

## **Proof of written notice to the owners and occupiers of land adjacent to the site where the activity is or is to be undertaken or to any alternative site**

Erf 3291 Omulunga extension is adjacent to the following properties

<b>Property No</b>	<b>Owner</b>
<b>Erf 758</b>	Nhgiwewelekwa Rauna
<b>Erf 759</b>	vacant
<b>Erf 760</b>	Hilka Nhinamwaami
<b>Erf 761</b>	vacant
<b>Erf 798</b>	Selma N Uukongo
<b>Erf 803</b>	vacant
<b>Erf 819</b>	vacant
<b>Erf 820</b>	H Amutenya

During the early planning stage (April 2025), the town planner (JTH Urban and Regional Planners) wrote to all the neighbours requesting for input or objections. Majority of the property owners indicated that they have no objections and only one gave concerns on the nature of activities to be operated on the premises.

As part of the EIA study, the EAP also published a notice in the newspapers and placed notices to inform all Interested and Affected Parties and wrote letters to adjacent properties requesting also for input and objection.

**Herein find attached copy of the letter sent by Green Gain Consultants cc and Copies of letters sent by the Town Planner to the owners of adjacent properties.**

The Owner of Erf .....  
Street Name:.....  
Extension 1  
Outapi, Namibia

20 June 2025

**EIA study for the proposed Rezoning of Erf 2419, Omulunga Extension 2, Grootfontein, from Residential 1 to Business**

The owner of Erf 2419, Omulunga Extension 2 intends to apply for Rezoning of this property from Residential to Business for the establishment of a Shopping Complex.

In terms of the Environmental Management Act (EMA) No. 7 of 2007 (Schedule 5.1) and its regulations (GN No. 30 of 2012), *the rezoning of land from Residential use to Industrial or Commercial use;* cannot be undertaken without any EIA being undertaken and an ECC being obtained.

Green Gain Consultants cc was appointed by JTH Urban and Regional Planners to conduct the required Environmental Impacts Assessment (EIA) study and apply for the ECC for the proposed activities.

As part of the EIA study, the EAP is required to obtain input from owners and occupiers of land adjacent to the site where the activity is taking place. We have learned that you were already contacted by the town planner during the planning stage and that you have indicated no objections.

Against this background, we are hereby writing to inform you that an application for Clearance Certificate (ECC) will be submitted to the MEFT for the proposed rezoning of Erf. 2419 from Single Residential to Business. Herewith, find attached the Background Information Document (BID) is hereto attached for your easier reference.

Should you have further input or comments, kindly forward it to us as soon as possible.

Yours faithfully.



Joseph Kondja Amushila  
+26481-1422927

**Environmental Assessment Practitioner**

25<sup>th</sup> April 2025

**COMMENTS BY OF AFFECTED NEIGHBOURS**

Take notice that **John Heita, Urban & Regional Planners cc** intends applying to the Grootfontein Municipality on behalf of the owner of Erf 2419, Omulunga Extension 2, for:

- o **The rezoning of Erf 2419, Omulunga, from "residential zone II" with a density of 1 dwelling per 300m<sup>2</sup> to "Business II" with a bulk of 2.**

Erf 2419, Omulunga is located at Omulunga Extension 2, on the south side of Wilfried Eigowab Street, approximately 300m from the industrial area. Erf 2419, Omulunga Extension 2 is 2433m<sup>2</sup> in extent. The present zone allows for the construction of eight (8) dwelling houses on the erf. The proposed zoning will allow for the construction of mixed developments comprising of shops, restaurants, offices and some residential units.

The Erf is currently vacant. Parking requirements in terms of the Grootfontein Town Planning Scheme will be met.

You are invited to comment on these proposals before the 24<sup>th</sup> of May 2025. Comments or objections may be provided to the address appearing on the letterhead and to the Department of Technical Services and Planning, Grootfontein Municipality, Box 23, Grootfontein; [itlungameni@grootfonteinmun.com.na](mailto:itlungameni@grootfonteinmun.com.na) or [itlungameni@gmail.com](mailto:itlungameni@gmail.com). Should no response be received, it will be taken to mean that you have no objections to the proposals.

Dated at Windhoek on this 2<sup>nd</sup> day of April 2025.

**John Heita TRP**  
**jhe@iway.na**  
**PO Box 4470, Windhoek**

1. *Nghuwewelekwa, P... owner of Erf 758; 759; 760; 761; 798; 803; 819 and 820, Omulunga Extension 2 - Please mark with a circle the applicable erf.*

- Have no objections to the proposed
  - ~~Object to the proposal for the following reasons~~

.....  
.....  
(Please delete what does not apply).

Signed: *Nghuwewelekwa*.....

Date: *15-05-2025*

Receipt of Notice I acknowledge receipt of this notice on the *15* day of *May*.....2025.

Signed: *Nghuwewelekwa*.....



Cell. +264 811 229 272  
Email. jhe@iway.na  
P.O. Box 4470, Windhoek  
NAMIBIA

**COMMENTS BY OF AFFECTED NEIGHBOURS**

**2<sup>nd</sup> April 2025**

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The Erf is currently vacant. Parking requirements in terms of the Grootfontein Town Planning Scheme will be met.

You are invited to comment on these proposals before the 25<sup>th</sup> of April 2025. Comments or objections may be provided to the address appearing on the letterhead and to the Department of Technical Services and Planning, Grootfontein Municipality, Box 23, Grootfontein; [itlungameni@grootfonteinmun.com.na](mailto:itlungameni@grootfonteinmun.com.na) or [itlungameni@gmail.com](mailto:itlungameni@gmail.com). Should no response be received it will be taken to mean that you have no objections to the proposals.

Dated at Windhoek on this 20<sup>th</sup> day of March 2025.

**John Heita TRP**

**jhe@iway.na**

**PO Box 4470, Windhoek**

1. *Hilka Nghimwona* owner of Erf 758; 759; ~~760~~; 761; 798; 803; 819 and 820, Omulunga Extension 2 - Please mark with a circle the applicable erf:

- Have no objections to the proposed
- Object to the proposal for the following reasons

.....  
.....  
(Please delete what does not apply).

Signed: *[Signature]*

Date: *16.04.2025*

Receipt of Notice I acknowledge receipt of this notice on the .... day of .....2018.

Signed: .....

2<sup>nd</sup> April 2025

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The Erf is currently vacant. Parking requirements in terms of the Grootfontein Town Planning Scheme will be met.

You are invited to comment on these proposals before the 25<sup>th</sup> of April 2025. Comments or objections may be provided to the address appearing on the letterhead and to the Department of Technical Services and Planning, Grootfontein Municipality, Box 23, Grootfontein: [itlungameni@grootfonteinmun.com.na](mailto:itlungameni@grootfonteinmun.com.na) or [itlungameni@gmail.com](mailto:itlungameni@gmail.com). Should no response be received it will be taken to mean that you have no objections to the proposals.

Dated at Windhoek on this 20<sup>th</sup> day of March 2025.

**John Heita TRP**  
[jhe@iway.na](mailto:jhe@iway.na)  
PO Box 4470, Windhoek

1. Selma N. Uukongo owner of Erf 758; 759; 760; 761; (798) 803; 819 and 820, Omulunga Extension 2 - Please mark with a circle the applicable erf:

- o  Have no objections to the proposed
- o  Object to the proposal for the following reasons

.....  
.....  
(Please delete what does not apply).

Signed: Selma N. Uukongo

Date: 10 04 25

Receipt of Notice I acknowledge receipt of this notice on the .... day of ..... 2018.

Signed: .....

2<sup>nd</sup> April 2025

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You are invited to comment on these proposals before the 25<sup>th</sup> of April 2025. Comments or objections may be provided to the address appearing on the letterhead and to the Department of Technical Services and Planning, Grootfontein Municipality, Box 23, Grootfontein; [itlung@ameni@grootfonteinmun.com.na](mailto:itlung@ameni@grootfonteinmun.com.na) or [itlung@ameni@gmail.com](mailto:itlung@ameni@gmail.com). Should no response be received, it will be taken to mean that you have no objections to the proposals.

Dated at Windhoek on this 2<sup>nd</sup> day of April 2025.

**John Heita TRP**  
**jhe@iway.na**  
**PO Box 4470, Windhoek**

I, It. Amutenya owner of Erf 758; 759; 760; 761; 798; 803; 819 and 820 Omulunga Extension 2 - Please mark with a circle the applicable erf.

- Have no objections to the proposed
  - Object to the proposal for the following reasons

.....

(Please delete what does not apply).

Signed: It. Amutenya

Date: 07-04-2025

Receipt of Notice I acknowledge receipt of this notice on the 05 day of April 2025

Signed: It. Amutenya