

**Proposed residential development at 258 Wakesleigh Road, Bellair**

**PermitID: 3409 REF: 20/165HL , 21/242HL**

**Issued under section 44 of the KwaZulu Natal Amafa and Research Institute Act (Act 05 of 2018) and section 27 of the National Heritage Resources Act (Act 25 of 1999)**

**Permit Holder:** Soobramoney Balakisten

Divine Inspiration Trading 564 PTY (Ltd)

**Approval is hereby given to Soobramoney Balakisten of Divine Inspiration Trading 564 PTY (Ltd) in accordance with the application received on 02/09/2021, for Maintenance/Restoration, Alteration, Additions, Demolition on the site/s: Rem of Lot 1 of Bellair 823.**

Proposed residential development with the restoration and repair of the existing house and outbuildings at 258 Wakesleigh Road, Erf 565, Bellair, Durban, eThekweni, KwaZulu-Natal.

**This permit is issued subject to the following conditions:-**

- 1.1 That the work is carried out strictly in accordance with the application submitted on the 26 January 2021 and additional information received on the 12 November 2021, and in accordance with **M.N. ARCHITECTURAL DESIGNS (M. Narrandes) drawing no.: WR-IH-01 , WR-IH-02 , WR-IH-03 , WR-IH-04 , WR-IH-05 , WR-IH-06 , WR-IH-07 , DATED: 20/10/2020 and LINDSAY NAPIER ARCHITECT drawings 18-26 RR01, 02, 03, 04, 05, 06, & 07, DATED: 2021/11/12, and that the work on the existing buildings runs concurrently with the new buildings on site;**
- 1.2 That in the event of any contemplated deviation, the prior **written approval** of the KwaZulu-Natal Amafa and Research Institute must be obtained;
- 1.3 In such event, a **written motivation** in support of such deviation must be submitted to KwaZulu-Natal Amafa and Research Institute for consideration and;
- 1.4 The KwaZulu-Natal Amafa and Research Institute has the right to inspect the site at any time;
- 1.5 **That all specifications and details for work on the existing buildings and landscaping of the site are cleared before work is undertaken and that the work on the existing buildings is overseen by the Heritage Specialist and specialist Structural Engineer, who must submit monthly reports to the KwaZulu-Natal Amafa and Research Institute on the work being conducted;**
- 1.6 **A final report on the work conducted and the findings must be submitted by the Heritage Specialist to the KwaZulu-Natal Amafa and Research Institute not later than thirty (30) days from the date of practical completion of both the new buildings and the work on the existing buildings, extensions are negotiable;**

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- 1.7 **Compliance for the new buildings shall not be achieved until the work on the existing buildings has reached practical completion;**
- 1.8 All salvageable material not required for re-use on the site must be offered to the KwaZulu-Natal Amafa and Research Institute and selected material must be delivered to the repository at Midmar at the applicant's cost;
- 1.9 Upon discovery, all archaeological and paleontological material becomes the property of the Province of KwaZulu-Natal and must be lodged at the repository the KwaZulu-Natal Amafa and Research Institute.
- 1.10 It is the responsibility of the Applicant to ensure that artefacts are preserved in their original state while in his/her possession;
- 1.11 The Applicant shall be liable for any damage or destruction caused at any site or to any artefact.
- 1.12 The KwaZulu-Natal Amafa and Research Institute shall not be liable for any loss, damage or injuries to any person/s or property caused by any of the activities conducted by the applicant;
- 1.13 That a copy of this permit is kept on the premises at all times during construction work;
- 1.14 **FAILURE TO COMPLY WITH THESE CONDITIONS WILL RENDER ANY ACTIVITY CONDUCTED UNLAWFUL, AND THE KWAZULU-NATAL AMAFA AND RESEARCH INSTITUTE RESERVES THE RIGHT TO CANCEL THIS PERMIT AND TO INSTITUTE CRIMINAL AND/OR CIVIL ACTION AGAINST THE PERSON/S RESPONSIBLE.**
- 1.15 The issuing of this permit does not exempt the Applicant from compliance with any other law, where applicable.

This permit is valid from **29/12/2021 to 29/12/2024 AND IS NOT TRANSFERABLE.**



Ros Devereux  
Head: Built Environment Section  
KwaZulu-Natal Amafa and Research Institute

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

Additional Info:

Maintenance of the main house, Trevean, the adjacent cottage and billiard room, including some minor alterations.

Additional buildings on a vacant area of the site, accessed from Bedford Avenue.

Demolition of the stables block (as per the recommendations of the Heritage Impact Assessment by Robert Brusse)

Please note that this permit may be suspended should an appeal against the decisions be received by the KwaZulu Natal Amafa and Research Institute within 14 days from the date of the permit. The KwaZulu Natal Amafa and Research Institute may not be held responsible for any costs or losses incurred in the event of the suspension or retraction of this permit.

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**ADMIN:** Direct URL to case: <https://sahris.sahra.org.za/node/581851>