and is the one and only 19th Century sugar company still in private hands – Reynolds Brothers, Illovo, Tongaat Sugar and J H Hulett and Sons all having been taken over through amalgamation or incorporation into bigger companies.

Crookes Brothers Limited is currently in the process of re-evaluating their business operations. Due to the constant decrease in the price of sugar over the past two decades, profits from sugarcane farming have declined steadily causing Crookes Brothers to abandon farming operations on less-profitable land. Consequently, Crookes Brothers have embarked on a process to develop a number of properties in the Scottburgh, Craigieburn and Clantsthal areas. For this reason, Crookes Brothers has appointed SIVEST Environmental Division to obtain an understanding of the current status of the areas from an environmental, social, economic and heritage perspective after which full Environmental Impact Assessments will follow for the parcels of land identified for development.

SIVEST Environmental Division appointed Albert van Jaarsveld to do a Heritage Impact Assessment in order to obtain an understanding of the current Heritage Resources on the affected land. This includes:

- A brief site visit to establish what heritage resources are present on site and surrounds
- Liaise with members of Crookes Brothers Limited to obtain local knowledge of the site in terms of heritage resources

- Determine the nature, extent and significance of any heritage resources that might be present within the proposed Renishaw Estate and surrounds
- Provide recommendations on what heritage resources should be maintained in the development proposal
- Provide input into the proposed layout for the property to guide the developers to ensure that heritage resources on site are protected and that linkages to adjacent heritage sites/resources are promoted
- Provide comment on the final development proposal presented.

2. Details of consultant and ability to perform the service

Albert van Jaarsveld is currently Acting HOD of the Dept of History, University of Zululand. He obtained the degrees BA and BA (Hons) (Archaeology and History) cum laude from the University of Pretoria. He also has a Masters in History from Rhodes University (1986). He is a member of several professional societies, including the SA Archaeological Society (SAAS), Association of Southern African Professional Archaeologists (ASAPA – cultural resources management section) and South African Historical Society (SAHS) and is an AMAFA credited Cultural Heritage Resources practitioner. He is the author of several scientific publications (books and articles) and has completed about 120 Heritage Impact Assessments in several provinces for several companies and institutions over the past five years, including major power transmission lines (such as Perseus-Hydra 765kv, Arcus Gibb). His detailed CV is available on request.

Field assistant Bruce Hopwood holds two BA (Hons) degrees from the Universities of Rhodes and Stellenbosch and is an experienced field worker, having been involved in most projects referred to above.

3. Heritage Legislation in South Africa

Cultural heritage resources can broadly be defined as “physical features, both natural and man-made, associated with human activity”. South African heritage legislation stretches further than the restricted definition above by also including invisible and intangible beliefs, ideas and oral traditions, which are regarded as important as physical cultural objects. Also included are fossils and meteorite sites. Heritage resources reflected in South African heritage legislation (Act No 25 of 1999) include the following:

- a) Places, buildings, structures and equipment;
- b) Places to which oral traditions are attached or which are associated with living heritage;
- c) Historical settlements and townscapes;
- d) Landscapes and natural features;
- e) Geological sites of scientific or cultural importance;
- f) Archaeological and palaeontological sites;
- g) Graves and burial grounds, including –
 - (i) Ancestral graves,
 - (ii) Royal graves and graves of traditional leaders,
 - (iii) Graves of victims of conflict,
 - (iv) Graves of important individuals,
 - (v) Historical graves and cemeteries older than 60 years, and
 - (vi) Other human remains, which are not covered under the Human Tissues Act, 1983 (Act No. 65 of 1983 as amended);
- h) Sites of significance relating to the history of slavery in South Africa;
- i) Movable objects, including –
 - (i) Objects recovered from the soil or waters of South Africa including archaeological and palaeontological objects and material, meteorites and rare geological specimens;
 - (ii) Ethnographic art and objects;
 - (iii) Military objects;
 - (iv) Objects of decorative art;
 - (v) Objects of fine art;

- (vi) Objects of scientific or technological interest;
- (vii) Books, records, documents, photographic positives and negatives, graphic, film or video material or sound recordings; and
- (viii) Any other prescribed categories.

But excluding any object made by a living person.

The above act - section 38 (1) – requires a Heritage Impact Assessment in case of:

- a) The construction of a road, wall, power line, pipeline, canal or other similar form of linear development or barrier exceeding 300m in length;
- b) The construction of a bridge or similar structure exceeding 50m in length;
- c) Any development or other activity which will change the character of a site
 - (i) Exceeding 5 000m² in extent; or
 - (ii) Involving three or more existing erven or subdivisions thereof; or
 - (iii) Involving three or more erven or subdivisions thereof which have been consolidated within the past five years; or
- d) The costs of which will exceed a sum set in terms of regulations by SAHRA or a provincial heritage resources authority;
- e) The re-zoning of a site exceeding 10 000m² in extent; or
- f) Any other category of development provided for in regulations by SAHRA or a provincial resources authority.

SAHRA (South African Heritage Resources Agency) requires sufficient information about identified heritage sites to enable it to assess with confidence:

- a) Whether or not it has objections to a development
- b) What the conditions are upon which such development might proceed
- c) Which sites require permits for mitigation or destruction
- d) Which sites require mitigation and what this should comprise

- e) Whether sites must be conserved and what alternatives can be proposed that may re-locate the development in such a way as to conserve other sites, for example, by incorporating them in a wilderness area, or under a parking space; and
- f) What measures should/can be put in place to protect the sites that should be conserved.

While grading (field rating or field significance) is actually the responsibility of the heritage resources authorities, all reports should include Field Ratings for the sites, to comply with Section 38 of the legislation, for example:

- National: Grade I significance e.g. resources such as the Castle in Cape Town (non-movable and no-go areas for any developer)
- Provincial: Grade II significance such as Later Stone Age engravings and paintings (non-movable and to be avoided as no-go areas)
- Local: Grade III A significance; where mitigation is not advised and the site should be retained as a heritage site of high significance
- Local: Grade III B significance; where a section of a site should be mitigated and part should be retained as a heritage site (high significance)
- Generally Protected A: where sites should be mitigated before destruction (generally high/medium significance)
- Generally Protected B: sites of medium significance that should be mitigated before development
- Generally Protected C: sites sufficiently recorded before development/construction (low significance)

Other sections of the Act with relevance are:

34 (1) No person may alter or demolish any structure or part of a structure which is older than sixty years without a permit issued by the relevant provincial heritage resources authority.

(2) Within three months of the refusal of the provincial heritage authority to issue a permit, consideration must be given to the protection of the place concerned in terms of one of the formal designations provided for in Part 1 of this Chapter.

(3) The provincial heritage resources authority may at its discretion, by notice in the Provincial Gazette, make an exemption from the requirements of subsection (1) within a defined geographical area, or for certain defined categories of site within a defined geographical area, provided that it is satisfied that heritage resources falling into the defined area or category have been identified and are adequately provided for in terms of the provisions of part 1 of this Chapter.

(4) Should the provincial heritage resources authority believe it to be necessary it may, following a three-month notice period published in the Provincial Gazette, withdraw or amend a notice under subsections (3).

The above legislation aims to promote and protect South Africa's rich cultural heritage so that future generations may bequeath this unique and precious aspect of our heritage to following generations.

4. Method

The first step forms part of the desktop assessment. The database of the Natal Museum, Loop Street, Pietermaritzburg, was consulted to establish whether any archaeological/historical sites on the Provincial Register are present on or near the affected areas. These include former National and Provincial Monuments, cemeteries and graves as well as other general heritage sites of interest. Umlando Archaeological and Tourism Management (see source list), Richards Bay, has kindly shared all information in this regard. Author's own databases have also been consulted.

Secondly, secondary material (books and articles) which might bear any light on the topic have been consulted. Current Provincial and National legislation have also been scrutinised (see Section 3 of this report).

Thirdly, a site visit by Mr Bruce Hopwood, field assistant, and myself took place on 30 and 31 October 2009. Mr Gareth Hanson, farm manager, accompanied us on an orientation visit on 30 October and pointed out various buildings of historical interest. Crookes Brothers kindly made the publication “Renishaw: The Story of the Crookes Brothers” by Anthony Hocking available for background information. This book, which was commissioned by the Company, provided valuable insight into the history of the property and its buildings.

Following the orientation visit, a road/windscreen survey was done of potential archaeological sites (Stone and Iron Ages). It must however be clearly stated that a proper archaeological survey did not take place as the affected area is simply too big. The few sites identified are an indication of what could be present. When pockets of land for development have been identified a proper archaeological survey of these areas will have to follow.

Photographs of buildings older than 60 years of age and archaeological sites were taken with a six mega pixel Sony Cybershot digital camera and GPS co-ordinates were taken with a handheld Garmin 75 Global Positioning System. SIVEST Environmental Division kindly supplied aerial photographs of the area.

Ground visibility in the sugarcane fields was relatively clear, with cane having been cut recently. Unfortunately the same cannot be said for river frontages, where indigenous vegetation as well as alien invaders made visibility extremely difficult. In this regard it must be mentioned that Early Iron Age sites frequently occur on fertile soil on riverbanks – the Early Iron Age being of particular importance as it represents the period when KZN’s first farmers entered the area during the first millennium after Christ. Several of these sites are present on the North Coast and South Coast and occurrence stretches as far south as the Transkei coast.

5. Description of the affected environment and results of survey

a) Location

To reach the site: From Durban travel south on the N2 for approximately 60 kms and take the Scottburgh turn-off to left. About 200 metres from the freeway exit on the right and follow gravel road to Crookes Brothers head office. (See KZN 1:50 000 map 3030 BD)

The land is approximately 1 800 hectares in extent and falls within the jurisdiction of the Ugu district, Umdoni and eThekweni Municipalities (see maps provided).

b) The Provincial Register, Natal Museum, Pietermaritzburg

The accompanying two Google images (see appendix) display the historical sites listed in the provincial Register (green dots with black circles). The only site present on Renishaw Estate is the main cemetery. All the other sites in the near vicinity date from the Middle to Later Stone Age (occurrence of lithic artefacts). Author has identified the same at Ifafa on an earlier survey.

c) Archaeological Sites at Renishaw

The archaeological sites identified at Renishaw were observed during a drive-by survey limited to sugarcane fields as well as spot checks on foot at certain places. There was no time to complete a thorough archaeological survey of the entire 1 800 hectares. It is emphasised once again that such surveys are to take place during the EIA process only after pockets of land have been identified for development.

Middle Stone Age artefacts were observed in a sugarcane field to the west of the property at S 30° 13' 05,9" and E 30° 45' 52,3" (elevation: 64m). Artefacts were also observed towards the northern side of the property in sugarcane land at S 30° 14' 47,8" and E 30° 45' 43,7" (elevation: 82,5m). These sites do NOT represent 'industries' and are of

LOW significance – to such an extent that author is hesitant to describe them as proper ‘sites’. However this is an indication that more sites may be detected in a follow-up survey on land earmarked for development.

Later Iron Age potsherds were observed on a hilltop in a sugarcane field at S 30° 15' 57,9" and E 30° 42' 25,5" (elevation: 186m). The potsherds were relatively thin reddish in colour (inside) and burnt black on the outside and were without any decoration, as very often is the case with Later Iron Age potsherds. No lips were observed. It seems as the potsherds stem from a very brief occupancy of Later Iron Age peoples as relatively very little cultural material has survived. It is therefore also of LOW significance.

d) The Historical Period

- Black and Indian occupation of land since the 1850's

Archival sources as well as contemporary sources from travellers, suggest that Natal was rather depopulated during the time of Shaka and the Mfecane (1819-1828). It was only after Boer settlement (which brought stability to the area), that Africans from the north started settling in great numbers in the area south of the Tugela (Lambert 1995; Mahoney 1998. Also see J Bird 1890: 2-3).

Following British annexation of Natal in 1843, the British had to face the problem of dealing with thousands of refugees, many of them tribesmen returning to the land from which they had been driven by Shaka, who had re-entered the colony. Martin West, the first Natal Lt-Governor and his diplomatic agent Theophilus Shepstone estimated the number of refugees they had to deal with at 100 000. ‘Locations’ were beacons off for the returned Africans – many of whom also settled on land demarcated for White occupation through labour-tenancy or rent-tenancy.

These Africans were administered through the 'Shepstone' system. The Native Land Act of 1913 confirmed Native Reserves, while the Native Trust and Land Bill of 1936 added more land. It is unsure how many Blacks were settled on Renishaw Estate at this stage. Nineteen chiefs were settle in the Umzinto District in 1933, representing the Bheleni, Bombo, Cele, Dumisa, Dungeni, Hlokozi, Hlongwa, maFuze, Mkhize, Ndelu, Nhlangwini, Nynswa, Qwabe, Thulini and Wohlo tribes. A total of 10 766 Africans were settled on private land and 6 514 on location land totalling an African population of 17 280 for the Umzinto district. (Van Warmelo 1936: 32 – also see map).

As a result of the labour shortage in Natal at the time (1860) a solution was sought in the import of Indian labourers. In 1888 Natal planters employed 5 985 Indians, compared with 2 950 Africans. Crookes Brothers was no exception and hence the origin of 'Chinatown', its cemetery and temple.

- **Buildings over 60 years of age**

Over the years Crookes Brothers was responsible for the erection of several buildings on the property ranging from offices to housing for owners and employees. The impressive stately homes 'The Cedars', 'Ellingham' and 'Finningley' built for the three sons of Samuel Crookes are today no longer part of the land owned by Crookes Brothers Limited and are situated on neighbouring farms. This is a pity, as these houses are excellent tourist attractions and possible B&B accommodation.

The buildings on Renishaw Estate can be classified in two categories: Those older than 60 years of age and as such protected by Heritage legislation and those more recent and built as staff accommodation and offices.

The buildings over 60 years of age include:

- **Cypress Hill:** This is the oldest house on Renishaw Estate. Samuel Crookes and family moved into this wood-and-iron structure in 1882 following the transfer of 'Maryland' to Samuel. It is not sure in which year it was erected. The condition is fairly good and the house is occupied to this day. (Hocking 1992: 72-73).
GPS co-ordinates: S 30° 16' 56,3" and E 30° 43' 46,6". Elevation: 93m.
- **Restilridge:** Built by John Crookes on Maryland and occupied by him and his wife after their wedding in 1913. (Hocking 1992: 7107). The house must have been completed soo before. It is today occupied by the general manager of Crookes Brothers and is in good condition.
GPS co-ordinates: S 30° 17' 00,5" and E 30° 43' 43,6".
Elevation: 79,5m.
- **Retirement Village:** Four cottages older than 60 years of age occur at S 30° 16' 50,2" and E 30° 43' and 59,7" as well as S 30° 16' 50,5" and E 30° 43' 57,4".
- **The Anvil Sports Club:** This wood-and-iron building is in good condition and still in use. (S 30° 16' 55" and E 3-° 43' 58,4".)
- **Maryland Avenue:** A cluster of cottages at various positions (see photographs). All these are still occupied.

- **The Boarding House at Renishaw:** Accommodation built for White male single staff. This brick-faced building was erected in the early 20th Century and has been restored.
GPS co-ordinates: S 30° 17' 08,2" and E 30° 44' 12,8".
Elevation: 35,4m.

- **Remains of old sugar mill:** Original red-brick chimney stack still stands at S 30° 17' 09,7" and E 30° 44' 13,2". Elevation: 20,6m.

- **Workshop and storerooms:**
S 30° 17' 09,4"
E 30° 44' 16,6"
Elevation: 6,8m.

- **Maranatha Evangelical Church:**
Although unembellished with any decoration, this simple church building is believed to be 100 years old, according to Gareth Hansen.
GPS S 30° 16' 58,9" and E 30° 44' 26,3". Elevation: 10m.

- **Chinatown**
Several face brick buildings erected for Indian staff. A wood-and-iron temple is in a rather dilapidated condition. The brick structures are still occupied.

- **An old farmhouse (1930's) occupied by tenants**
This farmhouse has been restored and altered by the tenant.
S 30° 16' 15,0" and E 30° 43' 05,4". Elevation: 148,2m.

- **A ruin (1930's)**

The ruin of an old farmhouse with much of the building material removed from site.

S 30° 16' 00,4" and E 30° 42' 58,7".

- **A building now occupied by a few shop tenants**

S 30° 16' 58,9" and E 30° 44' 26,3". Elevation: 11m.

- **Chimney of original sugar mill**

The red brick chimney of the original sugar mill is adjacent to the cemetery and is all that remains of the original mill.

Buildings younger than 60 years of age include the group of houses in Lourie Land (about 10) as well as the present Company head office. The sandstone Renishaw Chapel adjacent to the cemetery was erected in 1960 and is a fine piece of architecture in the gothic style with a church spire (S 30° 17' 06,2" and E 30° 44' 08,6". Elevation: 38,9m).

- **Cemeteries**

These include the main cemetery next to the Renishaw Chapel where several members of the Crookes and Landers families are buried. The Indian cemetery is adjacent to Chinatown.

Graves older than 60 years of age are protected by Heritage legislation and the above cemeteries will have to form part of any possible development.

6. Impact of proposed development on existing cultural Heritage resources

Currently Crookes Brothers has no fixed proposal regarding abandoned farmland as well as land still being farmed. The archaeological sites, which were detected during the survey, are of no major concern as these are sites of LOW significance.

After desktop research and the site visit it became clear that Renishaw has a rich history and has much of architectural value that should be preserved for future generations. It is recommended that the buildings with heritage status are suitable to become part of any kind of development – whether it be a game farm, a housing development (such as a golf course estate) or if certain sections of the property become part of a Westward Scottburgh township development.

It should be made clear at this stage that any building over the age of 60 years is protected. Demolition or alterations are subject to permits issued by AMAFA/aKwaZulu-Natali. The same applies to graves and cemeteries.

7. Recommended management/mitigation activities

This will be determined by the eventual decision on what type of development Crookes Brothers is considering. The South African and Provincial Heritage legislation is very clear on this issue. Specific guidelines can only be decided/recommended upon once this issue has been resolved. It is recommended that the services of a consultant with experience in historical architecture be employed to make the final recommendations. (AMAFA can be consulted in this regard).

8. Conclusion

The property owned by Crookes Brothers Limited has a long history and the buildings reflect the important role played - and continues to play - by the Crookes family in the development of the sugar industry and the economical growth of the South Coast commencing in the last half of the 19th Century. It is clear that the history of Renishaw Estates is synonymous with the history of the early colonial pioneers and its material legacy would make a suitable attraction to any future development at Renishaw.

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10. Photographs



Middle Stone Age
artefacts in sugar
cane field.

S30°13'05,9"

E30°45'52,3"



Mahlongwa River

S30°13'23,9"

E30°46'51,9"



Later Iron Age
potshards in
sugar cane field,
also Middle
Stone Age
artefacts.
S30°15'57,9"
E30°42'25,5"



Ruin of house,
probably 1930's.
S30°16'00,4"
E30°42'58,7"



House older than
60 years of age –
occupied by
tenants.

S30°16'15,0"

E30°43'05,4"



Staff quarters
and dining room.

S30°16'33,6"

E30°43'30,2"



Typical house in
Lourie Lane (10
houses).

S30°16'41,2"

E30°44'07,0"



Cypress Hill –
oldest house on
Renishaw Estate.

S30°16'56,3"

E30°43'46,6"



Restil Ridge.

S30°17'00,5"

E30°43'43,6"



Retirement

Village – 3

houses.

S30°16'50,2"

E30°43'59,7"



The Anvil Sports Club.

S30°16'55,1"

E30°43'58,4"



House adjacent to Sports Club.



House: Maryland
Avenue.

S30°16'58,4"

E30°44'01,2"



House: Maryland
Avenue.

S30°16'58,9"

E30°43'59,0'



House: Maryland
Avenue.

S30°16'59,9"

E30°43'59,1"



Chapel and
Graveyard.

S30°17'06,2"

E30°44'08,6"



Chapel and

Graveyard.

S30°17'06,2"

E30°44'08,6"



Renishaw

Boarding House.

S30°17'08,2"

E30°44'12,8"



Brick walls;
remains of Old
Mill.

S30°17'09,7"

E30°44'13,2"



Workshop and
storerooms.

S30°17'09,4"

E30°44'16,6"



Workshop and
storerooms.

S30°17'09,4"

E30°44'16,6"



Maranatha
Evangelical
Church.

S30°17'02,5"

E30°44'25,3"



Shops

S30°16'58,9"

E30°4'26,3"



Indian Temple at
Chinatown



Chinatown



Chinatown

Cemetery.

S30°16'53,4"

E30°44'21,2"



MSA artefacts in
sugar cane.

S30°14'47,8"

E30°45'43,7"

11. Maps



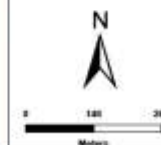
The Renishaw Estate

Node 1

Legend

 Cadastral Boundaries

SOURCE: Ugu District & eThekweni Municipality
GIS Data



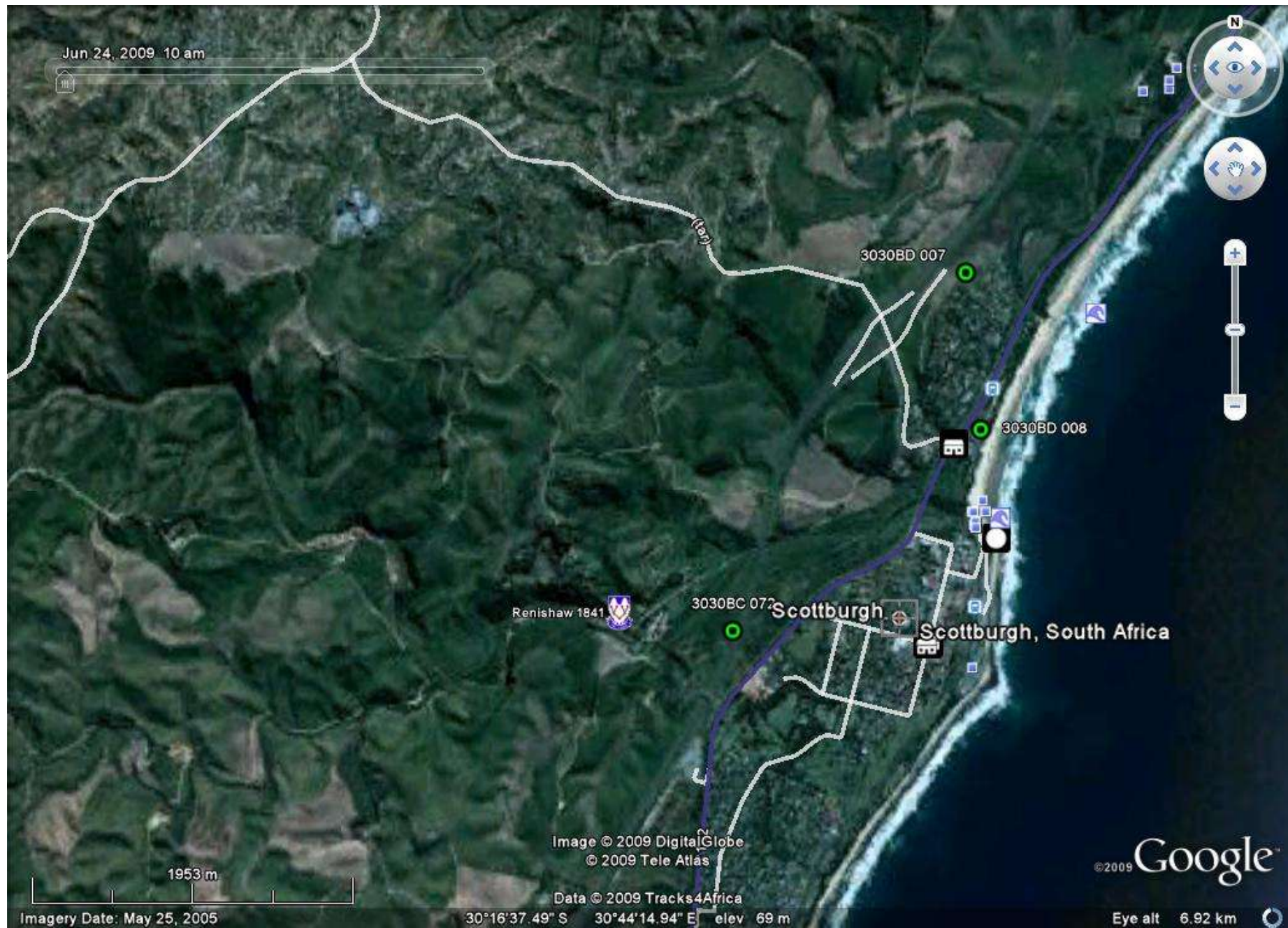
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47 KILIMANJARO, 1-25-2011
LA LUCIA RIDGE OFFICE ESTATE
UMHLANGWA REGION, 4000
SOUTH AFRICA
Phone: +27 31 5811500
Fax: +27 31 5812011
e-mail: info@sivest.co.za

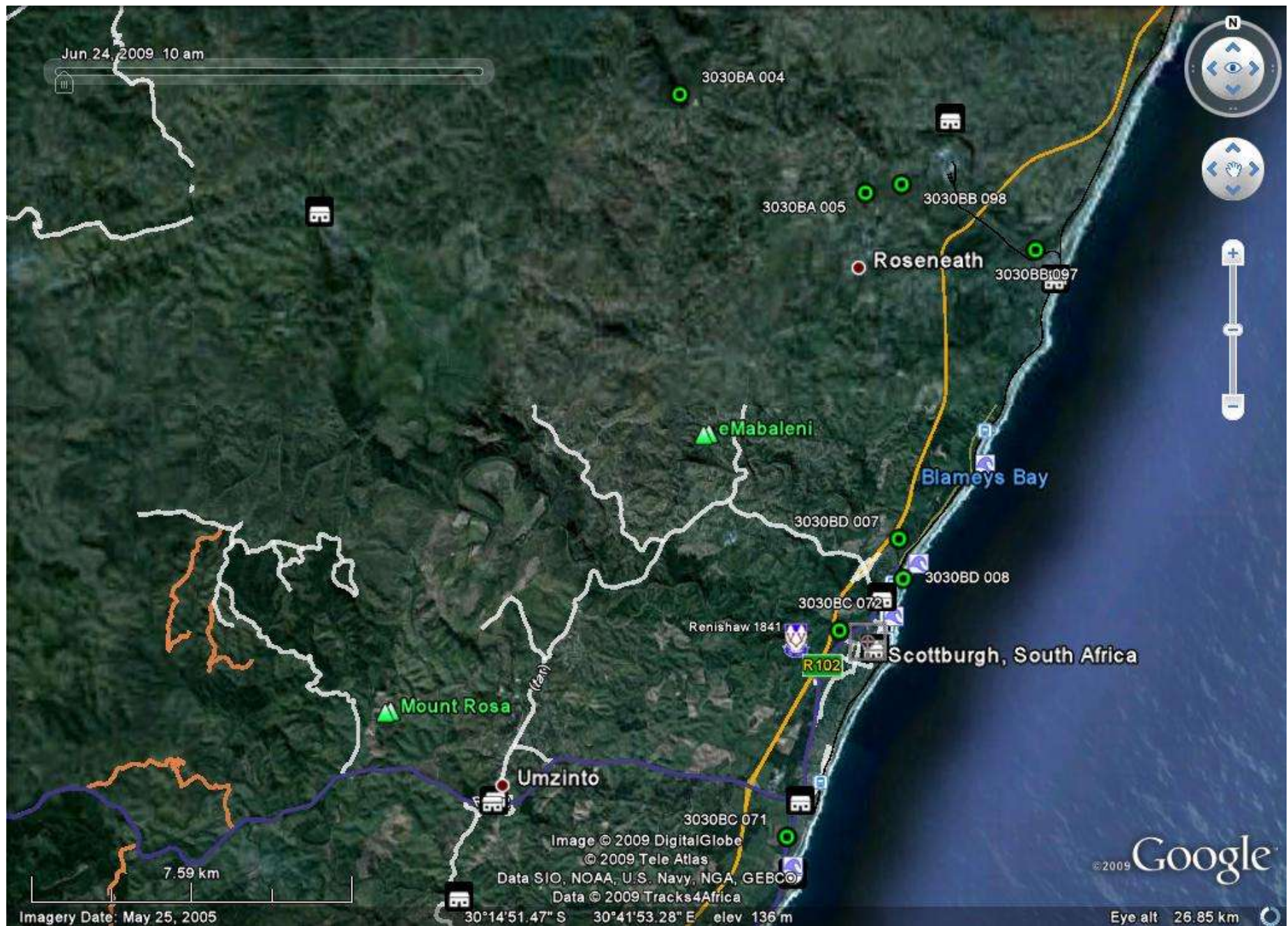
Project No: 10048	Map Ref No	Prepared By M. Ryan	Date 26/10/2009
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THIS MAP HAS BEEN PREPARED UNDER THE CONTROLS ESTABLISHED BY THE SIVEST QUALITY MANAGEMENT SYSTEM AND MEETS THE REQUIREMENTS OF THE SETA QUALITY GRADING SYSTEM THAT IS ISO COMPLIANT







12. Declaration of independence

SPECIALIST REPORT DETAILS

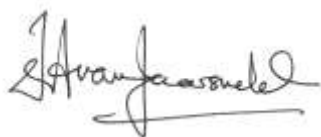
This report has been prepared as per the requirements of Section 33 of GNT 385 – Environmental Impact Assessment Regulations and the National Environmental Management Act (Act No. 107 of 1998)

Report prepared by: *Albert van Jaarsveld*

Expertise/Field of Study: *Heritage*

I, *F.A. van Jaarsveld*, declare that this report has been prepared independently of any influence or prejudice as may be specified by the Department of Agriculture and Environmental affairs.

Signed:



Date	
Document title	
Author	
Revision number	
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Approved	
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For	