MUNICIPALITY OF HENTIES BAY

REF. NO : 17/4/2
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ENQUIRIES: Town planning
DATE : 2023/10/31

P O Box 61, Henties Bay NAMIBIA
TEL: (064) 502035
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Messrs Stewart Planning
P O Box 2095
84 Theo Ben Gurirab street
Walvis bay

Email: bruce@sp.com.na

Dear Sir/ Madam

RE: APPLICATION TO PURCHASE PORTION X OF THE PORTION OF KABELJOU & BENGUELA STREET, THE SUBSQUENT SUBDIVISION, CLOSURE & REZONING OF PORTION X FROM "STREET" TO PARASTATAL

Council *consensus as idem* resolved by

CO17/25/10/2023/09th/2023

RESOLVED THAT:

(a) In terms of Section 30(1)(t) of the Local Authorities Act, 1992 (Act 23 of 1992), the sale of portion X, portion of the Kabeljou & Benguela street reserve in extent of 369m² (of the public open space, named as Street) to Messrs ErongoRed by way of private treaty for the construction and development of a larger electrical substation building be approved;

(b) In terms of section 30 (1) (t) of the Local Authorities Act no. 23 of 1992, the sale of portion X (a portion of the street), in extent of 369 m²) by way of private treat to Messrs Erongo Red at a cost rate of N$ 50.00 p/m, at an estimated purchase price of N$ 18,450.00 (Eighteen thousand, four-hundred & fifty Namibian Dollars) at market related land price be approved;

(c) In terms of Section 87 & 88 of the Urban and Regional Planning Act, (Act no. 5 of 2018), as amended, read in conjunction with sections 105(1) (e) of the same Act no. 5 of 2018, the subdivision of portion x of Kabeljou & Benguela street reserve in extent of 369m² and remainder of the street be approved

(d) In terms of Section 87 & 88 of the Urban and Regional Planning Act, (Act no. 5 of 2018), as amended, read in conjunction with sections 105(1) (e) of the same Act no. 5 of 2018, the closure & subsequent rezoning of portion x of Kabeljou & Benguela street reserve in extent of 369m² from "Street" to "Parastatal", be approved;

(e) The intended alienation be advertised in two local newspapers for two consecutive weeks, the applicant to bear the cost for such placements in the printed media.

(f) The proposed Land development be conducted in accordance with the provisions of the Environmental Management Act of 2007, to comply with the requirements of Environmental Impact assessment (EIA).

(g) All statutory processes be implemented within the period of 36 months.

(h) Developers pay 10% of the purchase price upon approval and 90% within 90 days after initial approval.

(i) All municipal services infrastructure be designed and constructed to the satisfaction of the Council at the developers' cost.

Yours faithfully,

MUNICIPALITY OF HENTIESBAY
OFFICE OF THE TOWN CLERK
P.O. BOX 61
2023 -11- 08
MUNICIPALITY OF HENTIESBAY

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IGNASIA FLORENCIA NEIS
ACTING CHIEF EXECUTIVE OFFICER

MUNICIPALITY OF HENTIES BAY
NOTICE

INTENTION TO ALIENATE PORTION X (PORTION OF KABELJOU & BENGUELA STREET) SITUATED WITHIN HENTIESBAAI PROPOER TO MESSRS ERONGORED

By virtue of Council Resolution **CO17/25/10/2023/09th/2023** and in terms of Section 63 (2)(b) of the Local Authorities Act, (Act 23 of 1992) as amended, read in conjunction with Section 30 (1)(t) of the Local Authorities Act 1992 (Act 23 of 1992) as amended, notice is hereby given that the Municipal Council of Hentiesbaai intends to alienate portion X of Kabeljou & Benguela Street situated within Hentiesbaai proper, measuring 369m² at a cost of N$ 50.00 p/m² amounting to a total purchase price of N$ 18,450.00 (Eighteen thousand, four-hundred & fifty Namibian Dollars) by way of private treaty to Messrs ERONGORED for the construction and development of a high capacity electrical substation.

Further take note that the locality and the layout plan of the property lies open for inspection during office hours at the offices of the Municipal Council situated at the corner of Jakkalsputz Road and Nickey Iyambo Avenue.

Any person(s) having objection(s) to the intended alienation of the portion may lodge such objection(s) fully motivated to the undersigned, within fourteen (14) days after the second placement of the advert.

Chief Executive Officer
P O Box 61
Henties Bay