

1
Ordinary Council Meeting - 01 July 2021

AGENDA

Ordinary Council Meeting

on

THURSDAY

01 JULY 2021

at

09:00



MUNICIPALITY OF SWAKOPMUND



2
Ordinary Council Meeting - 01 July 2021
MUNICIPALITY OF SWAKOPMUND

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Ref No 5/2/1/1/2

Enquiries: *Aloysia Kahuika*

22 June 2021

The Mayor and Councillors
Municipality
SWAKOPMUND

Dear Sir / Madam

NOTICE: ORDINARY COUNCIL MEETING

Notice is hereby given in terms of Section 14(1)(c) of the Local Authorities Act of 1992, Act 23 of 1992 as amended, of an **ORDINARY COUNCIL MEETING** to be held:

DATE : THURSDAY, 01 JULY 2021

**VENUE : COUNCIL CHAMBERS, MUNICIPAL OFFICE BUILDING,
C/O RAKOTOKA STREET AND DANIEL KAMHO AVENUE,
SWAKOPMUND**

TIME : 09:00

**H. Naruseb
ACTING CHIEF EXECUTIVE OFFICER**

AK/-

INDEX

1.	<u>OPENING BY PRAYER, IF SO DESIRED</u>	
2.	<u>ADOPTION OF THE AGENDA OF THE MEETING OF COUNCIL</u>	
3.	<u>APPLICATIONS FOR LEAVE OF ABSENCE BY MEMBERS OF COUNCIL</u>	
4.	<u>CONFIRMATION OF MINUTES OF THE PREVIOUS MEETING OF COUNCIL</u> (C/M 2021/07/01 - 5/2/1/1/2)	
4.1	Minutes of the Ordinary Council Meeting held on 27 May 2021 . (pp 69/2021 - 84/2021)	
5.	<u>OFFICIAL ANNOUNCEMENTS, STATEMENTS AND COMMUNICATIONS</u>	
6.	<u>INTERVIEWS WITH DEPUTATIONS OR PERSONS SUMMONED OR REQUESTED TO ATTEND THE MEETING OF A COUNCIL</u>	
6.1	Long Service Awards.	
7.	<u>PETITIONS</u> None.	
8.	<u>MOTIONS OF MEMBERS</u> None.	
9.	<u>ANSWERS TO QUESTIONS OF MEMBERS OF WHICH NOTICE WAS GIVEN</u> None.	
10.	<u>REPORT OF THE MANAGEMENT COMMITTEE REFERRED TO IN SECTION 26(1) (E) OF THE ACT</u>	
10.1	<u>REPORT TO COUNCIL ON RESOLUTIONS TAKEN BY MANAGEMENT COMMITTEE DURING JUNE 2021</u>	
		PAGE
	10 (A) Minutes of the Ordinary Management Committee Meeting held on 15 June 2021	21

11. **RECOMMENDATION OF THE MANAGEMENT COMMITTEE**
 11.1 **ORDINARY MANAGEMENT COMMITTEE MEETING HELD ON
 15 JUNE 2021**

ITEM NO	SUBJECT	REF NO	PAGE
11.1.1	Request For Exemption In Terms Of Section 4(2) Of The Public Procurement Act 2015: Project Of Alternative Waste Management System For Effective Management Of Windblown And Illegally Dumped Solid Waste	17/6/2	27
11.1.2	Desert View Township Establishment On The Remainder Of Portion B Of Swakopmund Town And Townlands No. 41	16/1/4/1/4	31
11.1.3	Exchange Of Build Together Erven Due To Building Constraints	M 1741, M 1742	42
11.1.4	Extensions 1, Matutura - First Time Property Owner Sale	16/1/4/2/1/14	48
11.1.5	Confirmation Of Cancellation Of Sale Of Erf 5010, 5012, 5024, And 5027, Extension 1, Swakopmund	E 5010, E 5012, E 5024, E 5027	52
11.1.6	Extension 24: Lelwapa Property Developers Cc Amendment To Division Of Allocation	14/2/1/2	56
11.1.7	Request For Council Resolution To Halt New Applications: 40/40 Housing Project	14/2/1/2	77
11.1.8	Upgrading Of The DRC Fire Brigade Station	4/2/4/1/2/1	79
11.1.9	Application For Transfer Of Right Of Use To Relatives Remaining On Erven In The DRC	14/2/1/2	82
11.1.10	Request To Surrender Build Together Erf 3322 And Remain With Current Plot In DRC Under Social Housing	14/2/1/2, E 3322	143
11.1.11	Application For Extension Of Time: Erf 5021, Swakopmund: Jeaneth Ikua Zerua	E 5021	151
11.1.12	Application For Permission For Prospecting: Swakop Calcite (Pty) Ltd	16/1/3/4	156
11.1.13	Application For Consent To Operate An Administrative Office On Erf 763, Tamariskia	19.03.03.763, T 763	180
11.1.14	Subdivision Of The Remainder Of Portion B Of The Swakopmund Town And Townlands Number 41 Into Portion 182 And Remainder, And The Township Establishment On Portion 182	16/1/4/1/4	193
11.1.15	Request For Additional Funds For Maintenance, Rental And Placing Of Mobile Toilets At Mole And Erf 161-163	14/2/8/2	202
11.1.16	Establishment Of Paypoint Container - By Messrs MTC Namibia	3/1/1/1/1	205
11.1.17	Request Of Change Of Housing Options By Build Together Beneficiaries And Cost Implication For Changing House Type F To House Type G On Erven: 6969, 6962 And 6960	14/2/1/1	207
11.1.18	Confirmation Of Cancellation Of Sale Of Erven 237, 240, 242, And 253 Extension 1, Matutura	M 237, M 240, M 242, M 253	208

12. **REPORTS AND RECOMMENDATIONS OF COMMITTEES OR THE CHIEF EXECUTIVE OFFICER**

None.

13. **DRAFT REGULATIONS AND TARIFFS, IF ANY**

None.

69 / 2021

MINUTES

of an **Ordinary Council Meeting** held in the Council Chambers, Municipal Head Office, Swakopmund on **Thursday, 27 May 2021 at 09:00.**

PRESENT:

Councillor L N Kativa	:	Mayor
Councillor D Am-IGabeb	:	Deputy Mayor
Councillor W O Groenewald	:	Chairperson of MC
Councillor C-W Goldbeck	:	Alternate Chairperson of MC
Councillor P N Shimhanda	:	Member of Management Committee
Councillor B R Goraseb	:	Member of Management Committee
Councillor M Henrichsen	:	Alternate Member of MC
Councillor E Shitana	:	Member of Council
Councillor S Kautondokwa	:	Member of Council
Councillor H H Nghidipaya	:	Member of Council

OFFICIALS:

Mr A Benjamin	:	Chief Executive Officer
Mr M P C Swarts	:	GM: Corporate Service &HC
Mr C McClune	:	GM: Engineering and Planning Services
Mr H !Naruseb	:	GM: Finance
Ms L N Mutenda	:	Acting GM: Health Services & SWM
Mr M Cloete	:	Acting GM: Economic Development Services

ALSO PRESENT:

Also present was one (1) member of the Media and nine (9) members of the public.

1. SCRIPTURE READING AND OPENING BY PRAYER

Reverend Seibeb opened the meeting with a scripture reading and prayer.

2. ADOPTION OF THE AGENDA OF THE MEETING OF COUNCIL

On proposal of Councillor C-W Goldbeck seconded by Councillor W O Groenewald , it was:

RESOLVED:

That the agenda be adopted.

CO: A GM: CS&HC

70 / 2021

3. **APPLICATIONS FOR LEAVE OF ABSENCE AND DECLARATION OF INTEREST BY MEMBERS OF COUNCIL**

3.1 Application for leave of absence:

None.

3.2 Declaration of interest:

None.

4. **CONFIRMATION OF MINUTES**
(C/M 2021/04/29 - A 2/3/5)

4.1 **MINUTES OF AN ORDINARY COUNCIL MEETING HELD ON 29 APRIL 2021**

On proposal of Councillor W O Groenewald seconded by Councillor M Heinrichsen, it was:

RESOLVED:

CO: A
GM: CS&HC

That the minutes of the Ordinary Council Meeting held on 29 April 2021, be confirmed as correct.

5. **OFFICIAL ANNOUNCEMENTS, STATEMENTS AND COMMUNICATIONS**

(C/M 2021/04/29 - A 2/3/5)

Honourable Councillors, Apostle V Siebeb, The Chief Executive Officer, Mr Alfeus Benjamin, General Managers, Members Of The Community, Members Of The Media, Ladies And Gentlemen, All Protocol Observed

Good Morning And Welcome To The Council Meeting And Announcements For The Month Of May.

Ladies and Gentlemen

During This Month, Council Participated at the Following Activities:

1. *Presentation On The Step Up Affordable Land Provision Concept Proposal / discussions On Future Development Plans For Swakopmund*
2. *Public Consultations: Mole Parks Beach Jetty Regulations*
3. *National Anti-Corruption Strategic And Action Plan 2021-2025*
4. *Public Meetings*

Honourable Councilors, Ladies and Gentlemen,

During This Month, Council Held Public Meetings In Various Suburbs Of Swakopmund; These Included Mondesa, DRC, Matutura, Tamariskia And The CBD. The Swakopmund Management Presented the Overview Of Its Strategic Plan As Well As The Overal Functions Of Its Different Departments.

During these Meetings, The CEO provided the Community Members With Future Development Plans Of Council. Council Has Taken Note of The Various Challenges Raised By The Residents And Hereby Wish To Reassure Them Of Our Commitment To Provide Quality Service.

Honourable Councillors, Ladies and Gentlemen

We Will Now Continue with Our Deliberations.

*Thank You,
Louisa Kativa
Mayor*

71 / 2021

6. **INTERVIEWS WITH DEPUTATIONS OR PERSONS SUMMONED OR REQUESTED TO ATTEND THE MEETING OF COUNCIL**

- 6.1 The Mayor presented Long Service and Retirement Awards to the staff members.

7. **PETITIONS**

None.

8. **MOTIONS OF MEMBERS**

None.

9. **ANSWERS TO QUESTIONS OF MEMBERS OF WHICH NOTICE WAS GIVEN**

None.

10. **REPORT OF THE MANAGEMENT COMMITTEE REFERRED TO IN SECTION 26(1) (E) OF THE ACT**

11. **RECOMMENDATIONS OF THE MANAGEMENT COMMITTEE MEETINGS HELD ON 11 AND 18 MAY 2021**

10. **REPORT TO COUNCIL ON RESOLUTIONS TAKEN BY PREVIOUS MANAGEMENT COMMITTEE MEETING HELD DURING APRIL AND MAY 2021**

11. **RECOMMENDATIONS BY THE MANAGEMENT COMMITTEE**

11.1 **MANAGEMENT COMMITTEE MEETING HELD ON 11 AND 18 MAY 2021**

11.1.1 **RECTIFICATION OF THE COUNCIL RESOLUTION: ITEM 11.1.12 OF 24 SEPTEMBER 2020**

(C/M 2021/05/27 - 19.03.08.9733, 9734, E 9733, E 9734)

RESOLVED:

GM: EPS

- (a) That the Council Resolution (C/M 2020/09/24 19.03.08.9733, 9734) under Item 11.1.12 be revoked and replaced with this Council Decision.
- (b) That the subdivision of Erf 9733, Swakopmund, Extension 39 into Portion B and Remainder be approved.
- (c) That the rezoning of Portion B of Erf 9733, Swakopmund, Extension 39 from "Single Residential" to "Public Open Space" be approved.
- (d) That the subdivision of Erf 9734, Swakopmund Extension 39 into Portion C and Remainder be approved,
- (e) That the rezoning of Portion C of Erf 9734, Swakopmund Extension 39 from "Single Residential" to "Public Open Space" be approved.

72 / 2021

- (f) That the rezoning of Portions B and C be included in the next Swakopmund Amendment Scheme.
- (g) That the consolidation of Portion B and C into consolidated Erf X (Portion 1) be approved.
- (h) That the current title deed conditions registered against Erf 9733, Swakopmund, Extension 39 be retained and be registered against the Reminder of Erf 9733, Swakopmund.
- (i) That the current title deed conditions registered against Erf 9734, Swakopmund, Extension 39 be retained and be registered against the Reminder of Erf 9734, Swakopmund.

11.1.2 **COST ESTIMATE FOR THE REPLACEMENT OF THE SEPTIC TANK TOILETS IN DRC INFORMAL SETTLEMENT**

(C/M 2021/05/27 - 14/2/8/2)

GM: F
GM: EDS

RESOLVED:

- (a) That Council accepts the use of panel materials to replace the 434 septic tank toilets with water borne systems in DRC informal settlement.
- (b) That the General Manager: Finance makes provision in the 2021/2022 budget to the amount of N\$2 561 450.64 to replace the current septic tank with water borne system (panel toilet).

11.1.3 **PROGRESS UPDATE AND REQUEST FOR ADDITIONAL FUNDS FOR THE INTEGRATED INFRASTRUCTURE MASTER PLAN**

(C/M 2021/05/27 - 2/1/2/1)

GM: F
GM: EPS

RESOLVED:

- (a) That in order for Council to obtain the full benefit of the Integrated Infrastructure Master Plan, that funding be availed to complete the entire Phase 01, as this will provide Council with the complete municipal services asset register, as well as recommendations that will bring the current infrastructure to an acceptable standard.
- (b) That the General Manager: Finance source for the additional funds of N\$2 821 282.00.

73 / 2021

11.1.4 **APPLICATION FOR AN INTERIM EXEMPTION FROM THE PROVISION OF SECTION 128(4) OF THE URBAN AND REGIONAL PLANNING ACT, 2018 (ACT NO. 5 OF 2018) IN TERMS OF SECTION 127**

(C/M 2021/05/27 - 16/1/4/1/4/3)

CEO
GM: EDS

RESOLVED:

- (a) That in order to ensure operational continuity, the Chief Executive Officer be authorized to apply to the Minister of Urban and Rural Development in terms of Section 127 for an interim exemption from the provisions of Section 128(4) of the Urban and Regional Planning Act, 2018 (Act 5 of 2018) to allow for the delegation of powers by Council as per provisions of Section 31 of the Local Authorities Act, 1992, (Act 23 of 1992) as amended, until the Swakopmund Structure Plan 2020 - 2040 is approved or Authorized Planning Authority is granted.
- (b) That in addition, the Chief Executive Officer be authorized to apply for an interim exemption for the approval of the following activities and procedures:
- *Building.*
 - *Consent uses in terms of Council policies provision, namely; resident occupations.*
 - *Consent use in terms of Table B of the Swakopmund Zoning Scheme.*
 - *Subdivision into less than 11 portions.*
 - *Consolidations of erven.*

11.1.5 **PRESENTATION: CONCEPT DESIGN: UPGRADING OF KAVITA PARK ART & CRAFT MARKET**

(C/M 2021/05/27 - 14/1/3/1)

CO: A
GM: F
GM: EPS

RESOLVED:

- (a) That Council approves the concept design for Kavita Art and Craft market as designed by Messrs Barnad Mutua Architects.
- (b) That Council approves an additional funds of N\$ 500 000 for the completion of Phase 1A of Kavita Art and Craft market project within.
- (c) That Budgetary provision of approximately N\$ 5 million be made in the next financial year 2022 / 2023 to cater for Phase 1B of the Kavita Art and Craft market project.
- (d) That Phase 2 of Kavita Art and Craft market be budgeted for in future after completion of Phase 1 of the project.
- (e) That provision for food stalls be made at Kativa Art and Craft Market.
- (f) That taxi drop-off points be provided at the Market Place.

74 / 2021

11.1.6 UPDATE ON ROAD AND INTERSECTION PROGRAM

(C/M 2021/05/27 - 16/1/6/1)

GM: F
GM: EPSRESOLVED:

- (a) That in order for Council to successfully implement the upgrade of the high priority roads and intersection, that additional funds be availed.
- (b) That the General Manager of Finance source for additional funds of N\$2 471 216.20.

11.1.7 BUSINESS PROPOSALS RECEIVED IN RESPECT OF THE LEASE OF BUSINESS UNITS AND THE RESTAURANT AT THE MULTIPURPOSE CENTRE

(C/M 2021/05/27 - M 4348)

GM: EDS

RESOLVED:

- (a) That Council takes note of the business proposals received from businesses under notice 10/2021.
- (b) That Messrs CBH Consulting Services being the only one who have submitted the proposal to lease the restaurant give a presentation to the Management Committee at the date to be determined in order provide their detailed business plan.
- (c) That Council approves the allocation of unit No. 2 & 4 to Messrs Menon the Side of the Road (MSR) and Turnkey Building and Engineering Consultant respectively because their business activities are in line with the Council's objectives.
- (d) That the leasing for a hair salon at the Germina Shitaleni Multipurpose centre be re-advertised and proposals be submitted to Council for approval.
- (e) That proposal from Messrs Johny Charles Gamatham for CEEMES not be considered, the applicant be advised to visit the Economic Development Services SME Administration office to apply for a business unit at the SME Park.

11.1.8 ALLOCATION OF ERF 3342, EXTENSION 9, SWAKOPMUND TO A QUALIFYING INSTITUTION THROUGH DEVELOPMENT PROPOSALS RECEIVED

(C/M 2021/05/27 - E 3342)

CO: P
GM: CS&HCRESOLVED:

- (a) That Council approves the allocation of Erf 3342, Extension 9, Swakopmund to Messrs Welwitchia Health Training Centre (Pty) Ltd for the development and management of a tertiary institution measuring approximately 32 500m² and

75 / 2021

at a development cost of approximately N\$977 355 000.00; as per their development proposal received on 26 March 2021.

- (b) That Messrs Welwitchia Health Training Centre (Pty) Ltd presents their Project Plan to the Management Committee, on a date to be determined by the Chief Executive Officer.
- (c) That the purchase price be confirmed as N\$4 929 760.00, less 15% incentive, should the project be completed within the projected timelines.
- (d) That the conditions of sale be as per the invitation for development proposals under Notice 08/2021.
- (e) That approval be given that the 3 faculty buildings and 1 student accommodation building be completed by 30 June 2027.
- (f) That Welwitchia Health Training Centre (Pty) Ltd submits layout / building plans of the entire project to Engineering and Planning Services Department for approval as required within 90 days of the approval of the sale by the Ministry of Urban & Rural Development.
- (g) That the proposals received from the following applicants not be considered as they did not submit their development proposals on time:

- ① AfriSay Vocational Training Centre
- ② Ndatara Survey (Pty) Ltd (Swakopmund Institution of Technology)

11.1.9

REQUEST FOR EXTENSION OF TIME TO SECURE THE PURCHASE PRICE FOR ERF 607, MATUTURA, EXTENSION 2

(C/M 2021/05/27 - M 607)

CO: P
GM: CS&HC

RESOLVED:

- (a) That Council takes note of the third application for an extension of time by Ms Hilma Kepale Hakko.
- (b) That Council takes note that Ms Hilma Hakko did not pay the outstanding rates and taxes on 26 March 2021 in terms of point (a) of Council's resolution passed on 19 November 2020 under item 11.1.18, which payment was a condition for the extension of time granted to perform by 30 September 2020.
- (c) That the transaction be cancelled and Ms Hilma Hakko be refunded the balance of the sum of N\$120 000.00 less the rates and taxes as well as the deposit which must be forfeited.
- (d) That subject to point (b) above, Erf 607, Matutura is offered to the next qualifying bidder in the waiting list.

76 / 2021

11.1.10 **REZONING OF PORTION 48 (A PORTION OF PORTION 24) OF THE FARM NO 163 FROM "AGRICULTURAL" TO "GENERAL BUSINESS"**

(C/M 2021/05/27 - 19.03.01.PTN48)

GM: EPS

RESOLVED:

- (a) That the request for consent for the tourist establishment or facility be turned down and Council uphold its previous decision on condition that the betterment fee percentage be set to not more than 30%.
- (b) That the owner of Portion 48 (a Portion of Portion 24) of the Farm No 163, Swakopmund be requested to specify the type and nature of the desired tourist establishment or facility.
- (c) That alternatively, the owners of Portion 48 (a Portion of Portion 24) of the Farm No 163, Swakopmund, wish to operate an establishment or facility similar to the Municipal Bungalows, the portion be rezoned from "Agriculture" to "Special" for a tourist establishment or facility and the type and nature of activities envisaged be specified before application to the Urban and Regional Planning Board is made.
- (d) That the rezoning of Portion 48 (a Portion of Portion 24) of the Farm No. 163, Swakopmund be subject to a betterment fee calculated according to the betterment fee policy of 2009, at a maximum of 30% and be paid by the applicant before any submission of building plans to the Engineering and Planning Services Department for approval.
- (e) That Council condone the construction of the illegal units and the owner of Portion 48 (a Portion of Portion 24) of the Farm No 163, Swakopmund be fined an amount of N\$355 320.00 for the construction of the illegal structures as opposed to the initial suggested amount of N\$1 021 020.00.
- (f) That the Engineering and Planning Services Department issue a penalty of N\$355 320.00 to the owners of Portion 48 (a Portion of Portion 24) of the Farm No. 163, Swakopmund, to be paid within a period of ninety days (90) days from the date of notification.
- (g) That upon receipt of the penalty payment, subject to the certification of a structural engineer, the applicant be allowed to submit as-built drawings for the illegally constructed structures for approval.
- (h) That upon successful compliance with the provisions of the Council decision and Clause 6 of the Swakopmund Zoning Scheme, the tourist establishment or facility be registered with both Health Services and Tourism Board.

77 / 2021

- (i) That all the parking be provided on-site in line with the Swakopmund Town Planning Scheme.
- (j) That all costs emanating from the development on Portion 48 (a Portion of Portion 24) of the Farm No 163, Swakopmund be for the applicant's account.
- (k) That the applicant responds in writing accepting Council's resolution and conditions of its approval before any further action is taken.
- (l) That the objectors be informed of this Council decision.
- (m) That both the applicant and objectors be informed that they may appeal the Council decision to the Minister of Urban and Rural Development with valid reasons within twenty-eight (28) days from the date of the decision in accordance with clause 8 of the Swakopmund Zoning Scheme.

11.1.11 **TRANSFER OF FUNDS**
(C/M 2021/05/27 - 3/1/1/1/1, 3/18/1)

CO: A
GM: CS&HC

RESOLVED:

That permission be granted to the General Manager: Finance to transfer the saving of N\$117 789.34 from Vote: 150531000200 - File Tracking System where N\$117 789.34 is available to Vote: (To be allocated by GM: Finance) - High Density Cabinets Phase 1.

11.1.12 **NAMING OF STREETS, PUBLIC PLACES, TOWNSHIPS AND COUNCIL OWNED BUILDINGS / FACILITIES ADVISORY COMMITTEE**
(C/M 2021/05/27 - 5/2/3/1/1)

CEO
GM: EPS

RESOLVED:

That Council approves the following representatives of political parties / associations to serve on the Naming of Streets, Public Places, Townships and Council Owned Buildings / Facilities Advisory Committee, including the Mayor and the Manager: Planning:

<i>Political Party / Association</i>	<i>Representative</i>
<i>Independent Patriots for Change (IPC)</i>	1. L N Kativa 2. C-W Goldbeck 3. P N Shimhanda
<i>Landless People's Movement (LPM)</i>	1. Tangeni Musheko
<i>Swakopmund Residents Association (SRA)</i>	1. M Heinrichsen 2. W O Groenewald
<i>SWAPO Party</i>	1. Elizabeth Manga 2. Kleopas Ngwena 3. Katrina Garises
<i>United Democratic Party (UDF)</i>	1. Gerhard Gurirab

78 / 2021

11.1.13 **AREAS AVAILABLE FOR LOW COST HOUSING DEVELOPMENT**
(C/M 2021/05/27 - 16/1/4/2/1/15)

CO: H GM: EPS GM: CS&HC

RESOLVED:

- (a) That the report of the current and future available land for low cost housing development, be noted.
- (b) That Council expedites servicing of the unserviced residential townships and relocation of excess informal households so as to enhance both current and future land for housing delivery and increased formal housing ownership.

11.1.14 **REQUEST FOR INDIVIDUAL WATER AND ELECTRICITY SERVICE CONNECTIONS TO THE DWELLING UNITS ON ERF 3217, MONDESA EXTENSION 4**

(C/M 2021/05/27 - 19.03.02.3217)

GM: CS&HC GM: EPS

RESOLVED:

- (a) That the actions of both General Manager: Corporate Services & Human Capital and Engineering and Planning Services be condoned.
- (b) That the request for individual water and electricity connection to dwelling units on Erf 3217, Mondesa Extension 4, as appears on the building plan approved in 2011 be approved.
- (c) That the connection of the electricity be subject to Erongo RED required standards.
- (d) That all required upgrades in terms of sewer and water connections be done in consultation with and to the satisfaction of the General Manager: Engineering and Planning Services.
- (e) That upon coming into operation of the Swakopmund Zoning Scheme Number 71, Erf 3217 be rezoned from "*Residential*" with a density of one dwelling unit per 100m² to "*General Residential*" with a density of one dwelling unit per 50m².
- (f) That all costs to be incurred including connection fees be for the account of the applicant.
- (g) That the owner of Erf 3217, Mondesa, indicate in writing acceptance of these conditions before an approval letter is issued.
- (h) That because Mondesa Extension 4 was all single quarters, and falls under "*Special Designation Area*" it be Council policy that any other similar instances may come up should all be rezoned to "*General Residential*" with a density of one dwelling unit per 50m².

79 / 2021

11.1.15 **APPLICATION TO HOST SWAKOPMUND FOOD FESTIVAL AT THE AMPHITHEATER**

(C/M 2021/05/27 - 14/1/3/3)

CO: P
GM: EDS
GM: CS&HC

RESOLVED:

- (a) That permission be granted to Ms Dalene Stephanus to host a mid-annual Swakopmund Food Festival on 28th-29th May 2021 at palm garden Thomas Hamunyela Amphitheatre between 08 am and 8pm subject to the following conditions:
- (i) That the following rental be charged:
 - Refundable Deposit = N\$724.00
 - Rental Fees x 2 day = N\$2 160.57 (i.e. N\$ 939.38 X 2 plus 15% VAT)
 - (ii) That noise be restricted to the immediate surrounding area (i.e. 85 Decibels) and upon any complaints of noise pollution or misbehaviour, the approval be terminated.
 - (iii) That the applicant indemnifies Council against all and any claims in respect of damage to property and / or bodily injury to / loss of life of people that may arise from the utilization of the property
 - (iv) That the applicant ensures that there is security during the event, and that the site is restored to its original state after use.
 - (v) That the applicant restores the area to its normal state after the event.
 - (vi) That the applicant ensures that all health protocols related to COVID-19 pandemic, are adhered to.
 - (vii) That the applicant must indicate whether refuse bins will be required and has to pay for the lease thereof as well as the removal afterwards (N\$32.00) per bin and N\$786.00 per truck load for the removal (15% VAT excluded)) as per approved budget for 2019 / 2020.
- (b) That Ms Stephanus ensures that that there is sufficient power supply for the event, and should additional electricity be required, it be supplied at their own cost.
- (c) That Ms Stephanus be responsible for sourcing for additional ablution facilities if required at their own costs.
- (d) That Council approves the utilization of the Palm garden Thomas Hamunyela Amphitheatre for other activities such as flea / car boot sale markets, festivals and related events at the daily rate of N\$0.26 per m².

11.1.16 **HANGAR 40: APPLICATION TO SUB-LEASE: SCHLUSCHE INVESTMENTS (PTY) LTD**

(C/M 2021/05/27 - Hangar 40, 18/1/1/2)

CO: P
GM: CS&HC

RESOLVED:

- (a) That Council approves the application from Schlusche Investments (Pty) Ltd to sublease Hangar site 40 in terms of clause 6.6 of the lease agreement.
- (b) That the sublease agreement between Schlusche Investments (Pty) Ltd and Namibia Base Aviation CC be subject to the conditions of the lease agreement between Council and Schlusche Investments (Pty) Ltd.

80 / 2021

- (c) That an addendum to the lease agreement be entered into with Schlusche Investments (Pty) Ltd recording the approval granted to sublease to a third party.
- (d) That the approval for the sublease to the third party be subject to the lease and services account of Schlusche Investments (Pty) Ltd being paid up to date (Finance confirmed that the account is paid up to date at the time of submission - 28 April 2021).

11.1.17 **APPLICATION FOR RELAXATION OF BUILDING LINE ON THE REMAINDER OF ERF 5614, SWAKOPMUND, EXTENSION 17**
(C/M 2021/05/27 - 19.03.08.5614)

GM: EPS

RESOLVED:

- (a) That the application for consent to relax the building line on the Remainder of Erf 5614, Swakopmund, Extension 17 from three (3) metres to zero (0) metres of the lateral boundary to Erf 10041, Swakopmund Extension 17 be granted, on condition that the boundary wall, between the garage and the street boundary, height be reduced to 1.2m.
- (b) That the applicant revise and submits amended drawings with the new boundary wall height provisions or erection of the mirror.
- (c) That the owner of Erf 10041, Swakopmund, Extension 17 be informed to conform with the approved building plans.
- (d) That the applicant be informed of his rights to appeal to the Minister against Council's Resolution in respect of resolution (a, b & c) above in terms of Clause 8.7 of the Swakopmund Zoning Scheme within 28 days of receipt of notice of this Resolution, provided that written notice of such an appeal shall be given to the Ministry, as well as Council within the said period.
- (e) That the objector be informed of his rights to appeal to the Minister against Council's Resolution in respect of resolution (a) above in terms of Clause 8.7 of the Swakopmund Zoning Scheme within 28 days of receipt of notice of this Resolution, provided that written notice of such an appeal shall be given to the Ministry, as well as Council within the said period.

11.1.18 **SUBDIVISION OF THE REMAINDER OF PORTION B OF THE SWAKOPMUND TOWN AND TOWNLANDS NUMBER 41 INTO PORTION 184 AND REMAINDER AND THE TOWNSHIP ESTABLISHMENT ON PORTION 184**
(C/M 2021/05/27 - 16/1/4/1/4)

RESOLVED:

GM: EPS

81 / 2021

- (a) That the Remainder of Portion of Portion B of the Swakopmund Town and Townlands Number 41 be subdivided into Portion 184 (approximately 17. 6805.01 ha) and Remainder in terms of Section 87 of the Urban and Regional Planning Act (Act 5 of 2018), free of conditions.
- (b) That the Need and Desirability for the township establishment on Portion 184 of Swakopmund Town and Townlands Number 41 be approved.
- (c) That approval be granted for application to be made in terms of Section 63 of the Urban and Regional Planning Act (Act 5 of 2018) for the establishment of an extension of Swakopmund on Portion 184 as shown on the attached subdivisional layout plan.
- (d) That the zoning shown on the layout plan tabled at the meeting be approved.
- (e) That the conditions of Establishment be as follows:
- The following conditions shall be registered against the title deeds of all erven except those reserved as "Public Open Space":*
- The erf must only be used or occupied for purposes which are in accordance with and the use or occupation of the erven shall at all times be subject to the provision of the Swakopmund Zoning Scheme prepared and approved in terms of the Urban and Regional Planning Act (Act 5 of 2018).*
- (i) *The following conditions shall be registered against the title deeds of "Residential" zoned erven:*
- The building value of the main building, excluding the outbuilding to be erected on the erf shall be at least two (2) times the municipal valuation of the erf.*
- (ii) *The following conditions shall be registered against the title deeds of Institutional zoned erven:*
- The building value of the main building, excluding the outbuilding to be erected on the erf shall be at least two (2) times the municipal valuation of the erf.*
- (f) That the Engineering and Planning Services Department proceed with the necessary statutory processes to have the portion created and township.
- (g) That the Engineering and Planning Services Department be authorized to make minor changes to the layout, to accommodate infrastructure, improve layout dimensions or meet the Urban and Regional Planning Board requirements should it be necessary.

11.1.19 SUBDIVISION OF THE REMAINDER OF PORTION B OF THE SWAKOPMUND TOWN AND TOWNLANDS NUMBER 41 INTO PORTION 183 AND REMAINDER AND THE TOWNSHIP ESTABLISHMENT ON PORTION 183

82 / 2021

(C/M 2021/05/27 - 16/1/4/1/4)

GM: EPS

RESOLVED:

- (a) That the Remainder of Portion of Portion B of the Swakopmund Town and Townlands Number 41 be subdivided into Portion 183 (approximately 18. 9231 ha) and Remainder in terms of Section 87 of the Urban and Regional Planning Act (Act 5 of 2018), free of conditions.
- (b) That the Need and Desirability for the township establishment on Portion 183 of Swakopmund Town and Townlands Number 41 be approved.
- (c) That approval be granted for application to be made in terms of Section 63 of the Urban and Regional Planning Act (Act 5 of 2018) for the establishment of an extension of Swakopmund on Portion 183 as shown on the attached subdivisional layout plan.
- (d) That the zoning shown on the layout plan tabled at the meeting be approved.
- (e) That the conditions of Establishment be as follows:
- (i) *The following conditions shall be registered against the title deeds of all erven except those reserved as "Public Open Space" and those zoned "Local Authority":*
- The erf must only be used or occupied for purposes which are in accordance with and the use or occupation of the erven shall at all times be subject to the provision of the Swakopmund Zoning Scheme prepared and approved in terms of the Urban and Regional Planning Act (Act 5 of 2018).*
- (ii) *The following conditions shall be registered against the title deeds of "Residential" zoned erven:*
- The building value of the main building, excluding the outbuilding to be erected on the erf shall be at least two (2) times the municipal valuation of the erf.*
- (iii) *The following conditions shall be registered against the title deeds of "Institutional" zoned erven:*
- The building value of the main building, excluding the outbuilding to be erected on the erf shall be at least two (2) times the municipal valuation of the erf.*
- (f) That the Engineering and Planning Services Department proceed with the necessary statutory processes to have the portion created and township.
- (g) That the Engineering and Planning Services Department be authorized to make minor changes to the layout, to accommodate infrastructure, improve layout dimensions or meet the Urban and Regional Planning Board requirements should it be necessary.

83 / 2021

11.1.20 **SUBDIVISION OF THE REMAINDER OF PORTION B OF FARM SWAKOPMUND TOWN AND TOWNLANDS NUMBER 41 INTO FOURTEEN (14) PORTIONS AND REMAINDER**

(C/M 2021/05/27 - 16/1/4/1/6)

RESOLVED:

GM: EPS

- (a) That Council Resolution C/M 2018/11/22, under Item Number 11.1.24 be revoked and replaced with this Council Resolution.
- (b) That the Need and Desirability for the subdivision of Remainder of Portion B of Farm Swakopmund Town and Townlands No. 41 into fourteen (14) portions and Remainder be approved.
- (c) That the subdivision of the Remainder of Portion B of Farm Swakopmund Town and Townlands No. 41 into fourteen (14) Portions and Remainder as shown on the subdivision layout plan Annexure D (on file), be approved.
- (d) That the Engineering & Planning Services Department proceed with the necessary statutory processes to have the portions created.
- (e) That all costs involved be defrayed from the Vote No: 500031001100, where sufficient funds are available.
- (f) That the Engineering & Planning Services Department be authorized to make minor changes to the layout, to accommodate infrastructure, improve layout dimensions or meet Townships Board and NAMPAB requirements should it be necessary.

11.1.21 **SUBDIVISION OF ERF 4893, SWAKOPMUND EXTENSION 10 INTO PORTION A AND REMAINDER**

(C/M 2021/05/27 - 19.03.08.4893)

RESOLVED:

GM: EPS

- (a) That the subdivision of Erf 4893, Swakopmund Extension 10 into Portion A and Remainder (2 925.5m² in extent each) be approved.
- (b) That the current title deed conditions registered against Erf 4893, Swakopmund, Extension 10 be cancelled.
- (c) That the following conditions be registered against the title deed of the newly created Erf "X" and the Remainder of Erf 4893, Swakopmund:
 - (i) *The erf shall only be used or occupied for purposes which are in accordance with and the use or occupation of the erf shall at all times be subject to the provisions of the Swakopmund zoning Scheme prepared and approved in terms of the Urban and Regional Planning Act, 2018 (Act 5 of 2018);*

84 / 2021

- (ii) *The building value of the main building, excluding the outbuilding to be erected on the erf shall be at least four times the municipal valuation of the erf.*

11.1.22 **TRANSFER OF RIGHTS: HANGAR 51**
(C/M 2021/05/27 - Hangar 51)

RESOLVED:

CO: P GM: CS&HC

- (a) That Council approves the transfer of the rights of Hangar 51 from MJM du Plessis Family Trust to Northern Fuel Distributers CC, subject to the standard lease conditions for hangars at the aerodrome.
- (b) That the approval be subject to MJM du Plessis Family Trust's lease accounts are up to date.

13. **DRAFT REGULATIONS AND TARIFFS, IF ANY**

None.

The meeting adjourned: 09:49.

Minutes to be confirmed on: 24 June 2021

Councillor L N Kativa
MAYOR

A Benjamin
CHIEF EXECUTIVE OFFICER

11. RECOMMENDATIONS OF THE MANAGEMENT COMMITTEE MEETINGS HELD ON 15 JUNE 2021

10. REPORT TO COUNCIL ON RESOLUTIONS TAKEN BY PREVIOUS MANAGEMENT COMMITTEE MEETING HELD DURING JUNE 2021

10 (A) MINUTES OF THE MANAGEMENT COMMITTEE MEETINGS HELD ON 15 JUNE 2021

7.2 PROJECT SHINE 2021
(M/C 2021/06/15 - 17/5/1)

RESOLVED:

- (a) That the Acting General Manager: Health Services & Solid Waste Management be mandated to proceed with the arrangements to stage Project Shine 2021.
 - (b) That Council contributes an amount of N\$20,000.00, to be used in addition to the funds deposited by the other main sponsors of Project Shine, to cover the monthly payments for participants.
 - (c) That the General Manager: Finance be authorized to do all requested payments related to the project and in accordance with the Municipal Financial Regulations.
-

7.4 RECONSIDERATION: CANCELLATION OF ERF 365, MILE 4 - NAMIBIA DESERT GIANT GROUP PTY LTD
(M/C 2021/06/15 - M4 E 365)

RESOLVED:

That Council remains with its decision passed on 29 April 2021 under item 11.1.16

7.7 FEEDBACK REPORT ON THE SALE OF 85 ERVEN LOCATED IN EXTENSIONS 1, MATUTURA AND EXTENSION 35
(M/C 2021/06/15 - 16/1/4/2/1/14)

RESOLVED:

That the feedback report on the sale of 85 erven located in Extension 1, Maturura and Extension 35 be noted.

7.11 REQUEST FOR COUNCIL RESOLUTION TO HALT NEW APPLICATIONS: 40/40 HOUSING PROJECT

(M/C 2021/06/15 - 14/2/1/2)

RESOLVED:

- (a) That the concerns by the Management Committee regarding the exorbitant price per m² be noted.
- (b) That the Chief Executive Officer submits to the Management Committee specifications for each house constructed under the 40/40 Housing Project.
- (c) That the Chief Executive Officer explores possibilities for Council to buy materials in bulk for the 40/40 Housing Project.

7.12 REQUEST FOR FINANCIAL SUPPORT TOWARDS THE BEST OF AFRICA & SOUTH AFRICA WORKSHOP

(M/C 2021/06/15 - 3/15/16/1)

RESOLVED:

- (a) That the Management Committee condones the financial support of N\$7 080.00 requested by Messrs Destination Swakopmund toward the "Best of Africa & South Africa Workshop", scheduled to take place on the 10th June 2021 in Cape Town and 24th June 2021 in Sandton Johannesburg.
- (b) That the request by Messrs Destination Swakopmund be submitted to Management Committee meeting for condonation.
- (c) That the amount of N\$7 080.00 be defrayed from the Destination Swakopmund Marketing Vote: 150515566000 where N\$117 748.45 is available (N\$100 000.00 was transferred to the Stationery Vote).
- (d) That the vote description be changed from Destination Swakopmund Marketing Vote to Swakopmund Marketing Vote.

7.13 COUNCIL'S 2021 PUBLIC MEETINGS: SUMMARIZED REPORT

(M/C 2021/06/15 - 5/2/1/2/3)

RESOLVED:

- (a) That all General Managers [*Implementing Agents*] compiles their individual reports on solutions/strategies to be implemented to address the community concerns as listed in the report.
- (b) That all General Managers provides tangible feedback on actions taken to address matters presented by the Swakopmund community.

- (c) That when the following public meetings are hosted a feedback session on previous meetings be included in the programme.

7.14 ERONGO RED: TARIFFS PROPOSAL 2021/2022

(M/C 2021/06/15 - 5/6/3)

RESOLVED:

That the Erongo RED tariffs proposal of 2021/2022 be noted.

8.4 APPLICATION FOR FINANCIAL ASSISTANCE UNDER BUILD TOGETHER PROGRAMME BY MS L HAESES

(M/C 2021/06/15 - 12/2/1/2, M 7184)

RESOLVED:

That this item be withdrawn from the Agenda.

8.9 REQUEST FOR ADDITIONAL FUNDS FOR MAINTENANCE, RENTAL AND PLACING OF MOBILE TOILETS AT MOLE AND ERF 161-163

(M/C 2021/06/15 - 14/2/8/2)

RESOLVED:

- (a) That the Fire Brigade disinfect the Mole Area.
- (b) That the Economic Development Services Department investigates the situation of the homeless people and report back to the Management Committee.

8.10 SUSTAINABLE MOBILITY AWARENESS CAMPAIGN

(M/C 2021/06/15 - N 8/1/1)

RESOLVED:

- (a) That the initiative by the Traffic Section to hold an awareness campaign to promote Cycling and Walking in town on 19 June 2021 be supported.
- (b) That permission be granted for temporary closure of identified street portion to vehicular traffic.
- *Sam Nujoma street*
 - *Hendrik Witbooi street*
 - *Woermann street*
- (c) That permission be granted for the erection of Cycling statute, to create awareness on cycling in town.
- (d) That permission be granted to create temporal cycling lane portion in Mandume Ya Ndemufayo Avenue for the week 14-19 June 2021.

- (e) That Traffic Services be allowed to source for promotional items from potential sponsors or partners for the project.
 - (f) That the event be marketed by the Corporate Officer: Marketing and Communication, as well as promotion of event by Traffic Services through different media platforms.
 - (g) That expenses, to the value of N\$5 000.00, in respect of the items required for the campaign such as water bottles, T-shirts, reflective bands, etc. be defrayed from Vote: 350515522500 where N\$5 000.00 is available.
 - (h) That the Traffic Services together with other partners conduct a helmet wearing rate by cyclist in Swakopmund to establish a baseline to inform future cycling safety awareness programmes.
 - (i) That the Traffic Services together with the Engineering and Planning Services Department be requested to assess available cycling lanes and pedestrian walkways.
-

8.11 REPORT ON 2nd NAMIBIA GIS-NSDI FORUM

(M/C 2021/06/15 - 3/1/4)

RESOLVED:

- (a) That Council takes note of the report, stakeholder remarks and pertinent observations from participating stakeholders.
 - (b) That Swakopmund Municipal Council supports the notion to raise National awareness on the value of spatial data in National development planning and the effort by the Government to establish the National Spatial Data Infrastructures (RSDI).
 - (c) That Council consider the integration of spatial data (town Map data) with other corporate database where applicable. This should comprise title deed register of properties, valuation rolls, billing of water consumption.
-

9. PERSONAL MATTERS

9.1 REQUEST FOR STUDY AID TO CARRY OUT AN ASBESTOS ASSESSMENT STUDY IN SWAKOPMUND

(M/C 2021/06/15 - 17/1/2)

RESOLVED:

- (a) That Management Committee approves the research study titled "*The impact of asbestos-containing materials on public health: A Case Study of Swakopmund, Namibia*".

- (b) That the Management Committee makes financial contribution of N\$100 000.00 to support Mr R Ujaha to carry out the asbestos assessment study for Swakopmund.
- (c) That Mr R Ujaha be permitted to consult and engage the residents during the research and data collection phase of this research.
- (d) That the research findings be submitted to Council to endorse the Asbestos Register and Asbestos Management Plan.
- (e) That the General Manager: Finance be requested to transfer the amount of N\$100 000.00 available under Vote 300031002000 (Asbestos Survey), onto the 2021/22 Capital Budget, for such use.

10. MATTERS NOT ON THE AGENDA, BUT DISCUSSED WITH PERMISSION OF THE CHAIRPERSON

10.1 REQUEST FOR SPONSORSHIP TO HOST THE 8TH AFRICAN TUG OF WAR CHAMPIONSHIPS IN SWAKOPMUND

(M/C 2021/06/15 - 3/15/1/6/1)

RESOLVED:

That this item be withdrawn from the agenda.

10.2 INTRODUCTION OF THE FLEXIBLE LAND TENURE SYSTEM IN EXTENSIONS: 40, 41, 42

(M/C 2021/06/15 - 16/1/4/2/1/14 16/2/1/2)

RESOLVED:

- (a) That the Management Committee approves the implementation of the Flexible Land Tenure System to upgrade Ext 40, 41 and 42 which will enable residents in these Extensions to acquire ownership.
- (b) That Extensions 40, 41 and 42 be divided into smaller blocks.
- (c) That Council engages residents at the Northern portion of Extension 40 to shift their houses into erf boundaries.
- (d) That those residents whose houses are either on erven zoned Institutional / Business or in road reserves be relocated to new extensions.
- (e) That the Ministry responsible for land reform be approached to assist the Municipality with the engagement of residents and the implementation process.

10.3 ADDITIONAL FUNDS: REPLACEMENT OF OKI LINE PRINTER

(M/C 2021/06/15 - 2/5/1/1/1)

RESOLVED:

That the Additional Funds of N\$196 308.92 for the replacement of the Printer, be approved.

10.7 DONATION OF AN AMBULANCE FROM THE PEOPLE OF JAPAN

(M/C 2021/06/15 - 15/3/2)

RESOLVED:

- (a) That the General Manager: Finance source for funds to pay the amounts of N\$134 815.55 to the Agent, Messrs Atlantic Import Services CC as indicated in the Table below:

No	Description	Amount(N\$)
1	Environmental Levies	10 760.00
2	Custom Duties	27 600.50
3	Import Vat	18 216.34
4	Agency Fees (Atlantic Import Services CC)	20 044.00
	VAT 15 %	3 006.60
	<i>Total</i>	<i>79 627.44</i>

- (b) That Council enters into a Memorandum of Understanding (MOU) with one of the local service providers to utilize these ambulances.

10.8 FLEET MANAGEMENT REPORT

(M/C 2021/06/15 - L 5)

RESOLVED:

- (a) That the Foreman Mechanic be appointed to coordinate all Fleet Management and satellite tracking of the Municipality of Swakopmund vehicles.
- (b) That the job description of the Foreman be amended to reflect the new role.

11. **RECOMMENDATIONS BY THE MANAGEMENT COMMITTEE**
- 11.1 **MANAGEMENT COMMITTEE MEETING HELD ON 15 JUNE 2021**
- 11.1.1 **REQUEST FOR EXEMPTION IN TERMS OF SECTION 4(2) OF THE PUBLIC PROCUREMENT ACT 2015: PROJECT OF ALTERNATIVE WASTE MANAGEMENT SYSTEM FOR EFFECTIVE MANAGEMENT OF WINDBLOWN AND ILLEGALLY DUMPED SOLID WASTE**

(C/M 2021/07/01 - 17/6/2)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 7.1 page 03 refers.

A. The following item was submitted to the Management Committee for consideration:

In 1998 the wheelie bin system was introduced to allow every household in Swakopmund to own a wheelie bin in order to contain waste on site instead of dumping it in a communal dumping area (Cement Blocks). Pole refuse bins were introduced to create a storage facility for waste generated by pedestrians and Street Cleaners were appointed to clean open spaces.

All of these systems were implemented with great success and contributed to the improvement of the neatness in all residential areas. Council also employs street cleaners who are responsible to clean sidewalks and open spaces by picking up windblown litter and illegally dumped household refuse. It was found that building rubble and other yard refuse such as stones, bricks and scrap materials are often dumped illegally on open spaces.

Despite all efforts the Health Services and Solid Waste Management Department is still facing challenges with regard to controlling illegal waste dumping on open spaces in Swakopmund. The challenge is exacerbated by the improper usage of facilities (skips) provided for the containment of waste other than domestic waste. Residents still elect to dump waste around the skips and on open spaces, which results in unhealthy environmental conditions. As a result, the Ward System pilot project was conducted where two contractors, one in Mondesa and one in DRC were appointed to maintain and clean around skips and polluted open spaces on a daily basis and in a demarcated area. The areas were evaluated on a daily basis and the results indicated that the project had an exceptional impact on improved cleanliness of the demarcated areas.

Responsibility of Contractors included:

- *To maintain and clean areas allocated to them on a daily basis;*
- *Collect refuse around skip containers and deposit in the skip containers;*
- *Collect refuse in open areas in black plastic bags or wheelbarrow and deposit into skips;*
- *To inform the Office of the Solid Waste Section per phone call once the skip or designated container is full for collection;*
- *Liaise with residents concerning cleanliness of open spaces and around skips;*
- *Submit copies of all sub contracts signed by member within the prospective groups to Council.*

Based on the positive outcome of the pilot project, the Municipal Council of Swakopmund at a Special Council meeting held on **26 April 2016**, under

item 5.2 (**Alternative waste management systems for effective management of windblown and illegally dumped solid waste in Swakopmund**) inter alia resolved;

- (a) That the contract of the following 2 (two) ward contractors to perform cleaning duties in demarcated wards not be extended and that it be noted that the current contract with them will expire on 30 June 2016:

1.	Blessings Group
2.	Hikwafela Mwene Project

- (b) That the contract of the following 8 (eight) ward contractors to perform cleaning duties in demarcated wards be extended until 31 December 2016

1	Bingo's Group
2	DRC Green Ambassadors
3	Mondesa Green Ambassadors
4	Swakop Paralympic Sport Club
5	Full Moon Trading
6	Swakopmund Environmental & Health Youth Club
7	Tulongeni Pamwe
8	Rivatera Cleaning Services

- (c) That the following 8 (eight) private contractors, selected based on the date of application, be appointed for a period of 12 months (starting from 3 July 2016) to perform cleaning duties in the demarcated wards and according to the scope of work defined by Council at a rate of N\$10,000.00 per group per month, subject to their availability to provide the service in Swakopmund

1	The Hope Project Group
2	DRC Group
3	Hilde Shivute
4	B L Afrikaaner
5	We Care Cleaning Services
6	Jezri Trading Enterprises
7	Swakopmund River CC
8	Kuniki's Cleaning Services KCS

- (d) That the following 2 (two) private contractors, be appointed for a period of 12 months (starting from 3 July 2016) to perform cleaning duties in the demarcated wards and according to the scope of work defined by Council at a rate of N\$10,000.00 per group per month, subject to them submitting the required documents

1	SVN Investments CC
2	Camilla's Cleaning Services

- (e) That the groups be assisted with the provision of the initial equipment and protective clothing to the value of approximately N\$3 800.00 per group.

- (f) That the General Manager: Health Services makes budgetary provision to implement the ward cleaning system for the financial year starting in July 2016.

- (g) That all group members submit their Voters cards.

- (h) That the DRC Special Worker program be abolished after the current contract expires.

To date, over 200 unemployed residents of Swakopmund have benefited from this project. A total of 20 groups were recruited for each cycle to clean areas around Swakopmund. However, the township development in Swakopmund has increased exponentially over the past 3 years with new townships such as the Matutura extension and the new DRC resettlement area.

The project was originally introduced as a social responsibility project that catered for unemployed residents of Swakopmund, and in order to remain

with this status, the Health Services and Solid Waste Management Department through the Procurement Management Unit had to apply for Exemption from the application of section 50(2) of the Procurement Act. An application in this regards was finally granted in March 2021. The procedure for recruiting the ward cleaners is subject to management approval of participating groups.

This service is provided to Council on a fixed rate of N\$10 000.00 per contractor per month for a duration of six months. In addition, the expenditure on protective clothing and equipment calculates to N\$3 394.00 for six months in total. Total costs per group is approximately N\$10 300 per month. With recent economic challenges, it is advisable to increase the fixed rate from N\$10 000.00 to N\$12 000.00 per contractor per month for the duration of one (1) year. The proposed expenditure on protective clothing and equipment calculates to N\$4 000. 00 for 12 months in total.

B. After the matter was considered, the following was:-

RECOMMENDED:

- (a) That Council takes note of the exemption from the application of Section 50 (2) of the Procurement Act: No 15, 2015 for project of alternative waste management system for effective management of windblown and illegally dumped solid waste granted by the Minister of Finance.
 - (b) That Council appoints 30 (thirty) groups/private contractors for a period of 12 months, starting from 01 July 2021 to perform cleaning duties in the demarcated wards and according to the scope of work defined by Council at a rate of N\$12 000.00 per group per month, subject to their availability to provide the service in Swakopmund.
 - (c) That the same criteria for selection for the previous groups be used for the appointment of qualifying groups, subject to final approval by Council.
 - (d) That the Acting General Manager Health Services and Solid Waste Management makes sufficient budgetary provision in the financial year 2021/2022 to accommodate the Ward Cleaning Services.
 - (e) That the groups be assisted with the provision of the initial equipment and protective clothing to the value of approximately N\$3 800.00 per group.
-



REPUBLIC OF NAMIBIA

MINISTRY OF FINANCE

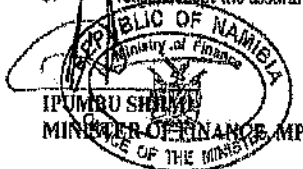
Tel.: (00 264 61)	OFFICE OF THE MINISTER	Head Office,
Fax: (00 264 61)	Procurement Policy Unit	Molike Street,
Enquiries:	P M Nsundano (209 9413)	Private Bag 13295,
		Windhoek,
Our Ref.:	Your Ref.:	NAMIBIA
		18 March 2021

Mr. A Benjamin
 Chief Executive Officer
 Municipality of Swakopmund
 53 Swakopmund
 Namibia

Dear Mr. Benjamin

RE: REQUEST FOR EXEMPTION IN TERMS OF SECTION 4(2) OF THE PUBLIC PROCUREMENT ACT, 2015 (ACT NO.15 OF 2015)

1. Reference is made to your letter dated 26 February 2020 on the above cited subject matter.
2. The Minister of Finance may in terms of section 4(2) of the Public Procurement Act, 2015, with or without condition, as the Minister may determine, grant a general or specific exemption by way of a directive for specific types of procurement or disposal from the application of certain provisions of this Act that are not practical or appropriate for the purpose for which such goods are let, hired or disposed of, including goods, works and services being procured.
3. Pursuant to the above, and with reasonable justification given which is that majority of the unemployed local communities do not have the required documents. This project is aimed at empowering and uplifting the community and it is in line with section 2(b)(i) and section 2 (iv)(e) of the Act.
4. Request for exemption from the application of section 50(2) of the Act is granted for the Project of Alternative Waste Management System for the Effective Management of Windblown and Illegally Dumped Solid Waste in Swakopmund for the value of N\$1,233,940.00 per annum.
5. Please accept the assurance of my highest consideration.



11.1.2 **DESERT VIEW TOWNSHIP ESTABLISHMENT ON THE
REMAINDER OF PORTION B OF SWAKOPMUND TOWN AND
TOWNLANDS NO. 41**

(C/M 2021/07/01 - 16/1/4/1/4)

**Ordinary Management Committee Meeting of 15 June 2021,
Addendum 7.3 page 13 refers.**

**A. The following item was submitted to the Management
Committee for consideration:**

1. PURPOSE

The purpose of this submission is for Council to revoke its decision of **25 January 2018**, in terms of Council Resolution (C/M 2018/01/ - G/4/1/1) under Item Number 11.1.3 as well as review its decision of the 31st August 2020, as per Resolution C/M 2020/08/3 under item Number (C/M/2020/08/31 - 16/1/4/1/4).

2. INTRODUCTION AND BACKGROUND

Council approved the need for a township to be established on a portion of the Remainder of Portion B of Swakopmund Townlands Number 41. The township promotes Swakopmund's development in a critical area near the major access into Swakopmund from the interior. Problems have delayed this establishment. It would be a loss for Council if this process fails. The matter is discussed below and Council is requested to amend its original proposals.

Council during its ordinary meeting of the **25 January 2018** resolved as follows:

- (a) *That Messrs Robotrino Investments be authorised to subdivide the Remainder of Portion B of the Swakopmund Town and Townlands No. 41 into a Portion and Remainder at its own cost.*
- (b) *That Messrs Robotrino Investments be authorised to establish a commercial township on a Portion of the Remainder of Portion B of the Swakopmund Town and Townlands No. 41, at its own cost.*
- (c) *That Messrs Robotrino Investments be authorised to nominate a professional town and regional planner or town planning firm of their choice to undertake and oversee all the town planning and cadastral procedures, including surveying, for the subdivision and township establishment on a Portion of the Remainder of Portion B of Swakopmund Town and Townlands No. 41.*
- (d) *That Messrs Robotrino Investments be authorised to nominate a professional environmental consultant or environmental consultancy firm of their choice to undertake and oversee the environmental assessment and obtaining of an environmental clearance certificate for township establishment on a portion of the Remainder of Portion B of Swakopmund Town and Townlands No. 41.*

- (e) That Messrs Robotrino Investments be authorised to identify a site for their requirements which slots into the proposed new township, to the satisfaction of the Swakopmund Municipal Council.
- (f) That the identified site be leased to Messrs Robotrino Investments until such time as the new township is proclaimed and transfer can take place.
- (g) That Messrs Robotrino Investment at their own expenses service the identified site for the development to the requirements and specifications identified by the General Manager: Engineering Services, inclusive of the portion of the access street from the traffic circle at the B2 national road.
- (h) That after successful completion of all town planning procedures, a site of $\pm 20\,000\text{m}^2$, be sold at the market value to Messrs Robotrino Investments for the construction of the three dimensional (3D) Museum.
- (i) That all town planning, surveying and environmental expenses, as verified correct and reasonable by the Engineering Services Department and which have been carried by Messrs Robotrino Investments be deducted from the purchase price of the allocated site."

Messrs Robotrino Investments was informed of the above-mentioned Council's decision in writing, a letter dated **27 February 2018**.

The establishment of the township could have been completed by now, however, after three (3) full years, progress has stopped for financial reasons.

Two major steps were completed. The layout and the environmental report were prepared and approved by Council.

The layout of the township, to be known as: "Desert View" has been approved by Council by virtue of Council Resolution C/M 2020/08/31 under item Number 11.1.17

During the discussion of this item Councillor W O Groenewald raised an objection (on file) which was not supported.

RESOLVED:

- (a) That the subdivision of the Remainder of Portion B of the Swakopmund Town and Townlands Number 41 into Portion A and Remainder be approved.
- (b) That the Need and Desirability for the Township Establishment on Portion A of the Remainder of Portion B of the Swakopmund Town and Townlands Number 41 be approved.
- (c) That the township be known as "Desert View".
- (d) That the layout plan and land uses as indicated on the township subdivisional layout be approved.
- (e) That the Conditions of establishment be as follows:
 - (i) The following conditions shall be registered against the title deeds of all erven, except those reserved as "Public Open Space" and those zoned for Municipal purposes:

The Erf shall only be used or occupied for purposes which are in accordance with and the use or occupation of the erf shall at all times be subject to the provisions of the Swakopmund Town Planning Scheme prepared and approved in terms of the Town Planning Ordinance, 1954 (Ordinance 18 of 1954) as amended.

- (ii) *The following conditions shall be registered against the title deeds of all business, office and general residential erven:
The building value of the main building, excluding the outbuilding to be erected on the erf shall be at least four (4) times the municipal valuation of the erf.*
- (iii) *The following conditions shall be registered against the title deeds of all institutional erven: The building value of the main building, excluding the outbuilding to be erected on the erf shall be at least two (2) times the municipal valuation of the erf.*
- (f) *That a forty (40) metre wide servitude be registered against Erf 111 in favour of Namwater.*
- (g) *That approval be granted for Messrs Robotrino Investments to apply on behalf of Council the subdivision of the Remainder of Portion B of the Swakopmund Town and Townlands Number 41 into Portion A and Remainder and for approval of the Need and Desirability for township establishment on Portion A of the Remainder of Portion B of the Swakopmund Town and Townlands Number 41 from NAMPAB, and the Minister of Urban and Rural Development.*
- (h) *That delegated powers be granted to the General Manager: Engineering and Planning Services in consultation with the Chief Executive Officer to approve all subdivisions and consolidations and applications for township establishment including minor layout and land use changes to satisfy technical criteria and Townships Board requirements in order to meet Council objectives as set out above.*
- (i) *That a Power of Attorney be granted to a registered Namibian Town and Regional Planning Consultant to undertake all the town planning procedures described in this resolution on behalf of Council at the expense of the applicant.*
- (j) *That approval be granted for the Town Planning Consultant to be nominated by Messrs Robotrino Investments to submit the approved layouts to the Townships Board and be authorised to make minor changes to meet architectural design, technical criteria and Townships Board requirements.*

So far, Robotrino Investments have managed to secure an Environmental Clearance Certificate (ECC) from the Ministry of Environment and Tourism on the 5th of February 2019. In addition, Council approved the Need and Desirability and the township layout in August 2020.

The remaining step is to submit the application for the establishment to the Urban and Regional Planning Board but Robotrino Investments is no longer in a good enough financial position to fund the project further.

A meeting was held between the General Manager: Engineering and Planning Services, Manager: Town Planning and Mr. Freddy Tylor of Robotrino Investments and associates, on Tuesday, 2nd March 2021 at 10:00.

During the aforesaid meeting, Robotrino Investments submitted a financial statement indicating the project's expenses and outstanding fees. It was agreed during this meeting that Council

could take over the project in order to fast-track the establishment process.

It against this background Council is asked to review its previous decisions.

3. DISCUSSION

3.1 *Environmental and planning consultant's appointments*

In line with aforementioned Council resolutions, Messrs Robotrino Investments nominated Erongo Consulting Group and van der Westhuizen Town Planning and Properties to undertake the environmental impact assessment and town planning procedures respectively.

4. FINANCIAL IMPLICATIONS

The planning and environmental assessment for the establishment of the Desert View Townships would cost Council an amount of N\$719 150.00 in totals. An amount of N\$113 790.00 has been paid to van der Westhuizen Town Planning and Properties by Robotrino Investments. The aforesaid amount should be refunded to Robotrino Investments. The invoice for this amount is attached as **Annexure B**.

A detailed financial implication is illustrated on the tables detailed below:

4.1 Town Planning fees

<i>Payment</i>	<i>Project Input</i>	<i>Cost (N\$)</i>
1	<i>Professional Fee for Township Establishment</i>	<i>250 000.00</i>
2	<i>Professional Fee for Layout Design</i>	<i>198 000.00</i>
3	<i>Advertising, Submissions and Disbursements</i>	<i>25 000.00</i>
4	VAT	70 950.00
6	TOTAL	543 950.00

4.2 Environmental Impact Assessment

<i>Payment</i>	<i>Project Input</i>	<i>Cost (N\$)</i>
1	<i>Environmental Impact Assessment for Tayi Fuula 3D Museum</i>	<i>175 200.00</i>
4	VAT	0
6	TOTAL	175 200.00

The budgetary provision with respect to the Desert View Township Establishment is being made for the next financial year (2021/2022).

5. CONCLUSION

In order to fast track the process, Council should take over the project and retain the town planning Consultant as nominated by

Robotrino for all planning procedures up to the Urban and Regional Planning Board's approval. Council should be responsible for all financial implications and pay for all outstanding invoices, including the Robotrino Investments refund.

B. After the matter was considered, the following was:-

RECOMMENDED:

- (a) That the Council Resolution (C/M 2018/01/ - G/4/1/1) under Item Number 11.1.3 be revoked.
 - (b) That Council take over the Desert View Township Establishment by retaining the town planning consultant that has been nominated by Robotrino Investments to finalise the outstanding planning procedures up to the Urban and Regional Planning Board approval.
 - (c) That Council be responsible for all financial implications pertaining to the Desert View Township Establishment.
 - (d) That Council pay the Erongo Consulting Group an amount of N\$175 200.00 for the Environmental Study.
 - (e) That Council refund Robotrino Investments an amount of N\$113 790.00 which has been paid by it to van der Westhuizen Town Planning and Properties.
 - (f) That an amount of N\$113 790.00 be deducted from the total amount of the invoice of van der Westhuizen Town Planning and Properties, amount to N\$ 543 950.00.
-

ANNEXURE A TOWN PLANNING COSTS

P. O. BOX 467, SWAKOPMUND
CELL: 081 2444441 / 081 122 4661
EMAIL: ANDREW.NAMFU@GMAIL.COM
WINVDW@GMAIL.COM

**Chief Executive Office
Municipality of Swakopmund
P. O. Box 53
Swakopmund
Namibia**

29 January 2020

Attention: Mr. C McClune

Dear Sir,

STATUS REPORT ON THE CURRENT TOWNSHIP ESTABLISHMENT TO BE KNOWN AS DESERT VIEW

Our previous communications refer. As indicated in our previous communication we are in the process of submitting the application for Township Establishment to the Ministry of Urban and Rural Development for consideration and approval. We herewith confirm our dedication to the project and will ensure that the project is finalised accordingly.

As previously indicated in our discussions, we are financially carrying this project at this point in time. Messer's Robotrino appears not to be in a financial position to fulfil the agreement between themselves and Council. We as the consultants have only received the initial deposit and have to date not received any of the finances in terms of the initial cost estimate accepted by them. As mention, only the initial deposit was paid but the "Developer" have not been able to settle the two outstanding invoices (See attached cost estimate and invoices).

We have now taken it upon ourselves to carry the cost for the intended processes that still remains. The agreement between Council and Robotrino is of such nature that Robotrino is responsible for the costs of the Proposed Township Establishment and in turn they get the property for the 3D Museum at a reduced price. Meaning less the costs for the Town Planning.

It is our opinion that it is in the best interest of the Municipality to rather take over the cost for the Town Planning and amend the agreement with Robotrino as it is now evident that there seems to be financial constraints on their side. We remain committed to the project and request the Municipality to intervene in this regards. This will be in the best interest of all parties involved.



P. O. BOX 1598, SWAKOPMUND
 CELL: 081 122 4661 OR 081 244 4441
 EMAIL: ANDREW.NAMFU@GMAIL.COM
 OR WINVDW@GMAIL.COM

VAT REG NR: 7671521-015

Mr B Esau & F Taylor

23 July 2018

By Email: taylor@robotrino.com & esaubud@iway.na

Dear Sirs,

COST ESTIMATE FOR TOWNSHIP ESTABLISHMENT AND LAYOUT APPROVAL ON A SUBDIVIDED PORTION OF PORTION B OF SWAKOPMUND TOWN AND TOWNLANDS NO.41 COMPRISING OF 198 ERVEN AND THE REMAINDER

The professional fees as calculated and reflected in this table are based on the approved Fees of the Namibian Council of Town and Regional Planners (Government Gazette No 4391 of 2009 and Notice No 240 of 15 December 2009 and Gazette No 5497, Notice No 86 of 1 July 2014).

COST ESTIMATE FOR TOWNSHIP ESTABLISHMENT	
PLANNING STEPS	COST (N\$)
Professional Fee for Township Establishment (198 Erven)	250 000.00
Professional Fee for Layout Design (198 Erven)	198 000.00
Advertising, Submissions and Disbursements	25 000.00
15% VAT	70 950.00
OVER ALL COST FOR TOWNSHIP ESTABLISHMENT AND LAYOUT DESIGN	543 950.00

*** Please note that the above cost estimate does not provide for any extra consultation fees or objections being lodged, resulting in a hearing or delays. Should this be the case, our professional fee will be calculated and adjusted by using an hourly rate as prescribed by the Namibian Council for Town and Regional Planners (NCTRP).*

Upon acceptance of the cost estimate it is requested to sign the attached copy and return to our company. Please note that should the layout be changed to accommodate more than 200 erven or less than 150 erven, this quotation will be adjusted to accommodate such. Please be advised that a deposit of 20% (N\$108 790.00) will be required as a commitment fee for work to be done. Progress payments will be done in terms of submissions and approvals obtained, and will be as follows:



P. O. BOX 1598, SWAKOPMUND
 CELL: 081 122 466 1 OR 081 244 4441
 EMAIL: ANDREW.NAMFU@GMAIL.COM
 OR WINVDW@GMAIL.COM

VAT REG NR: 7671521-015

As per cost estimate for N&D for Township Establishment and Layout Design:

Submission of Need and Desirability Application and Layout Design to Council	25%
Council Approval for N&D and Layout Design	25%
Submission of Approved Layout and application to NAMPAB and Townships Board	25%
NAMPAB and Townships Board approval	25%

Upon acceptance and signature of this quotation as well as confirmation of deposit received, the various processes shall be initiated. Invoicing upon proof of the submission and approvals obtained from the various institutions involved with the various processes to be followed.

It is trusted that you find the above to be satisfactory. Should you have any further enquiries, please do not hesitate to contact us directly. We look forward to hearing from you.

Yours Faithfully,

A R VAN DER WESTHUIZEN

I/we.....in my/our capacity

as.....herewith accept the above stated quotation for Township Establishment and Layout approval on a subdivided Portion of Portion B of Swakopmund Town and Townlands No.41 comprising of 198 erven and the Remainder.

Signed: 1. 2.

Date:

ANNEXURE B PAID INVOICE

B



P. O. BOX 467, SWAKOPMUND
 CELL: 081 122 4661 OR 081 244 4441
 EMAIL: ANDREW.NAMFU@GMAIL.COM
 OR WINVDW@GMAIL.COM

VAT REG NR: 7671521-015

Your Ref: **N&D – PTN "A" – SWK T&TL 41**

Robotrino
44 Fidal Castro Street
WINDHOEK
Namibia

Per Email: taylor@robotrino.com & esaubud@iway.na

3 March 2021

Attention: Mr F Taylor and Mr B Esau

Dear Sirs,

RECEIPT: N&D/3D MUSEUM-01- 2019	NEED AND DESIRABILITY FOR COMMERCIAL TOWNSHIP ESTABLISHMENT AND LAYOUT APPROVAL ON A SUBDIVIDED PORTION "A" OF REMAINDER OF PORTION B OF SWAKOPMUND TOWN AND TOWNLANDS NO.41 COMPRISING OF 173 ERVEN AND THE REMAINDER
---------------------------------------	--

RECEIPT	
	COST (NS)
N&D Application Deposit	108 790.00 - <i>Received</i>
Subdivision Deposit	5 000.00 - <i>Received</i>
TOTAL RECEIVED FROM ROBOTRINO TO DATE	113 790.00

Yours Faithfully

VAN DER WESTHUIZEN TOWN PLANNING AND PROPERTIES CC

ANNEXURE C ENVIRONMENTAL IMPACT ASSESSMENT INVOICE

Erongo Consulting Group
 Postal Box 7118, Swakopmund, NAMIBIA
 info@erongoconsultinggroup.com
 +264 (0) 81/5 277 2797

Bill To:

Messrs Robotrino Investments CC
 At: Mr. Esau Bud, Swakopmund

TAX INVOICE

001

Date: Sep 26, 2018

Balance Due: NAD 175,200.00

Item	Quantity	Rate	Amount
ENVIRONMENTAL IMPACT ASSESSMENT (EIA): PROPOSED TAYI FUULA 3D MUSEUM ON PORTION B OF TOWNLANDS 41, SWAKOPMUND, ERONGO REGION, NAMIBIA	1	NAD 175,200.00	NAD 175,200.00
Activities:			
1. Screening / 1.1 Site Investigation & Analysis			
2. Scoping / 2.2 Stakeholder Consultation /			
3. Impact Analysis			
4. Mitigation Formulation			
5. Report Writing			
6. Environmental Management & Monitoring Plan			
7. Disbursements (Logistics, Newspaper Adverts, Notices, prints, etc.)			
8. Contingencies			
Total:			NAD 175,200.00

Delivery

The Consultant envisions to have completed the whole process in 12 weeks' time from the date of the Client's acceptance of Cost Estimate.

Payment:

All payments to be made to the following account:
 Erongo Consulting Group CC
 Standard Bank
 Swakopmund Branch Code: 082172
 Account: 60005067196

D



P. O. BOX 467, SWAKOPMUND
 CELL: 081 122 4681 OR 081 244 4441
 EMAIL: ANDREW.NAMFU@GMAIL.COM
 OR WINVDW@GMAIL.COM
 VAT REG NR: 7671521-015

Your Ref: N&D – PTN "A" – SWK T&TL 41

Robotrino
 44 Fidal Castro Street
 WINDHOEK
 Namibia

Per Email: taylor@robotrino.com & esaubud@iway.na

3 March 2021

Attention: Mr F Taylor and Mr B Esau

Dear Sirs,

RECEIPT: N&D/30 MUSEUM-01- 2019	NEED AND DESIRABILITY FOR COMMERCIAL TOWNSHIP ESTABLISHMENT AND LAYOUT APPROVAL ON A SUBDIVIDED PORTION "A" OF REMAINDER OF PORTION B OF SWAKOPMUND TOWN AND TOWNLANDS NO.41 COMPRISING OF 173 ERVEN AND THE REMAINDER
---------------------------------------	--

RECEIPT	
	COST (N\$)
N&D Application Deposit	108 790.00 - Received
Subdivision Deposit	5 000.00 - Received
TOTAL RECEIVED FROM ROBOTRINO TO DATE	113 790.00

Yours Faithfully

VAN DER WESTHUIZEN TOWN PLANNING AND PROPERTIES CC

11.1.3 **EXCHANGE OF BUILD TOGETHER ERVEN DUE TO BUILDING CONSTRAINTS**

(C/M 2021/07/01 - M 1741, M 1742)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 7.5 page 33 refers.

A. The following item was submitted to the Management Committee for consideration:

This item was discussed at the Build Together Committee meeting of **28 April 2021** under item 7.2.

Introduction

The purpose of the submission is to exchange:

- Erf 1741, Mondesa with Erf 3373, Ext 7, Mondesa (Mrs. Anna R Gowases)
- Erf 1742, Mondesa with Erf 7005, Extension 9 Mondesa (Mr. Albert Hoaleb)
- Erf 1741 and Erf 1742 were allocated to the Build Together Programme.

Discussion

On **28 November 2019** while discussing Build Together beneficiaries employed in other towns, Council resolved as follows:

- (a) *That the Build Together application of Ms Anna Regina Gowases, ID No: 68020101640, Reference No. BT 64, be approved and she be allocated with Erf 1741, Mondesa.*
- (b) *That the Build Together application of Mr Albert Hoaleb, ID No: 77091500121, Reference No. BT 303, be approved and he be allocated with Erf 1742, Mondesa.*

A consulting meeting was held with the Engineering and Planning Services Department, regarding the costs involved in the building of houses due to hard rock layers. A concern was raised whether the rocks will affect the cost of construction and whether Council should proceed with the allocation of the erven for low-income housing and if the cost is excessive.

After a site visit and inspection was done it was confirmed that the erven are full of loose rocks and boulders that will require mechanical means to remove at excessive cost. On **14 January 2021** the Engineering and Planning Services advised that these erven be reserved for the relocation program and not for the Build Together Programme due to the absence of full service.

Due to the absence of services in the area, it is advised not to allocate the erven to Build Together beneficiaries because it will put unnecessary strain on the planning process.

Erf no 3373, Extension 7 is vacant and falls under the Build Together Program and can be allocated to the next qualifying beneficiary, being Ms. Anna Regina Gowases (Ref.No. BT 64) **(Annexure "A")**.

Ms FN Kombanda (**Annexure "B"**) was allocated Erf 4005 Mondesa, Extension 9, under the Build Together Programme, however she obtained Erf 4387 Mondesa in the meantime through the Shack Dwellers Federation of Namibia. Erf 7005 can therefore be re-allocated from Ms. Kombanda to Mr Albert Hoab (Ref. No. 303), (**Annexure "C"**).

Proposal

In light of the above, it is proposed that the applicants be considered to participate in the Build Together Programme and that they be re-located from Erf 1741 and Erf 1742 to Erf 3373, Extension 7 and 7005, Extension 26 The two erven 1741 and 1742 is reserved for the relocation program and not for Build Together due to the absence of full services.

B. After the matter was considered, the following was:-

RECOMMENDED:

- (a) That Erf 1741 that was rewarded to the Build Together application, Ms Anna Regina Gowases, ID No: 68020101640, Reference No. BT 64, be cancelled and Erf 3373 Extension 7, Mondesa be re- allocated to the applicant.
 - (b) That Erf 1742 that was rewarded to the Build Together application, Mr Albert Hoab, ID No: 77091500121, Reference No. BT 303, be cancelled and Erf 7005, Extension 26, Mondesa be re-allocated to the applicant.
 - (c) That should the deed search proof that the applicants above are not first time property owners, all transactions between Council and the beneficiaries be cancelled and they be ordered to return the erf to Council.
 - (d) That the General Manager: Engineering and Planning Services considers the using of rock rubble for filling up and using as building basis.
-

ANNEXURE "A"

**MUNICIPALITY OF SWAKOPMUND
BUILD TOGETHER PROGRAMME
APPLICATION FOR HOUSING LOAN OPTION**

PLEASE NOTE:
1. A FALSE STATEMENT WILL DISQUALIFY THE APPLICANT
2. PLEASE PRINT (MARK WITH AN X WHERE APPLICABLE)
3. MARRIAGE CERTIFICATE MUST BE CHECKED BY RECEIVING OFFICER

APPLICATION FOR: Build a house
(state what loan is needed for, upgrading, etc.)

(State the loan option with the number as it appears in the Implementation Guidelines)

PERSONAL PARTICULARS	APPLICANT	CO-APPLICANT
1 SURNAME	GOWASES	
2 FIRST NAMES	Anna Regina	
3 NAMIBIAN ID No.	68020101640	6812993846
4 POSTAL ADDRESS	Box 287	
5 RESIDENTIAL ADDRESS	Mandesa H. 2665101	
6 DATE & PLACE OF BIRTH	19/07/1976	
7 CITIZENSHIP	Namibian	
8 PERIOD OF RESIDENCE IN SWK	5 years	
9 OCCUPATION	Domestic Employee	
10 INCOME	N\$ 1200-00	

11 DO YOU OWN/RENT A HOUSE?
no

(mark with an X where applicable)

GOVERNMENT	SHACK IN BACK YARD	SHACK
MUNICIPAL	PRIVATE HOUSE	OTHER

14 WHERE IS THE HOUSE SITUATED?
Mandesa

13 DO YOU HAVE ANY SAVINGS? YES/NO (if yes, what is your account number)
FNB Acc: 62065101215

14 DO YOU - LIVE ALONE?
LIVE WITH FAMILY?
LIVE WITH FRIENDS?

15 DO YOU OWN A HOUSE ANYWHERE ELSE IN NAMIBIA? YES/NO (if yes, state where)
no

16 MARITAL STATUS
Single

17 No. OF DEPENDENTS: OLD AGE _____
UNEMPLOYED _____
SCHOLARS _____
PRE-SCHOOL 01

18 OTHER EARNING AN INCOME? (Spouse, Children, etc.) _____

19 TOTAL INCOME FOR THE HOUSEHOLD (N\$ per month)
N\$ 1200-00

20 ATTACH BUILDING PLANS AND ERF LAYOUT ON THE LINED PAPER WITH THE ESTIMATED COST OF WORK TO BE DONE.

21 STATE HOW YOU INTEND BUILDING THE HOUSE OR STATE HOW YOU INTEND UPGRADING YOUR PRESENT HOUSE
a) By self with family help
b) Hire builder and family help
c) Hire builder

DECLARATION
1 I/WE _____ AGREE TO PAY _____ IN MONTHLY INSTALLMENTS TO THE MUNICIPALITY OF SWAKOPMUND. THE MUNICIPALITY OF SWAKOPMUND RESERVES THE RIGHT TO TAKE LEGAL ACTION IF THE BORROWER FAILS TO HONOUR THIS COMMITMENT.
2 I/WE HEREBY DECLARE THAT THE INFORMATION GIVEN IN THIS APPLICATION IS TRUE AND CORRECT TO THE BEST OF MY/OUR KNOWLEDGE.

Anna Regina
APPLICANT
13-07-2014
DATE
68020101640
ID NUMBER

CO-APPLICANT (for insurance purposes) _____
DATE _____
ID NUMBER _____

**Republic of Namibia
Electoral Commission of Namibia
Voter Card**

5 08:25 Min. of Defence (FAX)

Surname: GOWASES Gender: Female
Name: ANNA REGINA
ID No: 68020101640
Region: Erongo
Constituency: Swakopmund
Local Authority: Not Applicable
Date of Registration: 2019/07/16

Signature: [Signature]
VRN: 19081091243
Original

**Republic of Namibia
Electoral Commission of Namibia
Voter Card**

Surname: GOWASES Gender: Female
Name: ANNA REGINA
ID No: 68020101640
Region: Erongo
Constituency: Swakopmund
Local Authority: Not Applicable
Date of Registration: 2019/07/16

VRN: 19081091243
Original

ANNEXURE "B"



Whitman



ANNEXURE "C"

**MUNICIPALITY OF SWAKOPMUND
BUILD TOGETHER PROGRAMME
APPLICATION FOR HOUSING LOAN OPTION**

PLEASE NOTE:
1. A FALSE STATEMENT WILL DISQUALIFY THE APPLICANT
2. PLEASE PRINT (MARK WITH X WHERE APPLICABLE)
3. MARRIAGE CERTIFICATE MUST BE CHECKED BY RECEIVER OFFICER.

APPLICATION FOR: To build a house
(quote what is needed for, upgrading, etc)

(State the loan option with the number as it appears in the Implementation Guidelines)

PERSONAL PARTICULARS	APPLICANT	CO-APPLICANT
1. SURNAME	HOEBS	
2. NAME	ALBERTH	
3. ID NO.	77091500121	
4. POSTAL ADDRESS	PO BOX 7	
5. RESIDENTIAL ADDRESS	20 SWAIN STAN	
6. CONTACT DETAILS	0814143358	
7. DATE & PLACE OF BIRTH	1977-09-15 FIEGIST FORT TOWN	
8. CITIZENSHIP	Namibian	
9. OCCUPATION	Cleaner / contractor	
10. INCOME	N\$ 2837-00	

11. DO YOU OWN/RENT A HOUSE? (MARK WITH AN X WHERE APPLICABLE)

GOVERNMENT	SHACK IN BACK YARD	X	DRG
MUNICIPAL HOUSE	PRIVATE HOUSE		OTHER

12. WHERE IS THE HOUSE SITUATED? Mondosa ext. 60

13. DO YOU HAVE ANY SAVINGS? YES / NO (IF YES)
BANK: STANDARD BANK ACC. NO. 847666396 TYPE OF SAVINGS: Savings

14. DO YOU LIVE ALONE? WITH FAMILY? X WITH FRIENDS?

15. DO YOU OWN A HOUSE ANY WHERE ELSE IN NAMIBIA? YES / NO
(IF YES STATE WHERE)

16. MARITAL STATUS: Single

17. NO. OF DEPENDENTS:
OLD AGE: UNEMPLOYED: SCHOLARS: 0 PRE-SCHOOL:

18. OTHER EARNINGS AND INCOME? (N\$ PER MONTH): NONE

19. STATE HOW YOU INTEND TO BUILD THE HOUSE:
1. SELF WITH FAMILY HELP
2. HIRED BUILDER AND FAMILY HELP
3. HIRED BUILDER

DECLARATION
1. I/WE HOEBS ALBERTH AGREE TO PAY IN MONTHLY INSTALLMENT TO THE MUNICIPALITY OF SWAKOPMUND. THE MUNICIPALITY OF SWAKOPMUND RESERVES THE RIGHT TO TAKE LEGAL ACTION IF THE BORROWER FAILS TO HONOUR THIS COMMITMENT.
2. I/WE HEREBY DECLARE THAT THE INFORMATION GIVEN IN THIS APPLICATION IS TRUE AND CORRECT TO THE BEST OF MY/OUR KNOWLEDGE.

HOEBS
APPLICANT 26-04-2020
DATE

ID NO. 77091500121

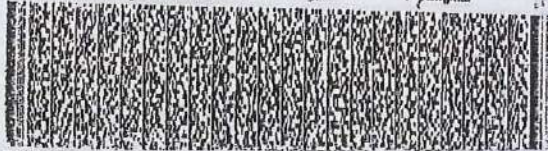
CO-APPLICANT DATE

ID NO.

Republic of Namibia
Electoral Commission of Namibia
Voter Card

Surname: HOEBS Gender: Male
Name: ALBERTH
ID No: 77091500121
Region: Erongo
Constituency: Swakopmund
Local Authority: Not Applicable
Date of Registration: 2/20/2014

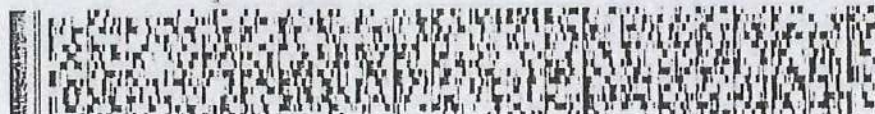
Signature: [Signature]
VRN: 1405143572
Original

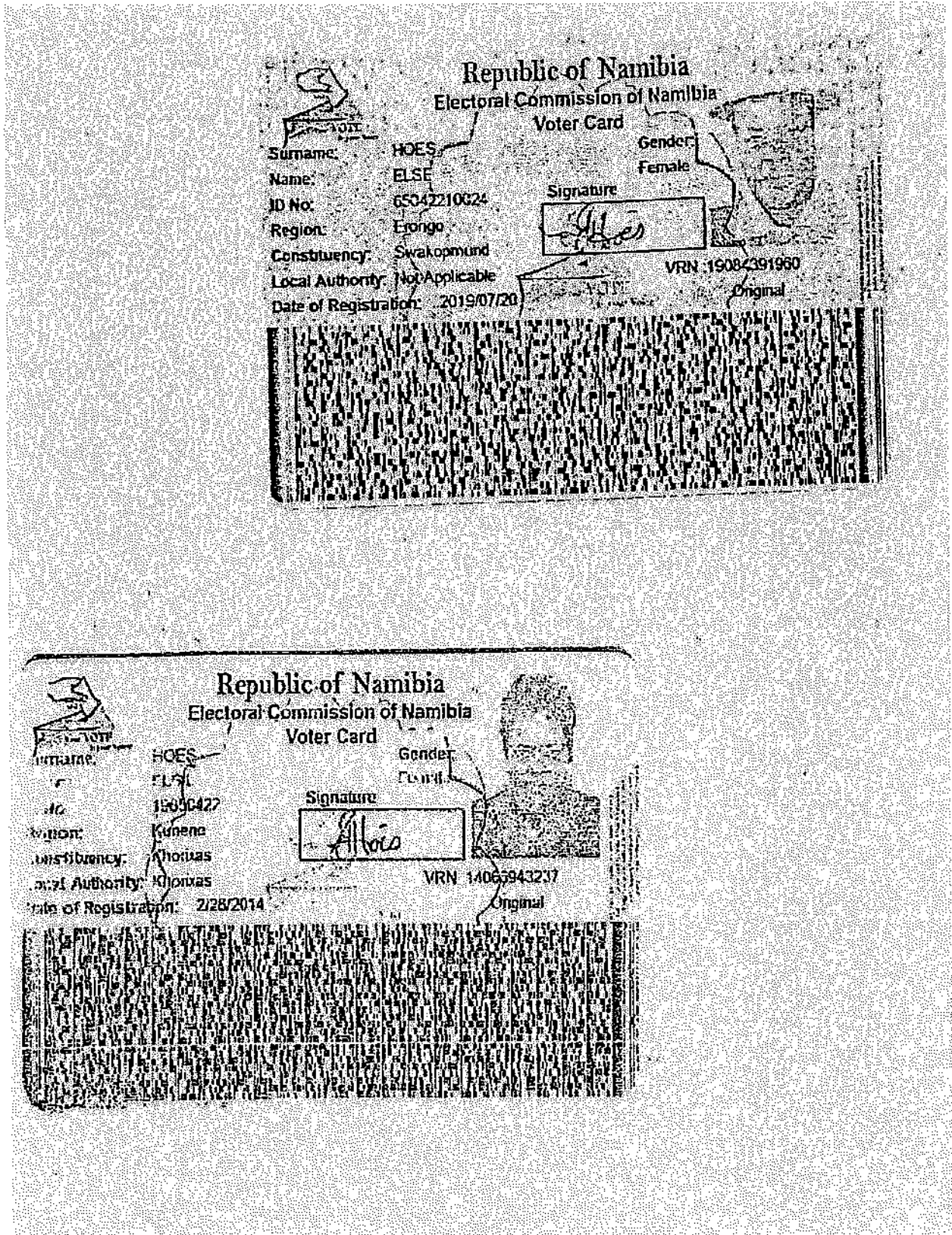


REPUBLIC OF NAMIBIA
Electoral Commission of Namibia
Voter Card

Surname: HOEBS Gender: Male
Name: ALBERTH
ID No: 77091500121
Region: Erongo
Constituency: Swakopmund
Local Authority: Not Applicable
Date of Registration: 2019/07/20

Signature: [Signature]
VRN: 19081091643
Original





11.1.4 **EXTENSIONS 1, MATUTURA - FIRST TIME PROPERTY OWNER SALE**
(C/M 2021/07/01 - 16/1/4/2/1/14)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 7.6 page 39 refers.

A. **The following item was submitted to the Management Committee for consideration:**

1. **Introduction**

This submission is tabled to Council to consider amending the conditions of sale for the last remaining erven zoned "Single Residential" in Extension 1, Matutura (65 erven) to accommodate first time property owners.

Council approved the sale of Extension 1, Matutura on 22 November 2018 under item 11.1.25. Point (b) of the Council resolution is quoted for ease of reference:

(b) That closed bid sales be scheduled in terms of the Local Authorities Act 23 of 1992 for the 261 "Single Residential" erven located in Extension 1, Matutura, as necessitated by the flexible / fluctuating market demand; subject to Council's standard conditions of sale for closed bid sales, be approved.

The extension consists of 261 erven of which 26 were allocated to staff members, 20 erven were sold on **11 December 2020**, 66 sold on **05 March 2021** and 84 on **07 May 2021**. The remaining 65 erven zoned "single residential" are planned to be sold on **06 August 2021** (65 erven).

Therefore, of the 261 erven, 170 have been sold to the public without restrictions such as being a first time property owner, local resident or on the resale of the property to third parties, in order to ensure Council has sufficient funds available for continued development of extensions and capital projects.

2. **Proposed Sale to First Time Property Owners**

The last sale for first time property owners was held on **05 June** and **03 July 2015**. At these two sales 103 erven zoned "Single Residential" located in Extension 3, Tamariskia were sold.

Recently there have many requests for a first time property sale and therefor the proposal to sell the remaining 65 erven to first time property owners.

By offering the remaining 65 erven for sale to local, first time property owners an exclusive group of bidders will compete based on compliance with these two requirements. They will not compete with speculators whose intention it is to sell undeveloped erven shortly after transfer.

The sale will not cater for the low/medium income bracket as various low-cost housing schemes are in place to accommodate lower income community members. Furthermore, the bidders are required to provide proof of financing from a banking institution which determines their affordability.

In addition to the above, it is proposed to consider the following conditions of sale:

- (i) Only natural persons may register to take part in the sale.
- (ii) The bidders must be first time property owners, meaning they may not currently, or previously have owned property, registered in their name at the deeds office (both spouses of a marital couple must be first time property owners). Their status will be confirmed with the Deeds Office and BIPA upon transfer.
- (iii) The bidders must be local residents, residing in Swakopmund prior to August 2020. Proof of such can be provided by voter's card or employment contract.
- (iv) The erf may not be sold unless developed. This condition will be registered in the title deed of the erf.
- (v) That the erf be allocated to the "second highest" bidder at the date of sale. By having this allocation criteria bidders are cautioned not to submit high bid prices and eliminates those who bid exorbitant prices; so that the prices remain reasonable.

3. Proposal

It is proposed that Council's decision of **22 November 2018** under item 11.1.25 be amended where required to accommodate the sale of the remaining 65 to local, first time property owners.

- (a) That the erven zoned "Single Residential" (Annexure "C" on file) located in Extension 1, Matutura be sold by means of closed bid at the following upset price:
 - N\$300.00 / m²
- (b) That closed bid sales be scheduled in terms of the Local Authorities Act 23 of 1992 for the 261 "Single Residential" erven located in Extension 1, Matutura, as necessitated by the flexible / fluctuating market demand; subject to Council's standard conditions of sale for closed bid sales, be approved.
- (c) That the closed bid sales be subject to Council's standard conditions of sale for closed bid sales; subject to the following amendment and addition in cases where the purchaser provides a valid pre-approval or pre-qualification from a registered bank:
 - (i) That the condition that penalty interest is levied from the date of sale until date of transfer (in the case of a bank guarantee) or until date of payment within the notice period (in the case of cash payment); be amended to be calculated from the date of default, and not backdated from the date of sale; in instances where the purchaser provided a valid pre-approval from a bank.
- (d) That allocation be done to the highest qualifying bidder on the basis of 1 erf per natural person (married couples, irrespective of the marital regime are regarded as one entity).

Amended by
Council on 28
Jan 2021
(11.1.17).
Compulsory to
submit proof
of financial
ability.

Allocation be
done to the
second highest
bidder.

- (e) That the registration fee be determined at N\$3 000.00.
- (f) That each bidder be restricted to submit 5 bid forms only; and that no bidder may submit more than 1 bid per erf.
- (g) That should erven remain unsold at the date of the sale, such erven be offered to the registered bidders who are present and may then bid on a second erf.
- (h) That the purchase price be paid within 120 calendar days from the date of sale.

That only 3 bid forms be issued.

B. After the matter was considered, the following was:-

RECOMMENDED:

- (a) That Council approves the sale of the remaining 65 erven zoned “*Single Residential*” located in Extension 1, Matutura to local, first time property owners.
 - (b) That the upset price for these erven remains N\$300.00/m² as resolved by Council on 22 November 2018 under item 11.1.25.
 - (c) That the following conditions be applicable:
 - (i) That the registration fee be N\$3 000.00.
 - (ii) Only natural persons may register to take part in the sale.
 - (iii) Bidders must be first time property owners, meaning they may not currently, or previously owned property registered in their name. The status will be confirmed with the deeds office and Bipa (both spouses of a marital couple must be first time property owners).
 - (iv) Bidders must be local residents, residing in Swakopmund prior to August 2020.
 - (v) Bidders must submit proof of financing from a banking institution on the date of sale and attach copies of such to their bid forms.
 - (vi) That each bidder be restricted to submit 3 bid forms only; and that no bidder may submit more than 1 bid per erf.
 - (vii) That allocation be done to the second highest qualifying bidder on the basis of 1 erf per natural person (married couples, irrespective of the marital regime are regarded as 1 entity).
 - (viii) The erf may not be sold unless developed to the value of 4 x the municipal value of the erf. This condition will be registered in the title deed of the erf.
 - (ix) That should erven remain unsold at the date of the sale, such erven be offered to the registered bidders who are present and may then bid on a second erf.
 - (x) That the purchase price be paid within 120 calendar days from the date of sale.
-

11.1.5 **CONFIRMATION OF CANCELLATION OF SALE OF ERF 5010, 5012, 5024, AND 5027 EXTENSION 1, SWAKOPMUND**
(C/M 2021/07/01 - E 5010, E 5012, E 5024, E 5027)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 7.8 page 46 refers.

A. The following item was submitted to the Management Committee for consideration:

1. **Introduction**

The purpose of this submission is for Council to consider the cancellation of the following sale transactions due to non-performance on **29 April 2021** (due date of 21 day notice):

Erf No	Name of Purchaser	Purchase Price	Date of Sale	Comments
Erf 5010	Ms L H Doeses	N\$ 550 999.99	27/11/2020	No payment and no application for an extension of time.
Erf 5012	Ms C E Orr	N\$ 600 000.00	27/11/2020	No payment and no application for an extension of time.
Erf 5024	Ms S M Diergaardt	N\$ 750 000.00	27/11/2020	Applied for extension of time of 60 days. The letter is attached as Annexure "B" and is dated 24 May 2021. The sale expired on 29 April 2021.
Erf 5027	Ms J N Visser	N\$ 620 000.00	27/11/2020	No payment and no application for and extension of time.

The erven forms part of the sale of **27 November 2020** of which the 120 days to perform lapsed on **29 March 2021**. A notice was issued to rectify the breach of not performing which notice period lapsed on 29 April 2021. The erven are located in Extension 14, Swakopmund and were allocated on the basis of one erf per person and should a transaction be cancelled, the erf will be offered to the next qualifying bidder listed. In terms of **Annexure "B"** of the signed agreement, the transactions are accordingly cancelled.

2. **Relevant Council Resolution**

On **31 January 2019** Council resolved that all cancellations be submitted to the Management Committee. Point (b) of Item 11.1.3 is quoted:

(d) *That, in future, all close bid auction cancellations be submitted to Council for approval.*

The decision was clarified by Council on **25 April 2019** under item 11.1.3 to read that cancellations by Council (the seller) be submitted for approval:

(c) *That point (d) of Council's resolution, item 11.1.3 passed on 31 January 2019 be amended as follows:*

Current wording:

(d) *That, in future, all close bid auction cancellations be submitted to Council for approval.*

Amended wording:

- (d) That, in future, all close bid auction cancellations by Council (the seller) for closed bid auctions be submitted to Council for approval.

3. **Allocation of Erven 5010, 5012, 5024, and 5027 Extension 14, Swakopmund**

Erven 5010, 5012, 5024, and 5027 Extension 14, Swakopmund form part of the 16 erven sold on a closed bid on **11 December 2020**. The public was assured that next qualifying bidders will be considered for allocation immediately after the final due date for payment lapses.

All bidders for each erf were listed according to the bid amounts and are therefore eligible for consideration in cases where the initial purchaser did not perform in terms of the conditions of sale. The allocation of erven to the next qualifying bidders is also a condition of the sale document.

4. **Current Status of the Sale held on 27 November 2020**

The current status of the sale of the 16 erven:

- 16 : total erven offered for sale
 10 : transferred
 01 : paid purchase price, but not yet transferred
 01: guarantee on file with part payment- requested for an extension of time (a separate submission is tabled in this regard for Erf 5021, Swakopmund)
 04 : current cancellations to be considered by Council

5. **Discussion**

The transactions for Erven 5010, 5012, 5024, and 5027 Extension 14, Swakopmund were automatically cancelled upon expiry of the 21 days' notice period, being **29 April 2021**. Therefore in terms of the conditions of sale for the public sale held on **27 November 2020**, the erven will be offered to the next qualifying bidders listed.

B. **After the matter was considered, the following was:-**

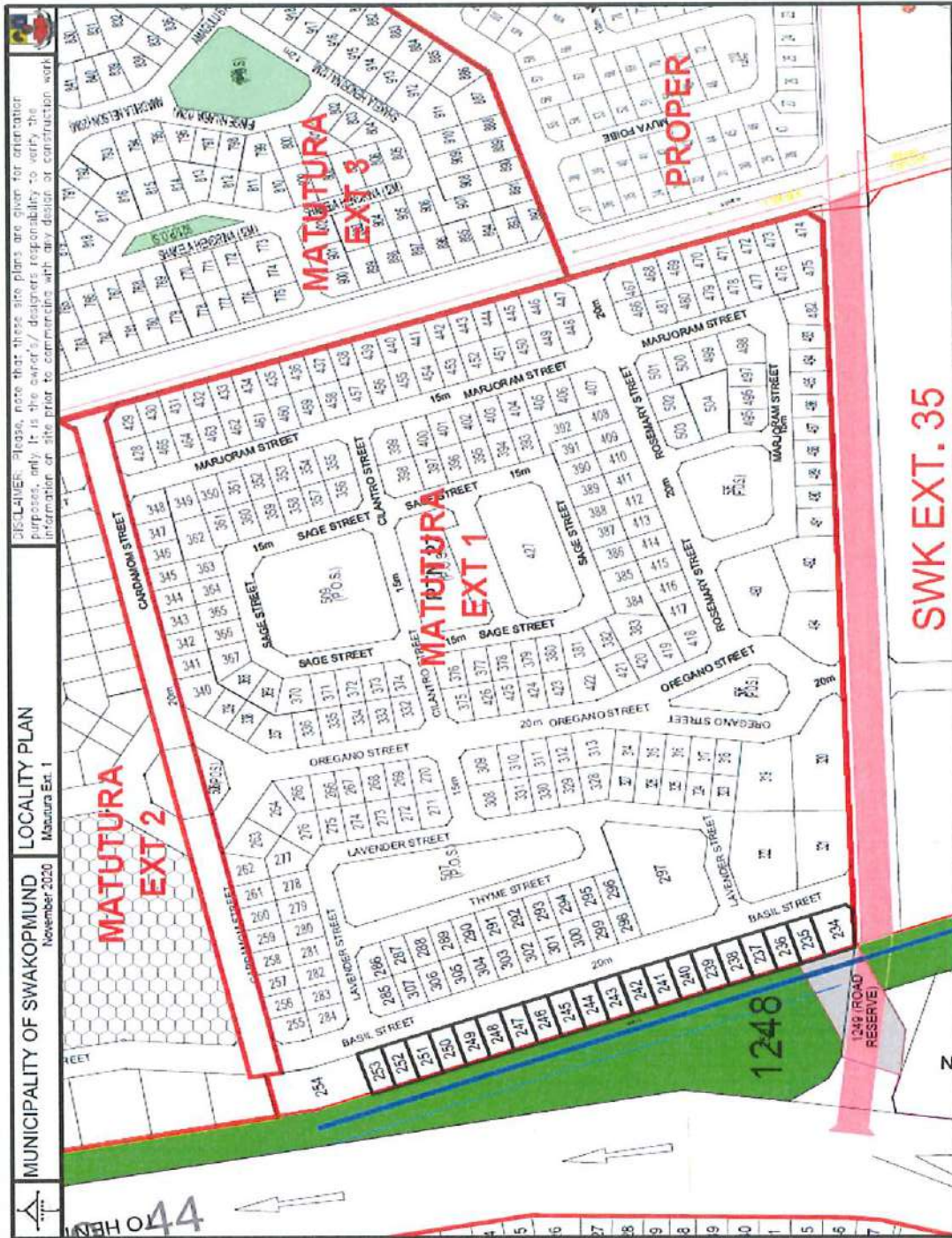
RECOMMENDED:

- (a) That Council confirms the cancellation of the following erven in Extension 14, Swakopmund in terms of the standard deed of sale which lapsed on 29 April 2021 and in terms of Council's resolution passed on 25 April 2019 under item 11.1.3:

<i>Erf No</i>	<i>Name of Purchaser</i>	<i>Comments</i>
<i>Erf 5010</i>	<i>Ms L H M Doeses</i>	<i>Non-performance by the lapsing of the due date of 29 April 2021</i>
<i>Erf 5012</i>	<i>Ms C E Orr</i>	<i>Non-performance by the lapsing of the due date of 29 April 2021</i>
<i>Erf 5027</i>	<i>Mr J N Visser</i>	<i>Non-performance by the lapsing of the due date of 29 April 2021.</i>

- (b) That erven 5010, 5012, and 5027 Extension 14, Swakopmund that forms part of the sale of 27 November 2020, be offered to the next qualifying bidders in line.
- (c) That Council repeals point (d) of the resolution of 31 January 2019 and 25 April 2019 so that transactions are automatically cancelled if the purchaser does not perform in terms of the conditions of sale and the deed of sale.
- (d) That Council approves the application by Ms SM Diergaardt (the purchaser of Erf 5024), for an extension of time of 60 days from date of her application dated 24 May 2021 to perform, it is by Friday, 23 July 2021.
- (i) *That the extension of time be subject to interest being levied from date of sale (27 November 2020) until date of transfer (in the case where a bank guarantee is provided); or until date of payment (in the case of a cash payment).*
- (ii) *That should Ms SM Diergaardt not perform in full by 23 July 2021, the transaction be cancelled.*
- (iii) *That an addendum to the deed of sale be compiled regarding the extended period.*
- (iv) *That subject to (d) (ii) above if Ms SM Diergaardt does not perform, Erf 5024, Extension 14, Swakopmund be offered to the next qualifying bidders in line.*
-

ANNEXURE "A"



11.1.6 **EXTENSION 24: LELWAPA PROPERTY DEVELOPERS CC**
AMENDMENT TO DIVISION OF ALLOCATION
 (C/M 2021/07/01 - 14/2/1/2)

Ordinary Management Committee Meeting of 15 June 2021,
 Addendum 7.9 page 49 refers.

A. The following item was submitted to the Management Committee for consideration:

1. **Introduction**

The purpose of this submission is for Council to amend the allocation of erven located in **Extension 24** in terms of Council's decision passed on **31 May 2018** under item 11.1.25.

The allocation at the time was calculated on a draft general plan consisting of **240** erven zoned "single residential". Upon registration of GP 182 it was noted that the township comprises 323 erven numbered 6310-6632 and four public open spaces numbered Erven 6633 to 6636. The actual total number of erven zoned "Single Residential" is therefore 323. The zoning map is attached as **Annexure "A"**.

Attached as **Annexure "B"** is a letter received from Lelwapa Properties (Pty) Ltd dated **26 April 2021** addressing the change in the number of "single residential" erven. The Council resolution of **31 May 2018** is attached as **Annexure "C"**.

2. **Council's Resolution passed on 31 May 2018 under Item 11.1.25**

For ease of reference the above decision is quoted as it forms part of the discussion and the amendment can easily be illustrated.

(a) *That Council remains with its of 30 November 2017 under item 11.1.22.*

(b) *That it be noted that the Action Plan for the development of Council's unserviced land will focus on the following extensions:*

- Extension 3
- Extension 4
- Extension 5
- Extension 24
- Extension 25
- Extension 38, and
- Proper

(c) *That the following be approved:*

1.1.3 Extension 24 **(Immanuel Shikongo and Wendelin)**

1.1.3.1 Erven and Layout

- This extension consists of a mixture of general residential, Business, Local Authority, Public Open Space erven.
- This extension is targeted for Low income Level.
- The compilation of erven is illustrated in the Table below.

As required by both the Attorney-General and the Ministry of Urban & Rural Development, Council may only enter into JV's with companies or trusts. The individuals registered a company as Lelwapa Properties (Pty) Ltd. The initial registration was done as a close corporation and accepted by Council on 25 June 2020 under item 11.1.13.

Zoning	Total Number of Erven
Single Residential	240
General Residential 1	0

1.1.3.2	General Residential 2	0	Erven	As per the draft General Plan the erven zoned "single residential" were calculated as 240. Whereas in terms of the Surveyor-General approved General Plan the erven are
	Local Business	0		
	General Business	0		
	Public Open Space	4		
	Institutional	2		
	Local Authority	0		
	Undetermined	0		
	Private Open Space	0		

- Council remains the owner of the property during the development of the extension and the developer will not be allowed to register the land in their name. The transfer of land ownership will be done at the end of the whole project to the beneficiary. The developer will return a portion of the serviced land as well as the entire infrastructure back to the Swakopmund Council.
- The distribution of return land will be at a minimum of 40% of the Single residential erven for Council, but Council to receive the full return on the institutional, Local Authority, Public Open Space, Private Open Space and Undetermined erven.

A minimum of 40% of the erven must be returned to Council. Calculated on 318 it is 128 erven; and not 96 as was calculated below. The decision must therefore be amended as indicated below. The developer of Extension 38 must accordingly also return 40% of single residential erven; whereas developers with a portion base as stipulated in the table below.

Zoning	Total Number of Erven	Erven Sharing Ratio	
		Developer	Council
Single Residential	240 323	144 194	96 129
General Residential 1	0	0	0
General Residential 2	0	0	0
Local Business	0	0	0
General Business	0	0	0
Public Open Space	4	0	4
Institutional	2	0	2
Local Authority	0	0	0
Undetermined	0	0	0
Private Open Space	0	0	0

The required amendments in terms of General Plan 182 are reflected in red.

1.1.3.3 Cost Distribution

- In order to keep the cost of the project as low as possible and to ensure that targeted consumers of Swakopmund are reached by this project, the developer will not pay for the land and will not be charged a premium for the land.
- The developer will use own funds or funds from financial institutions to develop the extension, but Council will not contribute financially to the construction and installation of services and houses on this extension.

1.1.3.4 Specification of Services

- The area will be fully serviced with gravel roads/streets with kerb stone only defining the intersections with bladed gravel sidewalks, water, sewer and electrical infrastructure up to the erf boundary.
- The specifications for the services will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.3.5 Specification of Houses

- The Houses to be constructed shall consist of one (1) to two (2) to three bedroom houses, but structures to the value of not less than N\$150 000.00 but not more than N\$250 000.00. This excludes the cost of the land.
- The specifications for the houses will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

3. **Proposal**

The amendments to the Council resolution passed on **31 May 2018** under item 11.1.25 as indicated in the recommendation below are proposed.

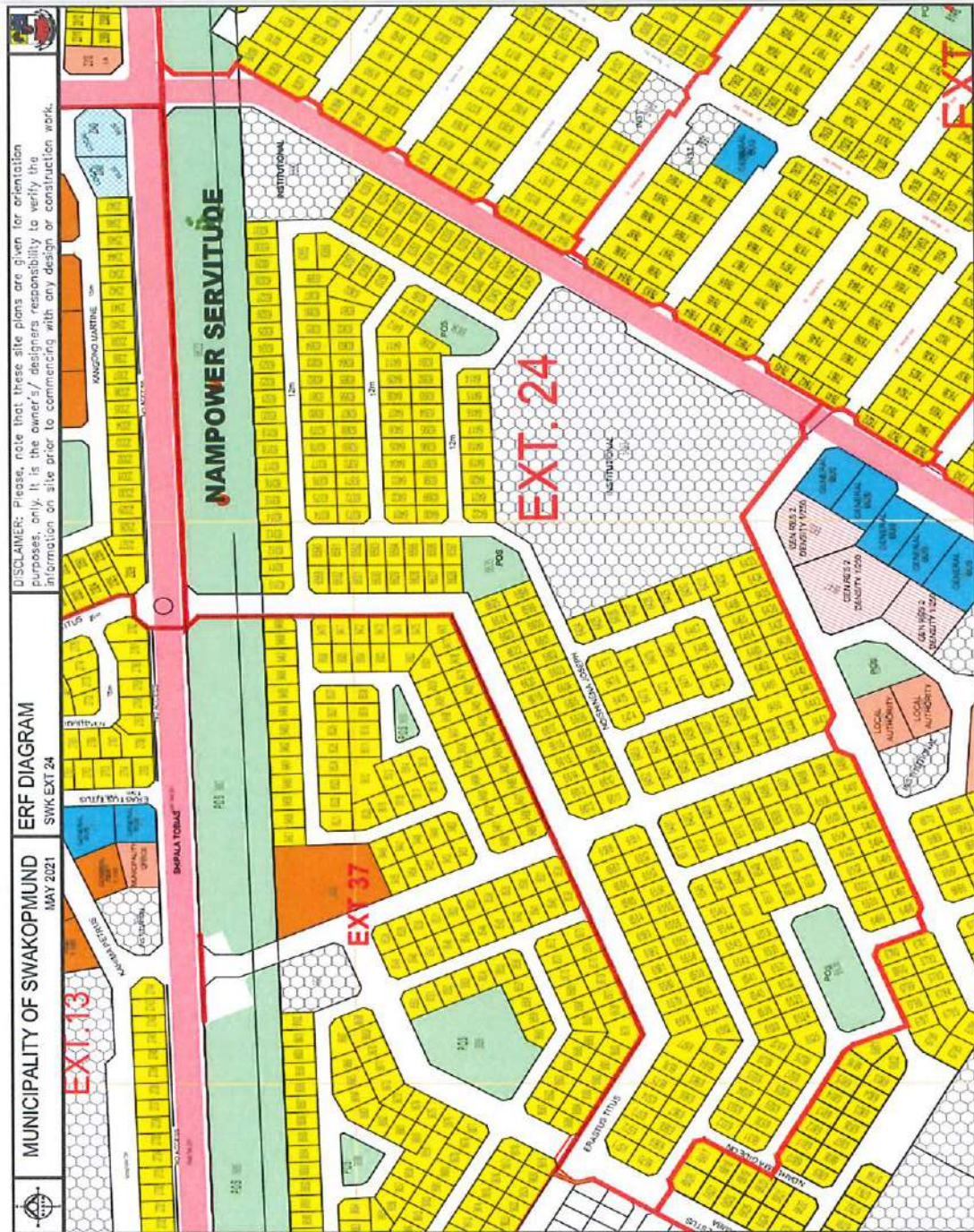
B. **After the matter was considered, the following was:-****RECOMMENDED:**

- (a) That Council takes note that the allocation of erven zoned “*Single Residential*” in Extension 24 as approved by Council on 31 May 2018 under item 11.1.25 was done based on a draft general plan and that there is a discrepancy in the actual number of erven available in terms of the Surveyor-General approved general plan.
- (b) That point 1.1.3.2 of Council’s decision of 31 May 2018 under item 11.1.25 be amended to reflect the actual number of erven as per the registered Surveyor-General approved diagram as indicated below:

Zoning	Total Number of Erven	Erven Sharing Ratio	
		Developer	Council
<i>Single Residential</i>	240 323	144 194	96 129
<i>General Residential 1</i>	0	0	0
<i>General Residential 2</i>	0	0	0
<i>Local Business</i>	0	0	0
<i>General Business</i>	0	0	0
<i>Public Open Space</i>	4	0	4
<i>Institutional</i>	2	0	2
<i>Local Authority</i>	0	0	0
<i>Undetermined</i>	0	0	0
<i>Private Open Space</i>	0	0	0

- (c) That the distribution of the return of “*Single Residential*” erven to Council remains at a minimum of 40% based on the high number of “*Single Residential*” erven.
- (d) That a date be determined as requested by Lelwapa Properties (Pty) Ltd in their letter dated 26 April 2021 to discuss their financial model associated with the development of Extension 24.
-

ANNEXURE "A"



GENERAL PLAN G182

(CONSISTING OF 4 SHEETS)

OF THE TOWNSHIP SWAKOPMUND EXTENSION 24

COMPRISING 323 ERVEN NUMBERED 6310-6632, 4 PUBLIC OPEN SPACES NUMBERED
6633-6636 AND REMAINDER STREETS

SITUATED ON PORTION 122(a Portion of Portion 121) of the Farm Swakopm
and Townlands No.41


VIDE DIAGRAM S.G. No.A 307/2013

DEED OF TRANSFER No.T /

MUNICIPAL AREA OF SWAKOPMUND

ERONGO REGION, NAMIBIA

Surveyed by me in November 2012

Christo Pieterse 
Professional Land Surveyor
Registration number: PLS 0025

ANNEXURE "B"

14



Office No: B1, Erf 2786, Tobias Hainyeko Str, Swakopmund. Namibia. Tel no: 064-400472. Fax: 064-400471
P.O.Box 946, Swakopmund

Ref No: DRC/LET3/26/4/21

26 April 2021

The Chief Executive Officer
Municipality of Swakopmund
Private Bag 53
Swakopmund



Att: Mr.A.Benjamin

Dear Sir

RE: DRC EXT 24 DEVELOPMENT // FEEDBACK ON OUTSTANDING MATTERS

1. This letter bears reference to the above subject matter (Public Partnership Applications), dated 22 January 2018, Reference A2/3/15, H5, H5/4, H5/7, G3/9, G4/1/1.
2. The afore-mentioned letter has confirmed the allocation of Block 6, Extension 24 Matutura to both Mr. Immanuel Shikongo and Mr Wendelinus Uuyuni.
3. To date, a private company, Lelwapa Property Developers (Pty) Ltd, jointly owned by Mr Immanuel Shikongo and Mr Wendelinus Uuyuni has been established as a legal entity to engage the Municipality on this development transaction.
4. Kinghorn & Associates are currently in the process of drafting a development agreement for review and subsequent signing by Lelwapa and the Municipality of Swakopmund.
5. On the 26 September 2019, Lelwapa Properties submitted a letter (Letter Attached for Review) to the Municipality seeking clarification on the following matters:
 - 5.1. The discrepancy between the erven allocated as per council resolution taken on Thursday, 31 May 2018 and the erven layouts issued to Lelwapa on 26 February 2019.
 - 5.2. The discrepancy amounts to 86 erven with more ervens seen in the layouts.
 - 5.3. Lelwapa requested for a platform with the relevant parties to discuss the financial model associated with the development.
6. To date, Lelwapa has not received any concrete response on the matters presented to the Municipality.



Office No: B1, Erf 2786, Tobias Hainyeko Str, Swakopmund, Namibia. Tel no: 064-400472. Fax: 064-400471
P.O.Box 946, Swakopmund

7. The afore-mentioned outstanding matters have the potential to delay the completion of the development agreement thus it is pivotal that these matters are addressed urgently.
8. Lelwapa would thus like to request for a platform with the Municipality to discuss and agree on the matters raised above.

I trust the above is in order and we look forward to your prompt response.

Yours faithfully,

(Mr) Immanuel Shikongo

Managing Director

Email: ishikongo@phimgroup.com

Tel: 064 - 40047

Fax: 064 - 400471

Cell: 0811490494

Yours faithfully,

(Mr) Wendelinus Uuyuni

Operations Director

Email: mwalikutsha@gmail.com

Tel: 064 - 400472

Fax: 064 - 400471

Cell: 0811243418

14/11/19

K



Office No: 5a, Erf 2759, Hidipo Hamutenya Str, Swakopmund, Namibia. Tel no: 064-400472. Fax: 064-400471

Ref No: DRC/LET/26/9/19

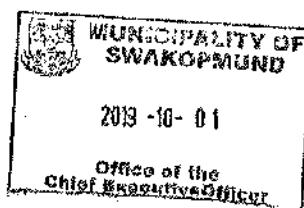
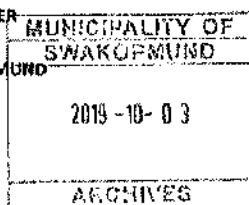
26 SEPTEMBER 2019

THE CHIEF EXECUTIVE OFFICER

MUNICIPALITY OF SWAKOPMUND

PRIVATE BAG 53

SWAKOPMUND

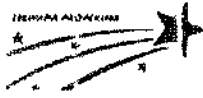


ATTENTION: MR.A. BENJAMIN (CHIEF EXECUTIVE OFFICER)

RE: DRC EXT 24 DEVELOPMENT // UPDATE ON DEVELOPMENT PROGRESS

The above matter refers.

1. This letter bears reference to the above subject matter, Public Partnership Applications dated 22 January 2018 with reference A2/3/15, H5, H5/4, H5/7, G3/9 and G4/1/1.
2. On or about 22 January 2019 Council (in writing) confirmed the allocation of Block 6, Extension 24 Matutura to Mr Immanuel Shikongo and Mr Wendelinus Uuyuni.
3. We hereby give notice to Council that we have to date formed and registered a formal business entity in compliance with your requirements for the development/transaction in question. Kindly take further note of the following:
 - 3.1. The corporation is registered as Lehwapa Property Developers CC (see attached hereto a copy of our founding statement as proof of its registration).
 - 3.2. Mr. Uuyuni and Mr Shikongo are the sole members of the corporation.



Office No: Sa, Erf 2759, Hildipo Hamutenya Str, Swakopmund, Namibia. Tel no: 064-400472. Fax: 064-400471

3.3. All communications / correspondences for purposes of this development/undertaking will henceforth be made under the said corporation; and should accordingly be directed to Lefwapa Property Developers CC.

3.4. We hereby seek formal approval from council for this entity amendment in your records.

4. The council resolution taken on Thursday , 31 May 2018 under item 1.1.3.1 detailed the following erven allocation for Ext 24, Block 6 :

Zoning	Total Number of Erven	Erven Sharing Ratio	
		Developer	Council
Single Residential	240	144	96
General Residential 1	0	0	0
General Residential 2	0	0	0
Local Business	0	0	0
General Business	0	0	0
Public Open Space	4	0	4
Institutional	2	0	2
Local Authority	0	0	0
Undetermined	0	0	0
Private Open Space	0	0	0

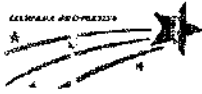
4.1. The 96 erven availed to Council equates to 40% of the single residential erven. The layout of Ext 24 was provided to us on the 26 February 2019.

4.2. Following the detailed review of the layouts provided, we discovered that the total erven on Ext 24 amounts to 326 erven.

4.3. Kindly therefore provide us with a table detailing the erven allocation for the 326 erven.

5. We have commenced with the process of ascertaining the costs and revenues to be associated with the development, however said cost and revenue modeling is highly dependent on the erven allocation conducted.

6. This is a joint development; moreover, we also strongly advocate transparency.



Office No: 5a, Erf 2759, Hildipo Hamutenya St, Swakopmund, Namibia. Tel no: 064-400472. Fax: 064-400471

7. It is pivotal to note that the above listed items need to be concluded prior to finalizing the content of the development agreement; hence, we request that a formal meeting between us and the persons concerned be scheduled without delay to present and discuss the modeling conducted, and to thereby fast track this undertaking.

We trust you find the above in order and we look forward to your prompt response.

Yours faithfully,

(Mr) Immanuel Shikongo

Managing Director

Email: ishikongo@phimgroup.com

Tel: 064 - 40047

Fax: 064 - 400471

Cell: 0811490494



Office No: 5a, Erf 2759, Hidipo Hamutenya Str, Swakopmund, Namibia. Tel no: 064-400472. Fax: 064-400471

Yours faithfully,

(Mr) Wendelinus Uuyuni

Operations Director

Email: mwalikutsha@gmail.com

Tel: 064 - 400472

Fax: 064 - 400471

Cell: 0811243418

ANNEXURE "C"

77 / 2018

- Rezoning of Erf 172, Swakopmund, from "Single Residential" with density of 1:900 to "General Business" with a bulk of 2.0. (Council Resolution 27-03-2014)
- Rezoning of Portion A of Erf 2226, Swakopmund, from "Public Open Space" to "General Residential 2" with a density of 1:250. (Council Resolution 25-01-2018)

- (b) That Van der Westhuizen be authorized to submit the Amendment Scheme No. 66 to the Ministry of Urban and Rural Development for approval by the Honourable Minister.

11.1.25 **LAND AND HOUSING ACTION PLAN**
(C/M 2018/05/31 - H 5, H 5/5)

RESOLVED:

- (a) That Council remains with its of 30 November 2017 under item 11.1.22.
- (b) That it be noted that the Action Plan for the development of Council's unserviced land will focus on the following extensions:
- Extension 3
 - Extension 4
 - Extension 5
 - Extension 24
 - Extension 25
 - Extension 38, and
 - Proper
- (c) That the following be approved:

1.1.1. Extension 3 **Tapeye Investments**

1.1.1.1. Erven and Layout

- The extension 3 consists of a mixture of single residential, General Residential, Business, Institutional, Local Authority, Public Open Space erven.
- This extension is targeted for Medium Income level.
- The compilation of erven available is illustrated in the Table below.

Zoning	Total Number of Erven
Single Residential	271
General Residential 2	1
Local Business	9
General Business	3
Public Open Space	4
Institutional	1
Local Authority	1

1.1.1.2. Distribution of Erven

- Council remains the owner of the property during the development of the extension and the developer will not be allowed to transfer the land in their name. The transfer of land ownership will be done at the end of the whole project to the beneficiary.
- The developer will return a portion of the serviced land as well as the entire infrastructure back to the Swakopmund Council
- The distribution of return land will be at a minimum of 33.33% of the Single residential erven for Council, but Council to receive the full return on the Institutional, Local Authority, Public Open Space, Private Open Space and Undetermined erven.

PNDN
Ordinary Council Meeting: 31 May 2018

78 / 2018

- The Business and General Residential erven will be returned on a portion base as stipulated in the table below.

Zoning	Total Number of Erven	Erven Sharing Ratio	
		Developer	Council
Single Residential	271	180	91
General Residential 2	1	1	0
Local Business	9	5	4
General Business	3	2	1
Public Open Space	4	0	4
Institutional	1	0	1
Local Authority	1	0	1

1.1.1.3. Cost Distribution

- In order to keep the cost of the project as low as possible and to ensure that targeted consumers of Swakopmund are reached by this project, the developer will not pay for the land and will not be charged a premium for the land.
- The developer will use own funds or funds from financial institutions to develop the extension, but Council will not contribute financially to the construction and installation of services and houses on this extension.

1.1.1.4. Specification of Services

- The area will be fully serviced with interlock surfaced roads/streets with kerb stone defining the gravel sidewalks, water, sewer and electrical infrastructure up to the erf boundary.
- The specifications for the services will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.1.5. Specification of Houses

- The Houses to be constructed shall consist of two to three bedroom houses with garages (optional), but structures to the value of not less than N\$500 000.00 but not more than N\$800 000.00. This excludes the cost of the land.
- The specifications for the houses will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.2. Extension 4 **Ghetto Assistance CC**

1.1.2.1. Erven and Layout

- This extension consists of a mixture of single residential, Business, Institutional, Local Authority, Public Open Space erven.
- This extension is targeted for Medium income level.
- The compilation of erven is illustrated in the Table below.

Zoning	Total Number of Erven
Single Residential	31
Local Business	18
General Business	8
Public Open Space	1
Institutional	1
Local Authority	3

1.1.2.2. Distribution of Erven

- Council remains the owner of the property during the development of the extension and the developer will not be allowed to transfer the land in their name. The transfer of land ownership will be done at the end of the whole project to the beneficiary.

79 / 2018

- The developer will return a portion of the serviced land as well as the entire infrastructure back to the Swakopmund Council
- Due to the ratio of the erven in this extension, the distribution of return land will only be affected to the business erven and the developer to maintain with full number of single residential erven.
- The Council to receive the full return on the institutional, Local Authority, Public Open Space, Private Open Space and Undetermined erven.
- The Business erven will be returned on a portion base as stipulated in the table below.

Zoning	Total Number of Erven	Erven Sharing Ratio	
		Developer	Council
Single Residential	31	31	0
Local Business	18	10	8
General Business	8	5	3
Public Open Space	1	0	1
Institutional	1	0	1
Local Authority	3	0	3

1.1.2.3. Cost Distribution

- In order to keep the cost of the project as low as possible and to ensure that targeted consumers of Swakopmund are reached by this project, the developer will not pay for the land and will not be charged a premium for the land.
- The developer will use own funds or funds from financial institutions to develop the extension, but Council will not contribute financially to the construction and installation of services and houses on this extension.

1.1.2.4. Specification of Services

- The area will be fully serviced with interlock surfaced roads/streets with kerb stone defining the gravel sidewalks, water, sewer and electrical infrastructure up to the erf boundary.
- The specifications for the services will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.2.5. Specification of Houses

- The Houses to be constructed shall consist of two to three bedroom houses with garages (optional), but structures to the value of not less than N\$500 000.00 but not more than N\$800 000.00. This excludes the cost of the land.
- The specifications for the houses will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.2.6. Extension 5 **Riving Trading Enterprise CC**

1.1.2.7. Erven and Layout

- This extension consists of a mixture of general residential, Business, Local Authority, Public Open Space erven.
- This extension is targeted for Medium income level.
- The compilation of erven is illustrated in the Table below.

Zoning	Total Number of Erven
Single Residential	0
General Residential 1	5
General Residential 2	6
Local Business	6

80 / 2018

General Business	3
Public Open Space	1
Institutional	0
Local Authority	1
Undetermined	0
Private Open Space	0

1.1.2.8. Distribution of Erven

- Council remains the owner of the property during the development of the extension and the developer will not be allowed to transfer the land in their name. The transfer of land ownership will be done at the end of the whole project to the beneficiary.
- The developer will return a portion of the serviced land as well as the entire infrastructure back to the Swakopmund Council
- Due to the ratio of the erven in this extension, the distribution of return land will only be affected to the business and general residential erven.
- The Council to receive the full return on the Institutional, Local Authority, Public Open Space, Private Open Space and Undetermined erven.
- The Business and General Residential erven will be returned on a portion base as stipulated in the table below.

Zoning	Total Number of Erven	Erven Sharing Ratio	
		Developer	Council
Single Residential	0	0	0
General Residential 1	5	4	1
General Residential 2	6	5	1
Local Business	6	6	1
General Business	3	3	1
Public Open Space	1	0	1
Institutional	0	0	0
Local Authority	1	0	1
Undetermined	0	0	0
Private Open Space	0	0	0

1.1.2.9. Cost Distribution

- In order to keep the cost of the project as low as possible and to ensure that targeted consumers of Swakopmund are reached by this project, the developer will not pay for the land and will not be charged a premium for the land.
- The developer will use own funds or funds from financial institutions to develop the extension, but Council will not contribute financially to the construction and installation of services and houses on this extension.

1.1.2.10. Specification of Services

- The area will be fully serviced with interlock surfaced roads/streets with kerb stone defining the gravel sidewalks, water, sewer and electrical infrastructure up to the erf boundary.
- The specifications for the services will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.2.11. Specification of Houses

- The Houses to be constructed shall consist of two to three bedroom houses with garages (optional), but structures to the value of not less than N\$500 000.00 but not more than N\$800 000.00. This excludes the cost of the land.

81 / 2018

- The specifications for the houses will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.3. Extension 24 Immanuel Shikongo and Wendelinus

1.1.3.1. Erven and Layout

- This extension consists of a mixture of general residential, Business, Local Authority, Public Open Space erven.
- This extension is targeted for Low income Level.
- The compilation of erven is illustrated in the Table below.

Zoning	Total Number of Erven
Single Residential	240
General Residential 1	0
General Residential 2	0
Local Business	0
General Business	0
Public Open Space	4
Institutional	2
Local Authority	0
Undetermined	0
Private Open Space	0

1.1.3.2. Distribution of Erven

- Council remains the owner of the property during the development of the extension and the developer will not be allowed to transfer the land in their name. The transfer of land ownership will be done at the end of the whole project to the beneficiary.
The developer will return a portion of the serviced land as well as the entire infrastructure back to the Swakopmund Council.
- The distribution of return land will be at a minimum of 40% of the Single residential erven for Council, but Council to receive the full return on the institutional, Local Authority, Public Open Space, Private Open Space and Undetermined erven.
- The Business and General Residential erven will be returned on a portion base as stipulated in the table below.

Zoning	Total Number of Erven	Erven Sharing Ratio	
		Developer	Council
Single Residential	240	144	96
General Residential 1	0	0	0
General Residential 2	0	0	0
Local Business	0	0	0
General Business	0	0	0
Public Open Space	4	0	4
Institutional	2	0	2
Local Authority	0	0	0
Undetermined	0	0	0
Private Open Space	0	0	0

1.1.3.3. Cost Distribution

- In order to keep the cost of the project as low as possible and to ensure that targeted consumers of Swakopmund are reached by this

82 / 2018

project, the developer will not pay for the land and will not be charged a premium for the land.

- The developer will use own funds or funds from financial institutions to develop the extension, but Council will not contribute financially to the construction and installation of services and houses on this extension.

1.1.3.4. Specification of Services

- The area will be fully serviced with gravel roads/streets with kerb stone only defining the intersections with bladed gravel sidewalks, water, sewer and electrical infrastructure up to the erf boundary.
- The specifications for the services will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.3.5. Specification of Houses

- The Houses to be constructed shall consist of one (1) to two (2) to three bedroom houses, but structures to the value of not less than N\$150 000.00 but not more than N\$250 000.00. This excludes the cost of the land.
- The specifications for the houses will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.4. Extension 25 (Lherix Investments CC And Mompiorisa Trading Enterprises CC)

1.1.4.1. Erven and Layout

- This extension consists of a mixture of general residential, Business, Local Authority, Public Open Space erven.

Zoning	Total Number of Erven
Single Residential	288
General Residential 1	0
General Residential 2	3
Local Business	0
General Business	14
Public Open Space	3
Institutional	5
Local Authority	4
Undetermined	1
Private Open Space	0


- This extension is targeted for Low Income Level.
- The compilation of erven is illustrated in the Table below.

1.1.4.2. Distribution of Erven

- Council remains the owner of the property during the development of the extension and the developer will not be allowed to transfer the land in their name. The transfer of land ownership will be done at the end of the whole project to the beneficiary.
- The developer will return a portion of the serviced land as well as the entire infrastructure back to the Swakopmund Council.
- The distribution of return land will be at a minimum of 40% of the Single residential erven for Council, but Council to receive the full return on the institutional, Local Authority, Public Open Space, Private Open Space and Undetermined erven.
- The Business and General Residential erven will be returned on a portion base as stipulated in the table below.

Zoning	Total Number of Erven	Erven Sharing Ratio	
		Developer	Council
Single Residential	288	173	115

Ordinary Council Meeting: 31 May 2018

DNON


83 / 2018

General Residential 1	0	0	0
General Residential 2	3	0	0
Local Business	0	0	0
General Business	14	8	6
Public Open Space	3	0	3
Institutional	5	0	5
Local Authority	4	0	4
Undetermined	1	0	1
Private Open Space	0	0	0

1.1.4.3. Cost Distribution

- In order to keep the cost of the project as low as possible and to ensure that targeted consumers of Swakopmund are reached by this project, the developer will not pay for the land and will not be charged a premium for the land.
- The developer will use own funds or funds from financial institutions to develop the extension, but Council will not contribute financially to the construction and installation of services and houses on this extension.

1.1.4.4. Specification of Services

- The area will be fully serviced with gravel roads/streets with kerb stone only defining the intersections with bladed gravel sidewalks, water, sewer and electrical infrastructure up to the erf boundary.
- The specifications for the services will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.4.5. Specification of Houses

- The Houses to be constructed shall consist of one (1) to two (2) to three bedroom houses, but structures to the value of not less than N\$150 000.00 but not more than N\$250 000.00. This excludes the cost of the land.
- The specifications for the houses will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.5. Extension 38 Gheron Building Contraction CC and Too Extreme Developers (Pty) Lt1d)

1.1.5.1. Erven and Layout

- This extension consists of a mixture of general residential, Business, Local Authority, Public Open Space erven.
- This extension is targeted for Medium income Level.
- The compilation of erven is illustrated in the Table below.

Zoning	Total Number of Erven
Single Residential	198
General Residential 1	2
General Residential 2	0
Local Business	0
General Business	0
Public Open Space	4
Institutional	0
Local Authority	1
Undetermined	0
Private Open Space	0

1.1.5.2. Distribution of Erven

- Council remains the owner of the property during the development of the extension and the developer will not be allowed to transfer the land in their name. The transfer of land ownership will be done at the end of the whole project to the beneficiary.

84 / 2018

- The developer will return a portion of the serviced land as well as the entire infrastructure back to the Swakopmund Council.
- The distribution of return land will be at a minimum of 33.33% of the Single residential erven for Council, but Council to receive the full return on the institutional, Local Authority, Public Open Space, Private Open Space and Undetermined erven.
- The Business and General Residential erven will be returned on a portion base as stipulated in the table below.

Zoning	Total Number of Erven	Erven Sharing Ratio	
		Developer	Council
Single Residential	198	132	66
General Residential 1	2	2	0
General Residential 2	0	0	0
Local Business	0	0	0
General Business	0	0	0
Public Open Space	4	0	4
Institutional	0	0	0
Local Authority	1	0	1
Undetermined	0	0	0
Private Open Space	0	0	0

1.1.5.3. Cost Distribution

- In order to keep the cost of the project as low as possible and to ensure that targeted consumers of Swakopmund are reached by this project, the developer will not pay for the land and will not be charged a premium for the land.
- The developer will use own funds or funds from financial institutions to develop the extension, but Council will not contribute financially to the construction and installation of services and houses on this extension.

1.1.5.4. Specification of Services

- The area will be fully serviced with gravel roads/streets with kerb stone only defining the intersections with bladed gravel sidewalks, water, sewer and electrical infrastructure up to the erf boundary.
- The specifications for the services will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.5.5. Specification of Houses

- The Houses to be constructed shall consist of one (1) to two (2) to three bedroom houses, but structures to the value of not less than N\$500 000.00 but not more than N\$800 000.00. This excludes the cost of the land.
- The specifications for the houses will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

Proper (Teofelus Uvanga and Quintessential Trading & Consultancy CC)

1.1.5.6. Erven and Layout

- This extension consists of a mixture of single residential, general residential, Business, Local Authority, Public Open Space erven.
- This extension is targeted for Medium Income Level.
- The compilation of erven is illustrated in the Table below.

Zoning	Total Number of Erven
Single Residential	214
General Residential 1	0
General Residential 2	4
Local Business	9
General Business	2

85 / 2018

Public Open Space	3
Institutional	1
Local Authority	0
Undetermined	0
Private Open Space	0

1.1.5.7. Distribution of Erven

- Council remains the owner of the property during the development of the extension and the developer will not be allowed to transfer the land in their name. The transfer of land ownership will be done at the end of the whole project to the beneficiary.
- The developer will return a portion of the serviced land as well as the entire infrastructure back to the Swakopmund Council.
- The distribution of return land will be at a minimum of 33.33% of the Single residential erven for Council, but Council to receive the full return on the institutional, Local Authority, Public Open Space, Private Open Space and Undetermined erven.
- The Business and General Residential erven will be returned on a portion base as stipulated in the table below.

Zoning	Total Number of Erven	Erven Sharing Ratio	
		Developer	Council
Single Residential	214	143	71
General Residential 1	0	0	0
General Residential 2	4	2	2
Local Business	9	5	4
General Business	2	1	1
Public Open Space	3	0	3
Institutional	1	0	1
Local Authority	0	0	0
Undetermined	0	0	0
Private Open Space	0	0	0

1.1.5.8. Cost Distribution

- In order to keep the cost of the project as low as possible and to ensure that targeted consumers of Swakopmund are reached by this project, the developer will not pay for the land and will not be charged a premium for the land.
- The developer will use own funds or funds from financial institutions to develop the extension, but Council will not contribute financially to the construction and installation of services and houses on this extension.

1.1.5.9. Specification of Services and Houses

- The area will be fully serviced with gravel roads/streets with kerb stone only defining the intersections with bladed gravel sidewalks, water, sewer and electrical infrastructure up to the erf boundary.
- The specifications for the services will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

1.1.5.10. Specification of Services and Houses

- The Houses to be constructed shall consist of one (1) to two (2) to three bedroom houses, but structures to the value of not less than N\$500 000.00 but not more than N\$800 000.00. This excludes the cost of the land.
- The specifications for the houses will be supplied and construction monitored by the Engineering Services Department of the Swakopmund Council

86 / 2018

3.2.8 Serviced Land

The Honourable Minister directed that 40 Erven should be allocated to each contract. Attached is a list of contractor for selection.

3.2.9 Power Oyeno

The Council resolution of 31 May 2017 under item 11.1.24. is on file.

- (d) That it be recorded that 1 986 serviced erven are available in the Matutura Area.
- (e) That consideration be given to allocate 40 erven to each local / Swakopmund based developer and that the surplus be equitably distributed to the remaining developers from outside Swakopmund taking their date of application into account.
- (f) That Developers be required to construct 2 (two) show houses to the satisfaction of Council before consideration is given for further allocation.
- (g) That Extension 36 on the layout map be amended to read Extension 38 and that the Council Resolution of 30 November 2017 under item 11.1.22 be amended accordingly.

11.1.26 **CAPITAL AND OPERATIONAL BUDGET FOR 2018 / 2019 FINANCIAL YEAR**

(C/M 2018/05/31 - D 2/1)

RESOLVED:

- (a) That the Capital budget amounting to N\$141 687 000.00 be approved.
- (b) That the Operational budget reflecting a surplus of N\$153 210.00 be approved.
- (c) That the service related tariffs be increased as indicated below:
 - (1) Rates and Taxes - 8%
 - (2) Refuse removal - 8%
 - (3) Sewerage - 8%
 - (4) Basic water - subject to Messrs NamWater annual increases.
 - (5) Staggered tariffs:
 - 9m³ - 30m³ - 5.5 %
 - 31m³ - 60m³ - 6.5 %
 - 61m³ and above - 7.5 %
 - (6) Special tariff (Agricultural) - Smallholdings
 - 9m³ - 30m³ - 5.5%
 - 31m³ - 60m³ - 6.5%
 - 61m³ and above - 7.5%

11.1.7 **REQUEST FOR COUNCIL RESOLUTION TO HALT NEW APPLICATIONS: 40/40 HOUSING PROJECT**

(C/M 2021/07/01 - 14/2/1/2)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 7.11 page 73 refers.

A. The following item was submitted to the Management Committee for consideration:

1. Introduction

The purpose of this addendum is to seek Council Resolution with regard to new applications being received on daily basis to participate in 40/40 Housing Project.

2. Background

Council went into partnership with small contractors to build 638 Credit-Linked houses and 958 Social houses. Each contractor is required to build 16 credit-linked houses and 24 social houses. This partnership is strictly based on performance of contractors to deliver houses in short time possible. In this regard, on 2020/10/29 during the progress review Council resolved as follows:

- (f) That Council takes note of the remaining small contractors on the previous list of small contractors who submitted their voter's cards.
- (g) That Council approves and endorses applicants as per Annexure "B" (on file) that qualify as contractors.
- (h) That Council gives preference to the small contractors in Swakopmund to replace the current non-performing contractors.

In light of above resolution the list below was approved:

Neka Construction Projects CC	Swakopmund Voters Card
Mngesheya Trading CC	Swakopmund Voters Card
Keller Zabel Investment CC	Swakopmund Voters Card
Owato Investment CC	Swakopmund Voters Card
Hakuna Matata	Swakopmund Voters Card
PRO Housing CC	Swakopmund Voters Card
Noria Trading	Swakopmund Voters card
Ronnie Construction and Electrical CC	Swakopmund Voters card
Arobes Investment cc	Swakopmund Voters card
Aritz Son Buildding Construction CC	Swakopmund Voters card
Turnkey Building & Engineering Consultants CC	Swakopmund Voters Card
Thyteck	Title Deed - 29 April 2021, 11.1.13: (b)
OCB Builders CC	Municipal Service Account - 29 April 2021, 11.1.13: (b)

3. Discussion

Housing Section is now required to exhaust the abovementioned list and may request permission from Council to replace these contractors only when they do not perform as anticipated. However, Housing Section is inundated with new applications to participate in 40/40 Housing Project. In this regard a Council Resolution is required to halt further influx of applications to participate in abovementioned housing project.

4. Way forward

It is proposed that Council pass a resolution to curb influx of applications to participate in 40/40 Housing Project. That new applications be invited by placing an advert in the newspaper only when there is a need to replace current contractors that do not perform as expected.

B. After the matter was considered, the following was:-

RECOMMENDED:

- (d) That the approved list of contractors for 40/40 project be exhausted before consideration is given to appoint new contractors.
 - (e) That in light of point (a) above no new applications to participate in 40/40 Housing Project be considered.
 - (f) That new applications be invited when such need arises by advertising the necessary criteria in the newspapers.
-

11.1.8 **UPGRADING OF THE DRC FIRE BRIGADE STATION**
(C/M 2021/07/01 - 4/2/4/1/2/1)

Ordinary Management Committee Meeting of 15 June 2021,
Addendum 8.1 page 03 refers.

A. The following item was submitted to the Management Committee for consideration:

The purpose of this submission is to request Council to consider the upgrading of the DRC Fire Station to makes it habitual to accommodate and improve the living conditions for the Fire Fighters to complement the 24/7-hour shift system and to decrease the reaction time when a fire incident occurs.

1. BACKGROUND:

A site inspection was conducted on **06 May 2021** by the Engineering & Planning Department and following findings were identified, which led too short and long term recommendations:

- (a) *One end (corner) of the building, the foundation has settled/movement and thus causing the building to crack throughout the expansion joint. It was established that, the settlement of the foundation was caused by a water leakage from one of the water supply pipe that had burst for quite some time.*
- (b) *Finished floor level height to the ceiling is adequate for a habitable room.*
- (c) *Ceiling is dilapidated.*
- (d) *Drainage system not in accordance with Standard Building Regulations (not vent pipes).*
- (e) *Door glass between the garage and the rooms is cracked.*
- (f) *No boundary walls.*
- (g) *The roof slope does look adequate (to be measured).*

Short Term Recommendations:

- 1) *The existing foundation to be stabilized by under pinning the affected area.*
- 2) *Ceiling boards to removed and replaced.*
- 3) *Sewer pipes to be re-routed and reconnected to new municipal service lines.*
- 4) *Glass door between the rooms and garage to be replaced with fire glass with a fire rating of minimum 30 minutes.*
- 5) *If the roof slope is inadequate, then the roof sheeting should be coated with a water tight special acrylic paint.*
- 6) *All possible leakages on the water supply pipes to be detected and fixed.*
- 7) *Roof sheeting to be inspected for possible leakages and fixed.*

Long Term recommendations:

- *Two bedrooms (male and female) to be constructed and each room with in-suite bathrooms.*
- *Future garages extension to be taken into considerations.*
- *Boundary walls around the station to be constructed.*

2. Discussion:

In addition, to improve service delivery, the Economic Development Department introduced the following strategies:

When a **24/7 Shift System** was implemented on **01 September 2020** it enables the Fire Brigade Unit (**DRC and Phillipus Namalemo**) to operate on a 24 hours' basis. In addition, fire fighters are now expected to do daily rounds especially around fire prone areas with the intention to quickly respond to emergency calls. All fire fighters were informed accordingly and agreed to work as per the new system whereby two (2) Fire Fighters will sleep at the DRC Fire Station on a rotating basis. Unfortunately, the building does not make provision for male and female rooms separately, resulted in the request for the upgrading as a matter of urgency. Most of the short term recommendations were attended by the Works Section.

B. After the matter was considered, the following was:-**RECOMMENDED:**

- (a) That Council approves the construction of two (2) bedrooms with an in-suite bathroom at the DRC Fire Station for male and female fire fighters each.
 - (b) That Council approves the construction of boundary walls around the DRC Fire station to secure any fire outbreaks from the existing shacks.
 - (c) That the General Manger: Finance source for funds for the construction of the above mentioned in (a) and (b) for the construction.
 - (d) That the General Manager: Engineering and Planning Services design and construct the bedrooms and boundary wall at the DRC Fire Station as a matter of urgency.
-

From: Matthias Henrichsen
Sent: Wednesday, 26 May 2021 10:39
To: Alfeus Benjamin; Annalize Swart; Wilfried Groenewald; Claus W. Goldbeck; Petrus Shimhanda; Blasius Goraseb; Melvin Cloete; Vilho Kaulinge
Subject: Meeting Fire Brigade

Good Morning Mr. Benjamin

After having had the meeting with the Chief of Traffic, Mr. Kaulinge and the Acting Chief of the Fire Brigade a lot of matters have been picked up that need urgent attention. The Chief of Traffic, Mr. M. Cloete will be submitting a few items for the June Agenda to be discussed with M/C for appropriate planning.

1. The DRC Satellite Fire Station is our only Station for at least another two years before we can construct a proper station either in DRC or at the Airfield as M/c will decide in the near future. For now this building needs immediate attention to secure professional service from our employees.

The station is surrounded by shacks which is a fire threat whereas a fire wall should be built to protect the station for the time being. It is also of urgency to construct two separate rooms for male and female employees to be stationed at this facility, this is of no great cost for emergency services.

Mr. McClune can send his department there to investigate the options together with the acting fire chief on how we secure safety and protection for our employees at the station.

2. It has been addressed that the work schedule and time structure of our fire department is not productive as we have not enough employees for the two stations to assure 100% service delivery in the future. This being a matter of its own to source possibilities of 4 more employees (two members to be added to each shift). It however has been mentioned that our volunteers in town have expressed their availability to once again offer their services to our municipality. Therefore we would like to send out an invitation to all voluntary fire fighters (Mr. Cloete to still set the requirements so that it is not a job vacancy and not a training for everyone interested in fire fighting) so that an information list can be formed and that on special occasions training with our employees of the department can be conducted so that volunteers are in the know how of how to communicate and operate in the field to produce a more sufficient and professional work atmosphere to fight fires around Swakopmund.

As there are already numerous volunteers that have their own equipment it is simply a bonus to have these people as extra units available at disaster sites with appropriate training. The acting fire chief would like to present to council a few presentations for all to be updated on what lies ahead and what our station structure should look like in the future.

Therefore we would like the following for the MC agenda.

1. DRC Satellite Station (Upgrade with necessary infrastructure to be safe and productive)
2. Invitation to Voluntary firefighters (with experience as stated by Mr. Cloete)

Kind Regards
 Matthias Henrichsen

Matthias Henrichsen | Alternate Member of the Management Committee | Council Services |

11.1.9 **APPLICATION FOR TRANSFER OF RIGHT OF USE TO RELATIVES REMAINING ON ERVEN IN THE DRC**

(C/M 2021/07/01 - 14/2/1/2)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 8.2 page 06 refers.

A. The following item was submitted to the Management Committee for consideration:

1. Introduction

The purpose of this addendum is for Council to consider approving the applications of direct relatives and distant relatives who reside on erven in DRC for many years after the registered tenants passed away.

Point 3 below contains a table indicating the number of beneficiaries in the DRC Informal Settlement and where surviving family members continued to occupy the erven subsequently.

2. Background Information

The Housing Section receives many applications for a change of ownership of erven in the DRC Informal Settlement due to the passing away of the registered tenants. The DRC Planning Committee in the past resolved that a standard operating procedure be approved which enables surviving relatives to apply for the transfer of the rights of the deceased family member. The surviving family members must submit proof of following:

- (i) a copy of death certificate
- (ii) a copy of full birth certificate and
- (iii) legal guardianship / Court Order for minor children

During **16 November 2011** while discussing the above matter, the DRC Planning Committee resolved:

(a) That the committee approves the transfer of use of rights where an applicant is deceased to the following family members on condition that sufficient proof be provided:

- i. Spouse
- ii. adult children
- iii. Legal guardian of minor children who resides with them on the erf
- iv. Dependant parents

3. Discussion

The DRC Informal Settlement is part of Council's long term development plan. As such Council embarked on the 40/40 housing project to construct houses for legal tenants in the

DRC Informal Settlement, financed under the Social Housing fund of the Mass Housing Project. This project requires a registered tenant to select the type of house based on their affordability. A developer appointed by the Council, then builds the house according to the pre-approved plans.

Some registered lessees passed away leaving behind direct relatives and or distant relatives occupying the erf. These relatives applied for the change of ownership for erven they occupy. Please see the table below indicating a list of names:

DIRECT RELATIVES

Erf No	Name of Deceased	Name & Surname of Applicant	Relationship to the Deceased	Comments
7	Angelika Uiras	Sylvia Kethleen Uiras	Mother	Copies of full birth and death certificates submitted
46	Vendelinus Varerianus	Paulus K. Varerianus	Father	Copies of full birth and death certificates submitted
59	Jeremia Corea	Tulangi Ngulofi	Grandfather	Copy of death certificate and sworn declaration submitted
72	Tongenisheni Philipus Shaduka	Martha Ndamongulula Shaduka	Mother	Copies of full birth and death certificates submitted
179	Matheus Pahanguashimwe Haimbondi	Rauha Paangwashimwe	Father	Copies of full birth and death certificates submitted
247	Bernhard So-Oabeb	Regina Amxas	Guardian	Court Order submitted
281	Kaunapaua Shipanderi	Ivy Ndelineekele Nalialuke	Mother	Copies of full birth and death certificates submitted
364	Nghipandulwa Jonas	Kornelia Ndatimana Jonas Heita	Wife	Copies of marriage certificate, death certificate submitted
392	Otiie Festus	Toivo Tomas	Mother	Copies of full birth certificate and death certificate submitted
463	Monalisa Kairi	Thelevin Kairi	Mother	Copies of full birth certificate and death certificate submitted
500	Johannes Sheehama	Everina Maria Sheehama	Mother	Copies of full birth certificate and death certificate submitted
535	Teoffus Immanuel	Joseph Nghifalulwa Immanuel	Father	Copies of full birth certificate and death certificate submitted
629	Aifeus Negongo	Frans Kandarition Negongo	Father	Copies of full birth certificate and death certificate submitted
865	Linus Petrus	Ndapandula Ishitile	Father	Copies of full birth certificate and death certificate submitted
1191	Abutha Ebson Geseb	Merceline Susana Somses	Father	Copies of full birth certificate and death certificate submitted

It should be noted, that some applicants on the list below are distant relatives who have occupied the erf for years. These applicants too need to be considered to become owners of the erven.

DISTANT RELATIVES

427	Timoteus Kandyimwena	Helena Haixwema	Uncle	Resided with the deceased since 2002
450	George Gaweseb	Leticia Gaweses	Uncle	Reside on the erf since 2019
460	Ndamonako Kandjambanga	Friedrigo Kandjambanga	Brother	Resided with the deceased since 2000
714	Paulus Sheelekeni Shoopala	Aupindi Etuna Immanuel	Relative	Reside on the erf since 2006

Council can place an advert in 2 newspapers calling for any relatives of the deceased to come forward within 60 days failing which Council will award to the next applicant.

4. Proposal

It is proposed that the Management Committee considers adopting a resolution to cater for the surviving relatives who have submitted sufficient proof to be given ownership of these erven. It is further proposed that consideration is given to distant relatives who occupy the erven for many years to obtain ownership after it is determined that the deceased did not have direct family who qualify.

B. After the matter was considered, the following was:-

RECOMMENDED:

(a) That Council considers adopting the resolution of the previous DRC Planning Committee as follows:

That the committee approves the transfer of use of rights where an applicant is deceased to the following family members on condition that sufficient proof be provided:

- (i) Spouse
- (ii) Adult children
- (iii) Legal guardian of minor children who resides with them on the erf
- (iv) Dependant parents

(b) That the applicants (direct relatives) in the table below be approved if they qualify and be informed to visit the Housing Section in order to select the type of social houses they can afford:

DIRECT RELATIVES

Erf No	Name of Deceased	Name & Surname of Applicant	Relationship to the Deceased	Comments
7	Angelika Uiras	Sylvia Kethleen Uiras	Mother	Copies of full birth and death certificates submitted
46	Vendelinus Varerianus	Paulus K. Varerianus	Father	Copies of full birth and death certificates submitted
59	Jeremia Corea	Tulangi Ngulofi	Grandfather	Copy of death certificate and sworn declaration submitted
72	Tongenisheni Philipus Shaduka	Martha Ndamongulula Shaduka	Mother	Copies of full birth and death certificates submitted
179	Matheus Pahanguashimue Haimbondi	Rauha Paangwashimwe	Father	Copies of full birth and death certificates submitted
247	Bernhard So-Oabeb	Regina Amxas	Guardian	Court Order submitted
281	Kaunapaua Shipandeni	Ivy Ndelineekele Nallaluke	Mother	Copies of full birth and death certificates submitted
364	Nghipandulwa Jonas	Kornelia Ndatimana Jonas Heita	Wife	Copies of marriage certificate, death certificate submitted
392	Otilfe Festus	Toivo Tomas	Mother	Copies of full birth certificate and death certificate submitted
463	Monalisa Kairi	Thelevin Kairi	Mother	Copies of full birth certificate and death certificate submitted
500	Johannes Sheehama	Everina Maria Sheehama	Mother	Copies of full birth certificate and death certificate submitted
535	Teofilus Immanuel	Joseph Nghilalulwa Immanuel	Father	Copies of full birth certificate and death certificate submitted
629	Alfeus Negongo	Frans Kandarillon Negongo	Father	Copies of full birth certificate and death certificate submitted

865	Linus Petrus	Ndapandula Ilishitile	Father	Copies of full birth certificate and death certificate submitted
1191	Abutha Ebson Gaseb	Merceline Susana Somses	Father	Copies of full birth certificate and death certificate submitted

- (c) That Council approves the transfer of the following erven, to distant relatives who have occupied the erven for many years after it is determined that there are no direct relatives, as per table below:

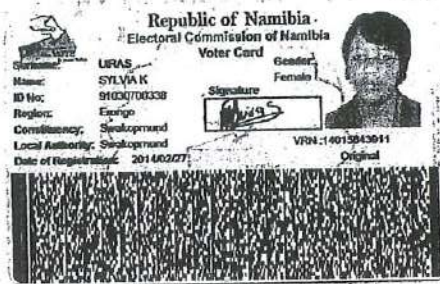
DISTANT RELATIVES

427	Timoteus Kandyimwena	Helena Haixwoma	Uncle	Resided with the deceased since 2002
450	George Gaweseb	Letisia Gaweses	Uncle	Reside on the erf since 2019
460	Ndamonako Kandjambanga	Friedrīga Kandjabanga	Brother	Resided with the deceased since 2000
714	Paulus Sheelekeni Shoopala	Aupindi Etuna Immanuel	Relative	Reside on the erf since 2006

ANNEXURE A

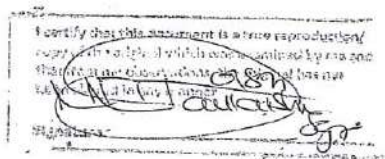
DRC 7
Annexure A
1-7

(DAUGHTER OF
DECEASED)

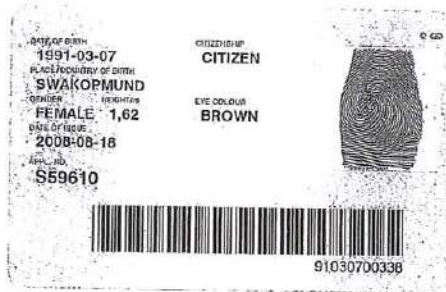
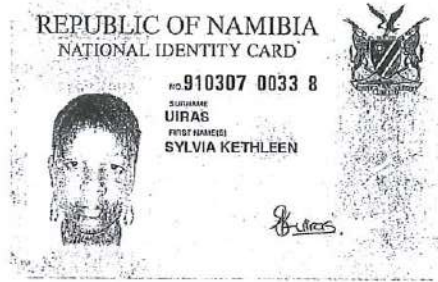


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Electoral House
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Windhoek North
Private Bag 13352
WINDHOEK
NAMIBIA



ANNEXURE A



ANNEXURE A



MONDESA
2010 -11- 11
CHARGE OFFICE



3-1/0045

REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS AND IMMIGRATION

DEATH CERTIFICATE

A

446130

Identity Number: 614608 02 816

Surname: Uvas

Christian names: Angelika

Date of death: 09-11-2010 Region of death: Erongo

Gender: Female

Date of Birth: 1961-06-03 Marital status: Single

Causes of death: Tuberculosis

Certified to be a true extract from the death register

[Signature]
Register of Deaths

Place: Erongo

Date: 2010-11-10

Entry number: 0034/10/264

POPULATION SERVICES

* Delete whichever is not applicable.

Software Pass #7922

copy of the original was sent to the...
by me and had been my duty...
Erongo was the proper...
[Signature]
[Signature]

W/c 46
mat 89 37474

3-1/0065



REPUBLIC OF NAMIBIA A 1566983

MINISTRY OF HOME AFFAIRS AND IMMIGRATION
CIVIL REGISTRATION

FULL BIRTH CERTIFICATE

Certified a true extract from the birth register of:
A. Particulars of Child

1. Surname: Varerianus 2. First names: Frans Shipingam c

3. Date of Birth

Day	Month	Year
06	07	1995

4. Identity Number

5. Sex: male 6. Place of Birth: Swakopmund

7. Country of Birth: Namibia 8. Entry Number: 0034/97/1031

B. Particulars of child's father

9. Surname: Varerianus 10. First names: Vendelinus

11. Date of Birth

Day	Month	Year
28	10	1968

12. Place of Birth: Ombalantu 13. Country: Namibia

C. Particulars of child's mother

14. Surname: Frans 15. First names: Emilia

16. Date of Birth

Day	Month	Year
06	12	1971

17. Place of Birth: Embo 18. Country: Namibia

D. General Information

19. Are the parents indicated under items B and C married to each other? (Yes or No) N

Place: _____ Date: _____

E. Informant

20. Capacity: Self 21. Signed by: Self

MINISTRY OF HOME AFFAIRS
e IMMIGRATION
Department: Civil Registration
OFFICE STAMP
2015-11-18 NO. 3
Printed by: Oshana Eng 494 - Outapi

Alerna J.

FOR MINISTRY OF HOME AFFAIRS AND IMMIGRATION

ANNEXURE B

REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS AND IMMIGRATION



3-100045

DEATH CERTIFICATE

Identity Number

6 2 1 0 2 8 0 0 6 1 5 4 1 8 5

Surname:

Nerdenius

Christian name:

Erangel Synckopmus

Date of death:

07/09/2015

Gender:

Male

Date of Birth:

1968/10/28

Place of Birth:

Horingy Windhoek

Marital status:

Single

Certified to be a true extract from the death register:

[Signature]

Register of Deaths

Place:

WINDHOEK

Date: 17 SEP 2015

Entry number:

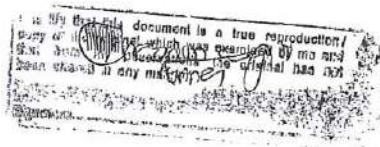
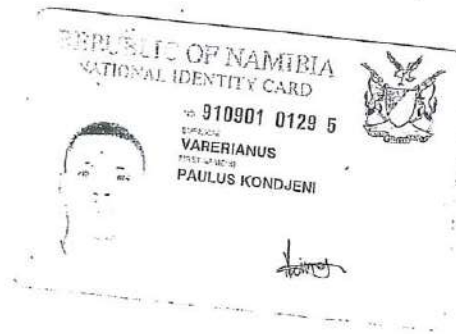
0081151269

MINISTRY OF HOME AFFAIRS
DEPARTMENT OF IMMIGRATION
AND PASSPORTS
P.O. BOX 1008, WINDHOEK

DEATH REGISTRATION
NO. 3


Collator Form 47922

ANNEXURE B




ANNEXURE C

REPUBLIC OF NAMIBIA
NATIONAL IDENTITY CARD



NO. 930731 0013.7

SURNAME
NGULOFI
FIRST NAME(S)
TULANGI



NAMIBIAN POLICE FORCE
KHOMAS REGION
2020-09-18
WINDHOEK
LARGE OFFICE

DATE OF BIRTH: 1993-07-31
PLACE OF BIRTH: SWAKOPMUND
SEX: MALE HEIGHT: 1.82
DATE OF ISSUE: 2018-04-13
APP. NO: W15653

CITIZENSHIP: CITIZEN
EYE COLOUR: BROWN




93073100137

I certify that this document is a true reproduction of the original which was inspected by me on this date by observation and the original has not been altered in any manner since the date of my inspection.

[Signature]

THANKS



Acc. No. D16113002
Form No. 1001

PARTICULARS OF DECEASED:

Identity/Passport number: 19320921 Birth registration entry number: _____
 Surname: COREA First name(s): JERMIA
 Gender: MALE Date of death: 25/02/2020
 Constituency of death: OSHIKUKU Region of death: OMUSATI
 Date of birth: 1932/09/21 Marital status: SINGLE
 Cause of death: MILIARY TB

INFORMANT

Relationship to deceased: UNCLE Full name: JUNIAS RISTO
 Identity/Passport number: 80063090112 Full name of registrar: JOSEF SHILUNGA
 Place: OSHIKUKU RSD Date: 27/02/2020

Registrar of Deaths: 

AD0161172

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2008/2011



DUPLICATE

REPUBLIC OF NAMIBIA

1985991

MINISTRY OF HOME AFFAIRS AND IMMIGRATION
CIVIL REGISTRATION

FULL BIRTH CERTIFICATE

Certified a true extract from birth register of:

A. Particulars of Child

1. Surname: NGULOFI 2. First names: TULANGI
 3. Date of Birth: Day 31 Month 07 Year 1993
 4. Identity Number 93073140137--
 5. Sex: MALE 6. Place of Birth: SWAKOPMUND
 7. Country of Birth: NAMIBIA 8. Entry Number: 0034/93/22

B. Particulars of child's father

9. Surname: NGULOFI 10. First names: NTANDELA
 11. Date of Birth: Day 11 Month 11 Year 1960
 12. Place of Birth: RION, ARELA 13. Country: ---

C. Particulars of child's mother

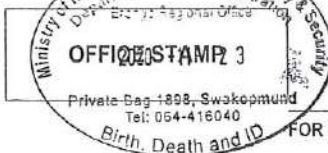
14. Surname: SHILONGS 15. First names: TRIFAIN
 16. Date of Birth: Day 18 Month 04 Year 1969
 17. Place of Birth: ONTANGA 18. Country: NAMIBIA

D. General Information

19. Are the parents indicated under items B and C legally married to each other? (Yes or No) NO
 Place: --- Date: ---

E. Informant

20. Capacity: PARENTS 21. Signed by: PARENTS



Mngano
FOR MINISTRY OF HOME AFFAIRS AND IMMIGRATION

STATEMENT UNDER OATH [DECLARATION]

FULL NAME: Corea Jeremia ID NO 320112
 RESIDENTIAL ADDRESS: 59, Tweikondjela Street, DRC
 WORK ADDRESS: _____
 TEL NO.(H) _____ (W) _____ CELLPHONE 0818516330
 SEX: M AGE: 85 LANGUAGE: OAHWAMBO CITIZENSHIP NAMIBIAN
 OCCUPATION: None

DECLARE UNDER OATH IN ENGLISH

I COREA JEREMIA DECLARE UNDER OATH, THAT I TRANSFERRED THE OWNERSHIP OF MY ERVEN SITUATED IN THE DRC, SWAKOPMUND (ERF 59 TWEIKONDJELA STREET) TO MY GRANDSON, TULANGI NGULOFI ID 93073100137, WHO HAS BEEN LIVING WITH ME SINCE 2002 TO DATE. I AM OLD AND I'M FULLY GIVING THE ERF TO HIM FOR OWNERSHIP.

I do know and understand the contents of this statement. I do have no objection in taking the prescribed oath. I do consider the prescribed oath to be binding to my conscience.

PLACE: KATUTURA POLICE STATION

DATE: 16 / 10 / 2017

TIME: 08 H 30

J. COREA
 (Signature of deponent)

I certify that the statement was read back and the deponent has acknowledge that he/she knows and understand the contents of this statement which was sworn to / affirmed before me and the deponent's sign/ thumb print/ mark was placed thereon in my presence at

KATUTURA, WINDHOEK on this 16 day of OCTOBER 2017

NAME: M. Ntshangwe
 FORCE NO: 029HY
 RANK: Chf.

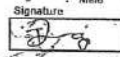
 COMMISSIONER OF OATH
 EX OFFICIO
 REPUBLIC OF NAMIBIA

NAMIBIAN POLICE
 KHOMAS REGION
 16 OCT 2017
 KATUTURA
 CHARGE OFFICE


ANNEXURE C

Republic of Namibia
Electoral Commission of Namibia
Voter Card

Surname: Ngulofe
Name: Tubeni
ID No: 93023100137
Region: Erongo
Constituency: Swakopmund
Local Authority: Swakopmund
Date of Registration: 2014/03/01

Gender: Male
Signature: 

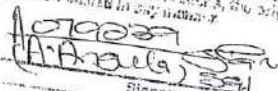
VRN 1401341960
Original



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WINDHOEK
NAMIBIA

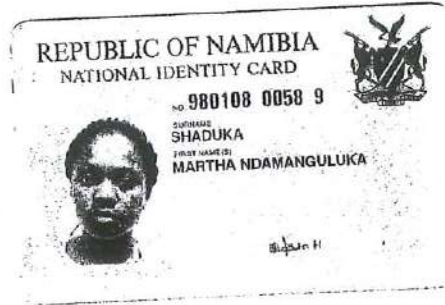
I hereby declare that the information provided on this card is true and correct and that I am eligible to vote in the forthcoming elections. I have not been convicted of any crime.


Signature

NAMIBIAN POLICE
STATION COMMANDER
17 NOV 2020
KATUTURA
CHARGE OFFICE

ANNEXURE D

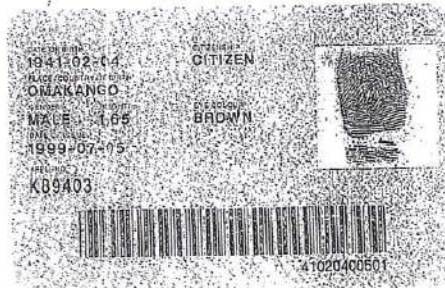
SRC 72



ANNEXURE D



10 NOV 2021



Handwritten signature

REPUBLIC OF NAMIBIA
 MINISTRY OF HOME AFFAIRS AND IMMIGRATION
DEATH CERTIFICATE

AD 0057559

Application form number: D13062012

PARTICULARS OF DECEASED:

Identity/Passport number: 41020402501 Birth registration entry number: _____
 Surname: SHADUKA First name(s): TONGENISHENI PHILIPUS
 Gender: MALE Date of death: 2020/04/10
 Constituency of death: OSHAKATI EAST Region of death: OSHANA
 Date of birth: 1941/02/04 Marital status: SINGLE
 Cause of death: _____

INFORMANT

Relationship to deceased: GRANDDAUGHTER Full name: HAMBODI REBBECCA
 Identity/Passport number: 70111103222 Full name of registrar: KATRIKA ALWEENDO
 Place: OSHAKATI RO Date: 2020/04/14

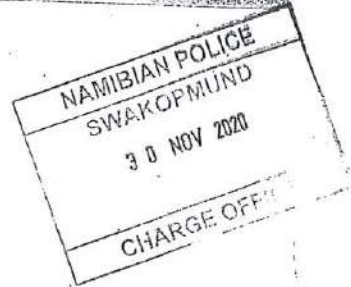
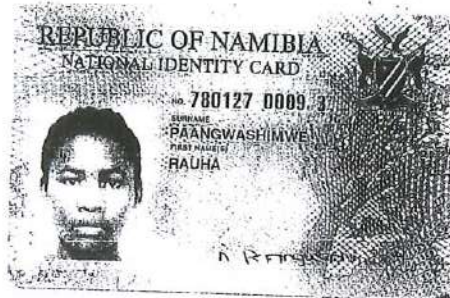
AD0057559

Registrar of Deaths: *[Signature]*

© Republic of Namibia
 October 2011

09 JAN 2021
 HAWARA MOBILE STATION

ANNEXURE E



[Handwritten signature and text, partially illegible]



Handwritten note at the top of the form, partially obscured by a stamp.

REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS AND IMMIGRATION
DEATH CERTIFICATE



AD 0154599

PARTICULARS OF DECEASED:

Application D18/20/002 form number

Identity/Passport number: 49072700074 Birth registration entry number:

Surname: NAMBONDI First name(s): MATHEUS PAJANGUASHIMWE

Gender: MALE Date of death: 2020/09/24

Consistency of death: SWANOPOLUND Region of death: ERONGD

Date of birth: 1979/07/27 Marital status: SINGLE

Cause of death:

Stamp: ERONGD, 2020-09-28

INFORMANT

Relationship to deceased: DAUGHTER Full name: PAANGWASHIMWE RUPHA

Identity/Passport number: 710912700099 Full name of registrar: SHARON TURIS

Place: SWANOPOLUND RO Date: 2020/09/28

Registrar of Deaths

Handwritten signature of the Registrar of Deaths

AD 0154599

© Republic of Namibia
Open 2011



2181788

REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS, IMMIGRATION, SAFETY AND SECURITY
CIVIL REGISTRATION

FULL BIRTH CERTIFICATE

Certified a true extract from birth register of:

A. Particulars of Child

1. Surname: Parangwashi First names: Rauha

3. Date of Birth

Day	Month	Year
04	01	1978

4. Identity Number

--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

5. Sex: Female 6. Place of Birth: Ondangua

7. Country of Birth: Namibia 8. Entry Number: 0052/96/2018

B. Particulars of child's father

9. Surname: Parangwashi First names: Paulus

11. Date of Birth

Day	Month	Year

12. Place of Birth: Ondangua 13. Country: Namibia

C. Particulars of child's mother

14. Surname: Pondjamba 15. First names: Saraana

16. Date of Birth

Day	Month	Year
27	04	1944

17. Place of Birth: Eilyasi 18. Country: Namibia

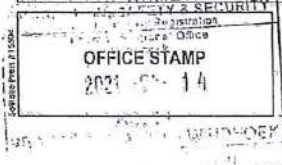
D. General Information

19. Are the parents indicated under items B and C legally married to each other? (Yes or No) NO

Place: _____ Date: _____

E. Informant

20. Capacity: Uncle 21. Signed by: uncle



Uncle
FOR MINISTRY OF HOME AFFAIRS, IMMIGRATION,
SAFETY AND SECURITY

STATEMENT UNDER OATH (DECLARATION)

FULL NAME: Paangwashimwe Kauha ID NO: 78012700093
 RESIDENTIAL ADDRESS: Erf no. 909 Harib street Cimbhasia
 WORK ADDRESS: Almas Diamond
 CELLPHONE: 0813427970 TEL (W): -

SEX: Male / Female AGE: 43 LANGUAGE: Oshiwambo
 CITIZENSHIP: Namibian OCCUPATION: Stock Clerk

DECLARE UNDER OATH IN ENGLISH

I hereby declare under Oath that my full birth certificate on my father's particulars is wrong. I would like the surname and name on my full birth certificate on my father's particulars to be changed from Paangwashimwe Paulus to Haimbondi Matheus Paha-nquashimwe. My late father's National Identity Card is written all the names. I want to appear on my full birth Certificate (2181788) that's all I declare.

I do know and understand the contents of this statement. I do have no objection in taking the prescribed oath. I do consider the prescribed oath as binding to my conscience.

PLACE: Windhoek DATE: 14-04-2021
 TIME: 11h 55

[Signature]
 Signature of deponent

I certify that the statement was read back and the deponent has acknowledge that he/she knows and understand the contents of this statement which was sworn to/affirmed before me and the deponent's sign/thumb print/mark was placed thereon in my presence.

WINDHOEK on this 14 day of April 20 21

NAME: A. C. M. G. M.
 FORGE NO: 025546
 RANK: C88

[Signature]
 COMMISSIONER OF OATH
 EX OFFICIO
 REPUBLIC OF NAMIBIA

Ref.No: 147/4 - 11/2015

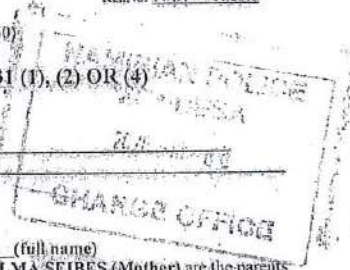
Children's Act, 1960 (Act No. 33 of 1960)

COURT ORDER IN TERMS OF SECTION 31 (1), (2) OR (4)

In the Children's Court,
For the District of
Tlokgeng

SWAKOPMUND

SWAKOPMUND



IN THE MATTER OF AN ENQUIRY IN RESPECT OF:

DONAVAN IMMANUEL SEIBEB (full name)

A child alleged to be in need of care of whom ALFONS LISHO (Father) and WILMA SEIBES (Mother) are the parents

BEFORE: J.S PRINSLOO Commissioner of Child Welfare
on the 16th day of SEPTEMBER 2015

After hearing (1) MS. MARGRET RICHTER (Social Worker)

(parties or representatives) and having considered the evidence adduced and having found that the said child was born on the 09th day of March 2006 and the court being satisfied that the said child is a child in need of care.

IT IS ORDERED:

(*) That the said child-
(a) be placed in the custody of REGINA AMXAS at Danny Jacobs Street, SWAKOPMUND
(b) be placed under the control of
(c) be sent to designated in terms of section thirty five

2. (*) and that the said child
(a) be placed under the supervision of Social Worker at Ministry of Gender Equality and Child Welfare.
(b) be placed on probation from to and
(c) shall during the period comply with the requirements set out in annexure

3. (*) and that the parents/guardian of the said child shall during the period of probation of the child, comply with the requirements set out in annexure

4. that a foster parent grant be made payable to REGINA AMXAS ID: 631228-00152 and take notice that in the event of failure to comply with the stated requirements, the child, on conviction, may be cautioned or reprimanded or sentenced to a fine not exceeding fifty rand or a moderate whipping and the parents/guardian on conviction may be sentenced to a fine not exceeding one year or to such imprisonment without the option of a fine

Given at SWAKOPMUND

MINISTRY OF JUSTICE
THE MAGISTRATE
2015-09-16
PRIVATE BAG 6002
SWAKOPMUND
NAMIBIA

day of August 2015.



J.S PRINSLOO
COMMISSIONER OF CHILD WELFARE
SWAKOPMUND

(*) delete whatever is not applicable

Handwritten notes: "one mother were st" and other illegible scribbles.

ANNEXURE G

REPUBLIC OF NAMIBIA
NATIONAL IDENTITY CARD



NO 740911 0057 0

SURNAME
SHIFONONO
FIRST NAME(S)
HIVY NDELINEEKELE
NALIALUKE

Shifonono

DATE OF BIRTH
1974-09-11
PLACE/COUNTRY OF BIRTH
ODIBO

CITIZENSHIP
CITIZEN

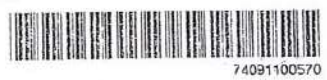

SEX
FEMALE

HEIGHT
1,60

DATE OF ISSUE
1998-02-16

APL NO
N03697

EYE COLOUR
BROWN





Application D15131000752
form number:

PARTICULARS OF DECEASED:

Identity/Passport number: 5210760211 Birth registration entry number: _____
 Surname: SHIPANDENI First name(s): KAUNAPAJA
 Gender: FEMALE Date of death: 2019/02/04
 Constituency of death: OMUTHIYAGWIPUNDI Region of death: OSHIKOTO
 Date of birth: 1952/10/26 Marital status: SINGLE
 Cause of death: UNKNOWN

INFORMANT

Relationship to deceased: NIECE Full name: HAMUKWAYA MARTHA NDAPEWA
 Identity/Passport number: 72090300695 Full name of registrar: FENNI ANDREAS
 Place: OMUTHIYA RO Date: 2019/02/04

Registrar of Deaths: _____

Signature

AD0058691

© Republic of Namibia
Option 2011



REPUBLIC OF NAMIBIA

1839520

MINISTRY OF HOME AFFAIRS AND IMMIGRATION
CIVIL REGISTRATION

FULL BIRTH CERTIFICATE

Certified a true extract from birth register of:
A. Particulars of Child

1. Surname: Shifonana 2. First names: Iiny

3. Date of Birth: Day 11 Month 09 Year 1974 *Ndelineekele Nalialuke*

4. Identity Number: 74091100570+

5. Sex: female 6. Place of Birth: Odikoo

7. Country of Birth: Namibia 8. Entry Number: 00521317740

B. Particulars of child's father

9. Surname: Shifonana 10. First names: Sammy

11. Date of Birth: Day 17 Month 07 Year 1947

12. Place of Birth: Odikoo 13. Country: Namibia

C. Particulars of child's mother

14. Surname: Shipandeni 15. First names: Kaurapaua

16. Date of Birth: Day + Month + Year +

17. Place of Birth: Embaru 18. Country: Namibia

D. General Information

19. Are the parents indicated under items B and C legally married to each other? (Yes or No) NO
Place: _____ Date: _____

E. Informant

20. Capacity: Mother 21. Signed by: Mother

MINISTRY OF HOME AFFAIRS & IMMIGRATION
Department: Civil Registration
Office: Regional Office
OFFICE STAMP
2017-06-07 NO.3
Private Bag 1898 • Swakopmund

[Signature]
FOR MINISTRY OF HOME AFFAIRS AND IMMIGRATION

ANNEXURE H

REPUBLIC OF NAMIBIA
NATIONAL IDENTITY CARD



№ 670620 1006 5



TO BE FILLED IN BY THE HOLDER
JONAS HEITA
FAMILY NAME(S)
KORNELIA NDATIMANA

K. Jonas Heita

DATE OF BIRTH
1967-06-20
PLACE/COUNTRY OF BIRTH
OSHANA
SEX
FEMALE
DATE OF ISSUE
2004-12-14
SERIAL NO.
Q28408

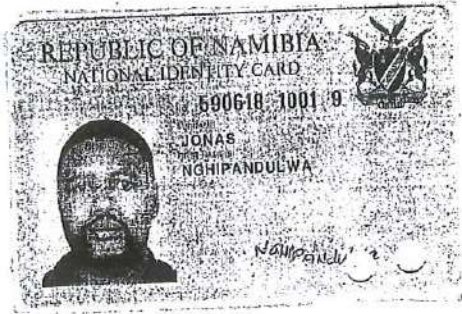
CITIZENSHIP
CITIZEN
EYE COLOUR
BROWN



67062010065

(Signature)

ANNEXURE H



2006-02-19



Handwritten notes at the bottom of the page.



3-1/2005

REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS AND IMMIGRATION

DEATH CERTIFICATE

A 505436

Identity Number: 5710618 10 019

Surname: JONAS

Christian names: NGATHINDULWA

Date of death: 19.08.2010 Region of death: OSHKOTO

Gender: M/F

Date of Birth: 1959.06.18 Marital status: MARRIED

Causes of death: HEPATIC CARCINOMA

Certified to be a true extract from the death register. Register of Deaths

Place: ONANBURWE HOSPITAL P/BAG 2007, ONDANGWA

Date: 20.08.20

Entry number: 0052119/4303

MINISTRY OF HOME AFFAIRS AND IMMIGRATION
POPULATION SERVICES

BIRTH, ID, DEATH

*Delete whichever is not applicable.

HRP-3422001

70-01-2019

(Handwritten signature)

3-1/001

This certificate is a true representation of the original which was examined by me and my officers, the original has not been altered in any manner.



[Handwritten signature]

REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS
DEPARTMENT OF CIVIC AFFAIRS

B 102702

MARRIAGE CERTIFICATE

HUSBAND		WIFE	
Surname:		Surname:	
First name(s):		First name(s):	
Identity No. [5][9][.][.][.][.][.][.][.][.]		Identity No. [6][7][0][6][2][0][1][0][6][6][5][.]	
Date of birth: Year [7][.] Month [7][.] Day [.]		Date of birth: Year [1][9][9][.] Month [8][.] Day [.]	
Date of marriage: Year [2][0][2][.] Month [1][.] Day [8][.]			
Married by/without a nuptial contract:			
Marriage solemnized at:			
Place:		District:	
Certified a true extract from the marriage register.			
Marriage Officer / for Ministry of Home Affairs		Date	Place
Designation number of marriage officer: C 6151			

Namib Graphi



REPUBLIC OF NAMIBIA
NATIONAL IDENTITY CARD



NO 890502 0065 6



SURNAME
TOMAS
FIRST NAME(S)
TOIVO



certify that this document is a true reproduction
of the original. It has been examined
by me and that it is a true reproduction of the
original has not been observed. any signature

[Handwritten signature]
02/07/21

DATE OF BIRTH
1989-05-02
PLACE OF BIRTH
SWAKOPMUND
SEX
MALE 1,65
ISSUE DATE
2007-08-06
ID NO.
S32005

CITIZENSHIP
CITIZEN
HAIR COLOR
BROWN



89050200656

ANNEXURE I



I hereby certify that the above is a true and correct copy of the original which has been checked and that from my observations, the same has not been altered in any manner.

[Signature]
Signature

ANNEXURE I



REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS AND IMMIGRATION

DEATH CERTIFICATE

A 678225

Identity Number 5110115 111 0114

Surname FESTUS

Christian names OTILLIE

Date of death: 2018-03-02 Region of death: OSHANANA

Gender: FEMALE

Date of Birth: 1951-01-15 Marital status: SINGLE

Causes of death: DECOMPENSATED HEART FAILURE

Certified to be a true extract from the death register.

M M IJANA
Register of Deaths

Place: OSHANANA
Date: 02-03-2018

Entry number: 0002/18/6943

These rules have been applied to this certificate.

Chikali Chikali (F)
Signature

T: 066 466 2001
02/03/2018 11:54 #402 P: 031/001

AB 0332657

REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS AND IMMIGRATION
BIRTH CERTIFICATE

Application form number: B10037030298

PARTICULARS OF CHILD

Surname: THALEVIN First name(s): THALEVIN
 Date of birth: 1999-11-25 Identity number: 96 102300487 Gender: MALE
 Constituency of birth: SWAKOPMUND Region of birth: ERONGO
 Country of birth: NAMIBIA Entry number, if applicable: C03-101/027

PARTICULARS OF CHILD'S FATHER

Surname: NR First name(s): NR
 Place of birth: NR Nationality: NAMIBIA Date of birth: _____

PARTICULARS OF CHILD'S MOTHER

Surname: KAIR First name(s): MONALISA
 Place of birth: KHORIKAS Nationality: NAMIBIA Date of birth: 1976/12/07

INFORMANT

Capacity of the Informant: MOTHER Signed by: MOTHER

Full name of registrar: SHARON I URS Registrar of Births
 Place: SWAKOPMUND HOSPITAL Date: 2020/05/07

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Opelion 2011

NAMIBIAN POLICE
SWAKOPMUND
18 MAY 2020
CHARGE OFFICE

I certify that this document is a true reproduction of the original which has been examined by me and that in all particulars, the original has not been altered in any manner.

[Signature]



Application form number: D180570021

PARTICULARS OF DECEASED:

Identity/Passport number: 78120710142 Birth registration entry number: _____
 Surname: KAIRI First name(s): MONALISA
 Gender: FEMALE Date of death: 2020/05/05
 Constituency of death: SWAKOPMUND Region of death: ERONGO
 Date of birth: 1973/12/07 Marital status: SINGLE
 Cause of death: _____

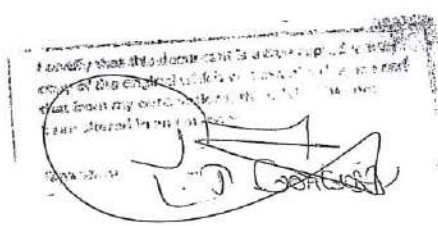
INFORMANT

Relationship to deceased: BROTHER IN LAW Full name: JONAS ANDREAS
 Identity/Passport number: 62121100199 Full name of registrar: LYDIA KASERA
 Place: SWAKOPMUND RO Date: 2020/05/05

Registrar of Deaths:  Signature

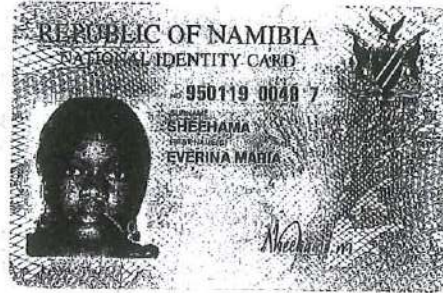
AD 0155337

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Option 2011



ANNEXURE K

Ref. 500
0817170933

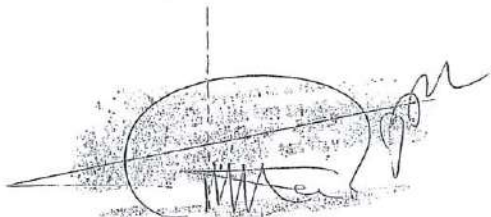


certify that this is a true and correct copy of the original and that I am not aware of any other copies of the original.

[Signature]



8/1/0005



REPUBLIC OF NAMIBIA A 740453

CHARGE OFFICE

MINISTRY OF HOME AFFAIRS AND IMMIGRATION
DEPARTMENT OF CIVIC AFFAIRS

FULL BIRTH CERTIFICATE

Certified a true extract from the birth register of:
A. Particulars of Child

1. Surname: Sheehama 2. First names: Etarina Maria

3. Date of Birth

Day	Month	Year
19	01	1995

4. Identity Number

5. Sex: Female 6. Place of Birth Swakopmund

7. Country of Birth: Namibia 8. Entry Number: 0034/99/534

B. Particulars of child's father

9. Surname: Sheehama 10. First names: Johannes

11. Date of Birth

Day	Month	Year
17	07	1969

12. Place of Birth: oshikuluthu 13. Country: Namibia

C. Particulars of child's mother

14. Surname: Gottlieb 15. First names: Fiona

16. Date of Birth

Day	Month	Year
18	12	1969

17. Place of Birth: Ohangwena 18. Country: Namibia

D. General information

19. Are the parents indicated under items B and C married to each other? (Yes or No) Yes

Place: _____ Date: _____

E. Informant

20. Capacity: Self 21. Signed by: Self

MINISTRY OF HOME AFFAIRS
OFFICE STAMP

2012-04-27

SWAKOPMUND

FOR MINISTRY OF HOME AFFAIRS AND IMMIGRATION

REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS AND IMMIGRATION

DEATH CERTIFICATE

AD 0154560

Application form number: D18057302

PARTICULARS OF DECEASED:

Identity/Passport number: 69071701107 Birth registration entry number: _____
 Surname: SHEEHAMA First name(s): JOHANNES
 Gender: MALE Date of death: 2020/09/08
 Constituency of death: SWAKOPMUND Region of death: ERONGO
 Date of birth: 1999/07/17 Marital status: SINGLE
 Cause of death: _____

INFORMANT

Relationship to deceased: NEPHEW Full name: SIMON DAVID SHAPUMBA
 Identity/Passport number: 93031900707 Full name of registrar: MOURN MUNYONGANO
 Place: SWAKOPMUND RO Date: 2020/09/09

Registrar of Deaths: *Mingano*
 Signature

NAMIBIAN POLICE
 SWAKOPMUND
 2020-09-09
 CHIEF OF POLICE OFFICE

AD0154560
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 Option 2011

I declare that this document is a true and correct copy of the original which was examined by me and that from my inspection the original has not been altered in any way.

Signature: *[Signature]*

DAC 535



PARTICULARS OF DECEASED:

Application form number: 1306000

Identity/Passport number: 53081/05389 Birth registration entry number: _____
 Surname: IMMANUEL First name(s): TEOFELUS
 Gender: MALE Date of death: 2018/03/12
 Constituency of death: OSHAKAT EAST Region of death: OSHANA
 Date of birth: 1953/08/15 Marital status: MARRIED
 Cause of death: ACUTE PERITONITIS DUE TO DEFECATION

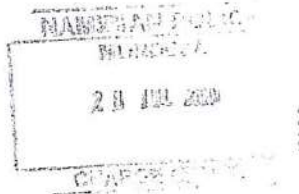
INFORMANT

Relationship to deceased: COUSIN Full name: NDAMONGHCHENBA DAVID
 Identity/Passport number: 870401/03590 Full name of registrar: EMILIA T NAMBAHU
 Place: OSHAKATI RO Date: 2019/05/14

Registrar of Deaths:

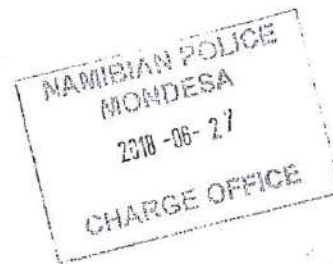
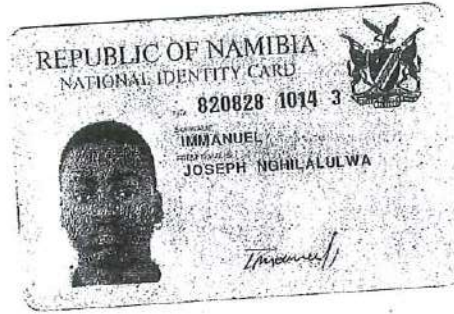
AD000000

© Republic of Namibia
Opinion 2011



Handwritten notes and signatures, including 'Emilia T Namba' and '28/7/20'.

ANNEXURE L



Original which was examined
in my observations
afforded no information
[Signature]

NAMIBIAN POLICE
 WONDENSA
 2020-07-21
 AB 023 0167
 MANAGER OFFICE



REPUBLIC OF NAMIBIA
 MINISTRY OF HOME AFFAIRS AND IMMIGRATION
 BIRTH CERTIFICATE

PARTICULARS OF CHILD

Application form number: BA 400/02/000

Surname: MAHLE First name(s): STEPHEN LULLUWA
 Date of birth: 1980-09-15 Identity number: 2003290014 Gender: MALE
 Constituency of birth: CHIGOE Region of birth: CHHABERING
 Country of birth: NAMIBIA Entry number, if applicable: 0000000000

PARTICULARS OF CHILD'S FATHER

Surname: MAHLE First name(s): STEPHEN
 Place of birth: CHHABERING Nationality: NAMIBIA Date of birth: 1980-09-15

PARTICULARS OF CHILD'S MOTHER

Surname: MAHLE First name(s): STEPHEN
 Place of birth: CHHABERING Nationality: NAMIBIA Date of birth: 1980-09-15

INFORMANT

Capacity of the informant: FATHER Signed by: MAHLE

Full name of registrar: Shirazie Mwanza Registrar of Births:
 Place: WONDENSA Date: 2020-07-21


[Handwritten Signature]
 Signature

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Edition 2011


I hereby certify that this is a true and correct copy of the original which was examined by me and that from my observations the original has not been altered in any way.
Shirazie Mwanza
 Signature

ANNEXURE M

REPUBLIC OF NAMIBIA
NATIONAL IDENTITY CARD



ID 760907 0015 0



SURNAMES
NEGONGO
FIRST NAME(S)
FRANS KANDARITON

Frans Kandariton

DATE OF BIRTH
1976-09-07

PLACE/COUNTRY OF BIRTH
OKAONDE

SEX
MALE

HEIGHT
1,75

DATE OF ISSUE
2000-06-14

APL-NO
M29767

CITIZENSHIP
CITIZEN

EYE COLOUR
BROWN




76090700150

NAMIBIAN POLICE
ERONGO
2016-11-25
CHARGE OFFICE
ERONGO REGION

I hereby declare this document to be a true reproduction
copy of the original which was obtained by me and
that none of my observations the original has not
been obtained in any manner.

Frans Kandariton

NAMIBIAN POLICE
ONDANGWA
2015-10-20
CHARGE OFFICE
OSHANA REGION

I certify that this document is a true reproduction of the original which was examined by me and that from my observations the original has not been altered in any manner.

[Signature]
Signature

3-1/0045



REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS AND IMMIGRATION

DEATH CERTIFICATE

A 561069

Identity Number: 4111220 00 3116-
Surname: NEGONGO
Christian names: ALFEUS
Date of death: 18.10.2015 Region of death: OSHANA
Gender: MALE
Date of birth: 1941.12.20 Marital status: MARRIED
Cause of death: NATURAL DEATH

Certified to be a true extract from the Death Register.

[Signature]
Register of Deaths

MINISTRY OF HOME AFFAIRS
& IMMIGRATION
Government Civil Registration
Ondangwa Sub-Regional Office
Place:
Date: 2015-10-19 NO. 1
Private Bag 2007 - Ondangwa
Birth, ID and Death

Entry Number: 0058/15/313



REPUBLIC OF NAMIBIA

1856187

MINISTRY OF HOME AFFAIRS AND IMMIGRATION
CIVIL REGISTRATION

FULL BIRTH CERTIFICATE

Handwritten notes and signatures, including 'Shili Komuendo' and 'CSA'.

Certified a true extract from birth register of:

A. Particulars of Child

1. Surname: Tishitile 2. First names: Ndapanandu

3. Date of Birth: Day 26 Month 01 Year 1987 Shili Komuendo

4. Identity Number: []

5. Sex: female 6. Place of Birth: Erongo

7. Country of Birth: Namibia 8. Entry Number: 0052/97/13110

NAMIBIAN POLICE
MONDESA
2018-07-05
CHARGE OFFICE

B. Particulars of child's father

9. Surname: Tishitile 10. First names: LINUS

11. Date of Birth: Day 15 Month 08 Year 1930

12. Place of Birth: Erongo 13. Country: Namibia

C. Particulars of child's mother

14. Surname: Shimbi 15. First names: Marth

16. Date of Birth: Day 12 Month 07 Year 1959

17. Place of Birth: Erongo 18. Country: Namibia

D. General Information

19. Are the parents indicated under items B and C legally married to each other? (Yes or No) _____

Place: _____ Date: _____

E. Informant

20. Capacity: Grandmother 21. Signed by: Grandmother

OFFICE STAMP
Erongo District Council

Handwritten signature

FOR MINISTRY OF HOME AFFAIRS AND IMMIGRATION

129 31 20



THE EVANGELICAL LUTHERAN CHURCH IN NAMIBIA (ELCIN)
TESTIMONIAL OF BAPTISM
Unzapo weshasho / Umbangi wekuhwo

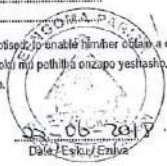
Name / Edhina / Edina Ndapsandwa - Shilikomwenyo
Date of birth / Esiku lyevalo / Ezwa lyehapuroko 26-01-1987
Date of baptism / Esiku lyeshasho / Ezwa lyekuhwo 03-04-2004
Parents / Aakuluntu / Vakuronat:
Father / He / Gohwe Linus Petrus Tchitile
Mother / Yina / Zina /

Godparents / Aathikameni / Vasikameni

Parish / Egongalo / Epongero


This testimonial of baptism should be forwarded without delay to the parish of the baptised, for enable him/her obtain a certificate of baptism. Omibapila ndjika naji thikithwe kegongalo lyomushashwa mbala, oyo yi vufe oku ni peditha onzapo yeshasho. Umbangi wekuhwo u sike kepongero lyomukuhwa u simbe, ipo va vure ku muna usipo wekuhwo.

Rev. M. M. M. M.
Pastor / Omusha / Musila



Erf 1191 - Transfer of the Right.
081 40 638


REPUBLIC OF NAMIBIA
NATIONAL IDENTITY CARD



NO 020604 0024 4

SURNAME
SOMSES
FIRSTNAME(S)
MERCELINE SUSANA

Somses



DATE OF BIRTH
2002-06-04

CITIZENSHIP
CITIZEN



PLACE / COUNTRY OF BIRTH
SWAKOPLAND

SEX HEIGHT
FEMALE 1,65

EYE COLOUR
BROWN

DATE OF ISSUE
2019-02-08

APR. NO.
AZ8645

02060400244

REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS AND IMMIGRATION

DEATH CERTIFICATE

AD 0109640

Application form number: D1025/0011

PARTICULARS OF DECEASED:

Identity/Passport number: 3104041030E Birth registration entry number:

Surname: GASEB First name(s): ABUTHA EBSON

Gender: MALE Date of death: 2018/08/12

Constituency of death: SWAKOPMUND Region of death: ERONGO

Date of birth: 1981/09/04 Marital status: SINGLE

Cause of death: CARDIAC ARREST

REGISTRAR

Relationship to deceased: AUNT Full name: YERONICA AWISES

Identity/Passport number: 6904120131E Full name of registrar: MERIAM SHIKWETE

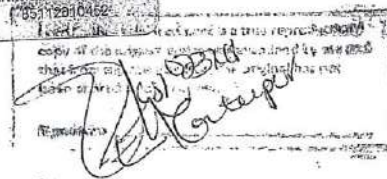
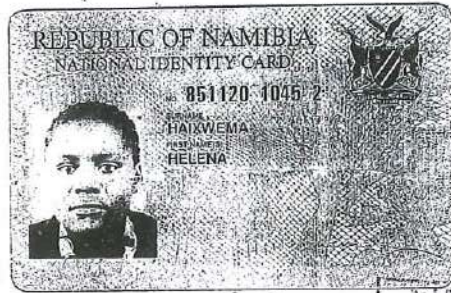
Place: SWAKOPMUND RD Date: 2018/08/12

Registrar of Deaths: 

AD 0109640

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1990/2011

ANNEXURE P



REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS AND IMMIGRATION

DEATH CERTIFICATE

AD 010809

Application form number: D190570004

PARTICULARS OF DECEASED:

Identity/Passport number: 79011210042 Birth registration entry number: _____
 Surname: KANDYIMWENA First name(s): JIMOTEUS
 Gender: MALE Date of death: 2017/03/30
 Constituency of death: SWAKOPMUND Region of death: ERONGO
 Date of birth: 1979/01/12 Marital status: MARRIED
 Cause of death: CARDIOPULMONARY ARREST

INFORMANT

Relationship to deceased: FATHER Full name: PETRUS PENYAMBEKO
 Identity/Passport number: 88032111196 Full name of registrar: MOURN MUNYUNGANO
 Place: SWAKOPMUND RO Date: 2017/03/31

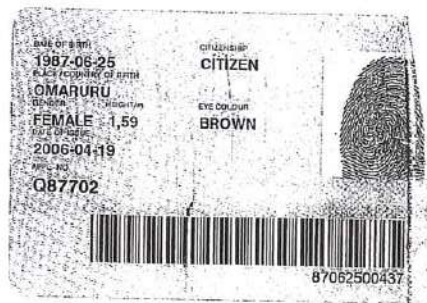
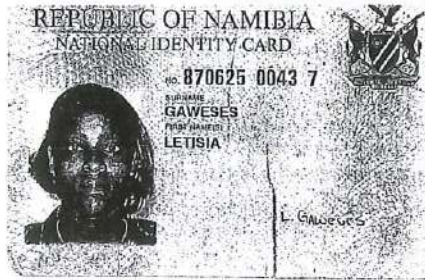
Registrar of Deaths: *Mingah* AD1109096
 Signature

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October 2011

NAMIBIAN POLICE
ERHARANA
2017-03-10
CHARGE OFFICER
OHANGETHA

I certify that this document is a copy of the original which has not been altered from my office.
 Signature: *2017/03/30*
[Handwritten Signature]

ANNEXURE Q



REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS AND IMMIGRATION

DEATH CERTIFICATE

AD 0154872


Application form number: D180570021

PARTICULARS OF DECEASED:

Identity/Passport number: 73061110027 Birth registration entry number: _____
Surname: GAWESEB First name(s): GEORGE
Gender: MALE Date of death: 2021/02/19
Constituency of death: SWAKOPMUND Region of death: ERONGO
Date of birth: 1973/06/11 Marital status: SINGLE
Cause of death: _____

INFORMANT:

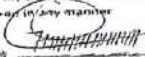
Relationship to deceased: SISTER Full name: NAOBES AN-MIRE
Identity/Passport number: 77052910128 Full name of registrar: LYDIA SHIUTE
Place: SWAKOPMUND RO Date: 2021/02/22

Registrar of Deaths: 

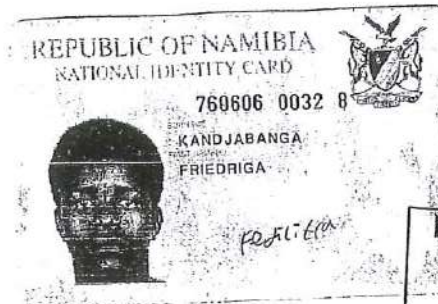
AD0154872

© Republic of Namibia
Opdion 2011

I hereby declare this document to be a true and correct copy of the original which was submitted to me and that from my observations, the original has not been altered in any manner.

 07/07/21

ANNEXURE R



Handwritten signature



170045

REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS
DEPARTMENT OF CIVIC AFFAIRS

DEATH CERTIFICATE

Identification Number

7-507109 108 205417 E

Name

KANJJA BANJA

Address

11A KAMUKA ROAD

Date of death

2008-11-12

Place of death

HARARU, SWA

Sex

Female

Date of birth

1-12-01-07

Place of birth

WINDHUK

Cause of death

NATURAL DEATH

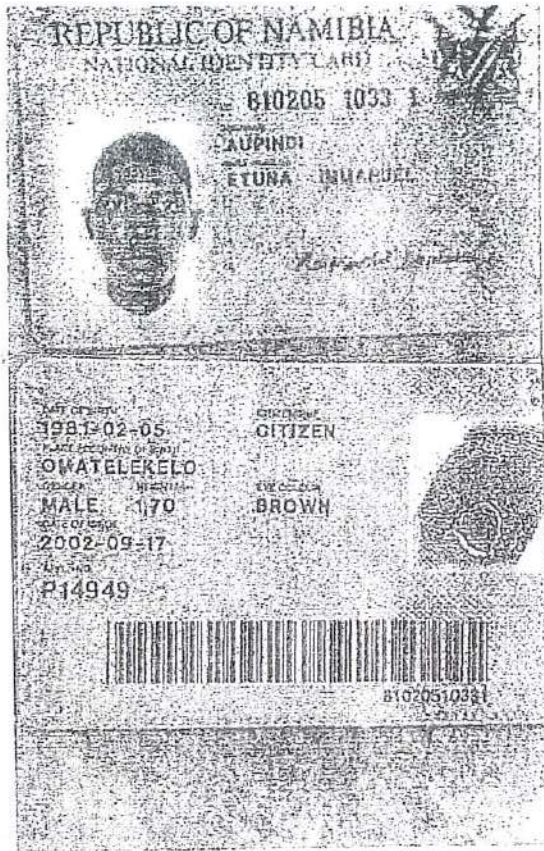
This is a true extract from the death register.

Register of Deaths

NAMIBIAN POLICE
KUISEBOND
2008-11-01
JAMES OJEBE

I certify that this document is a true reproduction/copy of the original which was examined by me and that from my observations, the original has not been altered in any manner.
M OJEBE
Signature

ANNEXURE S



ANNEXURE S

NAMIBIAN POLICE
2010 -09- 18
CHIEF OF POLICE
CHARGE OFFICER

REPUBLIC OF NAMIBIA
MINISTRY OF HOME AFFAIRS AND IMMIGRATION

DEATH CERTIFICATE

A 437743

Identity Number: 710205 00 8837
Surname: SHOPALA
Christian names: PAULUS SHGELEKENI
Date of death: 2010-09-13 Region of death: Omdurman
Gender: MALE
Date of Birth: 1981-02-05 Marital status: SINGLE
Causes of death: CHRONIC GASTROENTERITIS

This document is a true and correct copy of the original which was examined by me on 2010-09-14. I, the undersigned, am a member of the Namibian Police Force.

Certified to be a true extract from the death register.

[Signature]
Register of Deaths

MINISTRY OF HOME AFFAIRS
AND IMMIGRATION
P/BAG 874, OTTARU
2010 -09- 14
POPULATION SERVICES
DEATH

Entry number: 05/10/3708

* Delete whichever is not applicable.

Software Print

11.1.10 **REQUEST TO SURRENDER BUILD TOGETHER ERF 3322 AND
REMAIN WITH CURRENT PLOT IN DRC UNDER SOCIAL
HOUSING**

(C/M 2021/07/01 - 14/2/1/2, E 3322)

**Ordinary Management Committee Meeting of 15 June 2021,
Addendum 8.3 page 68 refers.**

**A. The following item was submitted to the Management
Committee for consideration:**

This item was discussed at the Built Together Meeting of **28 April
2021** under item 7.1.

1. Introduction

A letter dated **18 February 2021** was received from Ms Frieda K Venasiu, in which she wishes to return Erf 3322, Extension 7, Mondesa which was allocated to her through the Build Together Programme. Ms Venasiu intends to remain on Plot 9, DRC which falls under the Social Housing Scheme. She is currently residing on the plot.

2. Background

Council on **31 May 2018** allocated Erf 3322, Extension 7, Mondesa to Ms Frieda K Venasiu (Ref. BT 340) after which the deed of sale was signed by all parties. In the meantime, the Social Housing Scheme in DRC commenced and Ms Venasiu was given the option to remain on the current plot or move to Erf 3322. Given the choice, Ms Venasiu, opted for a house on the current plot 9 DRC and therefore submitted a written notification to return Erf 3322 Extension 7, Mondesa to Council (**Annexure "A"**).

As per statement of **17 April 2021** of the services account, Ms Venasiu is in arrears to the amount of N\$10 140.56 (**Annexure "B"**). The loan account of Ms Venasiu is also in arrears to the amount of N\$2 727.02 (**Annexure "C"**).

3. CONCLUSION

Based on the above and in accordance with the Build Together guidelines, it is necessary to cancel Ms Venasius' application and allocate her loan and erf to the next qualifying applicant on the Build Together Waiting list being, Mr Henly Bartlomeus Francis (Ref.BT 351) (**Annexure "D"**). It should be noted that Ms Venasiu has arrears on the services account as well as the loan account (paragraph 2) which she is liable for.

B. After the matter was considered, the following was:-

RECOMMENDED:

- (a) That Council takes note of the written confirmation by Ms Frieda K Venasiu to cancel her agreement with regard to Erf 3322, Extension 7, Mondesa.
 - (b) That Council takes note that Ms Frieda K Venasiu intends to remain on Plot 9, DRC and be allocated an erf under the Social Housing Project.
 - (c) That the arrears incurred respect of Erf 3322, Mondesa on the services account and the loan account remains the sole responsibility of Ms Venasiu.
 - (d) That the loan and Erf 3322, Extension 7, Mondesa, initially allocated to Ms Venasiu be re-allocated to Mr Henly Bartlomeus Francis, (ID 71031700331).
 - (e) That should the deed search confirm that Mr Henly Bartlomeus Francis is not a first time property owner, the transaction be cancelled and the erf be allocated to the next beneficiary.
-

ANNEXURE "A"

19.08.2021

M.3322

Frieda K. Venasia

Ed 9 DRC

0812835249

18 February 21



The chief Executive office

P.O. Box 53

Swakopmund

Request to surrender b/Together of 3322 and retain of 9
in the DRC

I would like to surrender of 3322 EXT7 and retaining of 9
in DRC Extension 27 if possible I want the Council to keep
the current service account for me to pay off until I benefit
under social housing project in DRC

Your speedy response will be highly appreciated

~~Frieda~~ Venasia

your faithfully

Frieda Kandiwaps Venasia

~~Frieda~~ Venasia

Elc, charles & Bert

ANNEXURE "B"



Municipality of Swakopmund

P.O. Box 53, Swakopmund
Tel (064) 410 4111 Fax (088) 651 9141
ACCOUNT ENQUIRIES FAX: 0886528144 / E-MAIL: enquiries@svkmun.com.na

VENASIU FK
P O BOX 2332
SWAKOPMUND
9000

TAX Invoice	
VAT No.	0687546-01-5
Statement Date	2021/04/17
Account Number	70332200022
Reference	20210418-24115
Deposit	

Details/Meter Readings			Date	Description	Vat %	Vat charge	Amount (VAT excl)	Amount (VAT incl)
Previous	Present	Consumption						
			03/18	BALANCE B/FWD		0.00	9706.13	9706.13
			04/17	VA RATES GENERAL	HAS	0.00	46.73	46.73
			01/17	SE AVAILABILITY DOM	ZER	0.00	182.00	182.00
			04/17	RF AVAILABILITY DOM	ZER	0.00	92.00	92.00
			04/17	SW FIRE BRIGADE SERV - RES	EXP	0.00	2.00	2.00
			04/17	HOME OWNERS INSURANCE - S	EXP	0.00	10.00	10.00
			04/17	SW CLEANING SERV	EXP	0.00	16.00	16.00
			04/17	DISPOSAL FEES DOM	EXP	0.00	6.00	6.00
			04/17	WA AVAILABILITY DOM	ZER	0.00	79.70	79.70
Meter Readings Dates								
Previous		Current						
			Total			0.00	10140.56	10140.56

Arranged	Handed Over	90 Days Plus	60 Days	30 Days	Current	Amount Due
0.00	0.00	8837.27	434.43	434.43	434.43	10140.56

MESSAGE

PLEASE NOTE: ACCOUNTS ARE PAYABLE ON OR BEFORE 7 MAY 2021.

Property Information				Details of Property Assessment	
Stand No.	00003322	Ward	1	Valuation	
Township	001 070 MONDESA			Land	Improvements
Street Address				30000.00	
Portion	00000			Building Clause	
Area	344			Valuation	Date
Unit	001/070/00003322/00000/0000/0000			Annual Levy	

KINDLY TEAR OFF AND RETURN WITH PAYMENT



Swakopmund Municipality
P.O. Box 53
Swakopmund

Name	Due Date	2021/05/07
VENASIU FK	Account No.	70332200022
REMITTANCE ADVICE	Amount	10140.56

Bank Details: FNB, Swakopmund
Account Number: 62249603300 * Branch Code: 280 472
Fax No for confirmation: 0886519140
E-Mail for confirmation: payments@svkmun.com.na



Municipality of Swakopmund

P.O. Box 53, Swakopmund
Tel (064) 410 4111 Fax (088) 651 9141
ACCOUNT ENQUIRIES FAX: 0886528144 / E-MAIL: enquiries@svkmun.com.na

VENASIU FK
P O BOX 2332
SWAKOPMUND
9000

TAX Invoice	
VAT No.	0687546-01-5
Statement Date	2021/04/17
Account Number	88332200012
Reference	20210419-313
Deposit	

Details/Meter Readings			Date	Description	Vat %	Vat charge	Amount (VAT excl)	Amount (VAT incl)
Previous	Present	Consumption						
			03/18	BALANCE B/RYD		0.00	2568.64	2568.64
			04/17	NO DESCRIPTION OF FILLC	ZER	0.00	0.00	0.00
			04/17	BUILD INSURANCE		0.00	99.36	99.36
			04/15	DEBIT MISCOTY 82332200012		0.00	59.02	59.02
Meter Readings Dates								
Previous	Current							
			Total			0.00	2727.02	2727.02

Arranged	Handed Over	90 Days Plus	60 Days	30 Days	Current	Amount Due
0.00	0.00	2283.40	142.62	142.62	158.38	2727.02

MESSAGE

LAST DATE OF PAYMENT 7 MAY 2021.

Property Information				Details of Property Assessment	
Stand No.	00003322	Ward	1	Valuation	
Township	001 070 MONDESA			Land	Improvements
Street Address				Building Clause	
Portion	00000			Valuation	Date
Area	1			Annual Levy	
Unit	001/070/00003322/00000/0000/0000				

KINDLY TEAR OFF AND RETURN WITH PAYMENT



Swakopmund Municipality
P.O. Box 53
Swakopmund

Name	Due Date
VENASIU.FK	2021/05/07
REMITTANCE ADVICE	Account No. 88332200012
	Amount 2727.02

Bank Details: FNB, Swakopmund
Account Number: 62246603409 * Branch Code: 280 472
Fax No for confirmation: 0886519140
E-Mail for confirmation: payments@svkmun.com.na

351

**MUNICIPALITY OF SWAKOPMUND
BUILD TOGETHER PROGRAMME
APPLICATION FOR HOUSING LOAN OPTION**

PLEASE NOTE:

1. A FALSE STATEMENT WILL DISQUALIFY THE APPLICANT
2. PLEASE PRINT (MARK WITH X WHERE APPLICABLE)
3. MARRIAGE CERTIFICATE MUST BE CHECKED BY RECEIVER OFFICER.

APPLICATION FOR: To build A House
(quote what is needed for, upgrading, etc)

(State the loan option with the number as it appears in the Implementation Guidelines)

PERSONAL PARTICULARS	APPLICANT	CO-APPLICANT
1. SURNAME	FRANCIS	
2. NAME	HENLY BARTOMEUS	
3. ID NO.	71031700331	
4. POSTAL ADDRESS	PO Box 2732 SNK	
5. RESIDENTIAL ADDRESS		
6. CONTACT DETAILS	0813432827	
7. DATE & PLACE OF BIRTH	1971-03-17 OJiwambo	
8. CITIZENSHIP	Namibian	
9. OCCUPATION	General Assst.	
10. INCOME	N\$ 1650-00	

11. DO YOU OWN/RENT A HOUSE? (MARK WITH AN X WHERE APPLICABLE)

GOVERNMENT	SHACK IN BACK YARD	<input checked="" type="checkbox"/>	DRC
MUNICIPAL HOUSE	PRIVATE HOUSE		OTHER

12. WHERE IS THE HOUSE SITUATED? Monksa

13. DO YOU HAVE ANY SAVING? YES / NO (IF YES)

BANK. FNB ACC. NO. 62165779409 TYPE OF SAVING.....

14. DO YOU LIVE ALONE?..... WITH FAMILY? WITH FRIENDS?.....

15. DO YOU OWN A HOUSE ANY WHERE ELSE IN NAMIBIA? YES / NO
(IF YES STATE WHERE).....

16. MARITAL STATUS *Single*.....

17. NO. OF DEPENDENTS:
OLD AGE..... UNEMPLOYED..... SCHOLARS *2*..... PRE-SCHOOL.....

18. OTHER EARNINGS AND INCOME? (N\$ PER MONTH) *None*.....

19. STATE HOW YOU INTEND TO BUILD THE HOUSE:
- 1. SELF WITH FAMILY HELP
 - 2. HIRED BUILDER AND FAMILY HELP
 - 3. HIRED BUILDER

DECLARATION

1. I/WE *Henry B. Francis*..... AGREE TO PAY IN MONTHLY INSTALLMENT TO THE MUNICIPALITY OF SWAKOPMUND. THE MUNICIPALITY OF SWAKOPMUND RESERVES THE RIGHT TO TAKE LEGAL ACTION IF THE BORROWER FAILS TO HONOUR THIS COMMITMENT.
2. I/WE HEREBY DECLARE THAT THE INFORMATION GIVE IN THIS APPLICATION IS TRUE AND COLLECT TO THE BEST OF MY /OUR KNOWLEDGE.

[Signature]
.....
APPLICANT

26-06-2010
.....
DATE

ID NO. *710317 00331*.....

.....
CO-APPLICANT

.....
DATE

.....
ID NO.

REPUBLIC OF NAMIBIA
NATIONAL IDENTITY CARD



NO. 710317 0033 1

SUBNAME
FRANCIS
FIRST NAME(S)
HENLY BARTLOMEUS

Wagner


NAMIBIAN POLICE
SWAKOPMUND
2009-01-27
CHARGE OFFICE

I certify that this document is a true reproduction / copy of the original which was produced by me and that, from my knowledge, the information contained therein is correct in all respects.

Francis Henly Bartlomeus

DATE OF BIRTH
1971-03-17
PLACE / COUNTRY OF BIRTH
OTJIWARONGO
GENDER
MALE
HEIGHT/m
1,78
DATE OF ISSUE
2007-06-04

CITIZENSHIP
CITIZEN
EYE COLOUR
BROWN



11.1.11 **APPLICATION FOR EXTENSION OF TIME: ERF 5021, SWAKOPMUND: JEANETH IKUA ZERAUA**
(C/M 2021/07/01 - E 5021)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 8.5 page 81 refers.

A. The following item was submitted to the Management Committee for consideration:

1. **Introduction**

The purpose of this submission is to consider an application by Ms Jeaneth I Zeraua for an extension of time of 90 days to settle the outstanding amount of her purchase price. Her letter dated **19 April 2021** is attached as **Annexure "A"**.

2. **Background**

Ms J I Zeraua bought Erf 5021, Swakopmund at the closed bid sale of **27 November 2020** in the amount of N\$ 600 000.00. The N\$ 5 000.00 registration fee was deducted from the purchase price, therefore the balance is N\$595 000.00.

The due date to perform was **29 March 2021** and the purchaser complied by providing a bank guarantee on **12 March 2021** securing the amount of N\$416 500.00. Standard Bank does not finance the entire purchase price of an erf, therefore the purchaser needs to raise 30% i.e. N\$178 500.00. The purchaser made payments as follows:

- (a) N\$40 000.00 on 26 March 2021.
- (b) N\$40 000.00 on 14 April 2021.

A balance of **N\$98 500.00** remains (excluding accrued penalty interest), and not N\$ 80 000.00 as stated by her in her attached application.

Ms J I Zeraua was contacted on **20 April 2021** and it was explained that the outstanding balance is N\$ 98 500.00 plus an estimated amount of N\$27 192.12 interest calculated until the end of July 2021. Upon transfer outstanding rates and taxes must also be settled. She confirmed that she understands and is willing to proceed with the transaction.

3. **Current Situation**

Ms J I Zeraua is committed to the purchasing of the erf and understands her obligations.

Transfer of ownership will only be registered once the entire purchase price is secured. Interest will accrue from **27 November 2020** until date of transfer.

The transfer of the erf cannot be delayed indefinitely, therefore it is proposed to only consider the additional 90 days applied for. The extended due date to settle the outstanding balance in the amount of N\$98 500.00 and accrued interest will be Monday, **02 August 2021**.

B. After the matter was considered, the following was:-

RECOMMENDED:

- (a) That Council approves the application by Ms Jeaneth I Zeraua for an extension of time to perform by 02 August 2021, in view of her positive performance to date.
 - (b) That the extension of time be subject to interest being levied from date of sale until date of transfer (bank guarantee in place).
 - (c) That should Ms J I Zeraua not perform in full by 02 August 2021, the transaction be cancelled.
 - (d) That an addendum to the deed of sale be compiled regarding the extended period.
 - (e) That subject to (c) above if Ms J I Zeraua does not perform, Erf 5021, Extension 14, Swakopmund be offered to the next qualifying bidders in line.
-

ANNEXURE "A"

From: Zeraua, Jeaneth (RUL) <Jeaneth.Zeraua@Rossing.com.na>
Sent: Monday, 19 April 2021 12:47 PM
To: Alfeus Benjamin <abenjamin@swkmun.com.na>
Subject: FW: Extension of payment for Erf 5021

Good day

Please find the attached document

Regards,



Jeaneth Ikua Zeraua
CPC Controller B Shift

Rössing Uranium
Working for Namibia

Rössing Uranium Limited, 28 Hidipo Hamutenya Avenue, Private Bag 5005, Swakopmund
T: +264 (0)64 520 2405/409 M: +264 (0)81 2372729
Jeaneth.Zeraua@Rossing.com.na <http://www.rossing.com> <http://www.riotinto.com>

Private E-mail jeanethzeraua83@gmail.com.



Rössing Uranium Limited, 28 Hidipo Hamutenya Avenue, Private Bag 5005, Swakopmund, Namibia. Registered in Namibia No. 70/1591.
This email is confidential and may also be privileged. If you are not the intended recipient, please notify us immediately and delete this message from your system without first printing or copying it. Any personal data in this email (including any attachments) must be handled in accordance with the Rio Tinto Group Data Protection Policy and all applicable data protection laws.

Ms. Jeaneth Zeraua
PO Box 3419
Vineta
Swakopmund
19.04.2021

Mr. A Benjamin
Chief Executive Officer
Municipality of Swakopmund

RE: REQUEST FOR AN EXTENSION OF THE DUE DATE (PURCHASE PRICE PAYMENT OF ERF 5021) BY 90 DAYS

Dear Sir

I'm writing this letter to request your good office for an extension of 90 days to settle the remaining amount of **N\$ 80 000.00** with the Municipality.

Standard Bank requires that I pay an upfront deposit (30% of the purchase price) to complete my loan application. I have so far managed to pay **N\$ 80 000.00** which is 50% of the amount the bank wants me to pay. I had planned to settle the remaining **N\$ 80 000** before the due date (29 March 2021).

However, given the impact of Coronavirus and the loss of income incurred by members of my family, I had to extend a helping hand. This impacted my plans to settle the balance before the due date.

I have now made arrangements to settle the remaining **N\$ 80 000.00** within the next **90 days** should you grant me the extension.

This letter is accompanied by the proof of the payment made to the Municipality on the **26 March 2021, 14 April 2021**

Thank you for your consideration.
Please don't hesitate to contact me should you require more details.
Sincerely,
Jeaneth Zeraua

11.1.12 **APPLICATION FOR PERMISSION FOR PROSPECTING:
SWAKOP CALCITE (PTY) LTD**
(C/M 2021/07/01 - 16/1/3/4)

Ordinary Management Committee Meeting of 15 June 2021,
Addendum 8.6 page 86 refers.

A. **The following item was submitted to the Management Committee for consideration:**

1. **Introduction**

The purpose of this submission is for Council to consider granting permission to Swakop Calcite (Pty) Ltd (hereinafter referred to as SwaCa) to prospect within the Swakopmund Municipal Townlands for industrial minerals, more specifically for calcite marble rocks. The applicant holds an Exclusive Prospecting Licence, EPL-4185.

Attachments:

Annexure "A"	:	<i>Letter dated 27 April 2021 received from Swakop Calcite (Pty) Ltd</i>
Annexure "B"	:	<i>Surface Use Agreement for prospecting within the Municipal Townlands</i>
Annexure "C"	:	<i>Exclusive Prospecting Licence - 4185</i>
Annexure "D"	:	<i>Map indicating the Prospecting Area</i>

SwaCa confirms that they have an Environmental Clearance Certificate for prospecting in terms of the Exclusive Prospecting Licence - 4185.

2. **Application to Council**

SwaCa applies to Council for consent for the purposes of exercising their rights conferred in terms of the Exclusive Prospecting Licence - 4185 as Council is the land owner. In terms of clause 4 of the agreement the duration of the land use period is for as long as SwaCa is the holder of the Licence - 4185.

At this stage the entity will only be prospecting therefore Council cannot claim royalties. In terms of clause 5 of the Surface Use Agreement, should the envisaged development be feasible Council and SwaCa can negotiate further terms for the future lease of a specific area. The agreement is only for permission to prospect on the area indicated on **Annexure "D"**.

3. **Discussion**

It is proposed that Council grants SwaCa permission to prospect on the identified area in terms of their Exclusive Prospecting Licence - 4185; on condition that:

- 3.1 Council be completely indemnified of any claims (which includes cracks to buildings due to blasting);
- 3.2 A rehabilitation deposit in the amount of N\$ 20 000.00 be paid as per clause 1.15.
- 3.3 That should valid complaints be received; and or Council requires the land for its own purposes Council reserves the rights to give notice and cancel the agreement.

B. After the matter was considered, the following was:-

RECOMMENDED:

- (a) That Council grants permission in accordance with the attached agreement to Swakop Calcite (Pty) Ltd to prospect in terms of the Exclusive Prospecting Licence - 4185 on the area identified within the Municipal boundaries.
 - (b) That permission be granted:
 - (i) For the duration of the validity of the Exclusive Prospecting Licence - 4185.
 - (ii) That a rehabilitation deposit in the amount of N\$20 000.00 be paid to Council.
 - (iii) That Council be completely indemnified of any claims (which include cracks to buildings due to prospecting activities).
 - (iv) That Council reserves to right to give notice and terminate the agreement should valid complaints be received or should Council require the land for its own purposes.
-

ANNEXURE "A"



27 April 2021

The Municipal Council of Swakopmund
C/o Daniel Kamho Avenue, Rakotoka Avenue
P O Box 53
Swakopmund
Namibia

Attention: Mr Clarence McClune

By email

Dear Mr McClune,

Draft Surface Use Agreement for Resource Definition Drilling within EPL-4185, Swakop Calcite Project

Our meeting on 7 April together with Mr Andre Plaaltjie, Manager Corporate Services, refers.

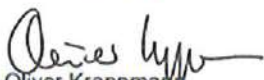
The amendments to the draft surface use agreement (the "Agreement") have been affected as discussed and the document is attached hereto for consideration in two versions: One showing the latest amendments in tracking form, and the other document is the clean, final draft, which can be utilised as the executive version if such meets the Council's approval.

Swakop Calcite (Pty) Ltd (SwaCa), formerly named Gecko Limestone (Pty) Ltd, holds one Exclusive Prospecting License, EPL-4185, which is situated along the central Namibian coastline north of Swakopmund. From geological mapping and surface sampling a large resource of high-purity calcite marble rocks is indicated within the EPL and the company is in discussion with a potential investor company for establishing a new, integrated industry of lime works within the municipal land of Swakopmund.

SwaCa has applied for renewal of its Environmental Clearance Certificate (ECC) for prospecting on the EPL, but we are presently still awaiting the updated ECC from the Ministry of Environment Forestry and Tourism. The certificate has been promised for some time now. Nonetheless SwaCa has been issued with an ECC from this ministry for the development, construction and operation of the envisaged calcite mining and processing facility. This certificate is attached as Annexure-C to the Agreement.

I trust that the draft Agreement addresses the Municipality's requirements. Please do not hesitate to contact me should any additional information be required.

Yours sincerely,


Oliver Krappmann
Director

ANNEXURE "B"

- SURFACE USE AGREEMENT**

entered into between
THE MUNICIPAL COUNCIL OF SWAKOPMUND
 and herein represented by
ALFEUS BENJAMIN in his capacity as Chief Executive Officer; or
MARCO PETER CLIFF SWARTS or **HELLAO INARUSEB** or **CLARENCE CLAUDE**
MCCLUNE or **VILHO SHOONGELENI KAULINGE** in his capacity as Acting Chief Executive
 Officer
 and
WILFRIED GROENEWALD in his capacity as Chairperson of the Management Committee; or
CLAUS-WERNER GOLDBECK in his capacity as Alternate Chairperson of the Management
 Committee
 acting by virtue of the authority granted in terms of section 31A(a) of the Local Authorities Act,
 1992 (Act 23 of 1992) as amended
 (the "Land Owner")
OF THE ONE PART
 and

- SWAKOP CALCITE (PTY) LTD**

a private company with limited liability duly incorporated in accordance with the laws of the
 Republic of Namibia under Registration Number 2007/339

("SwaCa")

represented herein by Oliver Krappmann duly authorised thereto by company resolution,
 enclosed as Annexure "E"

OF THE OTHER PART

1. **Definitions:**

In this agreement, unless the context clearly indicates otherwise:-

- | | | |
|------|-----------------------------------|--|
| 1.1. | "Act" | means the Minerals (Prospecting and Mining) Act, 33 of 1992 of Namibia; |
| 1.2. | "Agreement" | means this Surface Use Agreement and the annexures thereto, as amended, novated or supplemented from time to time; |
| 1.3. | "Business Day" | means any day other than a Saturday, Sunday or official public holiday in Namibia; |
| 1.4. | "EMP" | means the Environmental Management Plan approved by the MET and referred to in the Environmental Clearance; |
| 1.5. | "Environmental Clearance" | means the Environmental Clearance Certificate for EPL 4185 issued to SwaCa by the MET, a copy of which is attached hereto marked "Annexure-C"; |
| 1.6. | "Environmental Conditions" | means the conditions applicable to environmental clearances in proclaimed protected areas which conditions are attached to the Environmental Clearance as Annex 1; |
| 1.7. | "EPL 4185" | means the Exclusive Prospecting Licence with MME Reference Number |

14/2/1/4/2/4185 entitling SwaCa to prospect for Industrial Minerals in, on, or under a certain portion of land situate in the Erongo Region, Registration Division G in the Magisterial District of Swakopmund, a certified copy of which is attached hereto marked "Annexure-A";

- 1.8. "MET" means the Ministry of Environment and Tourism of Namibia;
- 1.9. "MME" means the Ministry of Mines and Energy of Namibia;
- 1.10. "Namibia" means the Republic of Namibia;
- 1.11. "Parties" means SwaCa and the Land Owner, and "Party" shall mean either one of them as the context may require;
- 1.12. "Property" means certain land situated in the Erongo Region, Registration Division G in the Magisterial of Swakopmund and registered in the name of the Land Owner;
- 1.13. "Prospecting Area" means that portion of the Property subject to EPL4185, where the Prospecting Operations will be conducted, which area is outlined in blue on the map attached hereto marked "B"
- 1.14. "Prospecting Operations" means the exploration drilling and drilling related supportive works to be undertaken by SwaCa on the Prospecting Area, which prospecting operations shall specifically exclude blasting and trenching;
- 1.15. "Rehabilitation Deposit" means a refundable deposit of N\$20 000.00 (Twenty Thousand Namibian Dollar);
- 1.16. "Signature Date" means the date of signature of this Agreement by the Party which signs it last in time;
- 1.17. "Swakop Calcite" means Swakop Calcite (Pty) Ltd (Registration Number 2009/0597) a private company duly incorporated and registered in accordance with the laws of Namibia; a copy of the CM9 for the Change of Company Name is attached hereto marked "Annexure-D".

2. **Interpretation:**

In this Agreement, clause headings are for convenience and shall not be used in its

interpretation and, unless the context clearly indicates the contrary intention: -

- 2.1. a word or expression which denotes:-
 - 2.8.1. any gender includes the other gender;
 - 2.8.2. a natural person includes a juristic person and vice versa;
 - 2.8.3. the singular includes the plural and vice versa;
- 2.2. any reference to any statute, regulation or other legislation shall be a reference to that statute, regulation or other legislation as at the Signature Date and as amended or substituted from time to time;
- 2.3. if any provision in a definition is a substantive provision conferring a right or imposing an obligation on any Party then, notwithstanding that it is only in a definition, effect shall be given to that provision as if it were a substantive provision in the body of this Agreement;
- 2.4. where any term is defined within a particular clause other than clause 1, that term shall bear the meaning ascribed to it in that clause wherever it is used in this Agreement;
- 2.5. where any number of days (whether or not Business Days or calendar days) is to be calculated from a particular day, such number shall be calculated as excluding such particular day and commencing on the next day. If the last day of such number so calculated falls on a day which is not a Business Day, the last day shall be deemed to be the next succeeding day which is a Business Day;
- 2.6. any reference to days (other than a reference to Business Days), months or years shall be a reference to calendar days, calendar months or calendar years, as the case may be.

3. Introduction:

- 3.1. **SwaCa is the holder of EPL 4185.**
- 3.2. **The Land Owner is the registered owner of the Property.**
- 3.3. SwaCa wishes to obtain the written consent of the Land Owner prior to it entering upon the Prospecting Area for the purposes of exercising the rights conferred on it in terms of EPL 4185.
- 3.4. The Land Owner is willing to grant SwaCa access to the Prospecting Area for the purposes of conducting Prospecting Operations on the Prospecting Area, subject to the terms and conditions set out in this Agreement.
- 3.5. The Parties accordingly agree as set out herein.

4. Commencement and Duration:

This Agreement shall commence on the Signature Date and shall endure for as long as SwaCa is the holder of EPL 4185.

5. Right of Use:

The Land Owner hereby grants to SwaCa access to and use of the Prospecting Area for the purposes of undertaking the Prospecting Operations which access and use shall be subject to this agreement.

This agreement shall not be construed as a lease agreement and SwaCa shall accordingly not–

- 5.1. be entitled to use the Property or any part thereof for a purpose other than as set out herein below, or
- 5.2. purport to alienate or sub-let the Property or any part thereof,
- 5.3. The parties record that SwaCa does not possess the Property and does not have the right to erect any permanent or temporary structures on the Property.
- 5.4. SwaCa does not require any municipal services for its operations.

If the exploration program renders the envisaged project development feasible, the parties will then negotiate for entering into a future land-lease agreement.

6. **SwaCa's General Rights and Obligations:**

- 6.1. SwaCa, its officials, employees, agents and sub-contractors shall have the right of ingress to, right of way over and egress from the Prospecting Area. In order to give effect to the aforementioned right, the Land Owner shall specify the existing roads that SwaCa shall have unlimited access to all roads to and across the Property to gain access to the Prospecting Area. Existing roads shall be used wherever possible but SwaCa shall be entitled to, in consultation with the Land Owner, construct such additional roads as may be required on the Prospecting Area for the Prospecting Operations.
- 6.2. The method, manner and rate at which the Prospecting Operations shall be conducted shall at all times be in the discretion of SwaCa and subject only to compliance with the Act, the directives of the MME, the terms and conditions applicable to EPL 4185, the Environmental Conditions and the provisions of the EMP.
- 6.3. Should blasting be required, same may only be proceeded with after due notice to the Land Owner and upon provision of copies of the necessary permits and authorisation from the relevant authorities to the Land Owner. SwaCa shall strictly adhere to the provisions of the Explosives Act and its regulations and all other applicable legislation and best practices and fully comply with any instructions or directions given by the Chief Inspector of Explosives.
- 6.4. SwaCa shall be entitled to conduct the Prospecting Operations on a 6-six day per week basis, Mondays to Saturdays, in accordance with the provisions of the Labour Act.
- 6.5. In the exercise of its rights in terms hereof and the Act, SwaCa shall take all reasonable measures to prevent and or minimize damage to the Prospecting Area and the surrounding area and shall, at its cost, repair any damage caused as a result of the undertaking of the Prospecting Operations.
- 6.6. SwaCa shall provide all employees and contractors with visible means of identification and shall ensure that its employees and contractors do not stray from the immediate environs covered by the authorised activities nor deviate from the agreed access routes on the Prospecting Area without the written consent of the Land Owner.
- 6.7. In the undertaking of the Prospecting Operations SwaCa shall:

- 6.8.1. ensure that the Prospecting Area is kept in a clean hygienic condition especially in relation to sanitation and the removal of refuse generated in the undertaking of the Prospecting Operations;
 - 6.8.2. abide by all Council regulations;
 - 6.8.3. refrain from damaging any infrastructure in the vicinity of the Prospecting Area and, in the event that any damage is caused as a result of the undertaking of the Prospecting Operations, SwaCa shall be liable to repair such damage at its cost.
- 6.8. SwaCa acknowledges that it may not establish a camp site for its employees or contractors on the Prospecting Area without the prior consent of the Land Owner. SwaCa shall however be entitled to deploy security personnel to the Prospecting Area for the purposes of securing its assets.
- 6.9. SwaCa undertakes to notify the Land Owner in advance of the periods during which Prospecting Operations will be conducted which notice shall:
- 6.8.1 be delivered to the Land Owner at least 5 (five) Business Days prior to the anticipated commencement date of the Prospecting Operations; and
 - 6.8.2 include a list of the employees and contractors involved in the undertaking of the Prospecting Operations
- 6.10. Where required, SwaCa shall at its own costs procure the supply and maintenance of sufficient sanitary and sewerage facilities on the Property, as may be prescribed and directed by the Land Owner's General Manager responsible for health services (or any other responsible or designated official).
- 6.11. Where Prospecting activities continue for an extended period on one site and/or pose a danger to the public SwaCa shall clearly mark and suitably fence off the particular site to the satisfaction of the Land Owner by:
- 6.11.1 Creating a boundary by placing and maintaining beacons in the form of 200 litre drums filled with gravel on the perimeter of the site;
 - 6.11.2 Placing appropriate and adequate warning signs, containing a clear and suitable warning to the activities conducted on the site. The nature and content of the warning signs shall be approved by the Land Owner's General Manager: Engineering Services (or any other responsible or designated official).

7. **Rehabilitation:**

- 7.1. As security for the due fulfilment by SwaCa of its rehabilitation obligations, it shall pay to the Land Owner, within 7 (seven) days of the Signature Date, the Rehabilitation Deposit.
- 7.2. Within 30 (thirty) days after the termination of the Prospecting Operations, SwaCa shall rehabilitate, to the extent required by the Environmental Management Act, 7 of 2007 applicable in Namibia, the surface disturbances caused by it during the undertaking of the Prospecting Operations and shall ensure that all boreholes sunk are closed and made safe in accordance with generally accepted mining practice.

- 7.3. In the event that SwaCa fails to comply with its rehabilitation obligations, the Land Owner shall be entitled to rehabilitate the surface disturbances caused by SwaCa and to recover the reasonable cost thereof from the Rehabilitation Deposit. Should the reasonable cost exceed the Rehabilitation Deposit, SwaCa shall be liable to pay the balance due to the Land Owner within 30 (thirty) days of receipt of written demand.
- 7.4. Should SwaCa at any time need to remove large volume of earth or move sand resulting in a ditch, trench or sudden depression in the surface that cannot easily or quickly be restored, the Land Owner shall in its discretion require that SwaCa shall procure from a professional land surveyor a survey of the specific area to demarcate it, record the co-ordinates and heights of such mound or depths of such depression, reflect it on a diagram and issue a certificate reflecting the calculation of the volume of the earth so displaced. The diagram and certificate indicating the calculation of the volumes by the surveyor must be submitted to the Land Owner to determine whether to rehabilitate the area to its original condition or not.

8. **Right to Sub-Contract:**

- 8.1. SwaCa shall be entitled to appoint sub-contractors for the purposes of conducting any part of the Prospecting Operations or the rehabilitation of the surface disturbances caused by SwaCa.
- 8.2. Within 7 (seven) days after the appointment of a sub-contractor, SwaCa shall notify the Land Owner of such appointment and shall furnish the Land Owner with such information regarding the sub-contractor as the Land Owner may reasonably require.
- 8.3. SwaCa shall provide all sub-contractors with visible means of identification and shall ensure that all sub-contractors comply with the provisions of this Agreement.
- 8.4. SwaCa shall, notwithstanding the fact that it may so sub-contract, remain liable to the Land Owner for the due performance of all the obligations assumed by it in terms of this Agreement.

9. **Land Owners Rights:**

- 9.1. The Land Owner's General Manager: Engineering Services (or any other responsible official under his control) may, from time to time, inspect the access road/s and instruct SwaCa in writing to effect reasonable and specified maintenance and repairs to the access road or its intersection with any main road.

10. **Breach:**

- 10.1. If a Party ("**Defaulting Party**") breaches this Agreement and fails to remedy the breach in a period of 14 (fourteen) days after receipt of a written notice from the other Party ("**Entitled Party**") calling on the Defaulting Party to remedy the breach, then the Entitled Party may, at its discretion, either –
- 10.1.1 claim specific performance; or
- 10.1.2 cancel this Agreement immediately and without further notice,
- and in either case claim and recover damages from the Defaulting Party.
- 10.2. The Defaulting Party shall pay legal costs on an attorney-and-own-client scale unless the Court or arbitrator specifically determines that the scale shall not apply. In that event the costs are recoverable in accordance with the High Court tariff, determined on an attorney-and-client scale.

- 10.3. The Entitled Party's remedies in terms of this clause 10 are without prejudice to any other remedies to which the Entitled Party may be entitled at law.

11. **Dispute Resolution:**

- 11.1. Any dispute between the Parties in connection with this Agreement or the termination or cancellation thereof shall, on written demand by a Party, be submitted to arbitration.
- 11.2. The arbitrator shall be a practising Senior Counsel of not less than 10 (ten) years' standing having expertise in commercial work or a retired Namibian High Court judge and who shall –
- 11.8.1. be agreed upon between the Parties to the dispute; or
- 11.8.2. failing agreement within 5 (five) Business Days from the date on which any Party to the dispute gives written notice nominating an arbitrator to the other Party or Parties to the dispute, be appointed by the then chairperson of the Namibia Society of Advocates (or its successor-in-title).
- 11.3. The arbitrator shall be obliged to give reasons for any decision made by him in the course of the arbitration.
- 11.4. The location where the arbitration shall be held shall be agreed upon between the Parties. Should the Parties fail to agree on the location within 5 (five) Business Days following the appointment of the arbitrator in terms of clause 12.2, the arbitration shall be held in Windhoek, Namibia
- 11.5. The arbitration shall be held in accordance with the Rules for Expedited Arbitrations of the Arbitration Foundation of Southern Africa (or its successor-in-title) ("**AFSA**").
- 11.6. If AFSA, as an institution, is not operating at that time, or if AFSA is not accepting requests for arbitration, then the arbitration shall be conducted in terms of the AFSA Rules for Commercial Arbitrations as last applied by AFSA.
- 11.7. Unless the Parties to the arbitration have in writing notified the arbitrator otherwise at any time before the final award is given by the arbitrator, there shall be no right of appeal and the award of the arbitrator shall be final and binding on the Parties to the arbitration and shall be carried into effect and may be made an order of any competent court having jurisdiction at the instance of any Party to the arbitration. In cases where the arbitrator has been notified otherwise, the appeal provisions contained in Article 22 of the AFSA Rules for Commercial Arbitrations will apply.
- 11.8. If the Parties to the dispute fail to agree on any matter relating to the administration of the arbitration, the matter shall be referred to and decided by the arbitrator whose decision shall be final and binding on the Parties to the dispute.
- 11.9. Any arbitration in terms of this 11 shall be held *in camera*. The Parties shall treat as confidential details of the dispute submitted to arbitration, the conduct of the arbitration proceedings and the result of the arbitration.
- 11.10. Despite this clause 11, a Party may apply to the appropriate court for urgent relief, or for judgment in relation to a liquidated claim.

- 11.11. For the purposes of clause 11.10 and for the purposes of having any award made by the arbitrator being made an order of court, the Parties hereby submit to the non-exclusive jurisdiction of the High Court, Namibia.
- 11.12. This clause 11 continues to bind the Parties despite the end of this Agreement for any reason.

12. **Notices and Domicilia:**

- 12.1. The Parties choose –
- 12.8.1. for the purposes of this Agreement, as their respective domicile addresses (*domicilia citandi et executandi*) the following physical addresses; and
- 12.8.2. for the purposes of giving or sending any notice provided for or required under this Agreement, the following physical and e-mail addresses:
- 12.8.2.1 In respect of the Land Owner:
Physical address: C/o Daniel Kamho Avenue,
Rakotoka Avenue, Swakopmund
E-mail: aplaatjie@swkmun.com.na
Marked for the attention of: Mr Andre Plaatjie
- 12.8.2.2 In respect of SwaCa:
Physical address: House Petmar, Riverside
Avenue, Swakopmund
E-mail: oliver@gecko.na
Marked for the attention of:
Oliver Krappmann
- 12.9 A Party may change its domicile address, or its physical address or email address for the purposes of notices to any other physical address in Namibia or email address by written notice to the other Party. The change of address or email address will be effective 5 (five) Business Days after receipt of the notice of the change.
- 12.10 All notices to be given in terms of this Agreement:
- 12.10.2 must be given in writing;
- 12.10.3 must be delivered by hand or sent by email;
- 12.10.4 if delivered by hand during business hours (being 08:00 to 16:30) ("**Business Hours**"), are deemed to have been received on the date of delivery;
- 12.10.5 if delivered by hand after Business Hours or on a day which is not a Business Day are deemed to have been received on the following Business Day;
- 12.10.6 if sent by email during Business Hours, are deemed to have been received on the date of successful transmission of the email; and
- 12.10.7 if sent by email after Business Hours or on a day which is not a Business Day, are deemed to have been received on the following Business Day.

- 12.11 Despite the above, any notice given in writing, and actually received by the Party to whom the notice is addressed, is deemed to have been properly given and received.

13 **General:**

- 13.8 This Agreement constitutes the sole and entire record of the Agreement between the Parties in relation to the subject matter hereof. No Party shall be bound by any express, tacit or implied term, representation, warranty, promise or the like not recorded herein. This Agreement supersedes, overrides and replaces all prior quotations, agreements, negotiations, terms, conditions, offers, promises, representations and understandings of the Parties in respect of the subject matter hereof, whether written or oral.
- 13.9 No relaxation, extension of time, latitude or indulgence which either Party (the "Grantor") may show, grant or allow to the other Party (the "Grantee") shall in any way constitute a waiver by the Grantor of any of the Grantor's rights in terms of this Agreement and the Grantor shall not thereby be prejudiced or estopped from exercising any of its rights against the Grantee which may have then already arisen or which may arise thereafter.
- 13.10 No addition to, variation, alteration or consensual cancellation of any provision of this Agreement, including this provision, shall be of any force or effect unless reduced to writing and signed by the Parties.
- 13.11 The Parties have undertaken to each other to do all such things, take all such steps and to procure the doing of all such things and the taking of all such steps as may be necessary, incidental or conducive to the implementation of the provisions, terms, conditions and import of this Agreement.
- 13.12 Each of the provisions contained in this Agreement shall be severable and distinct from one another and if at any time any one or more such provision is or becomes invalid, illegal or unenforceable, such provisions shall, be treated as *pro non scripto* to the extent that it is so invalid, illegal or unenforceable, without invalidating and affecting the remaining provisions of this Agreement which shall remain of full force and effect. The Parties agree in such event to substitute valid, legal and enforceable provisions for the invalid, illegal or unenforceable provisions so as to implement the intention of the Parties to this Agreement to the extent legally possible.
- 13.13 This Agreement shall only take effect and become binding upon the Parties when signed by them, failing which no Party may claim the existence of an agreement from negotiations having been conducted or concluded in regard thereto or by reason of this Agreement having been drafted.
- 13.14 The rule of construction that the Agreement shall be interpreted against the Party responsible for the drafting or preparation of the Agreement or the introduction of specific provisions therein, shall not apply.
- 13.15 This Agreement shall in all respects (including its existence, validity, interpretation, implementation, termination and enforcement) be governed by and construed under the laws of Namibia.
- 13.16 The persons signing this Agreement in a representative capacity warrant their authority to do so.

13.17 This Agreement may be executed in any number of counterparts and all such counterparts taken together shall be deemed to constitute one and the same document.

14 **Costs:**

Each Party shall bear and pay their own costs and charges in relation to the negotiation, drafting, preparation and execution of this Agreement.

SIGNED at

on

2021

**For and on behalf of
Swakop Calcite (PTY) LTD**

Signature

Name of Signatory

Designation of Signatory

SIGNED at

on

2021

**For and on behalf of
THE MUNICIPAL COUNCIL OF
SWAKOPMUND MUNICIPALITY**


Signature

Name of Signatory

Designation of Signatory

EXCLUSIVE PROSPECTING LICENCE – 4185

GECKO SALT (PTY) LTD


CERTIFIED A TRUE COPY
3-04-2019
Philippus Viljoen Ellis
COMMISSIONER OF OATHS
Practising Legal Practitioner Namibia
8 Sinclair Street • Windhoek • Namibia
PO Box 94000 • Windhoek



(Handwritten signature)

CERTIFIED A TRUE COPY

3-04-2018

Philippus Viljoen Ellis
COMMISSIONER OF OATHS
 Practising Legal Practitioner Namibia
 8 Sinclair Street • Windhoek • Namibia
 PO Box 91000 • Klein-Windhoek

REPUBLIC OF NAMIBIA
 MINISTRY OF MINES AND ENERGY

EXCLUSIVE PROSPECTING LICENCE

(Issued in terms of Section 70 of the Minerals (Prospecting and Mining) Act, 1992)

Exclusive Prospecting Licence No Office Reference No

Subject to the provisions of the Minerals (Prospecting and Mining) Act, 1992, this exclusive prospecting licence is hereby issued to

Full Name of Licence Holder

Identity or Passport No (natural person)	<input type="text" value="N/A"/>
Company Registration No (company)	<input type="text" value="2007/339"/>
Address (natural person) or Registered Address (company)	<input type="text" value="P. O. Box 81307"/>
	<input type="text" value="Windhoek"/>

Full Name of Accredited Agent (if applicable)	<input type="text" value="N/A"/>
Address of Accredited Agent (if applicable)	<input type="text"/>

for the period of from (date of issue) to (date of expiry)

unless abandoned or cancelled on any prior date, or extended to such later date as may be endorsed on this licence in the event that this licence is renewed.

This exclusive prospecting licence is issued in respect of

Name of Mineral(s)/Group(s) of Minerals

over a certain portion of land situate in Region(s)

Registration Division(s) Magisterial District(s)

as more fully depicted in the attached diagram No signed by the Commissioner

and is further subject to the terms and conditions contained in the notice of the Minister's intention to grant the

licence dated and agreed to in writing by the applicant on

as appended hereto.

Signed at WINDHOEK this day of 2009

(Handwritten signature)
 MINISTER OF MINES AND ENERGY



MINISTRY OF MINES AND ENERGY
ENDORSEMENT (RENEWAL)

With the approval of the Minister of Mines and Energy, this mineral licence has been renewed for a period of Two (2) years from 8 June 2012 to 7 June 2014

06/06/2012 P. Moshiri
Date Commissioner

MINISTRY OF MINES AND ENERGY
ENDORSEMENT (RENEWAL)

With the approval of the Minister of Mines and Energy, this mineral licence has been renewed for a period of Two (2) years from 16 October 2019 to 15 October 2021

23.10.2019 Shil
Date Commissioner

MINISTRY OF MINES AND ENERGY
ENDORSEMENT (RENEWAL)

With the approval of the Minister of Mines and Energy, this mineral licence has been renewed for a period of Two (2) years from 8 June 2014 to 07 June 2016

31/03/2014 P. Moshiri
Date Commissioner

MINISTRY OF MINES AND ENERGY
ENDORSEMENT (RENEWAL)

With the approval of the Minister of Mines and Energy, this mineral licence has been renewed for a period of Two (2) years from 08 June 2016 to 07 June 2018

19/06/2017 Shil
Date Commissioner

MINISTRY OF MINES AND ENERGY
ENDORSEMENT (RENEWAL)

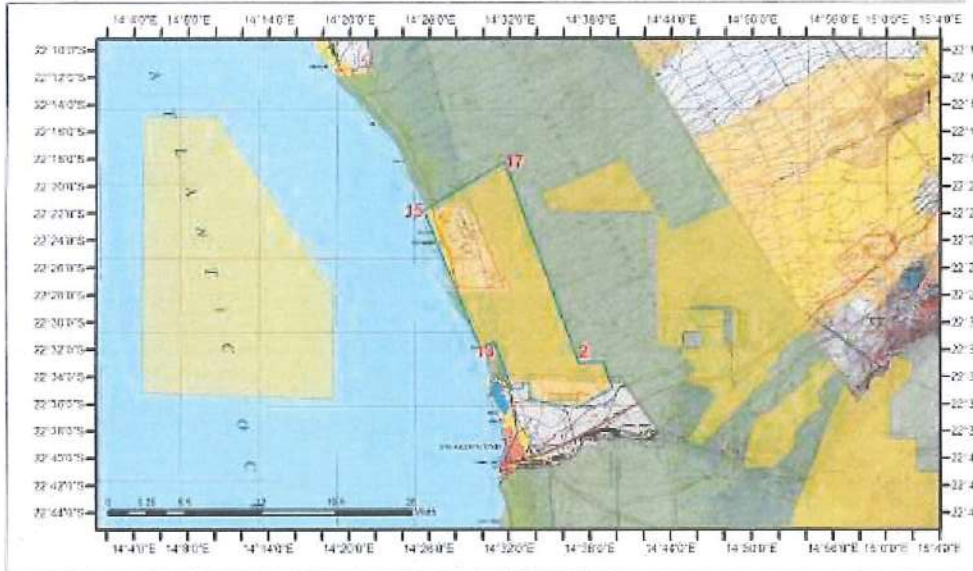
With the approval of the Minister of Mines and Energy, this mineral licence has been renewed for a period of Two (2) years from 06 June 2018 to 05 June 2020

19/06/2018 Shil
Date Commissioner

Gecko Limestone (Pty) Ltd

DIAGRAM – EXCLUSIVE PROSPECTING LICENCE – 4185

Issued in favour of: **Gecko Limestone (Pty) Ltd**



Latitude and Longitude lines refer to the Bessel 1841 Spheroid



AREA: **35433.3000 Hectares**

MAP(S): **2214**

LOCALITY:

- *Region(s): **Erongo**
- *Magisterial District(s): **Swakopmund**
- *Registration Division(s): **G**

Order	Lat Deg	Lat Min	Lat Sec		Long Deg	Long Min	Long Sec	
1	- 22	18	9.85	S	14	31	40.19	E
2	- 22	32	59.80	S	14	37	12.39	E
3	- 22	32	55.99	S	14	38	58.82	E
4	- 22	34	52.20	S	14	39	40.03	E
5	- 22	36	15.55	S	14	37	3.11	E
6	- 22	35	39.23	S	14	33	30.63	E
7	- 22	34	27.84	S	14	33	33.15	E
8	- 22	34	30.35	S	14	33	2.04	E
9	- 22	34	36.46	S	14	33	2.00	E
10	- 22	34	36.48	S	14	33	1.69	E
11	- 22	34	49.78	S	14	33	1.85	E
12	- 22	34	55.14	S	14	32	14.09	E
13	- 22	31	24.13	S	14	30	55.13	E
14	- 22	31	52.11	S	14	29	49.27	E
15	- 22	21	44.87	S	14	25	34.15	E
16	- 22	19	40.63	S	14	29	4.31	E
17	- 22	18	9.85	S	14	31	40.19	E



Certified by: *[Signature]*
Mining Commissioner

Official Stamp Date:OFFICIAL.....

OR

Legend:

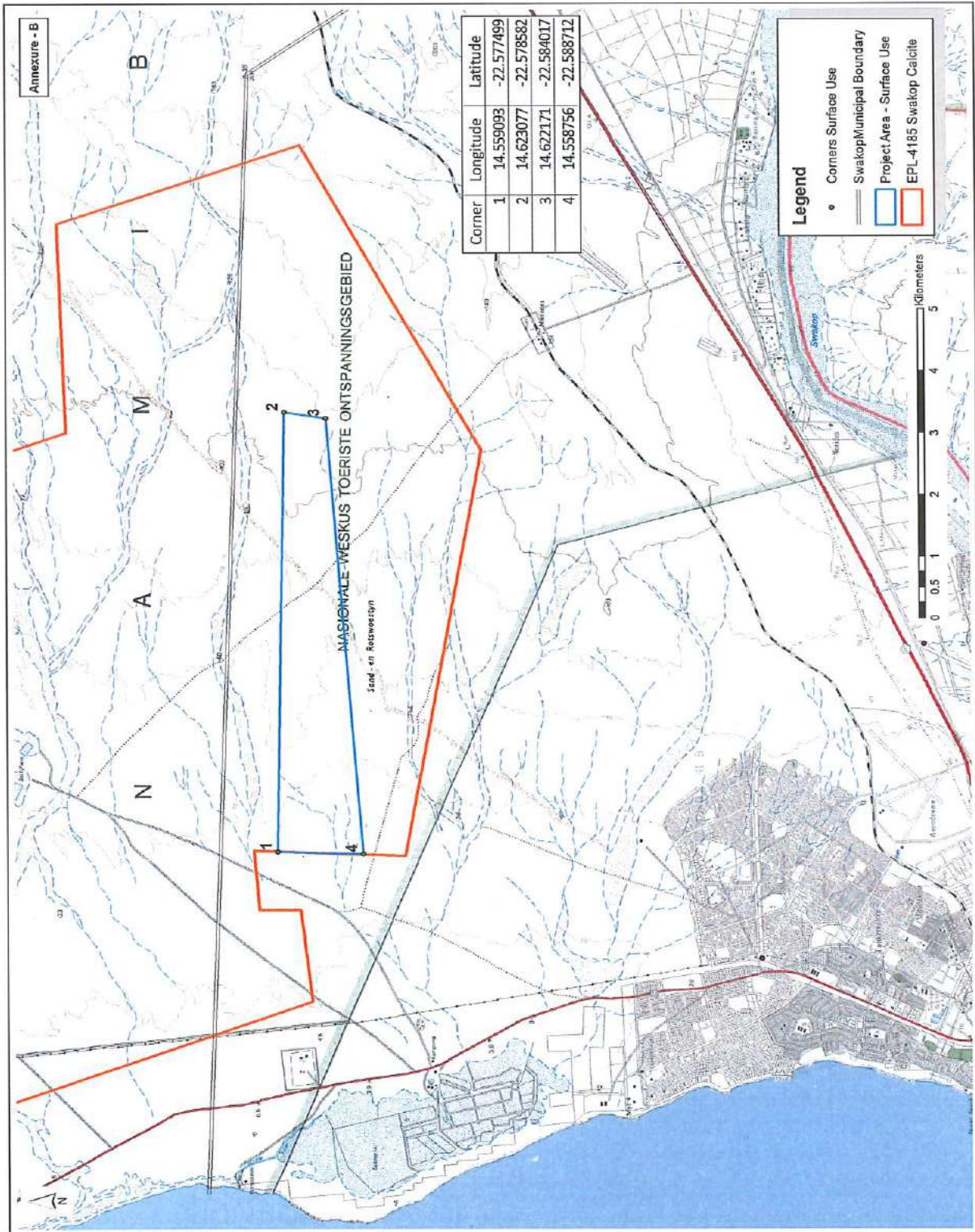
- * Claims_Points
- CLAIM
- EPL
- ERL
- MDRL
- ML
- RL
- FARM
- Withdrawn_Areas
- Env_Sens_Areas
- OTHER

Projection: Albers Conic Equal Area
Spheroid: Bessel 1841
Central Meridian: 17 Deg. E


CERTIFIED A TRUE COPY
3-04-2018
Philippus Viljoen Ellis
COMMISSIONER OF OATHS
Practising Legal Practitioner Namibia
8 Sinclair Street • Windhoek • Namibia
PO Box 91000 • Klein-Windhoek

AS
CAU

PROSPECTING AREA



ENVIRONMENTAL CLEARANCE CERTIFICATE

ECC - 00825

Serial: 6XaZOs826



REPUBLIC OF NAMIBIA
MINISTRY OF ENVIRONMENT, FORESTRY AND TOURISM
OFFICE OF THE ENVIRONMENTAL COMMISSIONER

ENVIRONMENTAL CLEARANCE CERTIFICATE
ISSUED

In accordance with Section 37(2) of the Environmental
Management Act (Act No. 7 of 2007)

TO

Gecko Limestone (Pty) Ltd
P O Box 81307, 8 Brandberg Street, Windhoek

TO UNDERTAKE THE FOLLOWING LISTED ACTIVITY

DEVELOPMENT, CONSTRUCTION AND OPERATIONS OF THE MINING
AND PROCESSING OF CALCITIC MARBLE, ERONGO REGION, NAMIBIA

Issued on the date: 2020-08-17
Expires on this date: 2023-08-17

[See conditions printed over leaf]



ECC -

CONDITIONS OF APPROVAL

1. This environmental clearance is valid for a period of 3 (three) years, from the date of issue unless withdrawn by this office
2. This certificate does not in any way hold the Ministry of Environment and Tourism accountable for misleading information, nor any adverse effects that may arise from these activities. Instead, full accountability rests with the proponent and its consultants
3. This Ministry reserves the right to attach further legislative and regulatory conditions during the operational phase of the project
4. All applicable and required permits are obtained and mitigation measures stipulated in the EMP are applied particularly with respect to management of ecological impacts
5. Strict compliance with national heritage guidelines and regulations is expected throughout the life-span of the proposed activity, therefore any new archaeological finds must be reported to the National Heritage Council for appropriate handling of such
6. A six monthly report on project progress and environmental management profile, starting from date of commencement of operations, must be submitted by the Proponent to Office of Environmental Commissioner

REPUBLIC OF NAMIBIA

BUSINESS AND INTELLECTUAL PROPERTY AUTHORITY - BIPA

COMPANIES ACT 2004
(Section 50(3)) (Regulation 16(1))

(to be lodged in duplicate)

CERTIFICATE OF CHANGE OF NAME OF COMPANY

Registration Number of Company 2009/0597

This is to certify that

GECKO LIMESTONE (PROPRIETARY) LIMITED

has changed its name by SPECIAL RESOLUTION and is now called

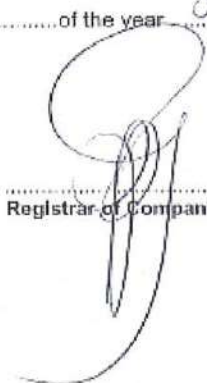
SWAKOP CALCITE (PROPRIETARY) LIMITED

and that the new name has this day been entered in the Register of Companies

Signed and sealed at WINDHOEK this 08 day of July of the year 2020



Seal of Companies Registration Office


 Registrar of Companies

This certificate is not valid unless sealed by the seal of the BIPA Companies Registration Office

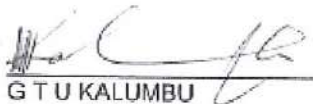
SWAKOP CALCITE (PROPRIETARY) LIMITED
Registration Number: 2009/0597

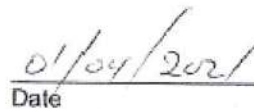
RESOLUTION PASSED BY THE DIRECTOR(S)

RESOLVED:

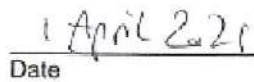
THAT Oliver Krappmann is authorized to negotiate and sign a Land Use Agreement with the Municipality of Swakopmund on behalf of the company.

The company is represented herein by Oliver Krappmann duly authorised thereto by resolution.


G T U KALUMBU


Date


O A KRAPPMANN


Date

11.1.13 APPLICATION FOR CONSENT TO OPERATE AN ADMINISTRATIVE OFFICE ON ERF 763, TAMARISKIA
(C/M 2021/07/01 - 19.03.03.763, T 763)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 8.7 page 117 refers.

A. The following item was submitted to the Management Committee for consideration:

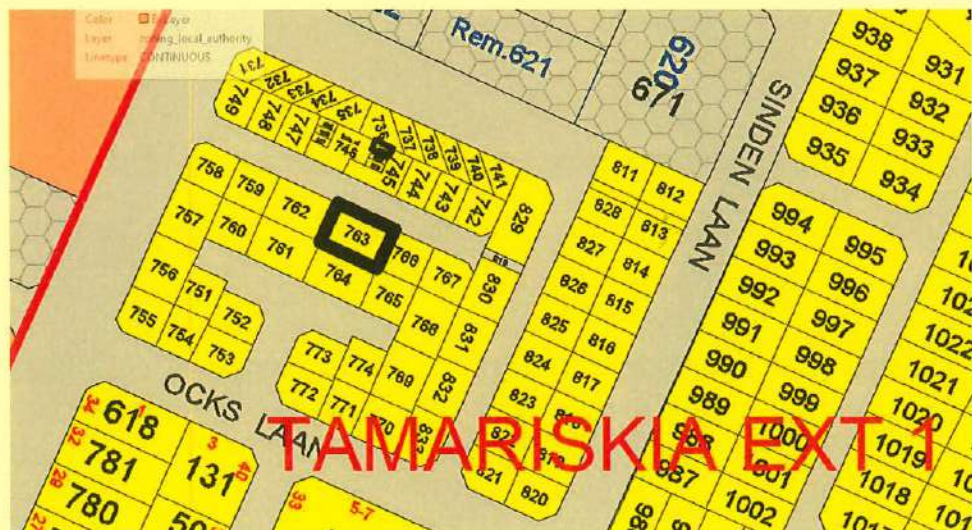
1. Purpose

The purpose of this submission is for Council to consider the application for consent to operate an administrative office on Erf 763, Tamariskia.

2. Introduction and Background

An application for consent to operate an administrative office for supply and delivery services, on Erf 763, Tamariskia was received by the Engineering Services Department from the owner of Erf 763, Tamariskia. The company is registered with the Ministry of Industrialization, Trade and SME Development as Saviour Supply and Delivery cc. The application is attached as **Annexure A**.

Erf 763, Tamariskia is zoned single residential with a density of one dwelling per 300m² and is located in Tamariskia Extension 1. Erf 763, Tamariskia is located in an area that is comprised of mixed land uses, including erven zoned for institutional purposes. (See map below).



Map: Erf 763, Tamariskia

3. Advertisement

The proposed consent was advertised in the Namib Times Newspaper on the **9th & 16th April 2021**. A notice was also placed on the site and the comments of neighbouring property owners were requested. The closing date for objections for the proposal was the **30th April 2021**. One objection was received.

4. Discussion

4.1 Objection

An objection was received from the owner of Erf 744, Tamariskia. The objector stated that the area from which the applicant wishes to operate the administrative office is a residential area and not a business area, additionally, the objector stated that Erf 763, Tamariskia is located in a cul-de-sac street where children play in the street, a business in the area will not enable the children to safely play in-front of their houses as there will be an introduction of more cars.

4.2 Evaluation

The Swakopmund Zoning Scheme makes provision for the operation of resident occupations by consent use on residential erven. This provision was made to enable residents to work from home on a small scale. The potential impacts that developments of this nature can have on residential areas are minimal and have been taken into consideration hence the restrictions put in place. An extract from the Swakopmund zoning scheme has been attached as **Annexure B**. Additionally, parking is required on site and not in the street, the creation of traffic will therefore not be a concern. It is against this background that the proposed administrative office is not foreseen to have significant effects on the area.

Conclusion

The proposed administrative office on Erf 763, Tamariskia is not foreseen to have significant negative effects on the area and should therefore be supported.

B. After the matter was considered, the following was:-

RECOMMENDED:

- (a) That consent to operate an administrative office on Erf 763, Tamariskia be approved subject to the following conditions:
- *That Saviour Supply and Delivery cc registers with the Health Services Department and that the standard Health Regulations will apply.*
 - *That Council reserves the right, to cancel a consent use should there be valid complaints.*
 - *That the applicant must operate within the Town Planning Scheme regulations.*
 - *That consent is not transferable.*
 - *That sufficient parking will be provided on the premises.*
 - *That no on street parking will be tolerated.*
 - *That only 40% of the total floor area of all the buildings on the erf is allowed to be used for the resident occupation.*
- (b) That the objector be informed of Council's decision and his right to appeal to the Minister against Council's Resolution in respect of resolution (a) above in terms of Clause 8 of the Swakopmund Zoning Scheme within 28 days of receipt of notice of this Resolution, provided that written notice of such an appeal shall be given to the Ministry of Urban and Rural Development, as well as Council within the said period.
-

MUNICIPALITY OF SWAKOPMUND

NOTICE NO: 24/2021

**CONSENT USES, ERECTION OF BUILDINGS AND USE OF LAND IN
TERMS OF TOWN PLANNING SCHEME REGULATIONS**

Notice is hereby given in terms of Clause 6 of the Swakopmund Town Planning Scheme Regulations that the Municipal Council considers the following consent uses, erection of buildings and use of land, details of which are obtainable from the General Manager: Engineering & Planning Services.

1. Erf 3853, (Gottlieb Uaaka Street) Mondesa Extension 9: Special consent for a Resident Occupation – Administrative Office.
2. Portion 35, of Farm 163 Swakopmund: Special consent to construct an additional dwelling.
3. Erf 3598, (12 Dr. Alfons Weber Street) Swakopmund Extension 3: Special consent for a Resident Occupation – Administrative Office.
4. Erf 435, (Kwarts Laan) Tamariskia: Special consent for a Resident Occupation – Administrative Office.
5. Erf 2832, (Tiras Avenue) Mondesa Extension 5: Special consent for a Resident Occupation – Administrative Office.
6. Erf 996, (Nickodemus Kavikunua Street) Mondesa Extension 3: Special consent for a Resident Occupation – Administrative Office.
7. Erf 4896, (Patrick Lungadha Street) Swakopmund Extension 10: Special consent to operate a Place of Amusement (Bar & Entertainment).
8. Erf 763, (Franziska van Neel Street) Tamariskia: Special consent for a Resident Occupation – Administrative Office.
9. Erf 3559, (Danger Ashipala Street) Mondesa Extension 7: Special consent for a Resident Occupation – Administrative Office.

Contact Person: Mr J. Heita (Manager: Town Planning) Tel: +264 (64) 4104403.

Any person having any objections to the proposed activities may lodge such objections, duly motivated in writing, with the Chief Executive Officer before or on **11 May 2021**.

NOTICE NO: 24/2021

A Benjamin
Chief Executive Officer



MUNICIPALITY SWAKOPMUND

(064) 4104421
0866519137

53 SWAKOPMUND
Namibia

Consent from adjoining owner/neighbours for Business Registration and/or Consent Use

Jacques Manfred Strauss the owner of Erf 744

Street Address: <u>744 Ochs Avenue Tamariskia</u>
Postal Address: _____
Tel. No.: <u>081 203 9919 / 081 234 9324</u>
E-mail Address: _____

Am aware that an application for a ADMINISTRATIVE OFFICE

on Erf 763 By Messrs SAVOUR SUPPLY AND DELIVERY CC has been applied for, at the Municipality of Swakopmund and have the following to respond:

No objection

Signature of Owner

Objection

Signature of Owner

(Please mark which ever is applicable in the block)

against the proposed consent use:

(if you have an objection please stipulate your reasons/remarks below)

REMARKS/REASONS
<u>This is a residential Area and not suitable for any business to operate in This is also a cut-de-sac street that we feel our children can safely play in front of our houses without</u>

any strange cars coming and going through.

J Strauss

Jacques Manfred

12/03/2021

SIGNATURE

FULL NAME

DATE

Contact Details: Tel. No / Cell Phone: _____

Please attach certified copy of identity (signature) of the neighbour (owner of the erf).



MUNICIPALITY SWAKOPMUND

(084) 4104421
0686518137

53 SWAKOPMUND
Namibia

Consent from adjoining owner/neighbours for Business Registration and/or Consent Use

Andrew Hill / Clinton Hill the owner of Erf 766

Street Address:	<u>G18 OCHS AVENUE TAMARISWIA</u>
Postal Address:	<u>1700 SWAKOPMUND</u>
Tel. No.:	<u>081 733 8014</u>
E-mail Address:	

Am aware that an application for a ADMINISTRATIVE OFFICE

on Erf 763 By Messrs SAVOUR SUPPLY AND DELIVERY CC has been applied for, at the Municipality of Swakopmund and have the following to respond:

- No objection
- Objection

[Signature]
Signature of Owner

[Signature]
Signature of Owner

(Please mark which ever is applicable in the block) against the proposed consent use:
(If you have an objection please stipulate your reasons/remarks below)

REMARKS/REASONS

[Signature] SIGNATURE Andrew Hill FULL NAME 12/03/2021 DATE

Contact Details: Tel. No / Cell Phone:

Please attach certified copy of identity (signature) of the neighbour (owner of the erf).



MUNICIPALITY SWAKOPMUND

(084) 4104421
0666519137

63 SWAKOPMUND
Namibia

Consent from adjoining owner/neighbours for Business Registration and/or Consent Use

Sheriff Alwarzin the owner of Erf 246

Street Address:	<u>246 The Town</u>
Postal Address:	<u>Post 2012 Atterdonk Park 1414</u>
Tel. No.:	<u>084 242 6227</u>
E-mail Address:	<u>sheriff.alwarzin@gmail.com</u>

Am aware that an application for a

on Erf By Messrs
has been applied for, at the Municipality of Swakopmund and have the following to respond:

No objection

[Signature]
Signature of Owner

Objection

.....
Signature of Owner

(Please mark which ever is applicable in the block)
against the proposed consent use:
(If you have an objection please stipulate your reasons/remarks below)

REMARKS/REASONS

.....
SIGNATURE FULL NAME DATE

Contact Details: Tel. No / Call Phone:

Please attach certified copy of Identity (signature) of the neighbour (owner of the erf).



MUNICIPALITY SWAKOPMUND

☎ (084) 4104421
☎ 0888519137

✉ 53 SWAKOPMUND
Namibia

Consent from adjoining owner/neighbours for Business Registration and/or Consent Use

I Hendrina Van Nyk the owner of Erf 765.....

Street Address:	<u>Ochs laan G15, Tamariska</u>
Postal Address:	<u>P.O. Box 3579</u>
Tel. No.:	<u>081 128 9235</u>
E-mail Address:	

Am aware that an application for a ADMINISTRATIVE OFFICE

on Erf 763..... By Messrs SENIOR SURVEY AND ELLIOTT CC has been applied for, at the Municipality of Swakopmund and have the following to respond:

No objection

[Signature] 10-05-2021
Signature of Owner

Objection

.....
Signature of Owner

(Please mark which ever is applicable in the block)
against the proposed consent use:
(If you have an objection please stipulate your reasons/remarks below)

REMARKS/REASONS

..... SIGNATURE FULL NAME DATE
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Contact Details: Tel. No / Cell Phone:

Please attach certified copy of Identity (signature) of the neighbour (owner of the erf).



MUNICIPALITY SWAKOPMUND

(084) 4104421
3086619137

53 SWAKOPMUND
Namibia

Consent from adjoining owner/neighbours for Business Registration
and/or Consent Use

I, Cindy Snyder the owner of Erf C224-745

Street Address:	<u>Fransiska Van Nect Str</u>
Postal Address:	<u>P.O. Box 1254</u>
Tel. No.:	<u>085 225 4974</u>
E-mail Address:	<u>(Snyder) cynthiasnyder@gmail.com</u>

Am aware that an application for a ADMINISTRATIVE OFFICE

on Erf 763 By Messrs Service Supply AND DELIVERY CC
has been applied for, at the Municipality of Swakopmund and have the
following to respond:

No objection

[Signature]
Signature of Owner

Objection

Signature of Owner

(Please mark which ever is applicable in the block)
against the proposed consent use:
(If you have an objection please stipulate your reasons/remarks below)

REMARKS/REASONS

[Signature]
SIGNATURE

Cindy Snyder
FULL NAME

26 March 2021
DATE

Contact Details: Tel. No / Cell Phone:

Please attach certified copy of Identity (signature) of the neighbour (owner of the erf).



MUNICIPALITY SWAKOPMUND

(064) 4104421
0685519137

53 SWAKOPMUND
Namibia

Consent from adjoining owner/neighbours for Business Registration and/or Consent Use

I, George Alexander Buckley the owner of Erf 761/162

Street Address:	<u>0 Chs Street (old Janakalwa)</u>
Postal Address:	<u>P O Box 924 Swakopmund</u>
Tel. No.:	<u>0813081267</u>
E-mail Address:	

Am aware that an application for a ADMINISTRATIVE OFFICE

on Erf 763 By Messrs SAVOUR SUPPLY AND DELIVERY CC
has been applied for, at the Municipality of Swakopmund and have the following to respond:

No objection

Objection

Buckley 15-3-2021
Signature of Owner

Signature of Owner

(Please mark which ever is applicable in the block)

against the proposed consent use:

(If you have an objection please stipulate your reasons/remarks below)

REMARKS/REASONS

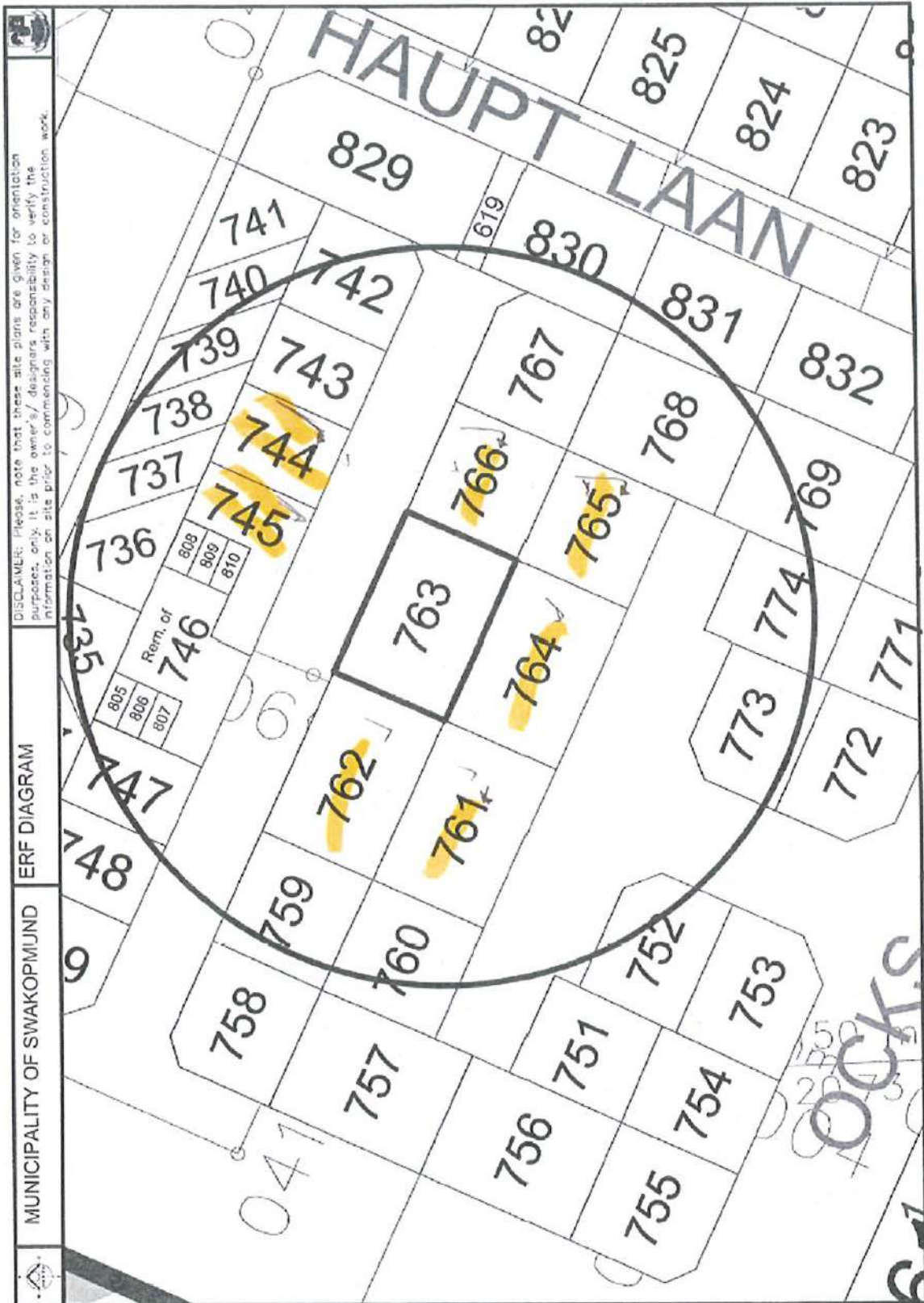
Buckley
SIGNATURE

George A. Buckley
FULL NAME

15-3-2021
DATE

Contact Details: Tel. No / Cell Phone:

Please attach certified copy of Identity (signature) of the neighbour (owner of the erf).



ANNEXURE B

"RESIDENT OCCUPATION" means any commercial or industrial use conducted within a dwelling and carried on by the inhabitants thereof, subject to the following:

- (i) The resident occupation shall be confined to one third of the *total floor area* of the said dwelling;
- (ii) The resident occupation must be carried out entirely within the dwelling to include the basement, outbuilding, garage, and/or attic of the dwelling.
- (iii) The home occupation must be clearly incidental and secondary to the residential use of the dwelling;
- (iv) The residential character and appearance of the dwelling and the property on which it is located shall not be changed in any visible manner. No advertisement of the existence of the resident occupation shall be visible from the dwelling or the erf on which it is located, except for one sign as permitted by this Scheme;
- (v) No materials or products shall be stored on the erf outside in such a manner as to be visible from any adjacent property;
- (vi) Display of merchandise or products of the resident occupation for sale may be permitted at the discretion of Council in keeping with subparagraph (iv) above;
- (vii) The resident occupation shall not create any objectionable noise, odor, vibration or unsightly conditions;
- (viii) The resident occupation shall not create a health or safety hazard;
- (ix) The resident occupation shall not create any interference with communication transmission or reception in the vicinity;
- (x) Only products that are substantially manufactured or fabricated in the dwelling solely by the inhabitants thereof shall be sold as part of the resident occupation. Products not manufactured or fabricated within the dwelling by the inhabitants may only be

Prepared by Urban Dynamics

7



sold by catalogue sales and may not be stocked for retail sales within the residence. Incidental sales of products directly associated with the resident occupation may be permitted by Council;

- (xi) The resident occupation may employ up to 2 full time employees.

- 11.1.14 **SUBDIVISION OF THE REMAINDER OF PORTION B OF THE SWAKOPMUND TOWN AND TOWNLANDS NUMBER 41 INTO PORTION 182 AND REMAINDER, AND THE TOWNSHIP ESTABLISHMENT ON PORTION 182**
(C/M 2021/07/01 - 16/1/4/1/4)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 8.8 page 129 refers.

A. The following item was submitted to the Management Committee for consideration:

1. Purpose

The purpose of this submission is to obtain Council's approval for the subdivision of the Remainder of Portion B of the Swakopmund Town and Townlands Number 41 in terms of Section 87 of the Urban and Regional Planning Act (Act 5 of 2018) into Portion 182 and Remainder. In addition, seek approval for the township establishment on Portion 182, in terms of Section 63 of the Urban and Regional Planning Act (Act 5 of 2018).

2. Background and Motivation

The Swakopmund Municipality has realised the need to create more land for housing development in order to keep up with the ever-growing housing demand and to ensure the efficient supply of residential erven in the town.

The Swakopmund Municipality has therefore been engaged in the upgrading of services in the Democratically Resettled Community (DRC) informal settlement area in an effort to make room for potential residential developments. As a result, thereof, more erven are required in order to ensure that residents which are affected by the above upgrading can be relocated to the newly created erven.

It is against this background that three portions, namely; Portions 182, 183 and 184 from the Remainder of Portion B of Swakopmund Town and Townlands No.41 are being created. The creation of these portions would enable the establishment of the three townships on them in terms of Section 63 of the Urban and Regional Planning Act (Act 5 of 2018) and ultimately enable Council to seek approval of the Township Establishments from the Urban and Regional Planning Board.

3. Zoning, Use, Locality and Size

Portion 182 of Portion B of the Swakopmund Town and Townlands Number 41 is zoned "*Undetermined*" and is located east of Swakopmund Extension 40 as depicted on the attached locality plan. The portion is

currently vacant and unoccupied. It measures approximately 20.0392 Hectares in extent.

4. **Ownership**

The Remainder of Portion B of the Swakopmund Town and Townlands No. 41 vests with Swakopmund Municipality as per the Government Grand No. 25/1935.

5. **Environmental Clearance**

An Environmental Impact Assessment will be undertaken whereby the Environmental Clearance Certificate would be submitted together with the application to Urban and Regional Planning Board.

6. **Need and Desirability**

Swakopmund as with many other towns in Namibia is challenged with a high demand for residential development. Council therefore needs to plan in advance in order to meet this demand as well as to make sure that there is a harmonic spatial distribution of all land uses that are in demand. There is a need to ensure that the supply of serviced land, particularly residential land is able to contain the ever-growing population of the town. The establishment of three more townships is therefore necessary due to the demand for even for high density residential development more so given the growth of the informal settlers in the DRC townships.

The proposed township developments are desirable so as to cater for additional formal housing and reducing the growth rate of the DRC informal settlement. The proposed township on Portion 182 will most likely be called Swakopmund Extension 43. The proposed extension number will be allocated by the Surveyor General's Office.

It is the desire of the Swakopmund Municipality to be pro-active and pave the way for ensuring that the housing demand is met at all levels by proceeding with all the statutory requirements in advance so as to facilitate a speedy land delivery. The statutory processes take most of the time and the earlier this is done, the better the chance of expediting land delivery. Hence, it is the desire to combat a slow land delivery process by preparing specially designated and planned areas for further and future residential growth of Swakopmund.

The Swakopmund Municipality desires to see that the majority of the residents have some form of proper housing in the near future rather than later. The proposed development will accommodate various types of housing, predominantly for the low income segment of the society. The new townships are desirable and would have no significant negative social and environmental impacts as it caters for additional housing and will eliminate the short supply of housing.

7. Proposed Development

The proposed development is indicated on the attached layout plans. It comprises of a range of erf sizes as well as land uses in order to provide for choices and contribute to balanced viable developments. The design is conscious of the need to supply residential erven and complies with the Swakopmund Structure Plan 2020 - 2040.

7.1 Access and Street Width

The proposed development will be accessed via the existing street network linking from Swakopmund Extensions 40 and 41. The development accommodates one major road which measures 18 metres in width and the rest of the internal roads measures 15 metres in width.

7.2 Infrastructural Provision`

There is an unregistered Namwater waterline running through the proposed Public Open Space (POS) on proposed Erf 283. Other services required will be provided by extension of the existing networks.

7.3 Residential

There is a total of two hundred and sixty-four (264) erven ranging from 300m² to 500m² in extent. The residential erven make up the majority of the proposed development. Additionally, provision has been made for five (5) General Residential erven in the proposed development, given that it is imperative to promote high density in the town.

7.4 Business

A commercial node has been created at the southern and northern entrances of the establishment in order to create activity nodes in the area as well as supplement the stock of business sites for the area and those surrounding it. In total eleven (10) business erven have been created in this extension.

7.5 Parastatal and Local Authority

One site has been earmarked to accommodate the Erongo Red substation, as requested for by the organization. Additionally, one erf has been created for the Local authority to accommodate any future needs in the community. Erf 199 has been reserved for the Local authority.

7.6 Public Open Space (POS)

One large public open space has been created, in order to serve as a multi-purpose site for extensive recreational activities. This open space is strategically located as this indicates that the erven in the extension are sandwiched by POS. The idea is such that the POS can be utilized for various uses such that it acts as the buffer between the main road

MR44 and the erven but can also be used for community gardening or other related activities. The area for the POS amounts to approximately 45 590.1m², which is approximately 23% of the total area.

8. Conditions of Establishment

- A. The following conditions shall be registered against the title deeds of all erven except those reserved as "Public Open Space" and those zoned "Local Authority":

The erf must only be used or occupied for purposes which are in accordance with and the use or occupation of the erven shall at all times be subject to the provision of the Swakopmund Zoning Scheme prepared and approved in terms of the Urban and Regional Planning Act (Act 5 of 2018).

- B. The following conditions shall be registered against the title deeds of "Residential" zoned erven:

The building value of the main building, excluding the outbuilding to be erected on the erf shall be at least two (2) times the municipal valuation of the erf;

- C. The following conditions shall be registered against the title deeds of "Business" zoned erven:

The building value of the main building, excluding the outbuilding to be erected on the erf shall be at least four (4) times the municipal valuation of the erf;

9. Conclusion

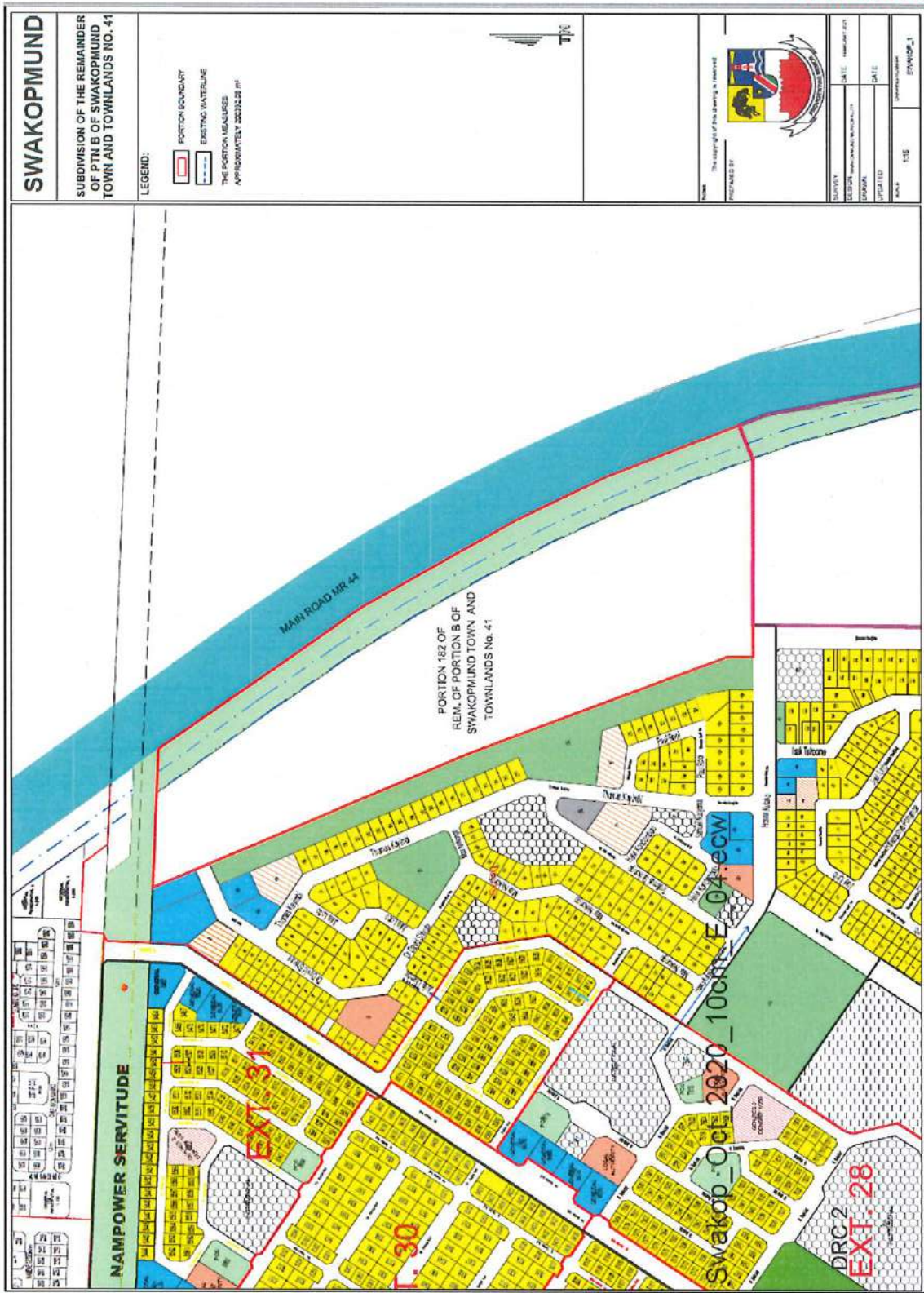
The proposed development is in line with the long term vision of the Swakopmund Structure Plan 2020 - 2040 and should be supported. In the view of the motivation, it is recommended that Council favorably consider the need and desirability for the subdivision of the Remainder of Portion B of Swakopmund Town and Townlands No. 41 into Portion 182 and the Remainder, the township establishment on Portion 182 of Swakopmund Town and Townlands Number 41 and approval of the proposed layout and zoning on the aforesaid portion.

- B. After the matter was considered, the following was:-

RECOMMENDED:

- (a) That the Remainder of Portion of Portion B of the Swakopmund Town and Townlands Number 41 be subdivided into Portion 182 (approximately 20. 0392.08 ha) and Remainder in terms of Section 87 of the Urban and Regional Planning Act (Act 5 of 2018), free of conditions.
- (b) That the Need and Desirability for the township establishment on Portion 182 of Swakopmund Town and Townlands Number 41 be approved.

- (c) That approval be granted for application to be made in terms of Section 105 of the Urban and Regional Planning Act (Act 5 of 2018) for the establishment of an extension of Swakopmund on Portion 182 as shown on the attached subdivisional layout plan.
- (d) That the zoning shown on the layout plan tabled at the meeting be approved.
- (e) That the conditions of Establishment be as follows:
- A. *The following conditions shall be registered against the title deeds of all erven except those reserved as "Public Open Space" and those zoned "Local Authority":*
- The erf must only be used or occupied for purposes which are in accordance with and the use or occupation of the erven shall at all times be subject to the provision of the Swakopmund Zoning Scheme prepared and approved in terms of the Urban and Regional Planning Act (Act 5 of 2018).*
- B. *The following conditions shall be registered against the title deeds of "Residential" zoned erven:*
- The building value of the main building, excluding the outbuilding to be erected on the erf shall be at least two (2) times the municipal valuation of the erf;*
- C. *The following conditions shall be registered against the title deeds of "Business" zoned erven:*
- The building value of the main building, excluding the outbuilding to be erected on the erf shall be at least four (4) times the municipal valuation of the erf;*
- D. *That the Engineering and Planning Services Department proceed with the necessary statutory processes to have the portion created and township;*
- E. *That the Engineering and Planning Services Department be authorized to make minor changes to the layout, to accommodate infrastructure, improve layout dimensions or meet the Urban and Regional Planning Board requirements should it be necessary.*
-



11.1.15 **REQUEST FOR ADDITIONAL FUNDS FOR MAINTENANCE, RENTAL AND PLACING OF MOBILE TOILETS AT MOLE AND ERF 161-163**
(C/M 2021/07/01 - 14/2/8/2)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 8.9 page 137 refers.

A. The following item was submitted to the Management Committee for consideration:

Rapid urbanization is a critical challenge for Local Authorities with service provision, and local authorities are unable to keep up with the rapid pace of population growth of which many towns are experiencing a substantial increase in the number of people living below the poverty line in informal or unplanned settlements, many of which are illegal. Most informal settlements lack access to adequate and affordable basic services such as water supply and sanitation.

The Council has serviced all the blocks in DRC proper to improve the living conditions of the inhabitants in the informal settlement. In order for the Council to start with the building of the houses people must be relocated to erf 161-163. Approximately 800 households will be relocated to erf 161, 162 and 163. These three erven are not serviced and therefore there are no sanitary facilities in the area. The Health Services Department & Solid Waste Management was tasked to ensure provision of sanitary facilities in the area. Quotations were invited for the maintenance, rental and placing of mobile toilets on erf 161, 162 and 163. A successful bidder was appointed to provide maintenance, rental and placing of mobile toilets on erf 161, 162 and 163, and at the seaside area and mole. **Attached** is the resolution as well as the scope of service for ease of reference.

Current Situation

<i>Seaside area (Block 28)</i>	<i>30 mobile toilets (Insufficient coverage)</i>
<i>Erf 161-163</i>	<i>60 mobile toilets</i>
<i>Mole</i>	<i>13 mobile toilets</i>

Presently, the funds provided for in the 2020/21 Operational Budget for maintenance, rental and placing of mobile toilets on erf 161-163 are depleted due to the ever-escalating maintenance costs. It is against this background that additional funds are therefore urgently required for the maintenance, rental and placing of mobile toilets on erf 161-163 and Mole area in order to provide effective service delivery for which Swakopmund is recognized. It is required that an additional amount of N\$336 037.00 be allocated by the Finance Department to Vote: 450015560500, (rent mobile toilets).

B. After the matter was considered, the following was:-

RECOMMENDED:

- (a) That the Management Committee approve the requested additional funds of N\$336 037.00 for the request for additional funds for maintenance, rental and placing of mobile toilets on erf 161-163 and Mole Area.
 - (b) That the General Manager: Finance be granted permission to transfer an additional amount of N\$336 037.00 to Vote 450015560500, (rent mobile toilets).
-

8.7 NCS/RFQ/SM-0121/2020: PLACEMENT, MAINTENANCE AND SERVICING OF MOBILE TOILETS

(P/C 4 November 2020 14/2/8/2)

RESOLVED:

- (a) That the previous resolution taken on 27 August 2020 under item 8.11 be repealed and replaced with the following resolution.
- (b) That the verified correct rates as per bid offer submitted by the awarded bidder, be correctly amended as stipulated in the bid document:

Bidder:	Diplomatic Dynamics Cc
Postal Address:	7297, Otjiwarongo
Proc Ref No:	NCS/RFQ/SM-0121/2020
Proc Title:	PLACEMENT, MAINTENANCE AND SERVICING OF MOBILE TOILETS
Lot 1	
Amount -- (incl. VAT):	N\$53,653.25 per month
Lot 2 (Erf 161 - 163)	
Amount -- (incl. VAT):	NS109,365.00 per month
VAT No.:	07431273-015
Registration No.:	CC/2016/10767
Contract	9 months (October 2020 -- June 2021)

- (c) That the cost of procurement be defrayed from the following votes:

VOTE NUMBER - DESCRIPTION	AVAILABLE AMOUNTS (N\$)
450015560500 - Rent - Mobile Toilets	1,207,299.44
400015560500 - Rent - Mobile Toilets	215,381.83

SECTION III: SCOPE OF SERVICES

- Placement, Servicing and maintenance of Municipal mobile toilets in areas identified by the Municipality of Swakopmund (Only when required)
- Maintenance and servicing of mobile toilets which includes: cleaning, suction, water replacement, disinfection, deodorizing and the supply of toilet paper on a daily basis
- Numbers of units to be placed and serviced may vary during the said period.

- **LOT 1 (MAINTENANCE AND SERVICING)**

- Mole
- Klip Jetty
- Erf 4867
- DRC Settlement

- **LOT 2 (RENTAL, MAINTENANCE AND SERVICING)**

- Block 161-163 DRC

NB: Clearly quote only the unit price per unit including VAT.

Note that additional requirements for services from the Municipality shall be quoted separately from the total net value and at the same rate as per your Bid.

11.1.16 **ESTABLISHMENT OF PAYPOINT CONTAINER - BY MESSRS MTC NAMIBIA**

(C/M 2021/07/01 - 3/1/1/1/1)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 10.4 page 22 refers.

A. The following item was submitted to the Management Committee for consideration:

Herein below a copy of the resolution on Item 7.10 that was taken during the Management Committee meeting held on **12 November 2020**, confirming approval for establishment of a new Pay Point.

- (a) *That Council approves the location of the pay point, to be in the vicinity of Hanganeni School and playground.*
- (b) *That Council approves one (1) Cashier position for new pay point, and necessary budgetary provisions be made for 2021 / 2022.*

Attached (Annexure "A") hereto is a map indicating where the new Pay Point will be stationed.

There are also services on identified two erven which are zoned as open spaces, and the area is also located near the vicinity of Hanganeni Primary School and the Playground.

Budgetary provision of N\$400 000.00 has been earmarked for this project.

Due to a low volume of transactions at the existing Matutura Satellite Pay Point, it is recommended that one (1) Cashier be transferred to the new Satellite Pay Point.

However, the official handing over of the new Satellite Pay Point which has been sponsored by Messrs Mobile Telecommunications Company Ltd (MTC) is still to take place on a date yet to be confirmed with the Office of Her Worship.

The purpose of this submission is for Council to give their final input regards the identified site for the new Satellite Pay Point, and it is also recommended that "*Logo Inspections*" to be done by the Honorable Councillors.

B. After the matter was considered, the following was:-

RECOMMENDED:

That Erf 3702, Mondesa be used for the establishment of a Satellite Pay Point.



11.1.17 **REQUEST OF CHANGE OF HOUSING OPTIONS BY BUILD TOGETHER BENEFICIARIES AND COST IMPLICATION FOR CHANGING HOUSE TYPE F TO HOUSE TYPE G ON ERVEN: 6969, 6962 AND 6960**
(C/M 2021/07/01 - 14/2/1/1)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 10.6 page 26 refers.

A. The following item was submitted to the Management Committee for consideration:

1. **Introduction**

This submission serves to inform the Management Committee of request made by the Build Together beneficiaries to change housing options from option F to option G and subsequent cost implications thereof.

2. **Background**

The Build Together beneficiaries of following erven: 6969, 6962 and, 6960 first opted for F type of house and later decided to change to option G type of houses. The Engineering Services Department highlighted cost implications which must be offset from the contingencies allowed for in the Contract. This cost escalation scaled up for F type of house and G type of house is as follows: F = N\$124 487.80 and G = N\$149 627.7013

3. **Way forward**

It is proposed that the Management Committee approves latest cost escalation of construction of F and G options as reflected above. That the beneficiaries be informed of latest increase in home loans of F and G options in order to acquaint themselves with amortization schedule of such loans.

B. After the matter was considered, the following was:-

RECOMMENDED:

- (a) That Council approves request of Build Together beneficiaries of erven 6969, 6962 and 6960 to change housing options from F type of house to G type house.
 - (b) That the beneficiaries of erven: 6969, 6962 and 6960 be informed of latest cost escalation of the construction of F and G type of houses in order to acquaint themselves with amortization schedule of such loans.
 - (c) That Council approves latest cost of F type of house which is N\$125 487.80 and G type of house costing N\$149 627.7013 as calculated by the Engineering Services.
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11.1.18 **CONFIRMATION OF CANCELLATION OF SALE OF ERVEN 237, 240, 242, AND 253 EXTENSION 1, MATUTURA**
(C/M 2021/07/01 - M 237, M 240, M 242, M 253)

Ordinary Management Committee Meeting of 15 June 2021, Addendum 7.10 page 70 refers.

A. The following item was submitted to the Management Committee for consideration:

1. Introduction

The purpose of this submission is for Council to consider the cancellation of the following sale transactions due to non-performance on **03 May 2021** (due date of 21-day notice):

Erf No	Name of Purchaser	Purchase Price	Date of Sale	Comments
Erf 237	Mr Nangolo T	N\$ 299 000.00	11/12/2020	No payment and no application for an extension of time.
Erf 240	Ms Julia Phillemon	N\$ 365 951.99	11/12/2020	No payment and no application for an extension of time.
Erf 242	Mr Herman N.	N\$ 350 999.99	11/12/2020	No payment and no application for an extension of time.
Erf 253	Ms Hakaye A.	N\$ 315 050.95	11/12/2020	No payment and no application for and extension of time.

The erven forms part of the sale of **11 December 2020** of which the 120 days to perform lapsed on **12 April 2021**. A notice was issued to rectify the breach of not performing which notice period lapsed on **03 May 2021**. The erven are located in Extension 1, Matutura and were allocated on the basis of one erf per person and should a transaction be cancelled, the erf will be offered to the next qualifying bidder listed. In terms of **Annexure "B"** of the signed agreement, the transactions are accordingly cancelled.

2. Relevant Council Resolution

On **31 January 2019** Council resolved that all cancellations be submitted to the Management Committee. Point (b) of Item 11.1.3 is quoted:

(d) *That, in future, all close bid auction cancellations be submitted to Council for approval.*

The decision was clarified by Council on **25 April 2019** under item 11.1.3 to read that cancellations by Council (the seller) be submitted for approval:

(c) *That point (d) of Council's resolution, item 11.1.3 passed on 31 January 2019 be amended as follows:*

Current wording:

(d) *That, in future, all close bid auction cancellations be submitted to Council for approval.*

Amended wording:

(d) *That, in future, all close bid auction cancellations by Council (the seller) for closed bid auctions be submitted to Council for approval.*

3. **Allocation of Erven 237, 240, 242, and 253 Extension 1, Matutura**

Erven 237, 240, 242, and 253 Extension 1, Matutura form part of the 20 erven sold on a closed bid on 11 December 2020. The public was assured that next qualifying bidders will be considered for allocation immediately after the final due date for payment lapses. All bidders for each erf were listed according to the bid amounts and are therefore eligible for consideration in cases where the initial purchaser did not perform in terms of the conditions of sale. The allocation of erven to the next qualifying bidders is also a condition of the sale document.

4. **Current Status of the Sale held on 11 December 2020**

The current status of the sale of the 20 erven:

- 20 : total erven offered for sale
- 06 : transferred
- 00 : paid purchase price, but not yet transferred
- 10 : guarantee on file with part payment
- 04 : current cancellations to be considered by Council

5. **Discussion**

The transactions for erven 237, 240, 242, and 253 Extension 1, Matutura were automatically cancelled upon expiry of the 21 days' notice period, being 03 May 2021. Therefore, in terms of the conditions of sale for the public sale held on 11 December 2020, the erven will be offered to the next qualifying bidders listed.

B. After the matter was considered, the following was:-

RECOMMENDED:

- (a) That Council confirms the cancellation of the following erven in Extension 1, Matutura in terms of the standard deed of sale which lapsed on 12 April 2021 and in terms of Council's resolution passed on 25 April 2019 under item 11.1.3:

<i>Erf No</i>	<i>Name of Purchaser</i>	<i>Comments</i>
<i>Erf 237</i>	<i>Mr Nangolo T</i>	<i>No payment and no application for an extension of time.</i>
<i>Erf 240</i>	<i>Ms Julia Phillemon</i>	<i>No payment and no application for an extension of time.</i>
<i>Erf 242</i>	<i>Mr Herman N.</i>	<i>No payment and no application for an extension of time.</i>
<i>Erf 253</i>	<i>Ms Hakaye A.</i>	<i>No payment and no application for and extension of time.</i>

- (b) That erven 237, 240, 242, and 253 Extension 1, Matutura that forms part of the sale of 11 December 2020, be offered to the next qualifying bidders in line.
- (c) That Council repeals point (d) of the resolution of 31 January 2019 and 25 April 2019 so that transactions are automatically cancelled if the purchaser does not perform in terms of the conditions of sale and the deed of sale.
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ANNEXURE "A"

