

MUNICIPALITY OF HENTIES BAY

REF. NO : 7/3/2/2
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ENQUIRIES: Mr G Sinyepe
DATE : 2022/08/12



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Messrs Neral Investment
P O Box 61602
Windhoek
Namibia

Dear Sir/ Madam

RE: APPLICATION TO PURCHASE LAND HOUSING DEVELOPMENT (PORTION 117 SOUTH DUNE): MESSRS NERAL INVESTMENT [7/3/2/2]

Council consensus ad idem resolved by -

CO10/23/06/2022/05th/2022

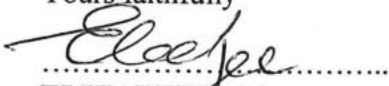
THAT

- a) In terms of section 30(1)(t) of the Local Authorities Act, 1992 (Act 23 of 1992) Council to consider Portion of remainder of the farm no.133 Hentiesbaai townlands, in extent 250 000 m² to be sold at a cost of N\$ 15.00 p/m² , amount to N\$ 3 750 000.00 (Three million seven hundred and fifty thousand Namibians dollars only).
- b) Council to consider alienation of 25 hectares of land to Messrs Neral Investment for the purpose of housing development.
- c) In accordance with Part XIII (Section 63) of the said Act 23 of 1992 which determines that prior to any alienation of land, the proposed alienation be advertised in the printed media once a week for two consecutive weeks in two newspapers circulating the area calling for objections at the developer's account.
- d) An EIA be conducted on the specific erf as it is undermined and an assessment be done for the establishment of housing development.
- e) All municipal services infrastructure be designed and constructed to the satisfaction of Council at developers cost.
- f) All statutory processes related to creation of the portions are for the account of the developers, including to statutory processes that need to be carried out in future.
- g) The alienation of the portion shall be subject to a 10% deposit of N\$ 375,000.00 (Three hundred seventy-five thousand Namibian dollar only) at the date of signing and the balance

of N\$ 3 375,000.00 (Three million three hundred and seventy five thousand Namibian dollars only) is payable at date of transfer within 90 days.

- h) Property to be developed within a time frame of thirty-six (36) months
- i) Institutional plots transferred to Council

Yours faithfully



ELIZABETH COETZEE
CHIEF EXECUTIVE OFFICER

