



# STEWART PLANNING

## TOWN & REGIONAL PLANNERS

First Floor CLA Building  
84 Theo Ben Gurirab Street  
Walvis Bay

www.sp.com.na  
Tel: (064) 280 770  
Email: otto@sp.com.na

**Our reference: 3109WB**

**07 April 2022**

Chief Executive Officer  
Municipality of Walvis Bay  
Private Bag 5017  
Walvis Bay  
13013  
Namibia

Per email: Ms Kristy Asino [townplanning@walvisbaycc.org.na](mailto:townplanning@walvisbaycc.org.na)

### **ERVEN 3109 & 3124 WALVIS BAY CONSOLIDATION & REZONING: PROOF OF NOTICE AND RESPONSE TO COMMENTS RECEIVED**

Dear Kristy,

Reference is made to our consolidation and rezoning application for Erven 3109 and 3124 Walvis Bay dated 23 February 2022.

In this letter, we provide proof of notice in terms of Section 107(1) of the Urban and Regional Planning Act (Act No.5 of 2018) and the Regulations as published in Government Gazette No.7327 of 3 September 2020 (hereinafter referred to as "the Act"). In addition, we also provide a written response to comments received during public consultation.

#### **1. Proof of Notice**

The application was advertised in the following manner:

- **Regulation 10(1): Notice in the Gazette for 1 Week.**  
A notice was published in Government Gazette No.7764 dated 15 March 2022.
- **Regulation 10(2): Notices in 2x Newspapers for 2 Weeks.**  
Notices were published in the Namibian and the Republikein. The first notices were published on 8 March and the second notices were published the following week on 15 March 2022.
- **Regulation 12(a): Notice(s) on Site.**  
An A2 notice was placed on the corner of Sixth Street and Johnson Mabakeng Street and was on display from 08 March to 07 April 2022 (see Figure 1).



Figure 1: Photo of the site notice on the corner of Johnson Mabakeng and Sixth Street.

- **Regulation 12(b): Notice at the Local Authority.**

A notice was placed on the notice board of the Walvis Bay Municipality and was on display from 08 March to 07 April 2022.

- **Regulation 10(4): Notice to neighbouring landowners.**

Notice was given to neighbouring landowners via registered mail as illustrated in Figure 2.

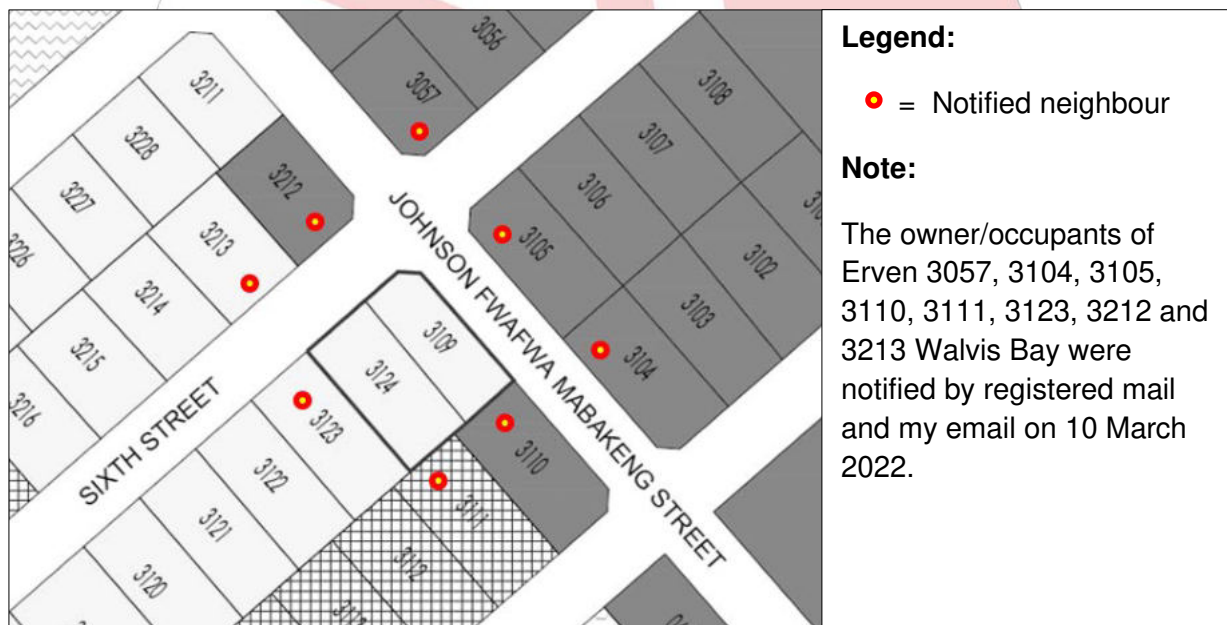


Figure 2: Neighbouring landowners notified.

- **Regulation 12(c): Additional method of giving notice (optional).**

Interested and affected parties were given the opportunity to download the complete application from [www.sp.com.na/projects](http://www.sp.com.na/projects)

The last publication date in the newspaper/gazette was 15 March 2022 and the deadline for objections was before or on 17:00, 06 April 2022. This afforded interested and affected parties at least 14 working days as required by Regulation 11(d) of the Act.

## 2. Comments and objections

Written comments, representations and concerns were received from the owners of Erven 3212, 3111 and 3213 Walvis Bay as summarised provided in Table 1 and Annexure D. A response from the owner and Stewart Planning is also provided in the table below.

None of the comments received are direct objections to the proposed consolidation and rezoning application but rather concerns related to safety during construction and operational phase of the development. These concerns will be addressed by the owner and/or appointed contractor.

Table 1: Comments received with response from the owner and Stewart Planning.

Comments received from interested and affected parties	Response from the owner	Comment from Stewart Planning
<p><b>Comment from the owner of Erf 3212 Walvis Bay [received on 10 March 2022]:</b></p> <p>Thanks Johann</p> <p>I take it one only responds with objections or comments. ASFP has neither of the two and actually welcomes the removal of the scrapyard and supports commercial development.</p> <p>Regards Peter Carlson Atlantic Seafood Processors</p>	<p><b>No comment received from the owner of Erven 3109 &amp; 3124 Walvis Bay</b></p>	<p>The written support from the owner of Erf 3212 Walvis Bay is noted.</p> <p>Previously, Erf 3124 Walvis Bay was used for the parking and storage of trucks and other scrap material.</p> <p>These unwanted ‘industrial’ activities in a commercial environment has been removed by the new owner which has a positive impact surrounding area.</p> <p>Johann Otto Stewart Planning</p>
<p><b>Comment/concern from the owner of Erf 3111 Walvis Bay [received on 10 March 2022]:</b></p> <p>Hi Johann</p> <p>Thank you for the email.</p> <p>I only have 2 concerns with this:</p> <ol style="list-style-type: none"> <li>1. Will the radio mast they plan to build have any health issues from the radio frequencies it emits? Also will it have any interferences with 4G cellular signal or wifi signals?</li> <li>2. The other concern is the training centre they are building, how tall will the building be? We built so high so our house on top would be relatively safer from wall</li> </ol>	<p><b>Response from the owner of Erven 3109 &amp; 3124 Walvis Bay [received on 5 April 2022]:</b></p> <p>Hi Johann,</p> <p>Please find my answers to Chao-lin’s questions below.</p> <ol style="list-style-type: none"> <li>1. Our communications mast will pose no health issues whatsoever. We will host normal VHF communication antennae, one seldomly used HF antenna, some receive antennae and some microwave links on there. The microwave links are the same everyone uses for home wifi. The signals will also not interfere with any other equipment close by.</li> </ol>	<p>It is noted that the owner of Erf 3111 Walvis Bay do not object but has raised concerns which are addressed as follow:</p> <ol style="list-style-type: none"> <li>1. The safety concern of radio frequencies are noted. Erection of the communications mast is not granted by the Municipality of Walvis Bay as part of the proposed consolidation and rezoning application.</li> </ol> <p>Instead, the relevant license is granted by the Communications Regulatory Authority of Namibia (CRAN) to erect the communications mast and desired radio frequencies.</p> <p>Any health issues, real or potential, that are identified</p>

<b>Comments received from interested and affected parties</b>	<b>Response from the owner</b>	<b>Comment from Stewart Planning</b>
<p>climbing criminals, if they build 1 or 2 stories high training centre next to us, that will act as a ladder for someone to scale our wall. Will they be able to shift the building slightly away from the wall so it won't act as a step ladder or have it closer to the 3110 erf?</p> <p>Regards, Chao-lin</p> <p><b>Response from the owner of Erf 3111 Walvis Bay [received on 5 April 2022]:</b></p> <p>Hi Johann</p> <p>Thank you for the feedback, we don't really have objections and we are glad someone will develop the neighborhood. We are just hoping during their designing phase, they will consider our safety and avoid building platforms to ease the scaling of our walls.</p> <p>Regards, Chao-lin</p>	<p>2. The training facility will be double story, however, this will most probably only cover part of the back of MM signs. The back of leaning nation will only be single story or possible 1m higher than single story. Shifting the building away from the wall would unfortunately not be an option for us.</p> <p>Kind regards Jörn Wormsbächer Radio Electronic</p>	<p>prior or during operation should be lodged with the owner and CRAN and appropriate remedial action must be taken as determined by relevant authority.</p> <p>2. The proposed "Local Business" zoning will permit a height of up to three storeys with a building line of 3 metres from the rear boundary.</p> <p>Given that Learning Nation stands four storeys tall with zero building line relaxation from the rear boundary, the same benefits should be given to Radio Electronic.</p> <p>In any case, the training centre will be double storey (equal to or less than 8 metres) which should not create a safety concern for the adjacent owner.</p> <p>Johann Otto Stewart Planning</p>
<p><b>Comment/concern the owner of Erf 3212 Walvis Bay [received on 14 March 2022]:</b></p> <p>[Translated from Afrikaans to English]</p> <p>Afternoon Johann</p> <p>Thank you for writing to me.</p> <p>I am not going to submit complaints and objections, but I would like to bring the following to your attention:</p> <p>What worries me is that I have been living in the house for 14 years and there has never been any burglaries at my house. I live alone with my children so the</p>	<p><b>Response from the owner of Erven 3109 &amp; 3124 Walvis Bay [received on 5 April 2022]:</b></p> <p>Hi Johann,</p> <p>Responding to the "recommendation" below.</p> <p>Unfortunately we can't predict what the workers of the contractor will or will not do with the information they gather from looking around while constructing a double story building.</p> <p>I also wouldn't know how to limit the visibility. I will however mention the concern to the contractor, once we get to that</p>	<p>It is noted that the owner of Erf 3212 Walvis Bay do not object but raised concerns which has been brought to the owner's attention.</p> <p>These concerns will be addressed during the construction phase of the project but is not directly relevant to the proposed consolidation and rezoning application.</p> <p>Any issues encountered during construction should be lodged with the owner and appointed contractor so that reasonable remedial steps can be taken to resolve any potential conflict or safety concerns.</p>

Comments received from interested and affected parties	Response from the owner	Comment from Stewart Planning
<p>builders at the construction site will be a concern for my safety especially since the development is more than one floor and people will have free vision into and around my house.</p> <p>Another concern is construction activity on weekends and the noise that does not stop after hours. Construction traffic will increase in front of my entrance which will give rise to potential problems in the future.</p> <p>Regards Anchen Visser</p>	<p>stage. We are planning on allowing the contractors enough time to finish the construction by working within normal working hours.</p> <p>Kind regards Jörn Wormsbächer Radio Electronic</p>	<p>Some of the concerns raised are practical to implement by the owner/contractor whereas some concerns are more difficult to address.</p> <p>Johann Otto Stewart Planning</p>

In conclusion, no written objections (only concerns) were received against the proposed consolidation and rezoning application.

### 3. Recommendation

Due to receiving no objections against the proposed consolidation and rezoning it will not be necessary for the Local Authority to hold a hearing meeting in terms of Section 108 of the Act.

Therefore, the Municipal Council must make a recommendation on the application to the Urban and Regional Planning Board in terms of Section 109 of the Act.

It is recommended that the Municipal Council recommends the application for approval and submits the application to the Urban and Regional Planning Board for a decision.

Yours faithfully,



Johann Otto  
Registered Town & Regional Planner in Training (NCTRP)



Tel: +264 64 280 773 | Email: [otto@sp.com.na](mailto:otto@sp.com.na)



Bruce Stewart  
Registered Town & Regional Planner (NCTRP)



Tel: +264 64 280 770 | Email: [bruce@sp.com.na](mailto:bruce@sp.com.na)

### 4. Attachments

- Annexure A: Copy of gazette notice
- Annexure B: Copy newspaper tear sheets
- Annexure C: Copy of registered mail and notice letter
- Annexure D: Written comments from neighbours



# ANNEXURE A

No. 101

2022

## OTJIWARONGO DRAFT ZONING SCHEME NO. 21

Notice is hereby given in terms of Section 45(4) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that the Otjiwarongo Draft Zoning Scheme No. 21 has been submitted to the Minister of Urban and Rural Development for approval.

Copies of the Otjiwarongo Draft Zoning Scheme No. 21 and the maps, plans, documents and other relevant matters are lying open for inspection during office hours at the Municipality of Otjiwarongo and also at the Urban and Regional Planning Board, Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 237, GRN Office Park, Windhoek.

Any person who wishes to object to the approval of the Zoning Scheme, should lodge objection in writing to the Secretary, Urban and Regional Planning Board, Private Bag 13289, Windhoek on or before the **5 April 2022**.

**L. D. UYEPA**  
**CHAIRPERSON**  
**URBAN AND REGIONAL PLANNING BOARD**

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No. 102

2022

## DRAFT 5 YEAR REVISION SCHEME OSHAKATI

Notice is hereby given in terms of Section 45(4) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that the Draft 5 year Revision Scheme Oshakati has been submitted to the Minister of Urban and Rural Development for approval.

Copies of the Draft 5 year revision Scheme Oshakati and the maps, plans, documents and other relevant matters are lying open for inspection during office hours at the Town Council of Oshakati and also at the Urban and Regional Planning Board, Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 237, GRN Office Park, Windhoek.

Any person who wishes to object to the approval of the Zoning Scheme, should lodge objection in writing to the Secretary, Urban and Regional Planning Board, Private Bag 13289, Windhoek on or before the **5 April 2022**.

**L. D. UYEPA**  
**CHAIRPERSON**  
**URBAN AND REGIONAL PLANNING BOARD**

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No. 103

2022

NOTICE IN TERMS OF THE URBAN AND REGIONAL PLANNING ACT, 2018 AND  
THE ENVIRONMENTAL MANAGEMENT ACT, 2007

Take note that **Stewart Planning - Town & Regional Planners** intends to apply, on behalf of registered owners, to the Municipal Council of Walvis Bay and the Environmental Commissioner for permission for the following:

1. **Remainder of Erf 51, Walvis Bay** (c/o Fifth Road and KR Thomas Street): Rezoning from "General Residential 1" (1:150) to "General Business" with consent to proceed with

development while the rezoning is in progress. The application will permit a new booking office and storage facility for Laramon Tours.

2. **Erven 3109 and 3124, Walvis Bay** (c/o of Johnson Mabakeng and Sixth Street): Consolidation into Portion X and rezoning from “Single Residential” (1:300) to “Local Business” with consent to proceed with development while the consolidation/rezoning is in progress. The application will permit a new retail showroom and office with a related training centre and workshop.
3. **Erf 366, Narraville Extension 2** (No. 147 Sam Nujoma Avenue): Rezoning from “Single Residential” (1:300) to “Institutional” to permit a place of instruction (NICHE Training Academy).

The aforementioned applications are submitted in terms of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018) and the Walvis Bay Zoning Scheme. The rezoning of land from residential to commercial use is a listed activity, and an application for an Environmental Clearance Certificate will be made in terms of the Environmental Management Act, 2007 (Act No. 7 of 2007).

Take note that -

- (a) the complete applications lie open for inspection at Room 101 of the Roads and Building Control Department of the Municipality of Walvis Bay situated at Civic Centre, Walvis Bay or can be downloaded from [www.sp.com.na/proiects](http://www.sp.com.na/proiects);
- (b) Potential interested and affected parties are invited to register with Stewart Planning, and any person having comments or objections to any proposed application, may in writing lodge such objections and comments, together with the grounds thereof, with the Chief Executive Officer of the Municipality of Walvis Bay and with Stewart Planning within 14 days of the last publication of this notice;
- (c) Registration and written comments or objections must be submitted before or on **17h00 Wednesday, 6 April 2022**.

**Local Authority: Chief Executive Officer  
Municipality of Walvis Bay  
Private Bag 5017  
Walvis Bay**

**Applicant: Stewart Planning  
P.O. Box 2095  
Walvis Bay  
Email: otto@sp.com.na**

No. 104

2022

LAYOUT APPROVAL AND TOWNSHIP ESTABLISHMENT OF  
OSONA VILLAGE EXTENSION 17

Notice is hereby given in terms of the Urban and Regional Planning Act, 2018 that **Stubenrauch Planning Consultants cc** has applied to the Okahandja Municipality and intends on applying to the Urban and Regional Planning Board (URPB) on behalf of Preferred Land Development Holdings (Pty) Ltd, the registered owner of Erf 1350, Osona Village Extension 4 for the following:

- (a) **Subdivision of Erf 1350, Osona Village Extension 4 into 108 erven and Remainder;**
- (b) **Need and Desirability approval for Township Establishment on Erf 1350, Osona Village Extension 4, to be known as Osona Village Extension 17;**



# ANNEXURE B

# Classifieds

Tel: +264-61-279 632 / 279 646 • Fax: +264-61-22 9206 • email: classifieds@namibian.com.na

DEADLINE: 12H00 - 2 WORKING DAYS PRIOR TO PLACEMENT

## INDEX

<b>Personal</b>	1210 Anniversaries 1220 Weddings 1230 Birthdays Wishes 1240 Reunions 1250 Graduations 1260 Special Messages 1270 Thank You Messages 1280 Valentine's Messages
<b>Business &amp; Finance</b>	1410 Opportunities 1420 Business for Sale 1430 Taxi Licences
<b>Services</b>	7420 House & Garden 1810 General 7440 Communications & Security 7450 Lost & Missing 7460 Transport Wanted & Offered
<b>Education &amp; Training</b>	2610 Education & Training
<b>Employment</b>	2710 Wanted 2720 Offered
<b>Food &amp; Beverage</b>	3210 Food & Beverages
<b>Goods</b>	3610 Wanted 3630 For Sale 3700 Auctions
<b>Health &amp; Beauty</b>	3910 Health & Beauty
<b>Hospitality</b>	4010 Hospitality (See also "Travel & Tourism")
<b>Housing &amp; Property</b>	4110 Wanted 4210 For Rent 4310 For Sale
<b>Leisure &amp; Entertainment</b>	4910 Leisure & Entertainment
<b>Livestock &amp; Pets</b>	5010 Livestock & Pets 5010 Auctions 5010 For Sale 5010 Lost & Missing 5010 Wanted
<b>Motoring</b>	5310 Vehicles Wanted 5320 Vehicles for Hire 5360 Vehicles for Sale 5370 Vehicle Auctions 5380 Vehicle Spares & Accessories
<b>Notices</b>	5610 Legal 5620 Public 5630 Tenders 5640 Churches 5620 Name Change 5620 Re zoning
<b>Obituaries</b>	6000 In Memoriam 6010 Tombstone Unveiling 6020 Death & Funeral Notices 6030 Condolences 6120 Thank you messages
<b>Travel &amp; Tourism</b>	7800 Travel & Tourism

### Business & Finance

• Opportunities •

Do you urgently need cash? Park your car and get up to 45% of its value! Cash in your account in 30 min! No payoffs, no bank statement, just the car! Auto cash 0614006876 it's that simple!  
CLAO220000720

### Education & Training

• Education & Training •

**Hopetise Private College Tutorial & Examination Centre** is now registering Grade 11 (NSSCO) and Grade 12 (AS) Upgrading & repeating learners. Visit us at 10 Stephenson Street, Windhoek North.  
Call/WhatsApp 0818008080 / 0813021400 / 0816208108  
CLAO220000896

**Hilcoeste Private School** - Places still available, Grade 1-7 in Soweto. Afternoon classes, homework, reading, revisions all subjects. Call: 0818748200  
CLAO220000863

**NEW NSSCO GRADE 11, 12, Cambridge AS/A Levels.** Morning, part-time and distance classes. Amethyst Smart Brains Academy, Registered Tutor & Examination Centre with MCE. 7325 Fihino street, opposite Fihino Park Veterinary Clinic. 061233721 / 0815831999 asbaapplications@gmail.com  
CLAO220000882

### Employment

• Offered •

**Dental Therapist** required. Minimum 3 years of experience. Namibian Citizens or PRP Holders are of priority. Interested Candidates please send applications to: The Manager, Smile Dental Care CC, PO Box 1935, Ondangwa. Email: smiledental@iway.na  
Applications to reach us by 11/03/2022 and only successful candidates shall be notified.  
CLAO220000871

**Mtshwanelo College of Excellence** Now accepting application March Intake for 2022. Diploma in Junior Primary education, Diploma in Computer Science, Certificate in Office Administration, Diploma in Business Administration, Diploma in International Relations and Diplomacy, Diploma in Human Resources Management, Diploma in Information Technology, Diploma in English Language Teaching, TESOL, Advance Diploma in Education, Diploma in Early Childhood Education, Diploma in Public Health, Diploma in Law. We are located in Ongwediva on the main road to Mvshapingandwa High school. Call: 0817159470  
CLAO220000896

### Hospitality

• Hospitality •

**HOCHLAND GUESTHOUSE:** Very clean & spacious rooms; Air-conditioned; Swimming pool; DSTV, Wi-Fi; en-suite bathrooms; Secure parking. Quiet environment. 0811288100 / 0818381253  
CLAO220000279

### Housing & Property

• Wanted •

Are you selling or renting out your property in Windhoek and you want it done on time? Call Alfons, your honest and trustworthy agent on 0812429243  
CLAO220000809


### Housing & Property

• For Rent •

**Khomasdeli:** 1 bedroom flat in a complex, BIC, stove, lounge, carpet. Available 1 April. NS4850. Call: 0814125999  
CLAO220000891

### Employment

• Offered •



**Prosperita Unit 4&5, 74 Nickel Street, Windhoek, Namibia**  
info@centauridiamonds.com

**Let's Believe**  
Centauri Diamonds Manufacturing (PTY) LTD is a newly established diamond cutting and polishing factory in Windhoek Namibia. We hereby invite candidates who are experienced and passionate about the diamond industry and with uncompromising standards of excellence to a career in the industry.

- REQUIRED**
- 10x Full Final Diamond Polishers
  - 2x Cleaners
  - 1x Driver

**Qualifications and Requirements**

- 3-8 years experience as a Diamond Polisher
- Applicants for Cleaners should be of mature age (40+ years)
- Driver applicants should have a valid driver's license and sober habits.

- Personal Attributes**
- Trustworthy and self driven
  - Attention to detail
  - Good eyesight
  - Steady hands
  - Ability to work in a process driven team
  - Ability to work for long hours in a sitting position mainly on the floor
  - High level of concentration and a lot of patience

Interested Candidates should forward their CV's/Resume, accompanied by a cover letter, and certified copies of identification document (ID) to:

recruit@centauridiamonds.com  
**Closing Date for Applications is on 21 March 2022**

**PLEASE TAKE NOTE THAT CENTAURI DIAMOND MANUFACTURING (PTY) LTD WILL NEVER ASK YOU TO MAKE ANY SORT OF PAYMENT FOR TRAINING/ APPLICATIONS.**

Also NO trainee positions are available!

### Housing & Property

• For Sale •

**Katutura:** 3 bedroom house, 2 bathrooms, big Erf for sale. NS960 000. Call 0812982721  
CLAO220000890

### Employment

• Offered •

## VACANCIES

We are looking for an accountant and Site Agent to join our team

**Accountant**  
Duties: preparing accounts and tax returns, managing payroll, reconcile bank statements, filling and maintaining petty cash.  
requirements: Bachelor degree in accounting and finance, with 3 years experience completed articles with NIPA/ICAN. Proficient in adtel and quick book.

**Site Agent**  
Duties: Project management, quality control, and site organization, setting out and setting level, prepare and present progress.  
Requirements: Bachelor degree in civil Engineering, with 6 years proven experience as construction site agent, valid driving licence.  
Application accompanied by a CV and necessary documents should be emailed to: ndakalimwe@gmail.com

**Ososa Village Development.**  
Phase 9, Featuring 2 bedrooms and 3 bedrooms double storey houses.  
- Delft Island cooker hood complete with built-in stove  
- 150 litre solar geyser (2 bedrooms)  
- 200 litre solar geyser (3 bedrooms)  
- built-in cupboards in all bedrooms  
- prepaid electricity meter  
- prepaid water meter  
- roof insulation  
- Free curtain rods for hanging curtains  
- Free bathroom accessories  
- Free hanging line  
- maintenance for 1 year  
- Front yard fully interlocked  
- Front boundary wall with pedestrian and vehicle manual gates  
NB: We pay good referral commission to the public and Agents also welcome. Contact Refuel on 0818140941 or visit us at Ososa Village every Saturday for viewing.  
CLAO220000727

### Notices

• Legal •

Stewart Planning, and any person having comments or objections to any proposed application, may in writing lodge such objections and comments, together with the grounds thereof, with the Chief Executive Officer of the Municipality of Walvis Bay and with Stewart Planning within 14 days of the last publication of this notice;  
(c) Registration and written comments or objections must be submitted before or on 17:00 Wednesday, 06 April 2022.  
Local Authority: Chief Executive Officer, Municipality of Walvis Bay Private Bag 5017 Walvis Bay  
Applicator: Stewart Planning PO Box 2095 Walvis Bay 084 280 773 otto@sp.com.na  
CLAO220000861

### Notices

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Please take note that Stewart Planning - Town & Regional Planners intends to apply, on behalf of registered owners, to the Municipal Council of Walvis Bay and the Environmental Commissioner for permission for the following:  
1. Remainder of Erf 51 Walvis Bay (C/O Fihino Road and KR Thomas Street); Reasoning from "General Residential 1" (1:150m) to "General Business" with consent to proceed with development while the rezoning is in progress. The application will permit a new booking office and storage facility for Leramton Tours.  
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3. Erf 366 Naravale Extension 2 (No.147 Sam Nujoma Avenue); Reasoning from "Single Residential" (1:200m) to "Institutional" to permit a place of instruction (NICHE Training Academy).  
The aforementioned applications are submitted in terms of the Urban and Regional Planning Act, 2018 (Act No.5 of 2018) and the Walvis Bay Zoning Scheme. The rezoning of land from residential to commercial use is a listed activity, and an application for an Environmental Clearance Certificate will be made in terms of the Environmental Management Act, 2007 (Act No.7 of 2007).  
Please take note that -  
(a) the complete applications are open for inspection at Room 101 of the Roads and Building Control Department of the Municipality of Walvis Bay situated at Civic Centre, Walvis Bay or can be downloaded from www.opa.na/projects;  
(b) Potential interested and affected parties are invited to register with

### Employment

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## VACANCIES

We are looking for an accountant and Site Agent to join our team

**Accountant**  
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**Ososa Village Development.**  
Phase 9, Featuring 2 bedrooms and 3 bedrooms double storey houses.  
- Delft Island cooker hood complete with built-in stove  
- 150 litre solar geyser (2 bedrooms)  
- 200 litre solar geyser (3 bedrooms)  
- built-in cupboards in all bedrooms  
- prepaid electricity meter  
- prepaid water meter  
- roof insulation  
- Free curtain rods for hanging curtains  
- Free bathroom accessories  
- Free hanging line  
- maintenance for 1 year  
- Front yard fully interlocked  
- Front boundary wall with pedestrian and vehicle manual gates  
NB: We pay good referral commission to the public and Agents also welcome. Contact Refuel on 0818140941 or visit us at Ososa Village every Saturday for viewing.  
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(c) Registration and written comments or objections must be submitted before or on 17:00 Wednesday, 06 April 2022.  
Local Authority: Chief Executive Officer, Municipality of Walvis Bay Private Bag 5017 Walvis Bay  
Applicator: Stewart Planning PO Box 2095 Walvis Bay 084 280 773 otto@sp.com.na  
CLAO220000861

### Notices

• Legal •

**NOTICE APPROVAL AND LAYOUT TOWNSHIP ESTABLISHMENT OF OSOSA VILLAGE EXTENSION 17**  
Notice is hereby given in terms of the Urban and Regional Planning Act, 2018 that Stuberbach Planning Consultants cc has applied to the Okahandja Municipality and intends on applying to the Urban and Regional Planning Board (URPB) on behalf of Preferred Land Development Holdings (Pty) Ltd, the registered owner of Erf 1350, Ososa Village Extension 4 for the following:  
(a) Subdivision of Erf 1350, Ososa Village Extension 4 into 108 erven and Remainder;  
(b) Need and Desirability approval for Township Establishment on Erf 1350, Ososa Village Extension 4, to be known as Ososa Village Extension 17;  
(c) Township Establishment and layout approval on Erf 1350 Ososa Village Extension 4 (comprising of 108 erven and Remainder) to be known as Ososa Village Extension 17.  
Erf 1350 is located in the neighbourhood of Ososa Village Extension 4 and it measures 1,95039a in extent. According to the Okahandja Zoning Scheme, Erf 1350, Ososa Village Extension 4 is zoned for "Undetermined" purposes, making it suitable for the proposed township development.  
The purpose of the application is to enable Preferred Land Development Holdings (Pty) Ltd to create additional residential erven to help cater to the increasing demand for housing.  
Please take notice that the application, locality map and its supporting documents is open for inspection during normal office hours at the Okahandja Municipality (Town Planning office) and SPC Office, 45 Field Street, Windhoek. Further take notice that if any person objecting to the proposed application as set out above may lodge such objection together with the grounds thereof, with the Chief Executive Officer of the Okahandja Municipality and with the applicant (SPC) in writing on or before Thursday, 07th April 2022.  
Applicant: Stuberbach Planning Consultants  
Office@spc.com.na

### Notices

• Legal •

PO Box 41404  
Windhoek  
Tel: (061) 251189  
Our Ref: W/22001  
The Chief Executive  
Officer Okahandja Municipality  
P O Box 15  
Okahandja  
Namibia  
CLAO220000867

**CASE NO: HC-MD-CIV-ACT-CON-2018/02543 IN THE HIGH COURT OF NAMIBIA MAIN DIVISION - WINDHOEK** in the matter between: BANK WINDHOEK LIMITED Plaintiff and T & T BUSINESS CONNECTIONS CC First Defendant THOMAS SHET- WAANHA TRAPOPI Second Defendant. NOTICE OF SALE IN EXECUTION in execution of a Judgment of the above Honourable Court in the above action, a sale without reserve will be held by the Deputy Sheriff, Walvis Bay, at Erf 270, Khan Street, Langstrand (Extension No 1), Walvis Bay, on 22 MARCH 2022, at 10h00, of the undermentioned property:  
CERTAIN Erf 270, Langstrand (Extension No 1) SITUATE in the municipality of Walvis Bay (Registration division "F") MEASURING: 513 Square metres IMPROVEMENTS: Three bedroom dwelling with lounge, dining room, kitchen, indoor BBQ, scullery, two bathrooms, separate WC, dressing room, outside BBQ patio and double garage TERMS 10% of the purchase price and the auctioneer's commission must be paid on the date of the sale. The further terms and conditions of the sale will be read prior to the auction and lie for inspection at the office of the Deputy Sheriff, Walvis Bay and at the offices of the execution creditor's attorneys, DATED at WINDHOEK this 19th day of JANUARY 2022.  
DR WEDER KALITA & HOVEKA INC Legal Practitioner for Plaintiff  
WJK House  
Jan Jonker Road  
WINDHOEK  
REF: MAT10757  
CLAO220000393

**CASE NO. HC-MD-CIV-ACT-CON-2018/04094 IN THE HIGH COURT OF NAMIBIA** in the matter between: STANDARD BANK NAMIBIA LIMITED Plaintiff and ANGELICA THADOLEUS Defendant. NOTICE OF SALE IN EXECUTION in execution of a Judgment of the above Honourable Court dated 26 APRIL 2019 in the above action, a sale will be held by the Deputy Sheriff, WINDHOEK, at Erf 1496 (A Portion of Erf 1483) Steinz Street, Hochland Park, WINDHOEK, on 17 MARCH 2022, at 12h00, of the under mentioned property:  
CERTAIN Erf No. 1496 (A Portion of Erf No. 1483) Hochland Park, WINDHOEK, in the Municipality of Windhoek Registration Division "K" Khomas Region MEASURING: 938 (Nine Three Eight) square metres IMPROVEMENTS: 1 x entrance, 1 x kitchen, 1 x lounge, 2 bedrooms, 1 x full bathroom, 1 x Car port. TERMS 10% of the purchase price and the auctioneer's commission must be paid on the date of the sale. The further terms and conditions of the sale will be read prior to the auction and lie for inspection at the office of the Deputy Sheriff, WINDHOEK and at the offices of the execution creditor's attorneys.  
AUCTIONEER'S NOTE: REFUNDABLE REGISTRATION FEE OF N\$5 000.00. DATED at WINDHOEK this 3rd day of JANUARY 2022.  
DR WEDER KALITA & HOVEKA INC. Legal Practitioner for Plaintiff  
3RD Floor WJK House  
Jan Jonker Road  
WINDHOEK  
[PJK/pg/MAT42559]  
CLAO21000880

**NOTICE**  
Take notice that PLAN AFRICA CONSULTING CC, TOWN AND REGIONAL PLANNERS, on behalf of the owner of the respective erf, intends to apply to the Windhoek City Council for:  
-REZONING OF PORTION 369 (A PORTION OF PORTION 79 OF THE FARM BIRKATH/WATER NO. 48 FROM "RESTRIKTED" WITH A DENSITY OF 1,8HA TO "RESTRIKTED BUSINESS" WITH A BULK OF 0,5  
-CONSENT TO USE THE PORTION FOR RESTRIKTED BUSINESS PURPOSES IN LINE WITH TABLE B OF THE WINDHOEK TOWN PLANNING SCHEME WHILE REZONING IS IN PROCESS  
Portion 369 (a portion of Portion 79) of the farm Birkath is 5 000sqm in extent. The intention of the owner is to use the existing building for the storage and redistribution of chickens and eggs.  
Further take notice that the plan of the erf lies for inspection on the Town Planning Notice board at the

### Notices

• Legal •

PO Box 41404  
Windhoek  
Tel: (061) 251189  
Our Ref: W/22001  
The Chief Executive  
Officer Okahandja Municipality  
P O Box 15  
Okahandja  
Namibia  
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WJK House  
Jan Jonker Road  
WINDHOEK  
REF: MAT10757  
CLAO220000393

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3RD Floor WJK House  
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WINDHOEK  
[PJK/pg/MAT42559]  
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## DISCLAIMER

ALL PRODUCTS AND SERVICES ADVERTISED ARE SOLELY THE RESPONSIBILITY OF THE ADVERTISER. THE NAMIBIAN DOES NOT VALIDATE OR ENDORSE THE CLAIMS MADE BY ANY ADVERTISEMENT. THE ONUS LIES WITH POTENTIAL CUSTOMERS TO EVALUATE THE AUTHENTICITY OF SUCH PRODUCTS OR SERVICES.



035 Regskennisgewings  
Legal Notices

**IN THE** High Court Of Namibia  
(Main Division - Windhoek)  
Case No: HC-MD-CIV-ACT-  
CON-2020/04099

In the matter between:  
**BENHARD RONALD NEU-  
MANN**, Execution Creditor  
and  
**ANALYTICAL TECHNOLO-  
GY AND CHEMICAL SUPPLY  
(PTY) LTD**, Execution Debtor  
**NOTICE OF SALE IN EXECU-  
TION**

In execution of a Court Order of the High Court of Namibia, given on the 16th day of July 2021 in the abovementioned case, a judicial sale by public auction will be held on the 02nd day of April 2022 at 422 Independence Ave, Windhoek, Republic of Namibia or as may be announced at 09h30, for the sale of the following:  
**GOODS:** 2x Just Brand display fridges, 10 metal display shelves, 1x Sansui Deep Freezer small, 2x office desks, 1x Dell desktop computer, 6x office chairs, 1x 2-door steel filing cabinet, 3x metal steel display shelves, 1x reception counter, 1xLB Desktop computer.

**CONDITIONS OF SALE:**  
1. The sale will be held without reserve and goods will be sold to the highest bidder.  
2. The goods will be sold "voetstoots".  
3. Payment shall be made in cash or by EFT.

Dated at Windhoek on this 15th day of February 2022.

**REGISTRAR OF THE HIGH COURT**

**KATJAERUA LEGAL PRACTITIONERS**

Legal Practitioner for Judgment Creditor

157 Floor, Heritage Square

100 Robert Mugabe

WINDHOEK

(Ref: NEU/0001)

DM0202200400476

**HENTIES BAY AGRICULTURAL SMALL HOLDINGS**

Take notice that Stubenrauch Planning Consultants (Town and Environmental Planners and Environmental Consultants) on behalf of the Henties Bay Municipality has applied to the Henties Bay Municipal Council and intends to apply to the Urban and Regional Planning Board for the following:

- Subdivision of the Remainder of the Farm Hentiesbaai Townlands No 133 into 49 Portions and Remainder;

- Rezoning of Portion 1 to 46 from "Undetermined" to "Agriculture";

- Rezoning of Portion 47 from "Undetermined" to "Local Authority"

- Reservation of Portion 49 as "Street";

The Urban integrated spatial framework of Henties Bay identified amongst its objectives the diversification of economic opportunities by

availing land for Agricultural and other SME activities as these activities hold the potential to increase permanent employment which then results in the improvement of household income and local spending power.

It is against this background that in terms of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018) Stubenrauch Planning Consultants gives public notification of the above application.

Further take notice that a copy of the application, maps and its accompanying documents are available for inspection during normal office hours at the Henties Bay Municipality Offices and SPC Office, 45 Feld Street, Windhoek.

Further take notice that any person having objections and/or comments to the proposed subdivision, rezoning and reservation as depicted above, may lodge such objection/ comment in writing with Chief Executive Officer of the Henties Bay Municipality and with the applicant (SPC) before 8 April 2022 (14 days after the last publication of this notice).

Applicant: Stubenrauch Planning Consultants (SPC)  
PO Box 11869

Windhoek

Tel.: (061) 251189

Our Ref: Hen/003

Email: spcoffice1@spc.com.na

DM0202200400107

035 Regskennisgewings  
Legal Notices

**NOTICE IN TERMS OF THE URBAN AND REGIONAL PLANNING ACT, 2018 AND THE ENVIRONMENTAL MANAGEMENT ACT, 2007.** Please take note that Stewart Planning - Town & Regional Planners intends to apply on behalf of registered owners, to the Municipal Council of Walvis Bay and the Environmental Commissioner for permission for the following:

1. Remainder of Erf 51 Walvis Bay (Corner of Fifth Road and KR Thomas Street): Rezoning from "General Residential 1" (G150m<sup>2</sup>) to "General Business", with consent to proceed with development while the rezoning is in progress. The application will permit a new looking office and storage facility for Larom Tours.

2. Erven 3109 and 3124 Walvis Bay (Corner of Johnson Mababane and Sixth Street): Consolidation into Portion X and rezoning from "Single Residential" (1:300m<sup>2</sup>) to "Local Business" with consent to proceed with development while the consolidation/rezoning is in progress. The application will permit a new retail showroom and office with a related training centre and workshop.

3. Erf 366 Narraville Extension 2 (No.147 Sam Nujoma Avenue): Rezoning from "Single Residential" (1:300m<sup>2</sup>) to "Institutional" to permit a place of instruction (NICHE Training Academy).

The aforementioned applications are submitted in terms of the Urban and Regional Planning Act, 2018 (Act No.5 of 2018) and the Walvis Bay Zoning Scheme. The rezoning of land from residential to commercial use is a listed activity, and an application for an Environmental Clearance Certificate will be made in terms of the Environmental Management Act, 2007 (Act No.7 of 2007).

Please take note that -

(a) the complete applications lie open for inspection at Room 101 of the Roads and Building Control Department of the Municipality of Walvis Bay situated at Civic Centre, Walvis Bay or can be downloaded from [www.sp.com.na/projects](http://www.sp.com.na/projects);

(b) Potential interested and affected parties are invited to register with Stewart Planning, and any person having comments or objections to any proposed application, may in writing lodge such objections and comments, together with the grounds thereof, with the Chief Executive Officer of the Municipality of Walvis Bay and with Stewart Planning within 14 days of the last publication of this notice;

(c) Registration and written comments or objections must be submitted before or on 17:00 Wednesday, 6 April 2022.

Local Authority:  
Chief Executive Officer  
Municipality of Walvis Bay  
Private Bag 5077 Walvis Bay

Applicant:  
STEWART PLANNING  
PO Box 2095 Walvis Bay  
064 280 773  
[otto@sp.com.na](mailto:otto@sp.com.na)

DM0202200400394

**GENERAL NOTICE - RUNDU EXTENSION 37: ESTABLISHMENT OF THE TOWNSHIP, TOWN COUNCIL OF RUNDU**

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Rundu Extension 37 and on Portion 142 of the Remainder of the Farm Rundu Town and Townlands No. 1329 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Town Council of Rundu.

Any person who wishes to object to the application or who desires to be heard in connection may give personal evidence before the Urban and Regional Planning Board at the meeting of the Board which will be held on 20 April 2022 at 09:00 at the Offices of the Ministry of Urban and Rural Development in Windhoek. Decentralization Board Room or submit written evidence to the Urban and Regional Planning Board, Private Bag 13289, Windhoek: Provided that such written evidence shall reach the Secretary of the Urban and Regional Planning Board not later than 05 April 2022 before 12:00.

L.D. UYEPA  
CHAIRPERSON  
URBAN AND REGIONAL PLANNING BOARD

DM0202200400357

[www.danmarine.com](http://www.danmarine.com)

# EXPRESSION OF INTEREST

First date of publication: 2 March 2022

## DBMNE0420 - CORPORATE COMMUNICATION SERVICES

### DESCRIPTION:

Debmare Namibia invites experienced and suitably qualified service providers from all regions in Namibia, to submit expression to submit expressions of interest to provide any of the following services:

### SCOPE OF WORK:

#### 1. Creative Services

- Provide a diversity of creative services ranging from concept development, graphic design services, developing brand material and marketing collateral, conceptualizing and delivering integrated brand campaigns and activations, graphic design, copywriting, communication and digital strategy, public relations, media strategy and the development of publications and annual reports.

#### 2. Social Media Management

- Provide social media management services to foster greater awareness of the company among our stakeholders. Services must include but not be limited to content management, set-up and daily management, innovative and engaging campaign developments and activations;
- Provide reports on social site performances and propose improvements;
- Crisis social media management and messaging aligned to company strategy based on an approved strategic outline.

#### 3. Sports Management

- Sports liaison services providing a link between the company and the federations (sports codes) it supports to ensure maximum exposure and to drive value from sponsorships.
- Require a good knowledge and understanding of the sports industry and various sports codes. Provide a full spectrum of event management services for sports initiatives, from conceptualisation, planning, organising, leading and delivering sport events, marketing and reports on progress.
- Sports Management Services also include sport teambuilding events. Conducting effective, interactive team building interventions and miscellaneous team building activities to enhance social relations and foster strong, authentic bonds between coworkers. Provide virtual teambuilding activities that maximise remote employee engagement.

#### 4. Corporate Gifts Services

- Provide a variety of generic and specialty branded corporate gifts, ranging from bags, technical and outdoor gadgets and unique custom proudly Namibian goods. Provide branded gift wrapping or packaging services.

#### 5. Photography Services

- Provide photography services for corporate purposes such as, editorial photography of the company operations for marketing purposes, staff portraits, event and social media marketing photography. Include photo editing, colour correction, retouching and the provision of a complete photo library of works.

### CLOSING DATE FOR SUBMISSION OF COMPANY PROFILES:

Registered companies interested in providing such services are invited to provide a company profile, including all previous work experience and detailed curriculum vitae applicable to Reference Number DBMNE0420 by not later than Friday, 11 March 2022 at noon.

### INQUIRIES:

The Procurement Officer

Tel: +264 61 297 8460

Email: [Tenders@debmarine.com](mailto:Tenders@debmarine.com)

Specify the Reference Number DBMNE0420 - Corporate Communications Services

### DISCLAIMER:

Debmare Namibia shall not be responsible for any costs incurred in the preparation and submission of a response to this Expression of Interest and furthermore reserves the right not to extend this Expression of Interest into any future tenders, negotiations and/or engagements.

Debmare Namibia will not accept submissions rendered after the closing date and time.

#### 6. Videography Services

- Provide full videography production services for brand awareness purposes, inclusive of scriptwriting and editing services. We seek varied services, including brand awareness videos, brand documentaries, event videography, drone videography, development of documentaries, promotional videos, animations and motion graphics (3D, virtual reality), interviews and webinars to support company campaigns and initiatives.

#### 7. Event Management Services

- Provide professional concept-to-completion event management services, for a variety of corporate functions, sponsorships, conferences and ceremonies. It includes handling the overall logistics, guest and staff management, arranging entertainment, programme, speeches and conducting project management of the entire event.

#### 8. Exhibition Spaces

- Provide exhibition design services for the conceptualisation, creation, research, content development and installation of immersive environments which through interactive art, educational information, artefacts and display areas, transforms physical spaces into meaningfully shared experiences.

#### 9. Corporate Apparel (Clothing)

- Produce tailor-made clothing designs and/or provide varied assortment of existing retail clothing designs to be used for our corporate clothing, which includes casual wear, business wear and event outfits. Designs should allow for branding, where applicable.

#### 10. Signage Production

- Produce external and internal signage, inclusive of wall art or wall murals. Services provision should be from concept, production to installation and maintenance.

#### 11. Consulting Engineer: Social Investment Projects

- Provide expertise and leadership in the planning, design, modification or rehabilitation of public or private infrastructure, from preliminary survey and analysis through to final design and construction, for social investment projects.

### DOCUMENTATION TO BE SUBMITTED:

The following information must be submitted:

- Company profile
- Curriculum vitae (CV) of Consultants
- Company references
- Portfolio of Works, specifically showing the service/s applicants have done

**DEBMARINE**  
NAMIBIA

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**SKOON ROLLE WIT KOERANTPAPIER  
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**•PANEELKLOPPERS •NYWERHEDE •RESTAURANTE  
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**Prys op aanvraag**

**SKAKEL AGNES: 330 500 OF CHANTEL: 330 502  
2 - 4 EIDERSTRAAT, LAFREZ INDUSTRIEEL**



# Classifieds

Tel: +264-61-279 632 / 279 646 • Fax: +264-61-22 9206 • email: classifieds@namibian.com.na

DEADLINE: 12H00 - 2 WORKING DAYS PRIOR TO PLACEMENT

INDEX	
Personal	Business & Finance
1210 Anniversaries	• Opportunities •
1220 Weddings	Do you urgently need cash? Park your car and get up to 45% of its value! Cash in your account in 30 min! No pay slip, no bank statement, just the car! Auto cash 061-400676. It's that simple! CLAC220001729
1230 Announcements	PRIVATE INVESTOR WANTED for a new health and wellness business. N\$15 000 needed. Double your money in 12 months. Business Plan available. 0813352106
1240 Reunions	CLAC220001027
1250 Graduations	Employment
1260 Special Messages	• Offered •
1270 Thank You Messages	Amifoto Care Center (Juan Jose Private School) invites qualified teachers and care-giver to apply for the following positions:
1280 Valentine's Messages	1. Teachers for Grade 8-10 - 4 years tertiary education qualification or more than 3 years teaching experience.
Business & Finance	2. Teacher for Martial Art & Chinese Teacher - 2 Years Experience with license or Diploma Closing date: 31.03.2022
1410 Opportunities	3. Caregiver/Reliever - Grade 12 certificate with 1 years of experience Closing date: 20.03.2022. Please send details CV, Certified documents and at least two testimonials to: info.namibiaamifotocarecenter.org or: P.O.Box 2513 Okahandja, Equines: 082500628
1420 Business for Sale	CLAC220001958
1430 Tax Licences	Employment
Services	• Offered •
7420 House & Garden	Nina Maritz • Architect •
1810 General	POSITION AVAILABLE
7440 Communications & Security	SENIOR ARCHITECTURAL TECHNICIAN
7450 Lost & Missing	The ideal candidate is confident in providing technical building design services & solutions and trained in Architectural Technology.
7460 Transport Wanted & Offered	Minimum 10 years practical experience, good detailing skills, fully conversant with ArchiCad (v24 & above), office building contract management, with knowledge of sustainable building and community development.
Education & Training	Namibian Citizens / Permanent Residents preferred.
2610 Education & Training	Please send detailed CV & Portfolio (max 5MB) to: admin@ninarritz.com
Employment	CLOSING DATE: 25 MARCH 2022
2710 Wanted	Services
2720 Offered	• General •
Food & Beverage	CV Joint Centre
3210 Food & Beverages	18 Kalle Road Street
Goods	Tel: 061-21610 / 21690 / 216199
3610 Wanted	Your CV Joint, Drivethrough, & Full Power Steering Repair Specialist
3630 For Sale	We also do:
3700 Auctions	1. Brake Repairs
Health & Beauty	2. Clutch Replacements
3910 Health & Beauty	3. Shock Absorber/Fitment
Hospitality	4. Bearing Replacement
4010 Hospitality (See also Travel & Tourism)	Best All Tax's Price Welcome
Housing & Property	CLAC220001957
4110 Wanted	DISCLAIMER
4210 For Rent	ALL PRODUCTS AND SERVICES ADVERTISED ARE SOLELY THE RESPONSIBILITY OF THE ADVERTISER. THE NAMIBIAN DOES NOT VALIDATE OR ENDORSE THE CLAIMS MADE BY ANY ADVERTISEMENT. THE ONUS LIES WITH POTENTIAL CUSTOMERS TO EVALUATE THE AUTHENTICITY OF SUCH PRODUCTS OR SERVICES.
4310 For Sale	
Leisure & Entertainment	
4910 Leisure & Entertainment	
Livestock & Pets	
5010 Livestock & Pets	
5010 Auctions	
5010 For Sale	
5010 Lost & Missing	
5010 Wanted	
Motoring	
5310 Vehicles Wanted	
5320 Vehicles for Hire	
5360 Vehicles for Sale	
5370 Vehicle Auctions	
5380 Vehicle Spares & Accessories	
Notices	
5610 Legal	
5620 Public	
5630 Tenders	
5710 Churches	
5620 Name Change	
5620 Changing	
Obituaries	
6000 In Memoriam	
6010 Tombstone Unveiling	
6020 Death & Funeral Notices	
6030 Condolences	
6270 Thank you messages	
Travel & Tourism	
7800 Travel & Tourism	
Rates and Deadlines	
2022	
For advertisement of an advertisement not appearing on the front page, please look at the rates below.	
1. Classifieds and notices	
2. Classifieds and notices	
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**Business & Finance**

**• Opportunities •**

Do you urgently need cash? Park your car and get up to 45% of its value! Cash in your account in 30 min! No pay slip, no bank statement, just the car! Auto cash 061-400676. It's that simple! CLAC220001729

PRIVATE INVESTOR WANTED for a new health and wellness business. N\$15 000 needed. Double your money in 12 months. Business Plan available. 0813352106

CLAC220001027

**Employment**

**• Offered •**

Amifoto Care Center (Juan Jose Private School) invites qualified teachers and care-giver to apply for the following positions:

1. Teachers for Grade 8-10 - 4 years tertiary education qualification or more than 3 years teaching experience.

2. Teacher for Martial Art & Chinese Teacher - 2 Years Experience with license or Diploma Closing date: 31.03.2022

3. Caregiver/Reliever - Grade 12 certificate with 1 years of experience Closing date: 20.03.2022. Please send details CV, Certified documents and at least two testimonials to: info.namibiaamifotocarecenter.org or: P.O.Box 2513 Okahandja, Equines: 082500628

CLAC220001958

**Employment**

**• Offered •**

Debt Collecting. Telephone Debt Collectors and Road Tracers urgently needed with years of Experience, reliable and self-driven. Successful candidates will be responsible for recovering, contacting debtors and negotiating payments. Road Tracers required with many years of experience to do house inspections valid Driver's License. Send CV with Contactable References, directly to Email: namibiadmi@westlander.co.za Tel: 061402190/3

CLAC220000

**Education & Training**

**• Education & Training •**

Hilcrest Private School - space still available for grade 1-7 situated in Soweto. Afternoon classes-home works, reading, revision. Call: 0818748200

CLAC22000089

REGISTRATIONS FOR 2022. New NSSCO Grade 11, Cambridge Grade 11 & 12, Cambridge AS/A levels. Morning, part-time and distance classes. Amethyst Smart Brains Academy. Registered Tutor & Examination Centre with McE. 7325 Rhino street, opposite Rhino Park Veterinary Clinic. 061233721 / 0815831999 asbapplications@gmail.com

CLAC220001028

**Housing & Property**

**• For Sale •**

Tswaha Real Estate NUBUAMIS: House 3 bedrooms, 2 bathroom, Garage and 3 backyard rooms. N\$1,249,000

WANAHEKA: House: 5 bedrooms, 3 bathroom, garage, 4 backyard rooms, 2 bathroom N\$ 1 699 000 cost included.

HOCHLAND PARK: Flat: 3 bedrooms, 2 bathrooms N\$ 1089 000 cost included. 0816534437

CLAC220001081

**Housing & Property**

**• For Sale •**

Osona Village Development. Phase 9, Featuring 2 bedrooms and 3 bedrooms double storey houses - Defy island cooker hood complete with built-in stove - 150 litre solar geyser (2 bedrooms) - 200 litre solar geyser (3 bedrooms) - built-in cupboards in all bedrooms - prepaid electricity meter - prepaid water meter - roof insulation - Free curtain rods for hanging curtains - Free bathroom accessories - Free hanging line - maintenance for 1 year - Front yard fully interlocked - Front boundary wall with pedestrian and vehicle manual gates

NB: We pay good referral commission to the public and Agents as well are also welcome.

Contact Rachel on 0818140941 or visit us at Osona Village every Saturday for viewing.

CLAC220000977

Swakopmund - Matlura: vacant oppo. Ocean View close to Herites Bay road, 607m² for N\$505,000 / clearest offer will be considered. Contact: 081607 3274

CLAC220000980

**Notices**

**• Legal •**

**PUBLIC NOTICE INVITATION TO AN ENVIRONMENTAL AND TOWN PLANNING PUBLIC MEETING & NOTICE TO APPLY FOR THE REZONING, LAYOUT APPROVAL AND TOWNSHIP ESTABLISHMENT OF OMARURU CLOUD 9** take notice that Suburauch Planning Consultants (Town and Regional Planners and Environmental Consultants) on behalf of Osona Municipality and intends on applying to the Urban and Regional Planning Board and the Environmental Commission for the following:

(a) Subdivision of the Remainder of the Farm Omaruru Town and Townlands No 85 into Portion A (comprising of approximately 159 hectare) and Remainder (b) Rezoning of newly created "Portion A" of the Farm Omaruru Town and Townlands No 85 from "Agriculture" to "Undetermined" for township establishment purposes; (c) Layout and township establishment approval of the "Cloud 9 Residential Estate" on "Portion A" of the Farm Omaruru Town and Townlands No 85; (d) Environmental Clearance Certificate for the intended township establishment, creation of street and installation of bulk services, in terms of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018) the Environmental Management Act (No 7 of 2007) and the Environmental Impact Assessment Regulations (GN 30 of 6 February 2012). Suburauch Planning Consultants gives public notification of the subject portion to the development, Cloud 9 Development cc, to enable them to establish a township on Portion A of the Remainder of the Farm Omaruru Town and Townlands No 85 to be known as Cloud 9 Residential Estate. The general public as well as any interested parties are hereby invited to attend the township meeting and township scoping meetings during which the draft layout design prepared and potential environmental and social impacts of the proposed township are presented for comments and inputs into the public. The meeting is scheduled to take place as follows: Date: 24 March 2022 Time: 14:00 Venue: Central Hotel (Omaruru)

A copy of the application, maps and its accompanying documents are available for inspection during normal office hours at the Omaruru Municipality Office and SPC (Town and Regional Planners and Environmental Consultants) and with the applicant (SPC) before Thursday 7 April 2022 (14 days after the last publication of this notice)

Interested parties may object to the township establishment as depicted above, with any having objections and/or comments to be submitted in writing with the Chief Executive Officer of the Omaruru Municipality and with the applicant (SPC) before Thursday 7 April 2022 (14 days after the last publication of this notice)

Suburauch Planning Consultants (SPC) PO Box 11869 Windhoek Tel: (061) 251189 Our Fax: W/21002 Email: gurnth@spc.com.na

CLAC220000793

**REZONING & CONSENT NOTICE:** Please note that URBAN GREEN TOWN AND REGIONAL PLANNING CONSULTANTS, on behalf of the owners of Erf 811, Shark Island, Luderitz, intends to apply to the Luderitz Town Council and the Urban and Regional Planning Board (Ministry of Urban and Rural Development) for the:

• Rezoning of Erf 811, Shark Island, Luderitz from "Residential 1" with a density of one dwelling per 1250, to a density of a 5-room accommodation establishment; and • Consent to commence with a 5-room guest house under the existing zoning.

Erf 811, Luderitz is situated in the neighbourhood of Shark Island, located to the western part of the larger Luderitz town. The Erf itself is located along Reef Street, measures 866m² and is currently zoned "residential 1" with a density of one dwelling per erf - guest house. Upon approval, the development will be registered with the Registrar of Deeds and will be allowed for room accommodation establishment. For the immediate, while the rezoning is in process, consent for 5 of the 6 rooms will be applied for under the existing zoning i.e. residential 1 with a density of one dwelling per erf - guest house. The Erf is situated in the neighbourhood of Shark Island, located to the western part of the larger Luderitz town. The Erf itself is located along Reef Street, measures 866m² and is currently zoned "residential 1" with a density of one dwelling per erf - guest house. Upon approval, the development will be registered with the Registrar of Deeds and will be allowed for room accommodation establishment. For the immediate, while the rezoning is in process, consent for 5 of the 6 rooms will be applied for under the existing zoning i.e. residential 1 with a density of one dwelling per erf - guest house. Upon approval, the development will be registered with the Registrar of Deeds and will be allowed for room accommodation establishment. For the immediate, while the rezoning is in process, consent for 5 of the 6 rooms will be applied for under the existing zoning i.e. residential 1 with a density of one dwelling per erf - guest house. Upon approval, the development will be registered with the Registrar of Deeds and will be allowed for room accommodation establishment. 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035 Regskennisgewings Legal Notices

GENERAL NOTICE: MARIEN- TALEN: ESTABLISHMENT OF THE TOWNSHIP MUNICIPAL COUNCIL OF MARIEN- TALEN

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Marien- TALEN 5 situated on Portion 702 of the Farm Koichas No. 89 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Municipal Council of Marien- TALEN.

DM0202200400580

GENERAL NOTICE: RÖSSING HEIGHTS: ESTABLISHMENT OF THE TOWNSHIP -TOWN COUNCIL OF ARANDIS

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Rössing Heights situated on Farm No. 304 of the Farm Arandis Townlands No. 170 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Town Council of Arandis.

DM0202200400581

GENERAL NOTICE: OTJIWARONGO DRAFT ZONING SCHEME NO. 21

Notice is hereby given in terms of Section 45 (4) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that the Otjiwarongo Draft Zoning Scheme No. 21 has been submitted to the Minister of Urban and Rural Development for approval. Copies of the Otjiwarongo Draft Zoning Scheme No. 21 and the maps, plans, documents and other relevant matters are lying open for inspection during office hours at the Municipality of Otjiwarongo and also at the Urban and Regional Planning Board, Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 237, GRN Office Park, Windhoek.

DM0202200400582

GENERAL NOTICE: EHAO EXTENSION 4: ESTABLISHMENT OF THE TOWNSHIP -REGIONAL COUNCIL OF OMUSATI

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Ehao Extension 4 situated on Portion 10 of the Remainder of Okalongo Townlands No. 990 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Town Council of Omusati.

DM0202200400583

GENERAL NOTICE: EHAO: ESTABLISHMENT OF THE TOWNSHIP - TOWN COUNCIL OF OKAHAO

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Ehao situated on Farm No. 1317 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Town Council of Okahao.

DM0202200400584

035 Regskennisgewings Legal Notices

GENERAL NOTICE: EHAO EXTENSION 5: ESTABLISHMENT OF THE TOWNSHIP -TOWN COUNCIL OF OKAHAO

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Ehao Extension 5 situated on Portion 1023 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Town Council of Okahao.

DM0202200400585

GENERAL NOTICE: OKALONGO EXTENSION 4: ESTABLISHMENT OF THE TOWNSHIP -REGIONAL COUNCIL OF OMUSATI

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Okalongo Extension 4 situated on Portion 10 of the Remainder of Okalongo Townlands No. 990 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Town Council of Omusati.

DM0202200400586

GENERAL NOTICE: OTJIWARONGO DRAFT ZONING SCHEME NO. 21

Notice is hereby given in terms of Section 45 (4) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that the Otjiwarongo Draft Zoning Scheme No. 21 has been submitted to the Minister of Urban and Rural Development for approval. Copies of the Otjiwarongo Draft Zoning Scheme No. 21 and the maps, plans, documents and other relevant matters are lying open for inspection during office hours at the Municipality of Otjiwarongo and also at the Urban and Regional Planning Board, Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 237, GRN Office Park, Windhoek.

DM0202200400587

GENERAL NOTICE: EHAO: ESTABLISHMENT OF THE TOWNSHIP - TOWN COUNCIL OF OKAHAO

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Ehao situated on Farm No. 1317 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Town Council of Okahao.

DM0202200400588

035 Regskennisgewings Legal Notices

GENERAL NOTICE: OLETWENI: ESTABLISHMENT OF THE TOWNSHIP - TOWN COUNCIL OF ARANDIS

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Oletweni situated on Farm No. 303 of the Farm Arandis Townlands No. 170 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Town Council of Arandis.

DM0202200400589

GENERAL NOTICE: AITON LUBOWSKI ESTABLISHMENT OF THE TOWNSHIP -TOWN COUNCIL OF ARANDIS

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Aiton Lubowski situated on Farm No. 305 of the Farm Arandis Townlands No. 170 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Town Council of Arandis.

DM0202200400590

GENERAL NOTICE: EHAO: ESTABLISHMENT OF THE TOWNSHIP - TOWN COUNCIL OF OKAHAO

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Ehao situated on Farm No. 1317 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Town Council of Okahao.

DM0202200400591

035 Regskennisgewings Legal Notices

IN THE High Court Of Namibia Main Division - Windhoek Case No: HC-MD-CIV-ACT-CON-2020/01793

In the matter between: FIRST NATIONAL BANK OF NAMIBIA LIMITED, Plaintiff and SOLA MALONGO, Defendant NOTICE OF SALE IN EXECUTION

In execution of a Judgement of the above Honourable Court in the above action, a sale without reserve will be held by the Deputy-Sheriff, Windhoek, at Er2020, Nicster Court Unit 8, Sam Nujoma, Walvis Bay, Republic of Namibia on 29MARCH 2022, at 10h00, of the undermentioned property: An Unit consisting of - (a) Section No. 8, as shown and more fully described on the sectional plan No.98/2017, in the building or buildings known as NICSTER COURT, situated at WALVISBAY, in the Municipality of WALVIS BAY, Registration Division "F", Erongo Region, of which the floor area according to the sectional plan is 59 (FIVENINE) square meters in extent; and (b) an undivided share in the common property in the land and building or buildings as shown and more fully described on the sectional plan, apportioned to the said section, in accordance with the participation quota of the said section.

PROPERTY DESCRIPTION: Main entrance hall, 1x kitchen, 2x bedrooms, 1x bathroom, 1x shower, 1x wc, 1x garage.

TERMS: 10% of the purchase price and the auctioneer's commission must be paid on the date of the sale. The further terms and conditions of the sale will be read prior to the auction and lie for inspection at the Office of the Deputy-Sheriff, Walvis Bay and at the offices of the execution creditor's attorneys.

AUCTIONEER'S NOTE: Refundable Registration Fee of N\$5 000.00 Dated at Windhoek this 8th day of February 2022. DR WEDER KAUTA & HOVEKA INC Legal Practitioner for Plaintiff WHK House Jan Jonker Road WINDHOEK REF: MAT48792

DM0202200400683

GENERAL NOTICE: OKALONGO EXTENSION 3: ESTABLISHMENT OF THE TOWNSHIP REGIONAL COUNCIL OF OMUSATI

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Okalongo Extension 3 situated on Portion 9 of the Remainder of Okalongo Townlands No. 990 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Regional Council of Omusati.

DM0202200400684

035 Regskennisgewings Legal Notices

NOTICE IN TERMS OF THE URBAN AND REGIONAL PLANNING ACT, 2018 AND THE ENVIRONMENTAL MANAGEMENT ACT, 2007. Please take note that Stewart Planning - Town & Regional Planners intends to apply, on behalf of registered owners, to the Municipal Council of Walvis Bay and the Environmental Commissioner for permission for the following:

- 1. Remainder of Erf 51 Walvis Bay (corner of Fifth Road and KR Thomas Street): Rezoning from "General Residential T" (1:150m) to "General Business" with consent to proceed with development while the rezoning is in progress. The application will permit a new banking office and storage facility for Larom Tours. 2. Erven 3109 and 3124 Walvis Bay (corner of Johnson Mabakeng and Sixth Street): Consolidation into Erf 366 Narawile Extension 2 (Residential "1:300m") to "Local Business" with consent to proceed with development while the consolidation/rezoning is in progress. The application will permit a new retail showroom and office with a related training centre and workshop. 3. Erf 366 Narawile Extension 2 (Residential "1:300m") to "Local Business" with consent to proceed with development while the consolidation/rezoning is in progress. The application will permit a new retail showroom and office with a related training centre and workshop.

The aforementioned applications are submitted in terms of the Urban and Regional Planning Act, 2018 (Act No.5 of 2018) and the Walvis Bay Zoning Scheme. The rezoning of land from residential to commercial use is a listed activity, and an application for an Environmental Clearance Certificate will be made in terms of the Environmental Management Act, 2007 (Act No.7 of 2007).

Please take note that - (a) the complete applications lie open for inspection at Room 101 of the Roads and Building Control Department of the Municipality of Walvis Bay situated at Civic Centre, Walvis Bay or can be downloaded from www.sp.com.na/projects; (b) Potential interested and affected parties are invited to register with Stewart Planning, and any person having comments or objections to any proposed application, may in writing lodge such objections and comments, together with the grounds thereof, with the Chief Executive Officer of the Municipality of Walvis Bay and with Stewart Planning within 14days of the last publication of this notice; (c) Registration and written comments or objections must be submitted before or on 17:00 Wednesday, 6 April 2022. Local Authority: Chief Executive Officer Municipality of Walvis Bay Private Bag 5017 Walvis Bay Applicant: STEWART PLANNING PO Box 2095 Walvis Bay 064 280 773 otto@sp.com.na

DM0202200400685

HENTIESBAAI EXTENSION 15: ESTABLISHMENT OF THE TOWNSHIP -MUNICIPAL COUNCIL OF HENTIESBAY

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Hentiesbaai Extension 15 situated on Portion 125of the Farm Hentiesbaai Townlands No. 133 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Municipal Council of Hentiesbaai.

Any person who wishes to object to the application or who desires to be heard in the matter, may give personal evidence before the Urban and Regional Planning Board at the meeting of the Board which will be held on 20 April 2022 at 09:00 at the Offices of the Ministry of Urban and Rural Development in Windhoek, Decentralization Board Room or submit written evidence to the Urban and Regional Planning Board, Private Bag 13289, Windhoek: Provided that such written evidence shall reach the Secretary of the Urban and Regional Planning Board not later than 05 April 2022 before 12:00. L.D. UYEPA CHAIRPERSON URBAN AND REGIONAL PLANNING BOARD DM0202200400686

DM0202200400687

035 Regskennisgewings Legal Notices

NOTICE OF INTENTION: REZONING OF ERF 171, SWAKOPMUND FROM "INSTITUTIONAL" TO "GENERAL BUSINESS

Please take note that Van Der Westhuizen Town Planning and Properties CC, on behalf of our client, intends to apply to the Swakopmund Municipal Council for the rezoning of Erf 171 located on the corner of Theo-Ben Gurubir Avenue & Windhuker Street, Swakopmund from "Institutional" to "General Business". The Erf currently accommodates a well-known and established "Bed and Breakfast" on the property. It was never noticed by our client that the property in fact had an "Institutional" zoning which does not allow "Bed and Breakfast" according to the Swakopmund Zoning Scheme. In order to have the matter rectify and to be in line with the requirements of the Swakopmund Zoning Scheme, it is required to rezone Erf 171, Swakopmund to a "General Business" zoning which does make provision for a bed and breakfast. Please further take note that -

- (a) the plan of the erf can be inspected at the public notice board situated at the Swakopmund Municipality located on the Corner of Rakutoka & Daniel Kamho Street. (b) any person having objections to the proposed rezoning or who wants to comment thereon, may lodge such objections and comments, together with the grounds thereof, in writing to the Urban and Regional Planning Board and the applicant within 14 days of the last publication of this notice. Please be advised that the written objection must be forwarded within the prescribed time as required by the Urban and Regional Planning Act of 2018. Such written objection or comment may be submitted by no later than 17:00 on 6 April 2022. Applicant: Van Der Westhuizen Town Planning & Properties cc Contact Persons: A van der Westhuizen / W van der Westhuizen Cell: 081 122 4661 / 081 244 4441 Email: andrew.namfu@gmail.com / windvd@gmail.com P.O. Box: 467, Swakopmund DM0202200400698

GENERAL NOTICE: RÖSSING HEIGHTS: ESTABLISHMENT OF THE TOWNSHIP -TOWN COUNCIL OF ARANDIS

Notice is hereby given in terms of Section 107(1) of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018), that application has been made for the establishment of the township Rössing Heights situated on Farm No. 304 of the Farm Arandis Townlands No. 170 and that the application is lying open for inspection at the Office of the Ministry of Urban and Rural Development: Division: Planning, 2nd Floor, Room No. 230, GRN Office Park in Windhoek, the Office of the Surveyor-General in Windhoek, and at the Office of the Chief Executive Officer, Town Council of Arandis.

Any person who wishes to object to the application or who desires to be heard in the matter, may give personal evidence before the Urban and Regional Planning Board at the meeting of the Board which will be held on 20 April 2022 at 09:00 at the Offices of the Ministry of Urban and Rural Development in Windhoek, Decentralization Board Room or submit written evidence to the Urban and Regional Planning Board, Private Bag 13289, Windhoek: Provided that such written evidence shall reach the Secretary of the Urban and Regional Planning Board not later than 05 April 2022 before 12:00. L.D. UYEPA CHAIRPERSON URBAN AND REGIONAL PLANNING BOARD DM0202200400699

DM0202200400699

035 Regskennisgewings Legal Notices

NOTICE IN TERMS OF THE URBAN AND REGIONAL PLANNING ACT, 2018 AND THE ENVIRONMENTAL MANAGEMENT ACT, 2007. Please take note that Stewart Planning - Town & Regional Planners intends to apply, on behalf of registered owners, to the Municipal Council of Walvis Bay and the Environmental Commissioner for permission for the following:

- 1. Remainder of Erf 51 Walvis Bay (corner of Fifth Road and KR Thomas Street): Rezoning from "General Residential T" (1:150m) to "General Business" with consent to proceed with development while the rezoning is in progress. The application will permit a new banking office and storage facility for Larom Tours. 2. Erven 3109 and 3124 Walvis Bay (corner of Johnson Mabakeng and Sixth Street): Consolidation into Erf 366 Narawile Extension 2 (Residential "1:300m") to "Local Business" with consent to proceed with development while the consolidation/rezoning is in progress. The application will permit a new retail showroom and office with a related training centre and workshop. 3. Erf 366 Narawile Extension 2 (Residential "1:300m") to "Local Business" with consent to proceed with development while the consolidation/rezoning is in progress. The application will permit a new retail showroom and office with a related training centre and workshop.

The aforementioned applications are submitted in terms of the Urban and Regional Planning Act, 2018 (Act No.5 of 2018) and the Walvis Bay Zoning Scheme. The rezoning of land from residential to commercial use is a listed activity, and an application for an Environmental Clearance Certificate will be made in terms of the Environmental Management Act, 2007 (Act No.7 of 2007).

Please take note that - (a) the complete applications lie open for inspection at Room 101 of the Roads and Building Control Department of the Municipality of Walvis Bay situated at Civic Centre, Walvis Bay or can be downloaded from www.sp.com.na/projects; (b) Potential interested and affected parties are invited to register with Stewart Planning, and any person having comments or objections to any proposed application, may in writing lodge such objections and comments, together with the grounds thereof, with the Chief Executive Officer of the Municipality of Walvis Bay and with Stewart Planning within 14days of the last publication of this notice; (c) Registration and written comments or objections must be submitted before or on 17:00 Wednesday, 6 April 2022. Local Authority: Chief Executive Officer Municipality of Walvis Bay Private Bag 5017 Walvis Bay Applicant: STEWART PLANNING PO Box 2095 Walvis Bay 064 280 773 otto@sp.com.na

DM0202200400699

IN THE High Court of Namibia Main Division - Windhoek Case No: HC-MD-CIV-ACT-CON-2020/02524

In the matter between: FIRST NATIONAL BANK OF NAMIBIA LIMITED, Plaintiff and FREDIA TUYOLENI NTINDA, First Defendant JEREMIA PANDULENI NTINDA NTINDA, Second Defendant NOTICE OF SALE IN EXECUTION

In execution of a Judgement of the above Honourable Court in the above action, a sale without reserve will be held by the Deputy Sheriff, Ernhana, at Er 885, Ernhana, on 30 MARCH 2022, at 09h00, of the undermentioned property: CERTAIN Erf No 885, Ernhana SITUATED: In the Town of Ernhana, (Registration division "A") MEASURING: 1156 Square metres. IMPROVEMENTS: Three bedroom dwelling with lounge, dining room, kitchen, pantry, two bathrooms, two shower/WC/basin, separate WC, veranda and dressing room. TERMS: 10% of the purchase price and the auctioneer's commission must be paid on the date of the sale. The further terms and conditions of the sale will be read prior to the office of the Deputy Sheriff, Ernhana at Er 885, Ernhana, on 30 March 2022, at 09h00, of the undermentioned property: Dated at Windhoek on this 26th day of November 2021. DR WEDER KAUTA & HOVEKA INC Legal Practitioner for Plaintiff JHK House Jan Jonker Road WINDHOEK REF: MAT53427

DM0202200400699

# ANNEXURE C



# LIST OF REGISTERED ITEMS POSTED



nampost®

by JOHANN OTTO-STEWART PLANNING P.O. BOX 2095 W/BAY

Sender's reference no.	Addressee's name and address	Registration no.
3057	MEGA STATIONERS (SECURITY SCHOOL PL) P.O. BOX 2002 WALVIS BAY	 BA 000 738 581 NA
3104	SEVENTH STREET CC (BAYWASH CHEM) P.O. BOX 2786 WALVIS BAY	 BA 000 738 595 NA
3105	KATULIFE MALL BODY CORPORATE P.O. BOX 3212 WALVIS BAY	 BA 000 738 604 NA
3110	M&M SIGNS P.O. BOX 2063 WALVIS BAY	 BA 000 738 618 NA
3111 <del>2443</del>	SOPHIA INVESTMENTS THIRTEEN CC P.O. BOX 2443 WALVIS BAY	 BA 000 738 621 NA
3123 <del>1705</del>	MR A. GETACHEW P.O. BOX 1705 WALVIS BAY	 BA 000 738 635 NA
3212	ATLANTIC SEAFOOD PROCESSORS (P) P.O. BOX 39 WALVIS BAY	 BA 000 738 649 NA
3213	MR. LG VISSER P.O. BOX 234 WALVIS BAY	 BA 000 738 652 NA

Receipt No: 264-13101-4-1651512-2  
 THANK YOU FOR USING YOUR POST OFFICE  
 DANKIE DAT U DIE POSKANTOOR GEBRUIK  
 TANGI ESHI HOLONGIIPA OPOOSA YOYE

Name:  
Address:

Tax Code	Amount	Total Tax
VAT A (0%)		
VAT B (15%)	\$251.13	\$37.67
<b>Total</b>		<b>\$0.00</b>

Net -\$37.67  
 PrePaid -\$331.20  
 (Address Line 1: JOHANN OTTO STEWART PLA  
 (Address Line 2: BOX 2095)  
 (Address Line 3: W BAY)  
 (Address Line 4)

Qty Product Price VAT  
 8 Letter \$42.40  
 Registered Mail \$288.80  
 (Registered Item No)  
 (P1 185 Form No)  
 (Recipient Name: 8 LETTERS)  
 (Address Line 1: JOHANN OTTO STEWART PLA  
 (Address Line 2: BOX 2095)  
 (Address Line 3: W BAY)  
 (Address Line 4)

Date: 10/03/22 Time: 11:25:57  
 Counter: 4 SHRRAPP STOCKUNIT03  
 Branch: Walvisbay

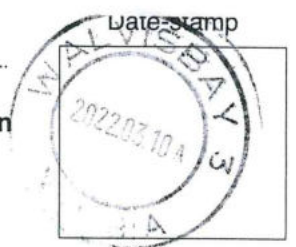
UAT Reg No: 0024451015  
 NAMPOST

studio print 28054

Number of items 8/8 Received by [Signature]

No compensation will be considered unless enquiry regarding this postal article is made within one year after the date of posting.

P1/185





# STEWART PLANNING

## TOWN & REGIONAL PLANNERS

First Floor CLA Building  
84 Theo Ben Gurirab Street  
Walvis Bay

P.O. Box 2095  
Tel: (064) 280 770  
Email: [otto@sp.com.na](mailto:otto@sp.com.na)

**Reference:** 3109WB

10 March 2022

Mega Stationers (Security School Properties)  
Owner/occupant of Erf 3057 Walvis Bay

Per mail: P.O. Box 2002  
Walvis Bay

Per email: [mega@iway.na](mailto:mega@iway.na)  
[megaaccounts@iway.na](mailto:megaaccounts@iway.na)

### **NOTICE TO NEIGHBOURS: PROPOSED CONSOLIDATION AND REZONING OF ERVEN 3109 AND 3124 WALVIS BAY**

Please take note that Stewart Planning – Town & Regional Planners has been appointed by the registered owner of Erven 3109 and 3124 Walvis Bay (C/o of Johnson Mabakeng and Sixth Street Street) to consolidate and rezone from “Single Residential” (1:300m<sup>2</sup>) to “Local Business” with consent to proceed with development while the consolidation/rezoning is in progress. The application will permit a new retail showroom and office with a related training centre and workshop.

The application is submitted in terms of the Urban and Regional Planning Act, 2018 (Act No.5 of 2018) and the Walvis Bay Zoning Scheme. The rezoning of land from residential to commercial use is a listed activity, and an application for an Environmental Clearance Certificate will be made in terms of the Environmental Management Act, 2007 (Act No.7 of 2007).

Please take note that –

- the complete application lie open for inspection at Room 101 of the Roads and Building Control Department of the Municipality of Walvis Bay situated at Civic Centre, Walvis Bay or can be downloaded from [www.sp.com.na/projects](http://www.sp.com.na/projects);
- Potential interested and affected parties are invited to register with Stewart Planning, and any person having comments or objections to any proposed application, may in writing lodge such objections and comments, together with the grounds thereof, with the Chief Executive Officer of the Municipality of Walvis Bay and with Stewart Planning;
- Registration and written comments or objections must be submitted before or on **17:00 Wednesday, 06 April 2022.**

If you have any questions, then please do not hesitate to contact my office.

Yours faithfully,

Johann Otto

Registered Town & Regional Planner in Training (NCTRP)



Tel: +264 64 280 773 | Email: [otto@sp.com.na](mailto:otto@sp.com.na)

**Local Authority:**

Chief Executive Office  
Municipality of Walvis Bay  
Private Bag 5017  
Walvis Bay

**Applicant:**

Stewart Planning  
P.O. Box 2095 Walvis Bay  
064 280 773  
[otto@sp.com.na](mailto:otto@sp.com.na)

# ANNEXURE D

**Comments from the owner of Erf 3212 Walvis Bay**

**Comments from the owner of Erf 3111 Walvis Bay**

**Comments from the owner of Erf 3213 Walvis Bay**

## Comments from the owner of Erf 3212 Walvis Bay

**Johann Otto**

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**From:** Johann Otto  
**Sent:** 10 March 2022 12:58  
**To:** Peter Carlson; Chandre Maletzky  
**Cc:** 'Kasper Hermanus (hkasper@mweb.co.za) (hkasper@mweb.co.za)'; Andrew Ndeyanayi; helmuth.angula@hotmail.com  
**Subject:** RE: 7. Erf 3212 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Thanks Peter for the positive response. Any comment, whether it is negative or positive, is more than welcome. You may submit further comments should you wish to do so, otherwise you can simply ignore the notice.

Regards,  
Johann

**Johann Otto**  
*Town Planning Officer*

84 Theo Ben Gurirab Avenue | First Floor CLA Building | Box 2095 Walvis Bay  
Tel: (064) 280 773 | Email: [otto@sp.com.na](mailto:otto@sp.com.na) | Website: [www.sp.com.na](http://www.sp.com.na)

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**From:** Peter Carlson <Carlson@asp.com.na>  
**Sent:** 10 March 2022 12:50  
**To:** Johann Otto <otto@sp.com.na>; Chandre Maletzky <Chandre@asp.com.na>  
**Cc:** 'Kasper Hermanus (hkasper@mweb.co.za) (hkasper@mweb.co.za)' <hkasper@mweb.co.za>; Andrew Ndeyanayi <andrewndeyanayi@yahoo.com>; helmuth.angula@hotmail.com  
**Subject:** RE: 7. Erf 3212 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Thanks Johann

I take it one only responds with objections or comments. ASFP has neither of the two and actually welcomes the removal of the scrapyard and supports commercial development.

Regards

Peter Carlson

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**From:** Johann Otto <[otto@sp.com.na](mailto:otto@sp.com.na)>  
**Sent:** Thursday, 10 March, 2022 12:41  
**To:** Peter Carlson <[Carlson@asp.com.na](mailto:Carlson@asp.com.na)>; Chandre Maletzky <[Chandre@asp.com.na](mailto:Chandre@asp.com.na)>  
**Subject:** 7. Erf 3212 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Dear Peter and Chandre,

### **NOTICE TO THE OWNER/OCCUPANT OF ERF 3212 WALVIS BAY (ATLANTIC SEAFOOD PROCESSORS)**

I trust you are well? We have been appointed to consolidate and rezone the properties across Sixth Street from your offices. Please find attached notice letter and locality plan with regards to the proposed application. The deadline for comments and/or objections to the application is **before or on 17h00, 06 April 2022**. If you have any questions, then please do not hesitate to contact my office.

Yours sincerely,  
Johann

**Johann Otto**  
*Town Planning Officer*



84 Theo Ben Gurirab Avenue | First Floor CLA Building | Box 2095 Walvis Bay  
Tel: (064) 280 773 | Email: [otto@sp.com.na](mailto:otto@sp.com.na) | Website: [www.sp.com.na](http://www.sp.com.na)



# Comments from the owner of Erf 3111 Walvis Bay

**Johann Otto**

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**From:** shop@learning-namibia.com  
**Sent:** 05 April 2022 14:46  
**To:** Johann Otto  
**Subject:** RE: 5. Erf 3111 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

**Follow Up Flag:** Follow up  
**Flag Status:** Completed

Thanks Johann

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**From:** Johann Otto <otto@sp.com.na>  
**Sent:** Tuesday, April 5, 2022 2:20 PM  
**To:** shop@learning-namibia.com  
**Subject:** RE: 5. Erf 3111 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Thanks Chao-lin.

Your "no objection" response including your concern for your safety will be noted in my report.

Regards,  
Johann

**Johann Otto**  
*Town Planning Officer*

84 Theo Ben Gurirab Avenue | First Floor CLA Building | Box 2095 Walvis Bay  
Tel: (064) 280 773 | Email: [otto@sp.com.na](mailto:otto@sp.com.na) | Website: [www.sp.com.na](http://www.sp.com.na)

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**From:** [shop@learning-namibia.com](mailto:shop@learning-namibia.com) <[shop@learning-namibia.com](mailto:shop@learning-namibia.com)>  
**Sent:** 05 April 2022 14:02  
**To:** Johann Otto <[otto@sp.com.na](mailto:otto@sp.com.na)>  
**Subject:** RE: 5. Erf 3111 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Hi Johann

Thank you for the feedback, we don't really have objections and we are glad someone will develop the neighborhood. We are just hoping during their designing phase, they will consider our safety and avoid building platforms to ease the scaling of our walls.

Regards,

Chao-lin

---

**From:** Johann Otto <[otto@sp.com.na](mailto:otto@sp.com.na)>  
**Sent:** Tuesday, April 5, 2022 11:19 AM  
**To:** [shop@learning-namibia.com](mailto:shop@learning-namibia.com)  
**Subject:** FW: 5. Erf 3111 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Dear Chao-lin,



Please see below response to your two concerns from the owner. Please let me know if you still have concerns and whether you want to object to the proposal or not. Please note that I need to receive your response tomorrow before 17:00 in writing, by email or written letter.

Many thanks,  
Johann

**Johann Otto**  
*Town Planning Officer*

84 Theo Ben Gurirab Avenue | First Floor CLA Building | Box 2095 Walvis Bay  
Tel: (064) 280 773 | Email: [otto@sp.com.na](mailto:otto@sp.com.na) | Website: [www.sp.com.na](http://www.sp.com.na)

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**From:** Joern Wormsbaecher <[jw@re.com.na](mailto:jw@re.com.na)>  
**Sent:** 05 April 2022 11:13  
**To:** Johann Otto <[otto@sp.com.na](mailto:otto@sp.com.na)>  
**Cc:** Francois du Toit <[fdt@re.com.na](mailto:fdt@re.com.na)>  
**Subject:** RE: 5. Erf 3111 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Hi Johann,

Please find my answers to Chao-lin's questions below.

1. Our communications mast will pose no health issues what-so-ever. We will host normal VHF communication antennae, one seldomly used HF antenna, some receive antennae and some microwave links on there. The microwave links are the same everyone uses for home wifi. The signals will also not interfere with any other equipment close by.
2. The training facility will be double story, however, this will most probably only cover part of the back of MM signs. The back of leaning nation will only be single story or possible 1m higher than single story. Shifting the building away from the wall would unfortunately not be an option for us.

Kind regards

**Jörn Wormsbächer**  
Service Manager : Marine Department  
**Radio Electronic (Pty) Ltd**  
17 Fourteenth Road; P.O. Box 670  
Tel.: +264-64-207483; Fax: +264-64-206916  
Walvis Bay, Namibia



**RADIO ELECTRONIC**

Web page: [www.recc.com.na](http://www.recc.com.na)  RadioElectronic.Namibia

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**From:** Johann Otto <[otto@sp.com.na](mailto:otto@sp.com.na)>  
**Sent:** Tuesday, 05 April 2022 8:29 AM  
**To:** Joern Wormsbaecher <[jw@re.com.na](mailto:jw@re.com.na)>  
**Cc:** Francois du Toit <[fdt@re.com.na](mailto:fdt@re.com.na)>  
**Subject:** FW: 5. Erf 3111 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Hello Jörn,

I have found the following email in my junk folder for some reason. The owner of Learning Nation raised two concerns which we can respond to. For concern 1. I have no idea if there would be possible health issues or interferences? I do not think so, but could you perhaps advise? For concern 2, I do not think the proposed training centre will be a security issue. What do you think?

I look forward to your response to each concern.

Many thanks,  
Johann

**Johann Otto**  
*Town Planning Officer*

84 Theo Ben Gurirab Avenue | First Floor CLA Building | Box 2095 Walvis Bay  
Tel: (064) 280 773 | Email: [otto@sp.com.na](mailto:otto@sp.com.na) | Website: [www.sp.com.na](http://www.sp.com.na)

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**From:** [shop@learning-namibia.com](mailto:shop@learning-namibia.com) <[shop@learning-namibia.com](mailto:shop@learning-namibia.com)>

**Sent:** 10 March 2022 14:08

**To:** Johann Otto <[otto@sp.com.na](mailto:otto@sp.com.na)>

**Subject:** RE: 5. Erf 3111 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Hi Johann

Thank you for the email.

I only have 2 concerns with this:

1. Will the radio mast they plan to build have any health issues from the radio frequencies it emits? Also will it have any interferences with 4G cellular signal or wifi signals?
2. The other concern is the training centre they are building, how tall will the building be? We built so high so our house on top would be relatively safer from wall climbing criminals, if they build 1 or 2 stories high training centre next to us, that will act as a ladder for someone to scale our wall. Will they be able to shift the building slightly away from the wall so it won't act as a step ladder or have it closer to the 3110 erf?

Regards,

Chao-lin

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**From:** Johann Otto <[otto@sp.com.na](mailto:otto@sp.com.na)>

**Sent:** Thursday, March 10, 2022 12:41 PM

**To:** [shop@learning-namibia.com](mailto:shop@learning-namibia.com)

**Subject:** 5. Erf 3111 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Dear Chao-Lin,

**NOTICE TO THE OWNER OF ERF 3111 WALVIS BAY (SOPHIA INVESTMENTS THIRTEEN CC/LEARNING NATION NAMIBIA)**

As discussed yesterday, please find attached notice letter and locality plan with regards to the proposed consolidation/rezoning application. The deadline for comments and/or objections to the application is **before or on 17h00, 06 April 2022**. If you have any questions, then please do not hesitate to contact my office.

Yours sincerely,  
Johann

**Johann Otto**  
*Town Planning Officer*



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## Comments from the owner of Erf 3213 Walvis Bay

### Johann Otto

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**From:** Johann Otto  
**Sent:** 05 April 2022 11:59  
**To:** Joern Wormsbaecher  
**Cc:** Francois du Toit  
**Subject:** RE: 8. Erf 3213 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Thank you for the response Jörn.  
Kind regards,  
Johann

**Johann Otto**  
*Town Planning Officer*

84 Theo Ben Gurirab Avenue | First Floor CLA Building | Box 2095 Walvis Bay  
Tel: (064) 280 773 | Email: [otto@sp.com.na](mailto:otto@sp.com.na) | Website: [www.sp.com.na](http://www.sp.com.na)

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**From:** Joern Wormsbaecher <[jw@re.com.na](mailto:jw@re.com.na)>  
**Sent:** 05 April 2022 11:19  
**To:** Johann Otto <[otto@sp.com.na](mailto:otto@sp.com.na)>  
**Cc:** Francois du Toit <[fdt@re.com.na](mailto:fdt@re.com.na)>  
**Subject:** RE: 8. Erf 3213 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Hi Johann,

Responding to the "recommendation" below. Unfortunately we can't predict what the workers of the contractor will or will not do with the information they gather from looking around while constructing a double story building. I also wouldn't know how to limit the visibility. I will however mention the concern to the contractor, once we get to that stage. We are planning on allowing the contractors enough time to finish the construction by working within normal working hours.

Kind regards

**Jörn Wormsbächer**  
Service Manager : Marine Department  
**Radio Electronic (Pty) Ltd**  
17 Fourteenth Road; P.O. Box 670  
Tel.: +264-64-207483; Fax: +264-64-206916  
Walvis Bay, Namibia



**RADIO ELECTRONIC**

Web page: [www.rfcc.com.na](http://www.rfcc.com.na)  RadioElectronic.Namibia

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**From:** Johann Otto <[otto@sp.com.na](mailto:otto@sp.com.na)>  
**Sent:** Tuesday, 05 April 2022 8:41 AM  
**To:** Joern Wormsbaecher <[jw@re.com.na](mailto:jw@re.com.na)>  
**Cc:** Francois du Toit <[fdt@re.com.na](mailto:fdt@re.com.na)>

**Subject:** FW: 8. Erf 3213 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Hi Jörn,

Please take note of the email response from the residential neighbour across the road. Not an objection to your development, but rather a recommendation to (1) improve security during the construction phase and to (2) limit construction activity normal business hours during weekdays only.

Do you have any comments/response on these requirements? If happy with the requirements, these can be discussed with your appointed contractor.

Regards,  
Johann

**Johann Otto**  
*Town Planning Officer*

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**From:** Anchen Visser <[anchen@gendev.com.na](mailto:anchen@gendev.com.na)>  
**Sent:** 14 March 2022 12:45  
**To:** Johann Otto <[otto@sp.com.na](mailto:otto@sp.com.na)>  
**Subject:** RE: 8. Erf 3213 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Middag Johann

Dankie vir jou skrywe,

Ek gaan nou nie klagtes en besware indien nie, maar ek wil asb net graag die volgende onder jou aandag bring:

Wat my wel kommer, ek bly al tans 14 jaar in die huis en nog nooit was daar enige inbrake by my gewees nie, ek bly vrou alleen met my kinders dus is die bouers en voete wat daar gaan wees wel 'n kommer vir my veiligheid veral omdat dit ook meer as een verdieping gaan wees en mense vrylik insig sal he wat in en om my huis aangaan, so ook die bouery oor naweke en geraas wat nie ophou na ure nie, verkeer wat gaan toeneem met die bouery reg voor my ingang kan ek wel sien probleme gaan opduik.

Groete  
Anchen Visser

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**From:** Johann Otto <[otto@sp.com.na](mailto:otto@sp.com.na)>  
**Sent:** Thursday, 10 March 2022 12:41  
**To:** Anchen Visser <[anchen@gendev.com.na](mailto:anchen@gendev.com.na)>  
**Subject:** 8. Erf 3213 Walvis Bay: Notice to Neighbour: Proposed consolidation and Rezoning of Erven 3109 and 3124 Walvis Bay

Good day,

**NOTICE TO THE OWNER/OCCUPANT OF ERF 3213 WALVIS BAY (MR LG VISSER)**

Please find attached letter and locality plan. The deadline for comments and/or objections to the application is **before or on 17h00, 06 April 2022**. If you have any questions, then please do not hesitate to contact my office.

Yours sincerely,  
Johann

**Johann Otto**  
*Town Planning Officer*



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