

**PROPOSED CREATION OF PUBLIC STREET ON THE REMAINDER OF PORTION 1 OF FARM 38 WALVIS BAY IN ERONGO REGION, NAMIBIA**

**Proof of written notice to the owners and occupiers of land adjacent to the site**

Kindly note that the proposed subdivision of portion 1 of farm 38 in Walvis Bay is a project under ownership by Walvis Bay Municipality. That proposed subdivision of portion 1 (portions 1-12) as depicted on the layout map was placed on hold by the Urban & Regional Planning Board as per the referral letter attached in the Background Information document (BID) levelled as annexure E.

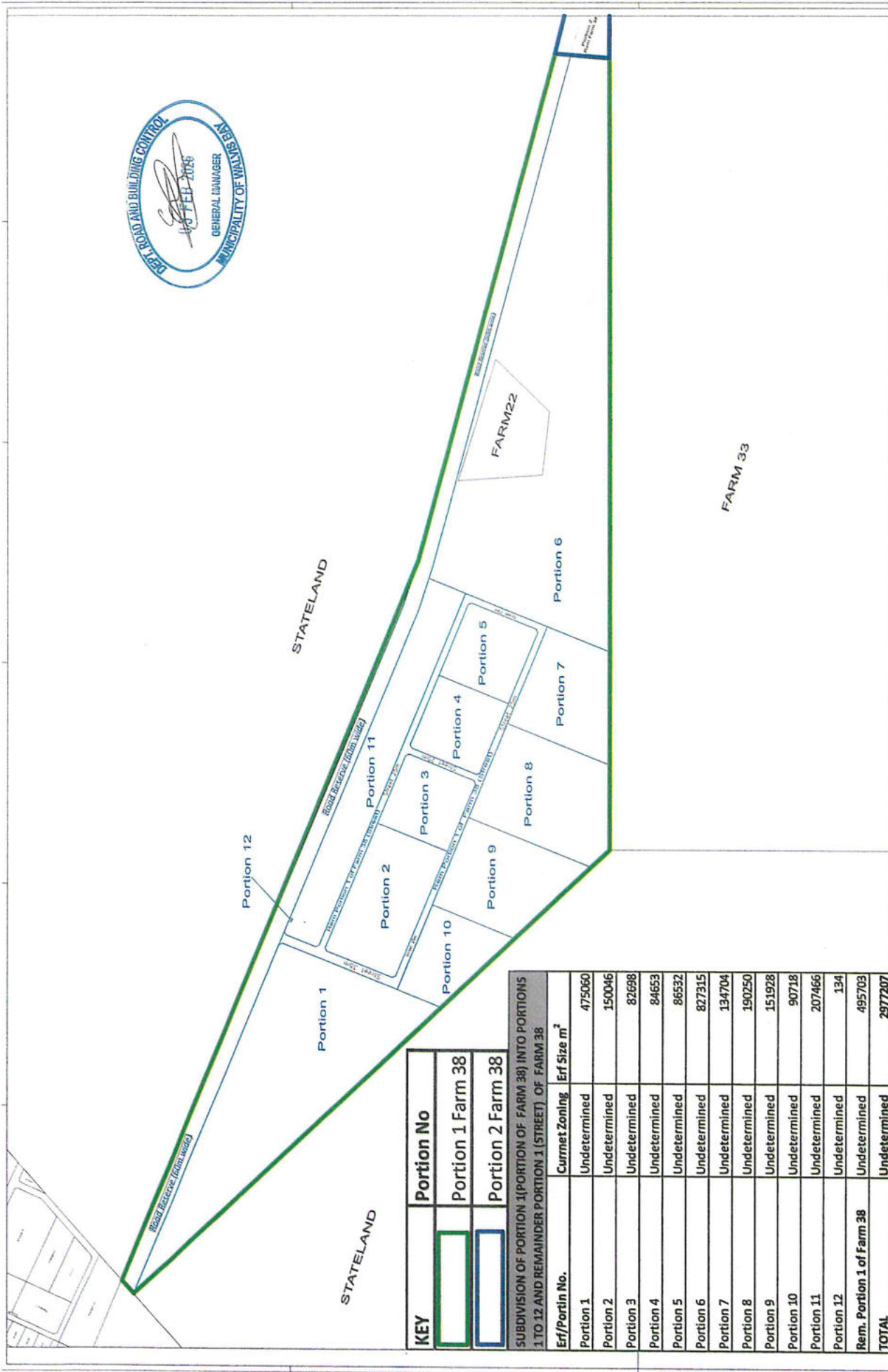
Consequently, since the subdivision application is on hold, that no development is under construction and **no implementation until such time when the current ECC application for Creation of Public Street on remainder of subdivided portion 1 of farm 38 is approved** and acquired.

This therefore means that there are no neighbouring developments on all subdivided portions (portion 1-12) as no development as commenced. **The legal owners and the only neighbouring developer for all portions created still remain as Walvis Bay Municipality.** However key bulk service stakeholders and/or service providers such as Walvis Bay Municipality engineering department, Environmental health division, Nam water and Roads Authority as listed under regulation 22 were informed, notified and their aware of the project. But no comments were received.

Verified and certified by:



Nyepez Consultancy cc



KEY	Portion No
<span style="border: 2px solid green; display: inline-block; width: 20px; height: 10px;"></span>	Portion 1 Farm 38
<span style="border: 2px solid blue; display: inline-block; width: 20px; height: 10px;"></span>	Portion 2 Farm 38

SUBDIVISION OF PORTION 1 (STREET) OF FARM 38		
Erf/Portin No.	Current Zoning	Erf Size m <sup>2</sup>
Portion 1	Undetermined	475060
Portion 2	Undetermined	150046
Portion 3	Undetermined	82698
Portion 4	Undetermined	84653
Portion 5	Undetermined	86532
Portion 6	Undetermined	827315
Portion 7	Undetermined	134704
Portion 8	Undetermined	190250
Portion 9	Undetermined	151928
Portion 10	Undetermined	90718
Portion 11	Undetermined	207466
Portion 12	Undetermined	134
Rem. Portion 1 of Farm 38	Undetermined	495703
<b>TOTAL</b>	<b>Undetermined</b>	<b>2977207</b>

Municipality of Walvisbay  
Department of Roads and Building Control  
Private Bag 2017  
Walvisbaai  
Tel: 06-55-201351  
Fax: 06-55-208105

DATE CREATED: 05/02/2018  
DRAWN: J. LAMRECE  
CHECKED: O. KLEIN  
STATUS: [ ]  
SCALE: 1:12500  
DRAWING NUMBER: SUBP/13/17

TITLE:  
Subdivision of Portion 1 (a Portion of Farm 38) into Portions 1 to 12 and Remainder Portion 1 (Street)

**From:** sinyepe gift <gsinyepe@yahoo.co.uk>  
**Sent:** Monday, 2 March 2026 11:51 am  
**To:** Ephraim Nambahu <enambahu@walvisbaycc.org.na>; David Uushona <duushona@walvisbaycc.org.na>; Lovisa Hailaula <lhailaula@walvisbaycc.org.na>; Melissa Otto <melissa@sp.com.na>; nghifikuaf@ra.org.na; kamburonaj@namwater.com.na; ShaningwaO@namwater.com.na; Abisai Konstantinus <abisai@ndatara.com>  
**Subject:** REQUEST FOR COMMENTS FOR THE PROPOSED PUBLIC STREET CREATION ON REMAINDER OF PORTION 1 OF FARM 38

Good morning Colleagues.

I hereby write to represent Nyeppez Consultancy cc an EAP appointed to conduct an EIA for the proposed Creation of Public Street on Portion 1 of farm 38, a project aimed at providing access streets for the proposed and recommended subdivision of portion 1 of farm 38.

Attached is the project Background Information and Scoping Report to be submitted to the Ministry of Environment, Forestry and Tourism. This communication also serves a part of a wider Public Consultation in regard to the proposed Creation of Public Street. As identified key stakeholders in the proposed development. You are therefore requested to provide any comments (if any) with regard to this project. Your comments should be received on or before 09th March 2026. A public Consultation meeting is scheduled to takeplace on 05th March 2026 at the Walvis bay Council hall.

Thank you

Kind regards

Gift (Nyeppez Consultancy cc)