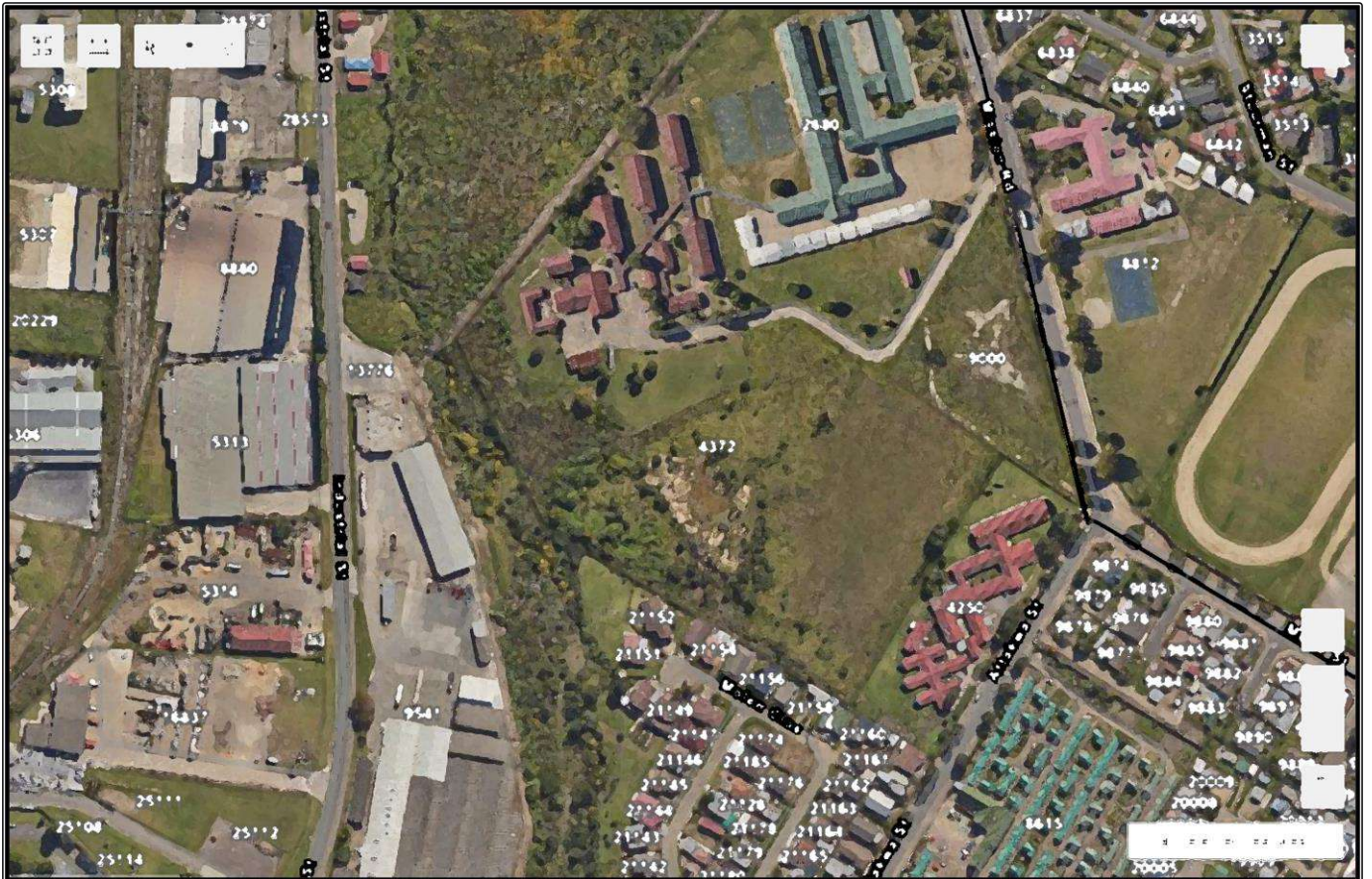


ERF 4372, GEORGE
CONSENT USE APPLICATION
TO ALLOW A FREE STANDING
BASE TELECOMMUNICATION STATION



HIGH WAVE
CONSULTANTS

MAY 2023

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DEFINITIONS:

FOR THE PURPOSE OF THIS APPLICATION, AND UNLESS IT APPEARS OTHERWISE IN THE TEXT, THE TERMS USED HEREIN ARE AS FOLLOWS:

PROPERTY:

ERF 4372, GEORGE IN THE GEORGE MUNICIPALITY, PROVINCE OF THE WESTERN CAPE.

CLIENT:

TELCO TOWERS (PTY) LTD

APPLICANT:

HIGHWAVE CONSULTANTS (PTY) LTD

OWNER:

PROVINCIAL GOVERNMENT – WESTERN CAPE

ABBREVIATIONS:

FOR THE PURPOSE OF THIS APPLICATION, AND UNLESS IT APPEARS OTHERWISE IN THE TEXT, THE TERMS USED HEREIN ARE AS FOLLOWS:

ABOVE GROUND LEVEL:

Referred to as (AGL)

LUPA:

Land Use Planning Act (Act 3 of 2014)

RBTS:

Rooftop Base Telecommunications Station as defined in the George Integrated Zoning Scheme (GIZS).

FSBTS:

Freestanding Base Telecommunication Station as defined in the George Integrated Zoning Scheme (GIZS).

TI

Telecommunication Infrastructure as defined in the George Integrated Zoning Scheme (GIZS)

TOA

Top of Antenna

1. THE APPLICATION

Application is hereby made on behalf of our client Telco Towers (Pty) LTD to allow the following on Erf 4372, George.

- **Consent Use Application** in terms of Section 15(2)(o) of the George Municipal Land Use Planning By-Law to allow the additional use of freestanding base telecommunication station with a 25m monopole mast on Erf 4372, George.

2. PROPERTY DESCRIPTION, SIZE AND OWNERSHIP

The subject property relating to the application is identified as Erf 4372, George with an extent 4.3486 Ha (Four comma Three Four Eight Six hectares). The property is situated in the Levallia area which forms part of the George Municipality in the Western Cape Province. The property is situated on Mission Road and is currently owned by the **Provincial Government-Western Cape**. A copy of the Title Deed for Erf 4372, George containing the details outlined below is contained in Annexure A. (*Annexure A: Title Deed*)

TITLE DEED DESCRIPTION:	ERF 4372, GEORGE IN THE MUNICIPALITY AND DIVISION OF GEORGE, WESTERN CAPE PROVINCE
TITLE DEED NUMBER:	T59404/2012
TITLE DEED RESTRICTIONS:	None.
PROPERTY SIZE:	4.3486 Ha (Four comma Three Four Eight Six hectares) (<i>Annexure D: SG Diagram</i>)
ZONING:	COMMUNITY ZONE 1 (CZ1)
PROPERTY OWNER:	PROVINCIAL GOVERNMENT-WESTERN CAPE
SERVITUDES:	None - The proposed developments do not encroach or have an impact on the Registered servitude.

3. CONTEXTUAL INFORMANTS

a. Locality

The concerned property is identified as Erf 4372, George situated in George (hereafter referred to as the “property”), as previously mentioned the property is situated on Mission Road.

b. Land Use

The property is currently zoned Community Zone 1 and being used as a place of instruction. Community Zone 1 land use does not permit the proposed development as a primary use in terms of the applicable legislation. A consent use application is required for the proposed development.



Fig. 1 – Zoning Map

The properties in close proximity are mostly residential to the south and the properties to the north are zoned Community Zone 1 as well.

4. DEVELOPMENT PROPOSAL

a. Development

It is the intention of our client to apply for the consent use to allow the additional use of a freestanding base telecommunication station on the property. The application entails the following proposed development parameters:

- Erection of a 25m monopole mast situated on the north-eastern boundary of the Property.
- Installation of 9 triband antennae on the proposed 25m mast.
- Installation of 3 transmission dishes on the proposed 25m mast.
- 3 x equipment containers.
- Lightning spike and Navigation lights.
- The mast & equipment containers will be placed inside a 8m (L) x 8m (W) compound enclosed off by a 2.4m steel palisade fence.

(Please refer to attached Annexure E – DRAWINGS)

b. Consent Use

The development proposal entails the application for the Consent Use in order to allow the use of a freestanding base telecommunication station on the Property. Consent Uses are set in place to allow additional uses that are not specified as a primary use in the Zoning Scheme and the development is of such scale that a rezoning of the property is not necessary. The application necessitates the consent use to allow the additional use of a freestanding base telecommunication station.

c. Access

Access to the proposed freestanding base station will be obtained from within the property. The existing point of access will be utilised.

d. Security

The proposed freestanding structure will be constructed on the Property and fenced off separately. The telecommunications radio and transmission equipment will be installed

inside alarm monitored containers; these containers are secure as they are always locked. The antennae will be located approximately 14m above ground level and are inaccessible to the public. A mast gate with a high security lock will be installed ensuring increased security to mast. Access to the equipment and antennae will be limited to registered and qualified personnel only. Health and safety legislation also require restrictive security signage (0, 4 x 0,5m) to be attached to access gate, containers and mast door.

The above safety and security measures have been put in place by telecommunication operators and legal entities to prevent access to the public and greatly reduce vandalism of the equipment.

e. Electricity Requirements

Electricity supply will be obtained from the available on-site supply, technological advances have also seen current telecommunications equipment reduce their electricity usage. Our client is also willing to upgrade the current line of the school should it be deemed necessary.

f. Environmental

Environmental and social sustainability are regulated by *The National Environmental Management Act (Act 107 OF 1998) (NEMA)* - published in Government Notice No. R324. When read together with the National Environmental Management Act Regulations Listing Notice 3 of 2017 (promulgated April 2017), an Environmental Impact Assessment (EIA) or Environmental Authorization (EA) is only applicable in the following circumstances:

The development of masts or towers of any material or type used for telecommunication broadcasting or radio transmission purposes where the mast or tower:

- i) is to be placed on a site not previously used for this purpose; and*
- ii) will exceed 15 metres in height*

But excluding attachments to existing buildings and masts on rooftops.

The requirements in the Western Cape are defined in NEMA Listing Notice 3 of 2017:

(f) In Western Cape:

- i) *All areas outside urban areas; or*
- ii) *Areas designated for conservation use in Spatial Development Frameworks adopted by the competent authority, or zoned for a conservation purpose, within urban areas.*

As this site falls inside the urban area in George, Highwave Consultants are of the opinion that this venture does not trigger any listed activities in terms of the NEMA Regulations. Highwave Consultants is willing to request official confirmation from the relevant authority if the municipality requests it.

5. MOTIVATION

a. Background

George Secondary was approached by our client and accepted an offer to erect a 25m monopole Freestanding Base Telecommunication station on the Property. The Property is zoned as Community Zone 1 and does not allow the development of a Freestanding Base Telecommunication station as a primary use hence the application for a consent use to allow the additional use of the proposed development.

Over recent years' cellular communication in South Africa has evolved from merely a means of convenience to an essential business tool, means of communication and safety measure. Initial high tariff rates limited the accessibility of the product and its service. However, over time more reasonable consumer tariffs and packages have been introduced, making cellular communications more accessible to a much larger sector of the population.

Data usage on the mobile networks is also becoming faster, more affordable, and more accessible. User behaviour patterns are continuously changing in reaction to cheap internet, new data intensive smartphones, data intensive applications and websites, and an increasingly social-media-driven society.

The current cellular infrastructure is not equipped to handle the development trend of technology.

Cellular service providers are taking steps to improve their network by keeping abreast with the advances in communication technology and providing increased capacity in terms of coverage in the areas where there is an increased demand. ATC strives to make this technology available to a wider spectrum of the population.

Newer technology such as LTE provides faster internet to more users which alleviates the pressure on the base station, however its range is very limited. A single old generation GSM voice based base station could cover dozens of kilometres. The new LTE base stations have a much larger coverage range that depends on the number of users.

The proposed erection of the Freestanding Base Telecommunication station will **NOT** have an impact on parking, coverage or floor factor as described in the applicable Scheme Regulations.

b. Physical Characteristics

RF Engineers are subject matter experts and identify sites by utilizing a specific set of engineering rules and principles, the Property was identified as a prime position on the following premise:

- Property offers the optimal position situated between existing and planned base stations to provide efficient data and voice coverage.
- Surrounding geographical aspects are in line with the requirements.
- Minimized physical, natural and visual impact.
- Ability to reduce the number of base stations in the surrounding areas.
- Ability to provide sufficient security to the equipment.
- Capacity to share infrastructure with majority of the operators.
- Sufficient space to erect a freestanding base telecommunications station.

In order to achieve the optimal data and voice coverage objectives base stations in this specific area needs to be approximately 500m apart on average, this is due to the density of the surrounding areas as well as geographical and physical features. The fresnaye effect also influences the quality of the voice and data coverage caused by the amount of steel and concrete of the buildings in the surrounding area, this results in a reduced coverage area.



Fig. 2 – Erf Layout Map

Community Zone I (CZI)		
<p><i>The objective of this zone is to provide for educational facilities of all kinds, but controlled provision is made for other compatible community uses.</i></p>	Primary use	Consent uses
	<ul style="list-style-type: none"> Place of instruction 	<ul style="list-style-type: none"> Conference facility Freestanding base telecommunication station Institution Place of assembly Rooftop base telecommunication station

Fig. 3 – Community Zone 1 (CZ1) - GLZS Development Parameters

“PLACE OF INSTRUCTION”:	
Land use description: “ <i>place of instruction</i> ” means—	
(a)	a place for education or training at pre-school, school or post-school levels, including—
(i)	crèche;
(ii)	nursery school;
(iii)	primary school;
(iv)	secondary school;
(v)	college;
(vi)	university; or
(vii)	research institute; and
(d)	Building lines
(i)	The street building line is at least 5 metres.
(ii)	Side and rear building lines are at least 5 metres.
(iii)	The general building line encroachments in this by-law apply.

Fig. 4 – Place of Instruction - GIZS Development Parameters

“FREESTANDING BASE TELECOMMUNICATION STATION”
Land use description: “ <i>freestanding base telecommunication station</i> ” means a freestanding support structure on land or anchored to land and used for telecommunication infrastructure to transmit or receive electronic communication signals, and may include any access roads to such facility.
Development parameters: The development parameters applicable to “utility service” apply.

Fig. 5 – Freestanding Base Telecommunication Station - GIZS Development Parameters

“UTILITY SERVICE”
Land use description: “ <i>utility service</i> ” means a use or infrastructure that is required to provide engineering and associated services for the proper functioning of urban development and—
(a) includes a water reservoir and purification works, electricity substation, storm water retention facilities, and a waste-water pump station and treatment works, rooftop base telecommunication station and freestanding base telecommunication station; and
(b) does not include renewable energy structures or transport use; and
(c) provided that a road is not regarded as a utility service.
Development parameters: As determined by the Municipality.

Fig. 6 – Utility Services - GIZS Development Parameters

c. Title Deed Restrictions

In respect of Erf 4372, George it was found that there are NO restrictive title deed conditions contained in title deed no. T59404/2012 that needs to be removed. ***(Please refer to the attached conveyancer certificate)***

d. Health

Current research on telecommunications base stations has reached a point whereby scientists are satisfied that base stations do not pose a health threat. Research on handsets is however ongoing, as it is deemed that placing the handset against your head could pose a greater threat to health. Mobile phones are low powered radiofrequency transmitters. They operate at frequencies between 450 and 2700 MHz. The handset only transmits power when turned on. Using the phone in areas of good reception decreases exposure as it allows the phone to transmit at reduced power.

Radio waves are emitted by numerous instruments including microwave ovens and television screens inside our households. Walking along any street exposes us to RF emissions. RF emissions are part of modern-day society and scientists continuously monitor the impacts of these.

ICNIRP (International Commission on Non-Ionizing Radiation Protection), an independent scientific organization established in 1992 published guidelines providing a means of limiting and guiding human exposure to electromagnetic fields. These guidelines have become the world standard for human exposure to electromagnetic fields. ICNIRP considers both the thermal and non-thermal effects of RF exposures as well as all other identified hazards of RF exposure. Cellular equipment needs to comply with all the regulations of ICNIRP as well as the WHO and also National Legislation governing the use of this equipment and the emissions of radio waves. ICNIRP allows for an exposure measurement level of 41.000 (v/m) within a distance of 15m from the antennae. Cellular operator antennae operate at a level of not more than 0.04 (v/m) within a distance of 15m, in laymen's terms the levels are approximately 1/1000th of the prescribed exposure levels. It is therefore clear that the installation of these antennae does not pose a health risk. Cellular companies monitor the health impact of their base stations carefully, and spend large sums of money researching this topic annually.

South Africa's Department of Health has also published EMF exposure limit guidelines. These are based on guidelines endorsed by the ICNIRP. Emissions from all existing and proposed base stations are following these guidelines and are far below international standards.

A statement made by the Department of Health dated 19 January 2018 on the Health Effects of cellular communications base stations states the following (see letter attached in application):

" Considering the very low exposure levels and research results collected to date, there is no convincing scientific evidence that the weak RF signals from base stations and wireless networks cause adverse health effects".

Also mentioned in the statement of the Department of Health another WHO fact sheet was published in June 2011 and reviewed in October 2014 (i.e. *Electromagnetic fields and public health: mobile phones* viewable online at <http://www.who.int/mediacentre/factsheets/fs193/en/>) and subsequently concluded the following:

"A large number of studies have been performed over the last two decades to assess whether mobile phones pose a potential health risk. To date, no adverse health effects have been established as being caused by mobile phone use."

Further on in the document (attached in application), the Department of Health goes on to say that:

"The Department is therefore satisfied that the health of the general public is not being compromised by their exposure to the microwave emissions of cellular base stations. This also means that local and other authorities, in considering the environmental impact of any particular base station, do not need to and should not attempt, from a public health point of view, to set any restrictions with respect to parameters such as distance to the mast, duration of exposure, height of the mast, etc."

The following is an extract from www.arpansa.gov.au and clearly differentiate between two types of radiation, one can cause harm to the human body and the other one pose no threat to the human health. The name of the two are:

- **Ionising Radiation**

This type of radiation refers to the type that carries enough energy to cause ionisations in atoms. This is a much stronger type of radiation compared to non-ionising radiation. This is the dangerous type that you typically will find in gamma rays, x-rays, etc.

- **Non-Ionising Radiation**

This type of radiation refers to types of radiation that do not have enough energy to cause ionisation of the atoms. These types of radiation are the “every day” radiation that everyone experience such as infrared, microwaves and do not have enough energy to cause harm.

It is proven that the proposed cell mast development and every other freestanding base telecommunication station utilise **non-ionising** radiation. The health of the public will not be in danger as the 50m Safety Zone is in effect to make sure that there are no one in direct line with the antennas of the mast.

The promulgated George Municipality: Town Planning Policy on Base Telecommunication Station Infrastructure, 2023 thoroughly addresses health concerns by the implementation of public safety exposure zones. Policy Focus Area A: Evaluation Parameter 1 reads as follows:

“No application for base telecommunication station infrastructure may be approved or permitted where there is a residential, educational or health facility within a 50-metre zone directly in front of the antennae. In the case of office buildings, no antenna or mast will be permitted where there are similar uses in adjacent buildings.”

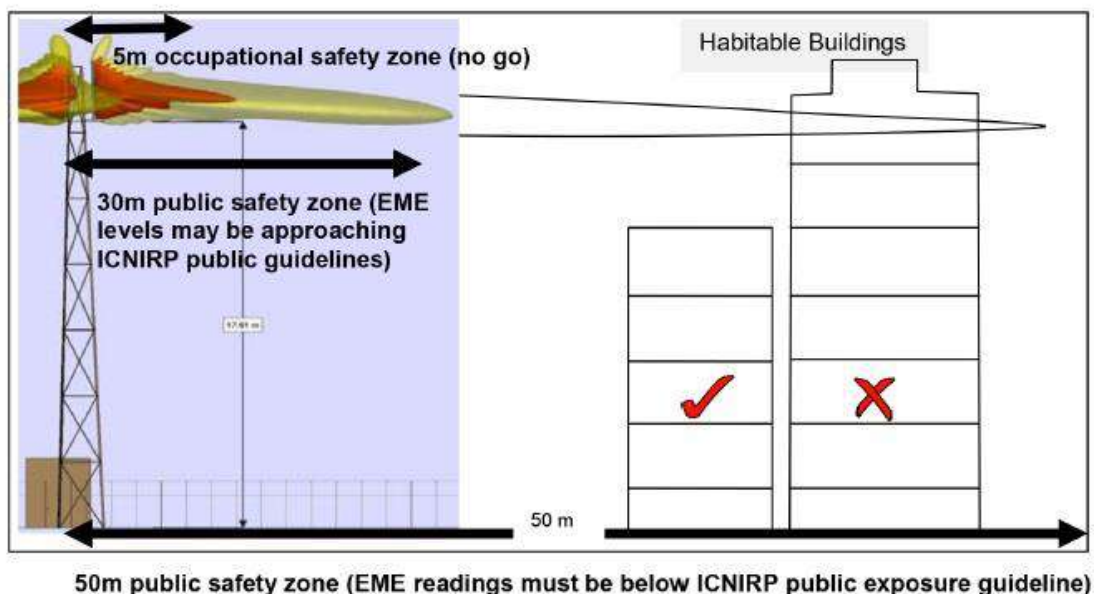


Fig. 7 – 50m Health Radius (George Municipality: Town Planning Policy on Base Telecommunication Station Infrastructure, 2023).

The placement of the antennas on the freestanding base telecommunication station will be of sort that there will be no habitable building in line within a 50m range thus falling in line with the 50m safety zone. Please see the Google Earth insert below illustrating the 5m radius and 50m radius on the following page.



Fig. 8 – 5m radius (indicated by blue circle) and 50m radius (indicated by black circle Google Earth insert).

The application property boundaries are indicated by the red lines.

The surrounding properties' boundaries are indicated by the yellow lines.

Figure 8 indicates that the proposed mast is in line with both the 5m and 50m public exposure zones as indicated in the above-mentioned policy and insert. No habitable building will be located in line within a 50m range of the antennas of the proposed mast. We therefore do not anticipate any health risks. The applicable legislation clearly stipulates and defines the 50m Safety Zone and the effect on all buildings outside this buffer is considered as very low as it falls outside this area.

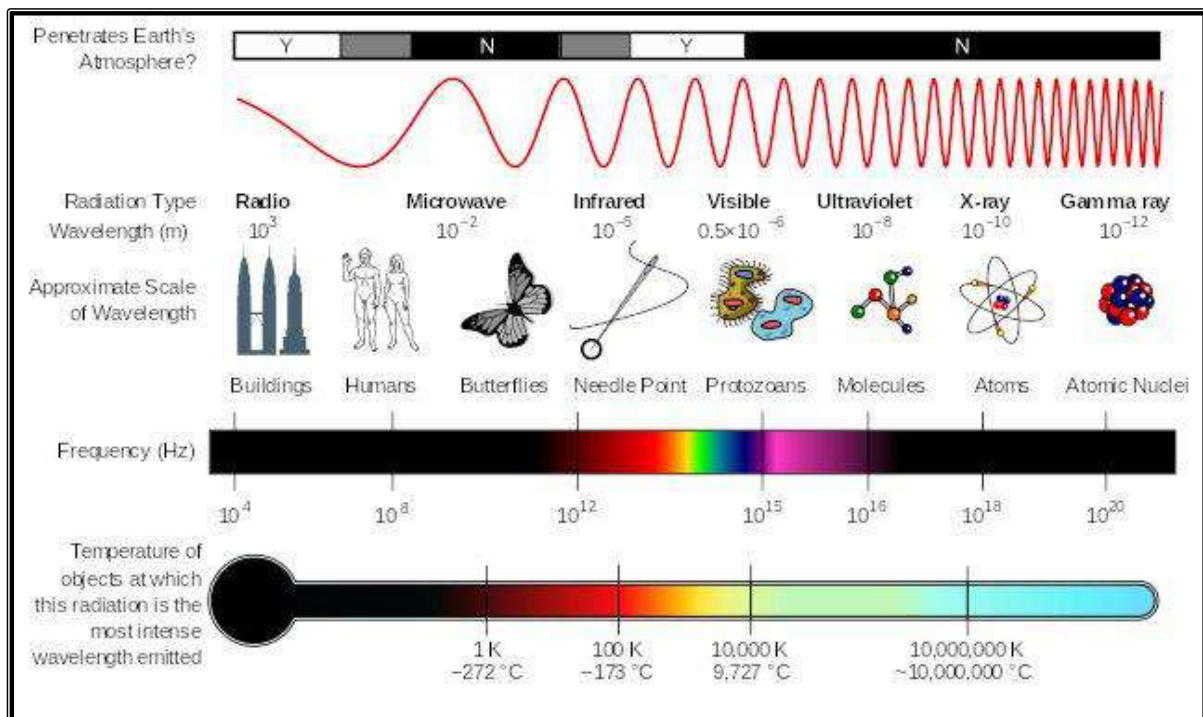
5G and the concerns related to it:

The following was a study that was conducted in South Africa and published on the 6th of September 2021 on My Broadband. (The source is below)

“The electromagnetic radiation you are exposed to when standing close to an active microwave oven is much higher than a 5G cellular tower, a MyBroadband investigation has shown.

Even though the radiation from the microwave was much higher, it remained within the safety thresholds of the International Commission on Non-Ionizing Radiation Protection (ICNIRP). MyBroadband sent a researcher to several cellular masts around the Gauteng area to see if the electromagnetic radiation they emit present any danger to the people living around them. For points of comparison, he also measured the radiation emitted from a microwave oven and Wi-Fi router.

All testing was performed using an [RS Pro IM-195 RF Field Strength Meter](#).



A diagram of the electromagnetic spectrum, showing various properties across the range of frequencies and wavelengths ([Wikipedia](#))

The current scientific understanding is that electromagnetic waves up to the visible light spectrum are unlikely to be harmful to human health below certain power thresholds.

Electromagnetic fields that run at frequencies higher than that of ultraviolet light are known as ionising. Ionising electromagnetic radiation, such as that caused by x-rays and gamma rays, can damage DNA and are known to cause cancers. Non-ionising radiation does not cause DNA damage as ionising radiation does, but it may be harmful to human health at high enough power levels.

For example, microwave ovens use electromagnetic waves with frequencies around 2.45 gigahertz (GHz). This is in the same vicinity as technologies like Wi-Fi and Bluetooth.

The difference is that microwave ovens emit these waves at a much higher power level, measured in Watt (W), compared to Wi-Fi and Bluetooth devices. Hertz is a measurement of how many times a wave oscillates every second, whereas Watt is a measure of the wave's power.

The ICNIRP defines safe reference levels for the general public at the following power densities. As the frequency of the electromagnetic wave increases, the safe power density increases:

- 900MHz — 4.5 W/m²
- 1.8GHz — 9 W/m²
- 1.9GHz — 9.5 W/m²
- 2.0GHz+ — 10 W/m²

To get a sense of the ambient electromagnetic radiation we are exposed to, we took a baseline reading outside, in a suburban neighbourhood. The measurement varied from about 0.002W/m² to 0.004W/m². We then took measurements at varying distances from a cellphone tower, and the highest reading we got was 0.004W/m² — entirely within what is considered normal.

Our researcher said it wasn't possible to get a proper reading from the tower due to the inverse-square law."

As seen above and recently proven, there are no reasons to be concerned with regards to 5G cellular infrastructure.

Source:

https://mybroadband.co.za/news/science/412846-we-measured-the-radiation-from-a-microwave-and-compared-it-to-a-5g-tower.html?utm_source=newsletter

e. Need & Desirability

In modern times it is become a rear instance where a member of the public only utilizes one cellular phone, majority utilize a cellular phone for personal and an additional phone, iPad or dongle for business purposes, it's on this premise that we believe it to be in both the Municipality & the operators interests to address the problem of weak voice and data coverage and to provide the surrounding high traffic commercial & business community with the basic need of effective voice and data coverage, as it has become an integral part of our daily lives.

When selecting a site, special consideration is given to the geographical aspects so that the cellular infrastructure is positioned to ensure optimal functionality and availability to the customer. This reduces the number of base telecommunication stations necessary to provide the best possible experience for the end user.

Our client Telco Towers (Pty) LTD pride themselves in ensuring that a positive impact is created in terms of the social, environmental, and economic wellbeing of the area. Since the introduction of LTE in South Africa in 2012 there has been greater need for access to faster data, due to the higher penetration of LTE data in commercial and business areas, this has led to lower subscription fees which in itself provide economic sustainability and development. LTE will ultimately address high data traffic requirements and the surrounding community will be the main beneficiary.

The erection of a freestanding telecommunication base station does not impact on the current or surrounding land uses of the property. The construction and maintenance phase of the proposal will provide a positive economic & social impact by ensuring job creation effecting the surrounding community in a positive way.

The increase of individuals in the George area created a high demand for effective voice and data requirements. The commissioning of the proposed telecommunication base station will

alleviate the congestion experienced by cellular operator customers and ensure that their needs are accommodated.

When choosing a site for a telecommunication base station, service providers are guided by nominal points indicating the areas where poor signal is being experienced.

f.1 Choice of site

When there is an increase in the number of users in an area. The coverage provided by the existing network decreases, leading to dropped calls and lack of data services. Figures 7 - 11 explains how the need for an increase in cellular infrastructure evolves in a typical urban area.

f.2 Cellular infrastructure explained:

Figure 9 is an illustration of optimum network and data coverage. This is explained by envisioning the octagonal shape of a honeycomb (cells). As network users increase, the cells shrink which leads to gaps within this network of cells. This leads to dropped calls, weak/limited signal and the failure to access the latest technologies in communication innovations (Figure 10). Gaps between cells require new/additional freestanding telecommunication base stations to be placed in these gaps to retain good network coverage. Locations for telecommunication infrastructure are primarily chosen within areas where a need exists for coverage (refer to Figure 11). If a need for coverage does not exist in a specific area, no company would invest capital to build a freestanding telecommunication base station in the said area. The fact that there are only a few freestanding telecommunication base stations in the surrounding area supports the statement that there is a clear need for coverage in the area.

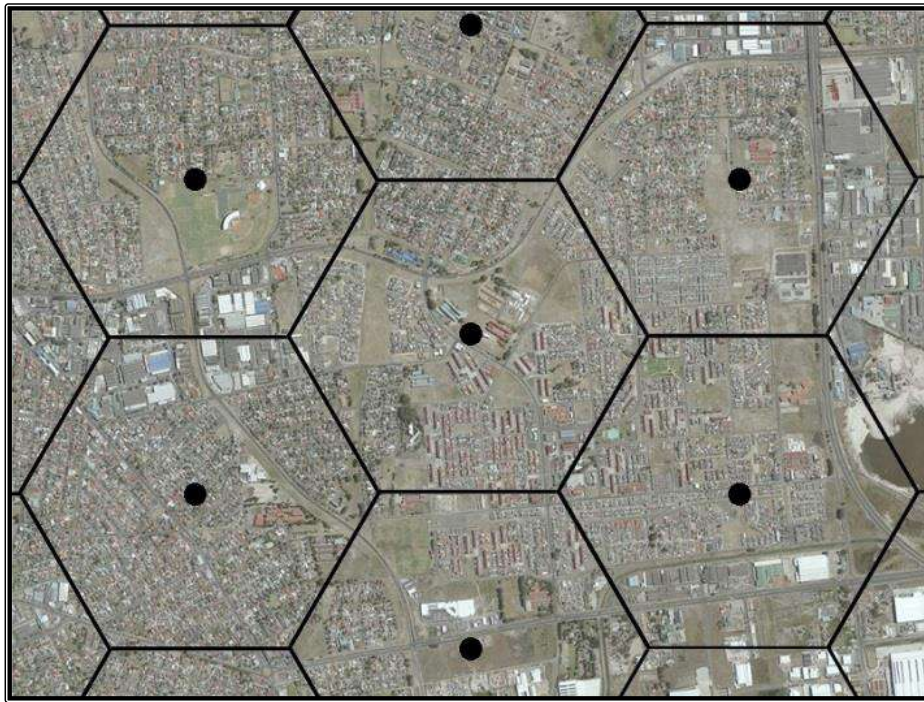


Fig. 9 - Initial coverage (cell) provided by Freestanding Telecommunication Base Stations

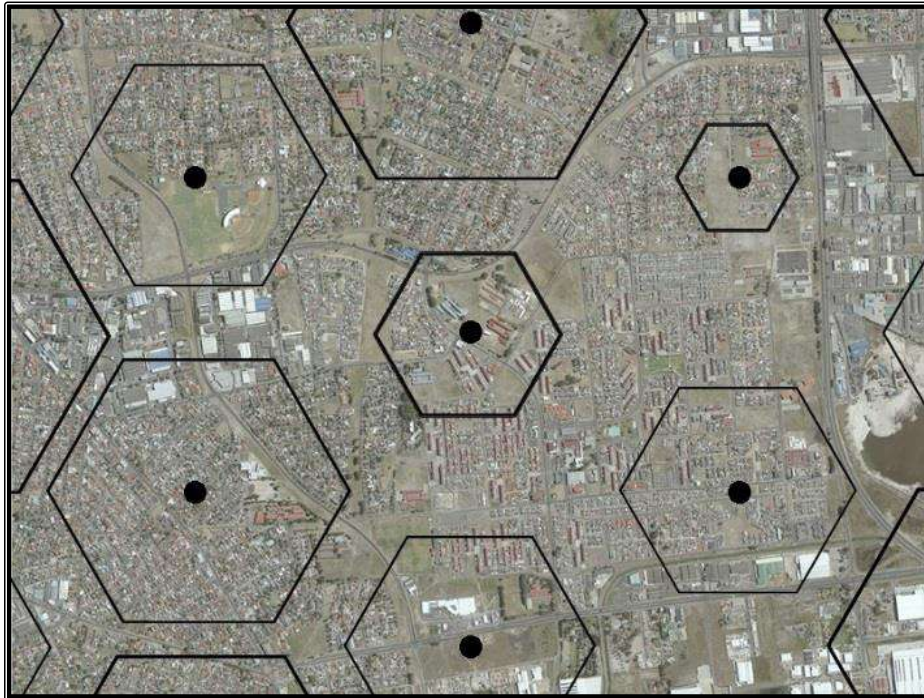


Fig. 10 - Coverage decreases due to increase in network users – cell size decreases

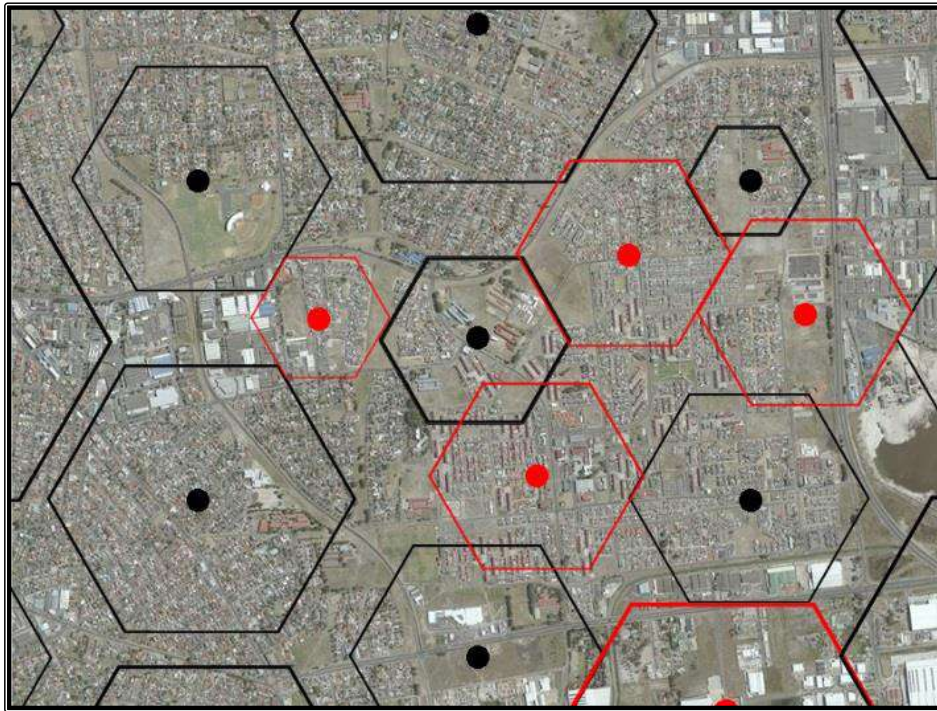


Fig. 11 – Additional freestanding telecommunication base stations required to fill the gaps

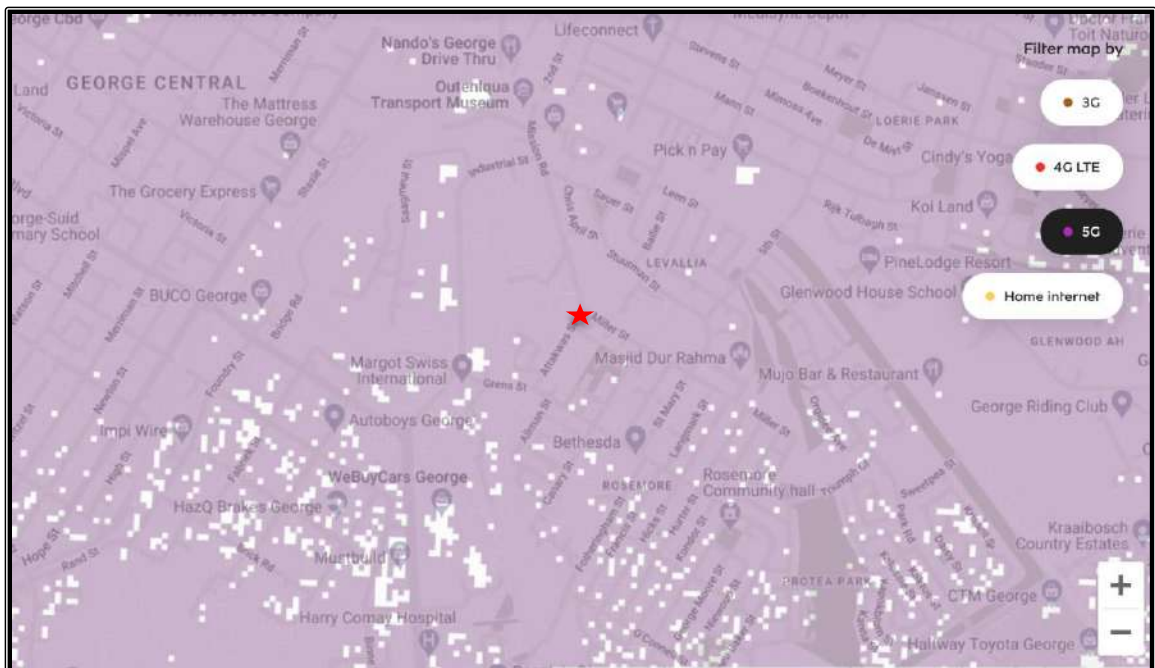


Fig. 12 – MTN 5G connectivity in the area of Lavalia – Red star indicates the location of the site (Source: https://www.mtn.co.za/Pages/Coverage_Map.aspx).

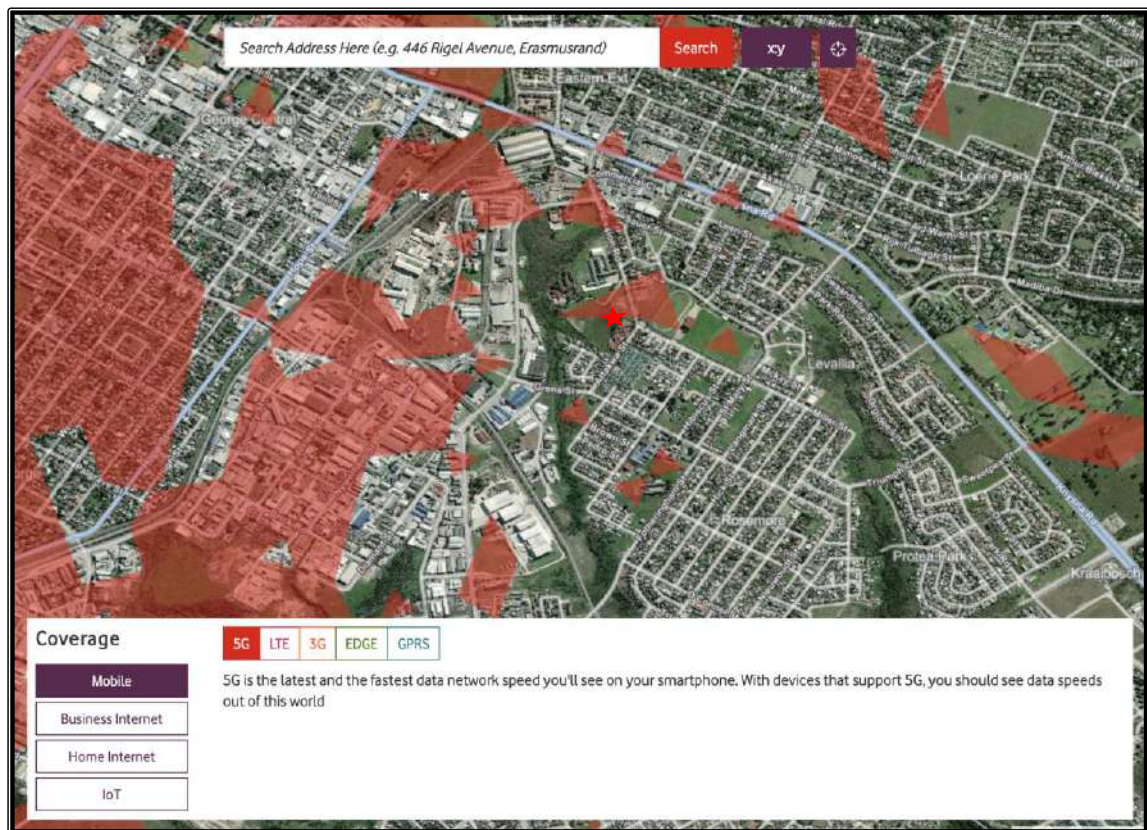


Fig. 13 – Vodacom 5G connectivity in the area of Lavalia – Red star indicates the location of the site (Source: <https://vccoverage.afrigis.co.za/#/>)

Figure 12 and 13 illustrates the current MTN 5G and Vodacom 5G coverage in the Levallia area in George. It should be noted that even though the areas are relatively covered in die 3G and 4G spectrum, 5G is in need of an upgrade, especially Vodacom. Therefore, a freestanding telecommunication base station as proposed in this application will increase the internet speeds and will also open the door up for faster connectivity. The development of a proposed cell mast will strengthen MTN's and Vodacom's coverage. This will future proof the networks as 5G is rolling out across the country.

f. Existing Policy Frameworks**Western Cape Integrated Development Plan**

As depicted in the Western Cape IDP, a change in intensified land use and form is anticipated. The Levallia area, George is easily accessible where increased public movement and transportation is both being expected and supported by the district municipality. The positioning of the base station will be in close proximity of the district restructuring routes (Nelson Mandela Boulevard). This will lead to an increase in commercial and business activities and would justify the need to erect a base station which in turn will address the increased communication needs of the surrounding community.

Western Cape Economic Development Strategy (2009)

The Directorate for Economic and Human Development published a draft Economic Development Strategy in 2009 which supports the need to provide fundamental telecommunications infrastructure and to provide the best possible available coverage. This will lead to the attraction and growth of the commercial sector and at the same time retain and advance skilled persons

Please find below an extract from the above-mentioned policy supporting telecommunications infrastructure:

“High data access and low telecommunications costs are a key input factor for local community, business and industry to achieve sustainable growth” &

“Taking into account the high accessibility of mobile telephones and the growth in the mobile telecommunications market, the provincial government will actively seek to create technology parks in nodal areas in order to increase the digital literacy of citizens”.

As confirmed by the policy, basic access to voice and data coverage is defined as a basic need for the public and falls under the umbrella of electricity, water, sanitation and access.

George Municipality: Town Planning Policy on Base Telecommunication Station Infrastructure, 2023

The land use application complies with all the requirements of this policy as motivated below.

- *Policy Focus Area A: Location and Site Selection*

Figure 8 indicates that the proposal is in line with both the 5m and 50m public exposure zones as indicated in the above-mentioned policy and insert. No habitable building will be located in line within a 50m range of the antennas of the proposed mast. We therefore do not anticipate any health risks. The applicable legislation clearly stipulates and defines the 50m Safety Zone and the effect on all buildings outside this buffer is considered as very low as it falls outside this area.

The location and site selection for the proposed mast has been assessed by various subject matter experts and the best possible position has been identified by proposing the installation of a 25m Monopole Mast.

The proposed monopole mast will have a height of 25m that it can have a wider area for network coverage. This is to improve voice and data coverage in the area of suburb of Lavalia (where the mast will be located) and surrounding areas within and outside George and surrounding areas.

There are no other structures in close proximity of the proposed development to allow for the installation of TMI with the apex of the nearest building being approximately 6-8m AGL. This would be insufficient and would necessitate a new freestanding base telecommunication station in the future.

- *Policy Focus Area B: Co-Location*

The proposal will ensure co-location of major telecommunications providers currently operating in the borders of R.S.A.

- *Policy Focus Area C: Visual Impact*

It is proposed to implement a FSBTS that has the design of a monopole mast as this design is best suited for the said area and most of the masts in the surrounding areas are also monopole

masts. The position of the mast was also considered and current available space was the deciding factor on where to place the mast.

- Policy Focus Area D: Environmental & Heritage

It is of our opinion that the proposed development does not encroach onto property with environmental, conservation and heritage value. ***Trees will not be affected as the mast is not directly adjacent to existing trees.***

- Policy Focus Area E: Access, Existing Infrastructure, Services & Utilities

The proposed FSBTS complies with this policy focus area as discussed in sections (5)(g) and (5)(i).

- Policy Focus Area F: Public Health, Noise & Safety

The proposed FSBTS complies with this policy focus area as discussed in section (5)(d).

George Municipal Spatial Development Framework 2023/2027

The proposed FSBTS is aligned with the latest SDF as it will support current and future developments in George. It will benefit the industrial precincts and residential area surrounding the application property, activity streets as well as future developments in George when the network coverage and signal is improved by means of the proposed FSBTS.

g. Electricity

The electricity supply to TI (Telecommunications Infrastructure) must, where practically possible, make use of underground cables. All electrical installations must be as per ESKOM or the Local Municipality's Electrical Department requirements and standards. Our client will ensure that the proposal will be in line with the above-mentioned electrical supply requirements.

h. Visual Impact

Special consideration has been given to the placement of the proposed tree freestanding base station in order to minimize the visual impact as far as possible however this is challenging at times. The mast design is for a 25m monopole mast and this height was chosen as it will provide more improved coverage for all three operators on the mast. Our client Telco Towers (Pty) LTD has selected to erect a monopole design mast to reduce the visual impact and be in

fitting with the surrounding environment. Our client is also willing to plant additional trees should the Municipality request it.

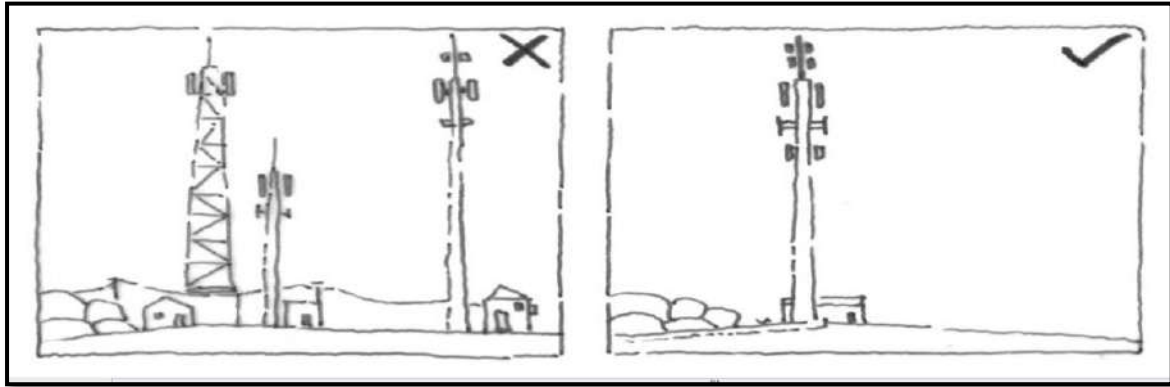


Fig.14 - Sharing of Infrastructure

Cognizance needs to be taken of the fact that our client is willing to alter the mast height and design should it be deemed necessary. We therefore request the relevant authority to communicate it before we go into public participation in order to provide us the opportunity to amend the application for advertising.

As illustrated in Figure 14, this mast will create collocation options for three of the four Major Network Operators e.g. Vodacom, MTN, Rain and/ or Telkom Mobile.

i. Access & Traffic considerations

The Property is easily accessible, and access will be obtained from Mission Road. Although Mission Road has a medium traffic volume (especially during peak hours) the proposed development will only increase traffic during the construction phase that lasts for 2 weeks. Maintenance during the year on the tower will have a minimal effect on traffic as only two vehicles will visit the site twice a year. The development will thus not affect traffic negatively and will not cause any additional traffic volume to the area.

j. Alternative candidates

The George Secondary School was approached where after they indicated that they are willing to accommodate such a structure.

- **ALTERNATIVE DESIGNS:** should council require mast amendments with regards to other mast designs our client would be satisfied to provide alternatives. The monopole mast design is however the most acceptable design in a setting as this.

6. CONSISTENCY WITH SPLUMA PRINCIPLES

This application complies with the land development principles (Chapter 2, SPLUMA, 2013) as referred to in section 42 of the *Spatial Planning Land Use Management Act, 2013* (Act 16 of 2013) (SPLUMA):

HOW DOES THIS APPLICATION COMPLY WITH THIS PRINCIPLE?	
<u>Principle</u> <u>7a: Spatial Justice</u>	<p>In a broader sense, spatial justice refers to an intentional incorporation of spatial (geographical) aspects. This refers to the fair and equally distributed services and enhanced accessibility of these services.</p> <p>The aim of this proposal is to provide excellent communication service to the inhabitants of an area.</p>
<u>Principle</u> <u>7b: Spatial Sustainability</u>	<p>Spatial sustainability is an explicit concept which describe the relations between environmental, economic and socio-cultural facets related to a societal environment.</p> <p>Enhanced signal in an area will promote all three the dimensions of sustainability (economic, social and environmental facets). Economically, businesses in the area will benefit from enhanced connectivity. The social facet is addressed as more people will have access to emergency services (e.g. Healthcare, Police, Fire response etc.). The third dimension (Environmental facets) will be promoted as the sensible placement of telecommunication base stations and the possibility of co-location will limit the amount of base stations should there be sufficient signal in an area.</p>
<u>Principle</u> <u>7c: Spatial Efficiency</u>	<p>Spatial efficiency relates to the concept of minimum distance to be travelled between a specific location and intended destination. Telecommunication Infrastructure is placed in an area (optimally situated between planned and existing stations) with a reason. This reason is to incorporate various factors (e.g. number of users, quality of service etc.) when considering the placement in order to promote effectiveness and is not merely placed by random.</p>

<p><u>Principle</u> <u>7d: Spatial Resilience</u></p>	<p>Spatial resilience can be defined as the ability of a region to withstand possible arising shocks (e.g. economic crisis, social disruptions etc.). However, Telecommunication Infrastructure will be a service that will always be necessary. In a state of crisis, communication plays an integral role in a societal environment.</p>
<p><u>Principle</u> <u>7e: Good administration</u></p>	<p>This installation will be lawful and reasonable, following an equal and fair public participation process in order to incorporate the views and opinions of all relevant parties.</p>

7. CONCLUSION

As per the planning By-Law, the application for the consent use to allow the additional use of a freestanding base telecommunication station on the concerned property will not impact negatively on surrounding uses, heritage, environment of health and safety. The development will not have an impact on parking, coverage or the floor factor. The following is a list of the positive contributions that the above-mentioned application will have:

- This proposed minor development comprises a 25m monopole structure, triband antennae (3 x 3 = 9 antennae), Transmission Dishes (3) and Equipment containers (3 units).
- No additional access points or power connections will be required to support this installation.
- This application is also supported by a Health Statement made by the Department of Health on 19 January 2018 which reads as follow: *"The Department is therefore satisfied that the health of the general public is not being compromised by their exposure to the microwave emissions of cellular base stations."*
- This proposed installation complies with the Spatial Planning and Land Use Management Act (SPLUMA), 2013
- Eradication of poor network coverage three of the four Major Network Operators (MTN, Vodacom, Rain and/ or Telkom Mobile). Due to the height of the proposed mast, other service providers such as Rain and Vodacom may co-locate and share infrastructure. Figures 7 – 11 strive to illustrate the difference in voice- and data coverage which will be experienced with the addition of the proposed mast.

- This installation will promote accessibility to emergency services (e.g. Ambulances, Police- and Fire departments etc.). Mobile communication has become an important safety and security element in modern society. In an emergency, such as housebreaking, medical alert or fire, a member of a household can quickly and easily contact the emergency services for help.
- Social integration will be promoted by this installation. Most households in the surrounding area depend on the services of the cellular telecommunications providers, including internet and social networking media (Facebook, Twitter etc.). With such a high demand for their products, it follows that service providers are responsible for supplying a high level of network coverage.

Notwithstanding the above, the erection of a Freestanding Base Telecommunication Station will provide an additional passive income to the landowner which in turn can utilize the additional income to uplift the surrounding area.

In light of the above the application has been proven to be desirable and it is hereby kindly requested that the George Municipality provide their support for the following:

- Consent Use Application in terms of Section 15(2)(o) of the George Municipal Land Use Planning By-Law to allow the additional use of freestanding base telecommunication station with a 25m monopole mast on Erf 4372, George.*

b. ANNEXURES

- **ANNEXURE A – TITLE DEED**
- **ANNEXURE B – POWER OF ATTORNEY**
- **ANNEXURE C – RESOLUTION**
- **ANNEXURE D – S.G. DIAGRAM**
- **ANNEXURE F – DRAWINGS**

GEORGE MUNICIPALITY



APPLICATION FORM FOR APPLICATION SUBMITTED IN TERMS OF THE LAND-USE PLANNING BY-LAW FOR GEORGE MUNICIPALITY

NOTE: Please complete this form using BLOCK capitals and ticking the appropriate boxes.

PART A: APPLICANT DETAILS

First name(s)	Lourens Streicher Steyn				
Surname	Booyesen				
SACPLAN Reg No. (if applicable)	C/7733/2016				
Company name (if applicable)	Highwave Consultants (Pty) Ltd				
Postal Address	Suite 23, Private Bag X3				
	Malmesbury	Postal Code	7299		
Email	lourens@highwave.co.za				
Tel		Fax		Cell	082 316 5879

PART B: REGISTERED OWNER(S) DETAILS (if different from applicant)

Registered owner	Provincial Government-Western Cape (George Secondary School)				
Address	2 Mission Road				
	George	Postal code	6529		
E-mail	georgesecondary@gmail.com				
Tel	044 8711194	Fax		Cell	083 309 5095

PART C: PROPERTY DETAILS (in accordance with Title Deed)

Property Description [Erf / Erven / Portion(s) and Farm number(s), allotment area.]	Erf 4372, George
Physical Address	2 Mission Road, George, 6529

GPS Coordinates	33°58'09.5"S 22°28'37.8"E		Town/City	George		
Current Zoning	Community Zone I (CZI)	Extent	4.3486 Ha	Are there existing buildings?	✓ Y	N
Current Land Use	Place of instruction					
Title Deed number & date	T59404/2012		26/09/2012			
Any restrictive conditions prohibiting application?	Y	✓ N	If Yes, list condition number(s).			
Are the restrictive conditions in favour of a third party(ies)?	Y	✓ N	If Yes, list the party(ies).			
Is the property encumbered by a bond?	Y	✓ N	If Yes, list Bondholder(s)?			
Has the Municipality already decided on the application(s)?	Y	✓ N	If yes, list reference number(s)?			
Any existing unauthorized buildings and/or land use on the subject property(ies)?	Y	✓ N	If yes, is this application to legalize the building / land use?	Y	✓N	
Are there any pending court case / order relating to the subject property(ies)?	Y	✓ N	Are there any land claim(s) registered on the subject property(ies)?	Y	✓N	

PART D: PRE-APPLICATION CONSULTATION

Has there been any pre-application consultation?	✓ Y	N	If Yes, please complete the information below and attach the minutes.			
Official's name	Jeanne Muller Martin Botha		Reference number	2874029	Date of consultation	14/09/2023

PART E: LAND USE APPLICATIONS IN TERMS OF SECTION 15 OF THE LAND USE PLANNING BY-LAW FOR GEORGE MUNICIPALITY & APPLICATION FEES PAYABLE

*Application fees that are paid to the Municipality are non-refundable and proof of payment of the application fees must accompany the application.

BANKING DETAILS

Name: **George Municipality**

Bank:	ABSA
Branch no.:	632005
Account no.:	01022220981
Type:	Cheque
Swift Code:	ABSAZAJCPE-SORTCODE 632005
VAT Registration Nr:	4630193664
E-MAIL:	ronel@george.org.za
*Payment reference:	Erven , George

PART F: DETAILS OF PROPOSAL

Brief description of proposed development / intent of application:

Consent Use Application in terms of Section 15(2)(o) of the George Municipality Land-Use Planning By-Law, 2023 to allow the additional use of freestanding base telecommunication station with a 25m monopole mast on Erf 4372, George.

PART G: ATTACHMENTS & SUPPORTING INFORMATION FOR LAND USE PLANNING APPLICATIONS

Please complete the following checklist and attach all the information relevant to the proposal. Failure to submit all information required will result in the application being deemed incomplete.

Is the following compulsory information attached?

<input checked="" type="checkbox"/>	N	Completed application form	<input checked="" type="checkbox"/>	N	Pre-application Checklist (where applicable)
<input checked="" type="checkbox"/>	N	Power of Attorney / Owner's consent if applicant is not owner	Y	<input checked="" type="checkbox"/>	Bondholder's consent
<input checked="" type="checkbox"/>	N	Motivation report / letter	<input checked="" type="checkbox"/>	N	Proof of payment of fees
<input checked="" type="checkbox"/>	N	Full copy of the Title Deed	<input checked="" type="checkbox"/>	N	S.G. noting sheet extract / Erf diagram / General Plan
<input checked="" type="checkbox"/>	N	Locality Plan	<input checked="" type="checkbox"/>	N	Site layout plan

Minimum and additional requirements:

<input checked="" type="checkbox"/>	N	N/A	Conveyancer's Certificate	Y	N	<input checked="" type="checkbox"/>	Land Use Plan / Zoning plan
Y	N	<input checked="" type="checkbox"/>	Proposed Subdivision Plan (including street names and numbers)	Y	N	<input checked="" type="checkbox"/>	Phasing Plan
Y	N	<input checked="" type="checkbox"/>	Consolidation Plan	Y	N	<input checked="" type="checkbox"/>	Copy of original approval letter (if applicable)
<input checked="" type="checkbox"/>	N	N/A	Site Development Plan	Y	N	<input checked="" type="checkbox"/>	Landscaping / Tree Plan
Y	N	<input checked="" type="checkbox"/>	Abutting owner's consent	Y	N	<input checked="" type="checkbox"/>	Home Owners' Association consent
Y	N	<input checked="" type="checkbox"/>	Copy of Environmental Impact Assessment (EIA) / Heritage Impact Assessment (HIA) / Traffic Impact Assessment (TIA) / Traffic Impact Statement (TIS) /	Y	N	<input checked="" type="checkbox"/>	1 : 50 / 1:100 Flood line determination (plan / report)

			Major Hazard Impact Assessment (MHIA) / Environmental Authorisation (EA) / Record of Decision (ROD) (strikethrough irrelevant)				
Y	N	✓N/A	Services Report or indication of all municipal services / registered servitudes	Y	N	✓N/A	Required number of documentation copies 2 copies
Y	N	✓N/A	Any additional documents or information required as listed in the pre-application consultation form / minutes	Y	N	✓N/A	Other (specify)

PART H: AUTHORISATION(S) IN TERMS OF OTHER LEGISLATION

Y	✓N/A	National Heritage Resources Act, 1999 (Act 25 of 1999)	Y	✓N/A	Specific Environmental Management Act(s) (SEMA)
Y	✓N/A	National Environmental Management Act, 1998 (Act 107 of 1998)			(e.g. Environmental Conservation Act, 1989 (Act 73 of 1989), National Environmental Management: Air Quality Act, 2004 (Act 39 of 2004),
Y	✓N/A	Subdivision of Agricultural Land Act, 1970 (Act 70 of 1970)			National Environmental Integrated Coastal Management Act, 2008 (Act 24 of 2008), National Environmental Management: Waste Act, 2008 (Act 59 of 2008),
Y	✓N/A	Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013)(SPLUMA)			National Water Act, 1998 (Act 36 of 1998)
Y	✓N/A	Occupational Health and Safety Act, 1993 (Act 85 of 1993): Major Hazard Installations Regulations			(strikethrough irrelevant)
Y	✓N/A	Land Use Planning Act, 2014 (Act 3 of 2014) (LUPA)	Y	✓N/A	Other (specify)
Y	✓N	If required, has application for EIA / HIA / TIA / TIS / MHIA approval been made? If yes, attach documents / plans / proof of submission etc. N/A			
Y	✓N	If required, do you want to follow an integrated application procedure in terms of section 44(1) of the Land-Use Planning By-law for George Municipality?			

SECTION I: DECLARATION

I hereby wish to confirm the following:

1. That the information contained in this application form and accompanying documentation is complete and correct.
2. The Municipality has not already decided on the application.
3. I'm aware that it is an offense in terms of section 86(1)(d) to supply particulars, information or answers in an application, knowing it to be false, incorrect or misleading or not believing them to be correct.
4. I am properly authorized to make this application on behalf of the owner and (where applicable) copies of such full relevant Powers of Attorney/Consent are attached hereto.
5. I have been appointed to submit this application on behalf of the owner and it is accepted that correspondence from and notifications by the Municipality in terms of the by-law will be sent only to me as the authorised agent and the owner will regularly consult with the agent in this regard (where applicable).
6. That this submission includes all necessary land use planning applications required to enable the development proposed herein.
7. I confirm that the relevant title deed(s) have been read and that there are no restrictive title deed restrictions, which impact on this application, or alternatively an application for removal/amendment/suspension forms part of this submission.
8. I am aware of the status of the existing bulk services and infrastructure in the subject area and that I am liable for any possible development charges which may be payable as a result of the proposed development.

Applicant's signature: _____



Date: _____

23/01/2023

Full name: _____

Lourens Streicher Steyn Booysen

Professional capacity: _____

Candidate Town Planner

SACPLAN Reg. Nr: _____

C/7733/2016

FOR OFFICE USE ONLY

Date received: _____

Received by: _____

Receipt number: _____

Date application
complete _____

ANNEXURES

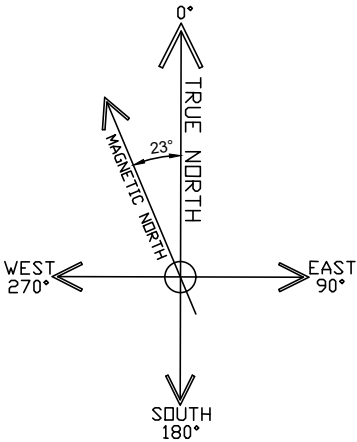
Please do not submit these Annexure exemplars with the application form.

Annexure A: Exemplar of locality plan (consult guidelines for precise requirements)

Annexure B: Application submission checklist

Annexure C: Exemplar of typical layout plan (consult guidelines for precise requirements)


Annexure D: Examples of required documents

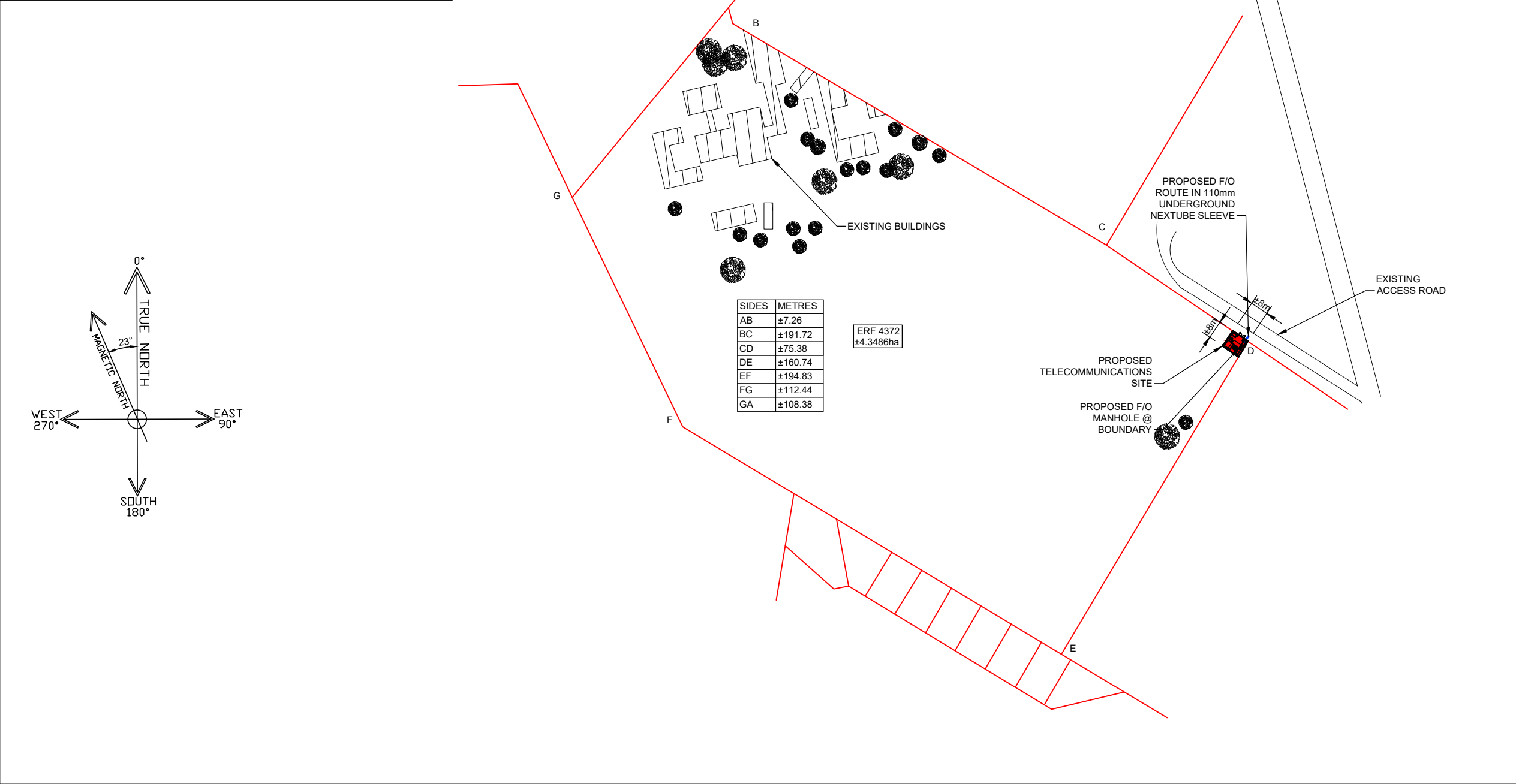


NOTES

1.



					DRAWN: ACS	DATE: 11/12/23	<div><div></div><div>TELCO TOWERS</div><div>Tower Solution Specialists</div><div>Reg.No. 2020 / 258911 / 07</div></div>	SITE NAME:	
					CHEKD: BJ	DATE: 11/12/23		GEORGE SECONDARY SCHOOL	
D	ACS	11/12/23	REVISED SITE LAYOUT	BJ	APPR: BJ	DATE: 11/12/23			
C	ACS	21/09/23	REMOVED BUILDING LINES	BJ	MERLIN PROJECT No: 3941			LOCALITY MAPS	
REV	BY	DATE	DESCRIPTION	APPR'D	CAD FILE No: 3941-D-001~D			DRAWING No: 3941-D-001	
REVISIONS					SHT SIZE: A3	SCALE: NTS		REV D	




- NOTES**
1. Proposed power connection to existing mains DB for 100 Amp T/P power with sub-meter installed.
 2. Underground power route for site power in 600mm deep trench to main DB.Power route TBC.

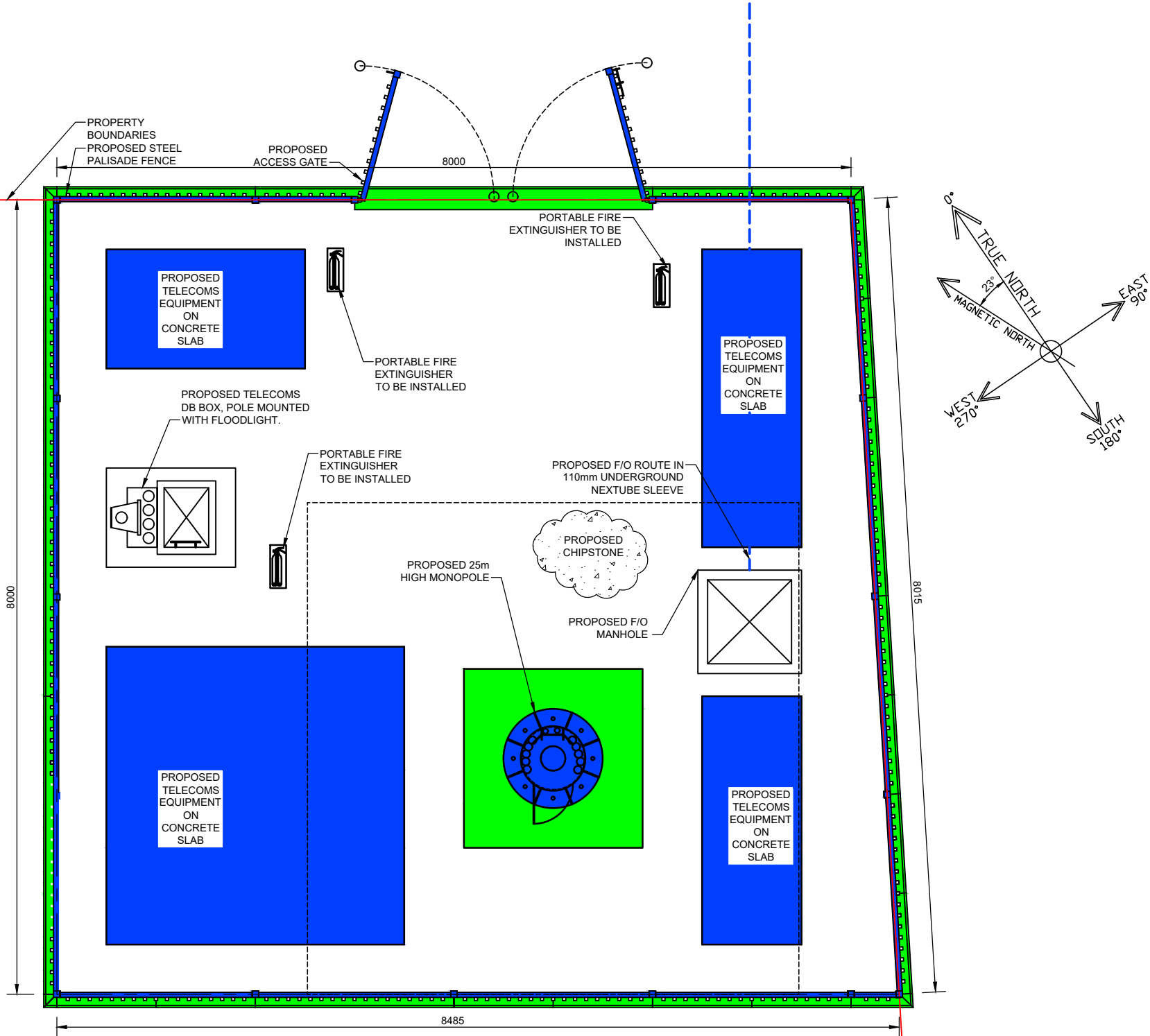
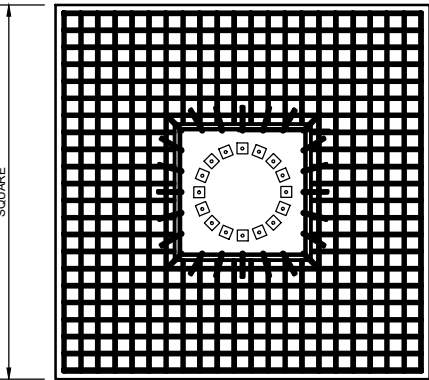
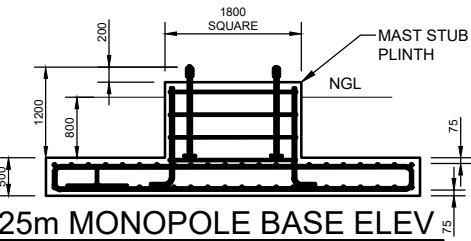
LEGEND

- EARTH
- POWER
- RF TRANSMISSION
- MICROWAVE TRANSMISSION
- FIBRE OPTIC

APPROVED PROPOSAL	
PROPERTY OWNER SIGNATURE:	
DATE:.....	
REFERENCE DRAWINGS	
3941-D-001	LOCALITY MAPS
3941-D-003	TOP VIEW
3941-D-004	ELEVATIONS
3941-D-005	SITE DEVELOPMENT PLAN

					DRAWN: ACS	DATE: 11/12/23	<div><div><div>TELCO TOWERS Tower Solution Specialists Reg No. 2020 / 258911 / 07</div></div><div>SITE ADDRESS: 2 MISSION ROAD, ROSEMOOR, GEORGE, 6529</div><div>LATITUDE : -33.969294° LONGITUDE : 22.477164°</div></div> <div><div>SITE NAME: GEORGE SECONDARY SCHOOL</div><div>ERF PLAN</div><div><div>DRAWING No: 3941-D-002</div><div>REV D</div></div></div>
					CHEKD: BJ	DATE: 11/12/23	
D	ACS	11/12/23	REVISED SITE LAYOUT	BJ	APPR: BJ	DATE: 11/12/23	
C	ACS	21/09/23	REMOVED BUILDING LINES	BJ	MERLIN PROJECT No: 3941		
REV	BY	DATE	DESCRIPTION	APPR'D	CAD FILE No: 3941-D-002~D		
REVISIONS					SHT SIZE: A3	SCALE: 1:2000	

TYPICAL 25m MONOPOLE CAT2; 0m,25m² 950mm OFFSET	
BEINDING MOMENT	1158.7 kNm
SHEAR FORCE (ULS)	58.7 kN
STRUCTURE MASS	6038.0 kg
APPLIED VERTICAL FORCE (ULS)	0.0 kN
REQUIRED SOIL PRESSURE	128.2 kPa
CONCRETE VOLUME	15.5 m³
CONCRETE STRENGTH	25 MPa
REINFORCEMENT MASS	2019.0 kg
REINFORCEMENT STRENGTH	450 MPa
EXCAVATION VOLUME	31.9 m³
BACKFILL VOLUME	17.0 M³



NOTES

1. Site compound dimensions as shown surrounded by security fence $\pm 2.4\text{m}$ tall with swing gate.
2. 25m Monopole mast to Engineer's design. Mast galvanised mild steel unpainted.
3. Site internally surfaced with chipstone. Concrete plinths to suit user equipment.
4. Site power brought into pole mounted site DB board. Power route TBC.
5. Signs & indications to be compliant with COCT Telecommunications Health & Safety Policy & Schedule.
6. Fire Protection:
 - 6.1 Site to comply with T4.37, 4.29 & SANS 1186.5.
 - 6.2 Installation of 3 x 9kg DCP portable fire extinguishers.
 - 6.3 Fire extinguishers to be installed.
7. Elevation 223m.

LEGEND

- EARTH
- POWER
- RF TRANSMISSION
- MICROWAVE TRANSMISSION
- FIBRE OPTIC

APPROVED PROPOSAL

PROPERTY OWNER SIGNATURE:

DATE:.....

REFERENCE DRAWINGS

3941-D-001	LOCALITY MAPS
3941-D-002	ERF PLAN
3941-D-004	ELEVATIONS
3941-D-005	SITE DEVELOPMENT PLAN

SITE NAME:

GEORGE SECONDARY SCHOOL

TOP VIEW

DRAWING No:

3941-D-003

REV

D

					DRAWN: ACS	DATE: 11/12/23
					CHEKD: BJ	DATE: 11/12/23
D	ACS	11/12/23	REVISED SITE LAYOUT	BJ	APPR: BJ	DATE: 11/12/23
C	ACS	21/09/23	REMOVED BUILDING LINES	BJ	MERLIN PROJECT No: 3941	
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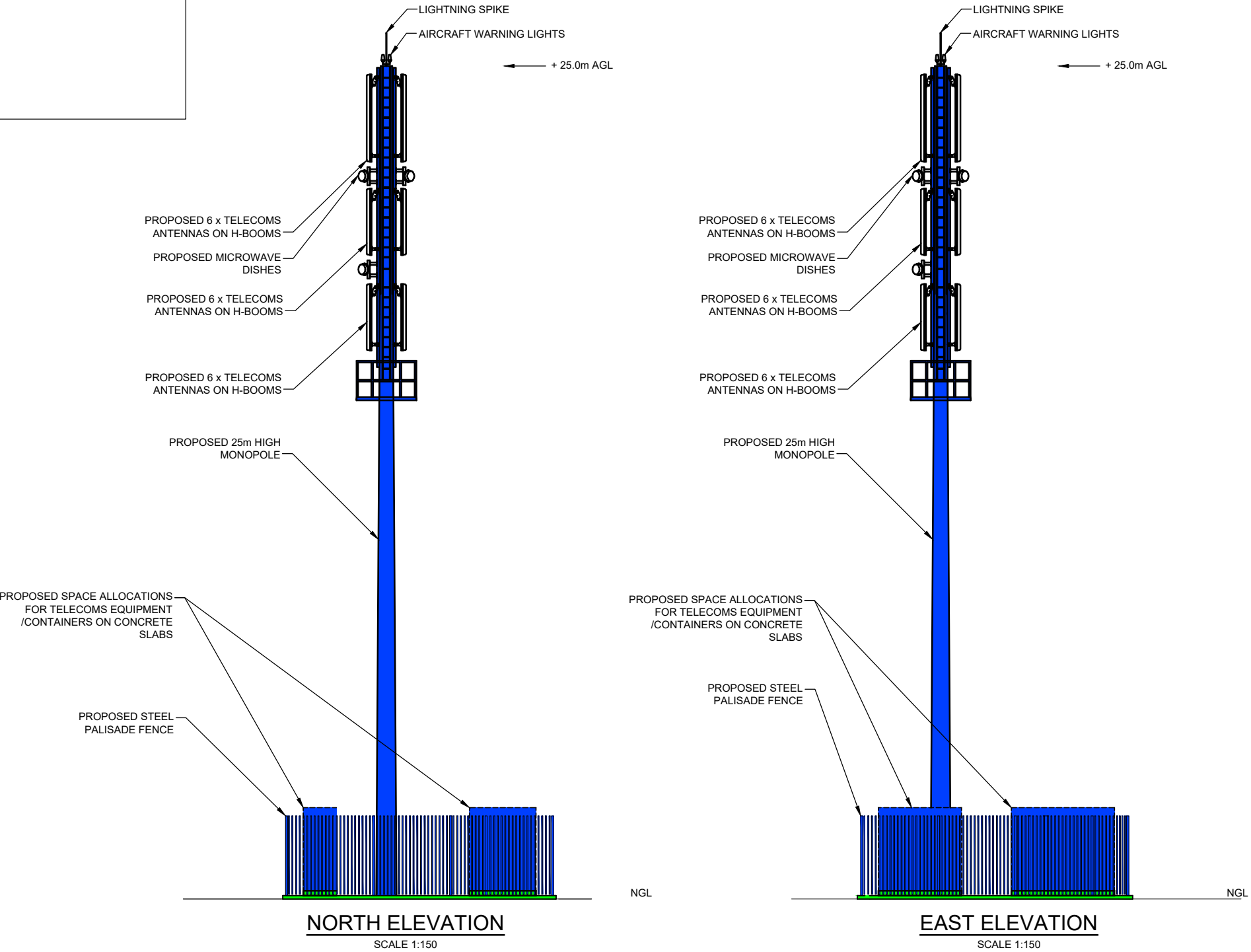


TELCO TOWERS

Tower Solution Specialists
Reg.No. 2020 / 258911 / 07

SITE ADDRESS: 2 MISSION ROAD,
ROSEMOOR,
GEORGE,
6529

LATITUDE : -33.969294°
LONGITUDE : 22.477164°



LEGEND

- EARTH
- POWER
- RF TRANSMISSION
- MICROWAVE TRANSMISSION
- FIBRE OPTIC

APPROVED PROPOSAL

PROPERTY OWNER SIGNATURE:

DATE:.....

REFERENCE DRAWINGS

3941-D-001	LOCALITY MAPS
3941-D-002	TOP VIEW
3941-D-003	ERF PLAN
3941-D-005	SITE DEVELOPMENT PLAN

SITE NAME:

GEORGE SECONDARY SCHOOL

ELEVATIONS

DRAWING No:	REV
3941-D-004	D

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C	ACS	21/09/23	REMOVED BUILDING LINES	BJ	MERLIN PROJECT No: 3941	
REV	BY	DATE	DESCRIPTION	APPR'D	CAD FILE No: 3941-D-004~D	
REVISIONS					SHT SIZE: A3	SCALE: 1:150



TELCO TOWERS

Tower Solution Specialists

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NOTES

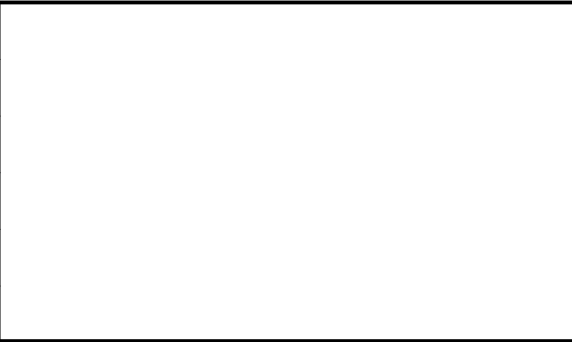
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LEGEND

- EARTH
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- - - - RF TRANSMISSION
- . . - MICROWAVE TRANSMISSION
- - - - FIBRE OPTIC

APPROVED PROPOSAL	
PROPERTY OWNER SIGNATURE:	
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REV	BY	DATE	DESCRIPTION	APPR'D	CAD FILE No: 3941-D-005~D	
REVISIONS					SHT SIZE: A3	SCALE: 1:2000





TELCO TOWERS
Tower Solution Specialists
Reg.No. 2020 / 258911 / 07

SITE ADDRESS: 2 MISSION ROAD,
ROSEMOOR,
GEORGE,
6529

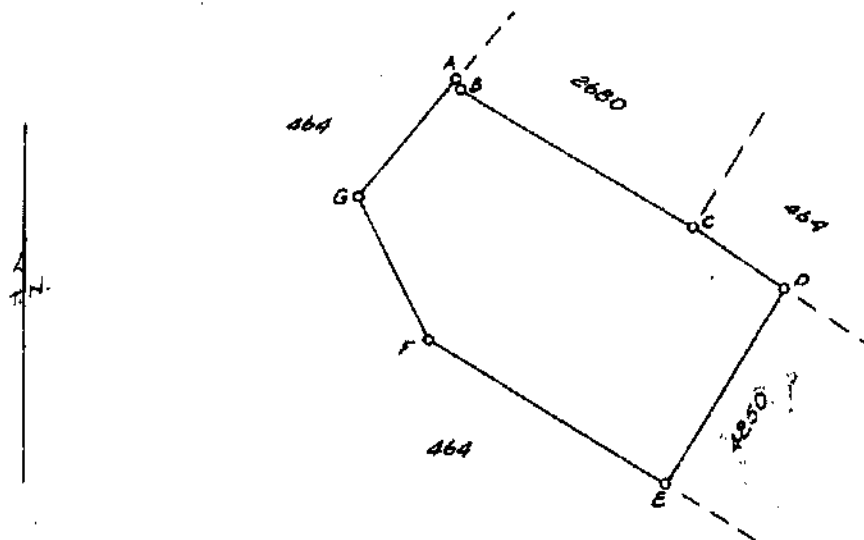
LATITUDE : -33.969294°
LONGITUDE : 22.477164°

SITE NAME:	
GEORGE SECONDARY SCHOOL	
SITE DEVELOPMENT PLAN	
DRAWING No:	REV
3941-D-005	D

SIDES Cape Feet		ANGLES OF Direction	CO-ORDINATES System Lo 23° 5		S.G. No. 7 0 8 7 / 6 8 Approved <i>[Signature]</i> Surveyor-General 27.12.68
		Constants	y		
			+100 000.00	+11 900.00	
AB	23.00	350.02.00	A	+ 54 028.84	+41 780.96
BC	608.02	300.16.20	B	+ 54 024.86	+41 803.61
CD	240.19	303.39.40	C	+ 53 499.75	+42 110.12
DE	509.38	30.31.40	D	+ 53 299.83	+42 243.24
EF	618.80	120.31.40	E	+ 53 558.57	+42 682.01
FG	355.84	154.03.20	F	+ 54 091.59	+42 357.68
GA	344.76	219.18.50	G	+ 54 247.27	+42 047.70

Beacons

A, B, C. Round Iron Pegs 1" diameter in concrete
D, E, F, G. Iron Standard in concrete



Scale: 1 : 5000

The figure — A, B, C, D, E, F, G. —

represents — 5.0770 Morgen —

of land, being

ERF 4372 (portion of Erf 464) GEORGE

situate in the Municipality and
of George

Administrative District

Province of Cape of Good Hope

Surveyed in March 1968
by meSeptember 1966
May 1968*[Signature]*
Land SurveyorThis diagram is annexed to
No. 0/7 1968/68
dated
i.f.o.

Registrar of Deeds

The original diagram is
No. 1293/1968 annexed to
Transfer/Grant
No. Geo. U. 15.15.File No. S.8775/55/1
S.R. No. E. 2115/68.
Comp. BI-7DE/2501/12/68
1/144
1/142

B

S

De heer, met de naam van
de heer, is geboren op hier de onderverdeling
van de heer, is geboren op

J. 2
11/10/68



TELCO TOWERS

Tower Solution Specialists

Reg.No. 2020 / 258911 / 07

Unit 1, Excalibur Park
Buketraube Crescent,
Saxenburg Park 2,
Blackheath - 7580
P O Box 586
john.malen@telcotowers.org.za
7103
Tel.: (021) 905 7165
Email: john.malen@telcotowers.org.za

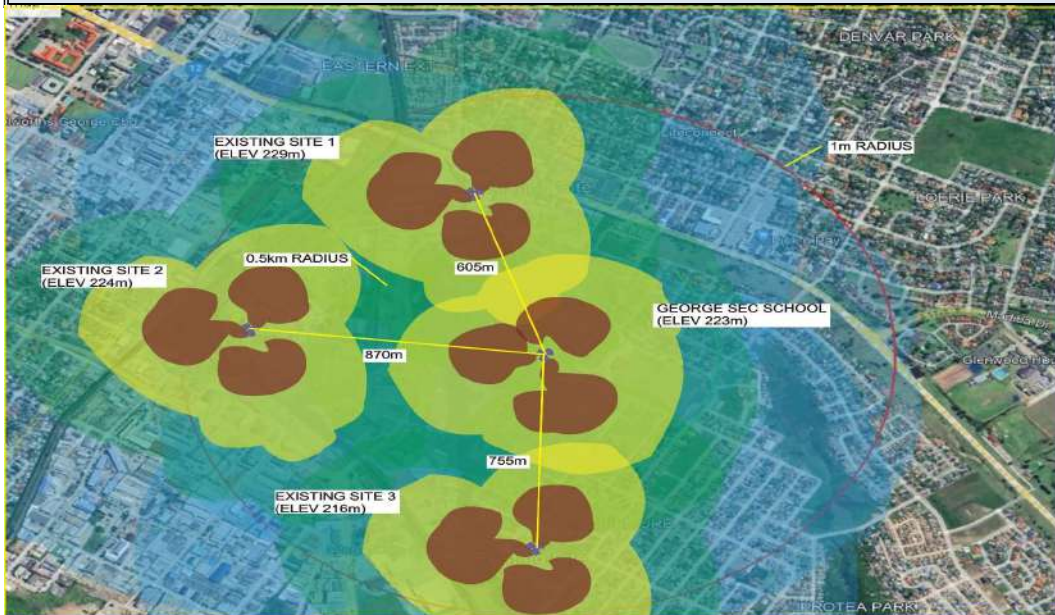
RADIO FREQUENCY COVERAGE PLOT:

George Secondary School

FREQUENCY PLOT - Before proposed site construction (October 2023)



FREQUENCY PLOT - After proposed site construction



Legend

	-60 to -70 dBm
	-70 to -80 dBm
	-80 to -90 dBm
	-90 to -100 dBm

The above plots show empirical predictions of the various radio frequencies that are currently experienced in the area given existing infrastructure, versus what the anticipated additional coverage will become with the new site. Plots shows distances to nearest other sites.

96
T 000059404/2012

135

A

CERTIFICATE IN TERMS OF ITEM 28(1) OF SCHEDULE 6 TO ACT 108 OF 1996.

I, Angela Thokozile Didiza, Minister for Agriculture and Land Affairs, acting in the name and on behalf of the Republic of South Africa, a competent authority as contemplated by Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), do hereby certify that the following properties owned by the State, namely:

FEE
substantia
Exempt 82(6) 8
R. 234 AC
30/93

1. Erf 8331, Cape Town, Province of the Western Cape
MEASURING : 1,3068 (One comma Three Zero Six Eight) hectare
HELD *vide* Title Deed No. T18923/1967
2. Remainder of Erf 77856, Cape Town, Province of the Western Cape
MEASURING : 11,3579 (One One comma Three Five Seven Nine) hectare
HELD *vide* Title Deed No. T21909/1986
3. Erf 101558 (a portion of Erf 100010), Cape Town, Province of the Western Cape
MEASURING : 3,3005 (Three comma Three Zero Zero Five) hectare
HELD *vide* Title Deed No. T2374/1987
4. Erf 107682 (a portion of Erf 107662), Cape Town, Province of the Western Cape
MEASURING : 2,5197 (Two comma Five One Nine Seven) hectare
HELD *vide* Title Deed No. T42694/1984
5. Erf 109781, Cape Town, Province of the Western Cape
MEASURING : 5,1507 (Five comma One Five Zero Seven) hectare
HELD *vide* Title Deed No. T24161/1987
6. Erf 32666, Cape Town at Athlone, Province of the Western Cape
MEASURING : 2,1679 (Two comma One Six Seven Nine) hectare
HELD *vide* Title Deed No. T14750/1967
7. Erf 32624, Cape Town at Athlone, Province of the Western Cape
MEASURING : 2,0283 (Two comma Zero Two Eight Three) hectare
HELD *vide* Title Deed No. T22021/1967
8. Erf 32627, Cape Town at Athlone, Province of the Western Cape
MEASURING : 1,8595 (One comma Eight Five Nine Five) hectare
HELD *vide* Title Deed No. T11657/1967
9. Erf 32635, Cape Town at Athlone, Province of the Western Cape
MEASURING : 1,6714 (One comma Six Seven One Four) hectare
HELD *vide* Title Deed No. T14308/1967
10. Erf 36632, Cape Town at Athlone, Province of the Western Cape
MEASURING : 5698 (Five Six Nine Eight) square metres
HELD *vide* Title Deed No. T12033/1967

T 71410/10
already
entered
1728/04/11 K

T 33503/09
already
entered

DATA / CAPTURE
26 SEP 2012
DUBOIS, J. A.

2012-09-26
VERTEK
HOUTKAMP, J. A.

KPI

I hereby certify that the paragraphs 3, 5 and 14 have already been entered and are correct.
Deeds Registry
Cape Town
CONVEYANCE
2023-08-18
Registrar of Deeds

GESEKTEERDE N WARE AFKRIK VAN DIE
OORSPRONKELIKE OORSTAMER EN DAT DIT
PERSONAL AANGEKEND IS NIE.
HANDTEKENING: [Signature]
RANG: Deputy Director
DATUM: 28/8/2012

11. Erf 36633, Cape Town at Athlone, Province of the Western Cape
MEASURING : 4746 (Four Seven Four Six) square metres
HELD *vide* Title Deed No. T12033/1967
12. Erf 103514 (a portion of Erf 36638), Cape Town at Athlone, Province of the Western Cape
MEASURING : 7880 (Seven Eight Eight Zero) square metres
HELD *vide* Title Deed No. T8190/1969
13. Erf 41147 (a portion of Erf 32604), Cape Town at Athlone, Province of the Western Cape
MEASURING : 1,1944 (One comma One Nine Four Four) hectare
HELD *vide* Title Deed No. T760/1966
- T71410/10
Already
evident
1728 b5/alk
14. Erf 110432 (a portion of Erf 100010), Cape Town at Bonteheuwel, Province of the Western Cape
MEASURING : 2,5252 (Two comma Five Two Five Two) hectare
HELD *vide* Title Deed No. T2374/1987
15. Erf 53569, Cape Town at Claremont, Province of the Western Cape
MEASURING : 8734 (Eight Seven Three Four) square metres
HELD *vide* Title Deed No. T28972/1967
16. Remainder of Erf 53570, Cape Town at Claremont, Province of the Western Cape
MEASURING : 288 (Two Eight Eight) square metres
HELD *vide* Title Deed No. T28972/1967
17. Remainder of Erf 53571, Cape Town at Claremont, Province of the Western Cape
MEASURING : 211 (Two One One) square metres
HELD *vide* Title Deed No. T28972/1967
18. Remainder of Erf 53572, Cape Town at Claremont, Province of the Western Cape
MEASURING : 401 (Four Zero One) square metres
HELD *vide* Title Deed No. T28972/1967
- VA 19. Erf 2680, George, Province of the Western Cape
MEASURING : 3,5912 (Three comma Five Nine One Two) hectare
HELD *vide* Title Deed No. T12231/1968
- VA 20. Erf 4372 (a portion of Erf 464), George, Province of the Western Cape
MEASURING : 4,3486 (Four comma Three Four Eight Six) hectare
HELD *vide* Title Deed No. T19898/1969
21. Erf 9000 (a portion of Erf 464), George, Province of the Western Cape
MEASURING : 7729 (Seven Seven Two Nine) square metres
HELD *vide* Title Deed No. T45780/1984

AL VERVOLGDE IN WAARDE BESCHRIJF VAN DIE
OORSPRONKELIKE OORZAKEN EN DAT GEEN SIG-
BARE VERANDERINGEN OOR 'N ONGEMAGTIGDE
PERSOON AANGEBRING IS NIE.

HANDTEKENING..... *[Signature]*

RANG..... *Deputy Director*

DATUM..... *28/05/2004 R.J.*

22. Erf 2524, Grassy Park, Province of the Western Cape
MEASURING : 8208 (Eight Two Zero Eight) square metres
HELD *vide* Title Deed No. T21275/1967
23. Erf 2525, Grassy Park, Province of the Western Cape
MEASURING : 7979 (Seven Nine Seven Nine) square metres
HELD *vide* Title Deed No. T21275/1967
24. Remainder of Erf 9438, Grassy Park, Province of the Western Cape
MEASURING : 1386 (One Three Eight Six) square metres
HELD *vide* Title Deed No. T19278/1988
25. Erf 9439 (a portion of Erf 9438), Grassy Park, Province of the Western Cape
MEASURING : 1,5030 (One comma Five Zero Three Zero) hectare
HELD *vide* Title Deed No. T19279/1988
26. Remainder of Erf 2, Hawston, Province of the Western Cape
MEASURING : 8435 (Eight Four Three Five) square metres
HELD *vide* Title Deed No. T25456/1970
27. Erf 402 (a portion of Erf 1), Hawston, Province of the Western Cape
MEASURING : 2,5735 (Two comma Five Seven Three Five) hectare
HELD *vide* Title Deed No. T9887/1969
28. Erf 3566 (a portion of Erf 3563), Hout Bay, Province of the Western Cape
MEASURING : 1736 (One Seven Three Six) square metres
HELD *vide* Title Deed No. T532/1983
29. Erf 3567 (a portion of Erf 3563), Hout Bay, Province of the Western Cape
MEASURING : 1832 (One Eight Three Two) square metres
HELD *vide* Title Deed No. T532/1983
30. Erf 5997 (a portion of Erf 5942), Kleinmond, Province of the Western Cape
MEASURING : 2,5001 (Two comma Five Zero Zero One) hectare
HELD *vide* Title Deed No. T44518/1980
31. Remainder of Erf 15, Kleinvlei, Province of the Western Cape
MEASURING : 2,7019 (Two comma Seven Zero One Nine) hectare
HELD *vide* Title Deed No. T32959/1978
32. Remainder of Erf 16, Kleinvlei, Province of the Western Cape
MEASURING : 2129 (Two One Two Nine) square metres
HELD *vide* Title Deed No. T8701/1986
33. Erf 539, Kleinvlei, Province of the Western Cape
MEASURING : 2,3234 (Two comma Three Two Three Four) hectare
HELD *vide* Title Deed No. T54740/1987

VERSTANDER IN WAAR AFSKRIF VAN DIE
PERSOONLIKKE VERKANT EN DAT GEEN SIG-
PERSOON AANGEBRING IS NIE.

HANDTEKENING... *[Signature]*

RANG... *Deputy Director*

DATUM... *23/05/2004 A.J.*

34. Erf 1029, Kleinvlei, Province of the Western Cape
MEASURING : 2,5421 (Two comma Five Four Two One) hectare
HELD *vide* Title Deed No. T38321/1982
35. Erf 1072, Kleinvlei, Province of the Western Cape
MEASURING : 5,4105 (Five comma Four One Zero Five) hectare
HELD *vide* Title Deed No. T9505/1983
36. Erf 1078, Kleinvlei, Province of the Western Cape
MEASURING : 2,6241 (Two comma Six Two Four One) hectare
HELD *vide* Title Deed No. T38322/1982
37. Erf 1530, Kleinvlei, Province of the Western Cape
MEASURING : 9603 (Nine Six Zero Three) square metres
HELD *vide* Title Deed No. T52848/1987
38. Erf 2614, Kleinvlei, Province of the Western Cape
MEASURING : 1371 (One Three Seven One) square metres
HELD *vide* Title Deed No. T7424/1989
39. Erf 3158, Kleinvlei, Province of the Western Cape
MEASURING : 3790 (Three Seven Nine Zero) square metres
HELD *vide* Title Deed No. T23690/1989
40. Erf 944, Macassar, Province of the Western Cape
MEASURING : 2,7439 (Two comma Seven Four Three Nine) hectare
HELD *vide* Title Deed No. T38704/1979
41. Erf 994, Macassar, Province of the Western Cape
MEASURING : 2,1494 (Two comma One Four Nine Four) hectare
HELD *vide* Title Deed No. T38704/1979
42. Erf 1001, Macassar, Province of the Western Cape
MEASURING : 4,1877 (Four comma One Eight Seven Seven) hectare
HELD *vide* Title Deed No. T38704/1979
43. Erf 1061 (a portion of Erf 710), Macassar, Province of the Western Cape
MEASURING : 2,2679 (Two comma Two Six Seven Nine) hectare
HELD *vide* Title Deed No. T38704/1979
44. Erf 2637 (a portion of Erf 2633), Macassar, Province of the Western Cape
MEASURING : 6,8015 (Six comma Eight Zero One Five) hectare
HELD *vide* Title Deed No. T71729/1988
45. Erf 2608 (a portion of Erf 222), Malmesbury, Province of the Western Cape
MEASURING : 1975 (One Nine Seven Five) square metres
HELD *vide* Title Deed No. T29728/1974

RESEPTSTYFTE VAN 'N KONTAKT-OF V.M. DIE
AANGEBRENGE KONTAKT-OF V.M. DAT OOR EN SIG-
GEBORDE NIESEERINGS OOR IN ONGEMAGTIGDE
PERSOON AANGEBRING IS NIE.

HANDTEKENING: *M. J. J. J.*

RANG: *Deputy Director*

DATUM: *28.10.2004*

46. Erf 258 (a portion of Erf 2497), Mitchells Plain, Province of the Western Cape
MEASURING : 2,4480 (Two comma Four Four Eight Zero) hectare
HELD *vide* Title Deed No. T34195/1983
47. Erf 294 (a portion of Erf 2497), Mitchells Plain, Province of the Western Cape
MEASURING : 6,1708 (Six comma One Seven Zero Eight) hectare
HELD *vide* Title Deed No. T34195/1983
48. Erf 309 (a portion of Erf 2497), Mitchells Plain, Province of the Western Cape
MEASURING : 2,6054 (Two comma Six Zero Five Four) hectare
HELD *vide* Title Deed No. T34195/1983
49. Erf 3565 (a portion of Erf 7289), Mitchells Plain, Province of the Western Cape
MEASURING : 2,5373 (Two comma Five Three Seven Three) hectare
HELD *vide* Title Deed No. T1337/1991
50. Erf 5812 (a portion of Erf 21730), Mitchells Plain, Province of the Western Cape
MEASURING : 2,5301 (Two comma Five Three Zero One) hectare
HELD *vide* Title Deed No. T2998/1991
51. Erf 6709 (a portion of Erf 7285), Mitchells Plain, Province of the Western Cape
MEASURING : 2,5000 (Two comma Five Zero Zero Zero) hectare
HELD *vide* Title Deed No. T2997/1991
52. Erf 9888 (a portion of Erf 7290), Mitchells Plain, Province of the Western Cape
MEASURING : 2,4476 (Two comma Four Four Seven Six) hectare
HELD *vide* Title Deed No. T39085/1995
53. Erf 14927 (a portion of Erf 7292), Mitchells Plain, Province of the Western Cape
MEASURING : 7,0610 (Seven comma Zero Six One Zero) hectare
HELD *vide* Title Deed No. T3907/1991
54. Erf 14929 (a portion of Erf 7292), Mitchells Plain, Province of the Western Cape
MEASURING : 2,7012 (Two comma Seven Zero One Two) hectare
HELD *vide* Title Deed No. T1899/1991
55. Erf 15452 (a portion of Erf 21787), Mitchells Plain, Province of the Western Cape
MEASURING : 2,3501 (Two comma Three Five Zero One) hectare
HELD *vide* Title Deed No. T1083/1991
56. Erf 15476 (a portion of Erf 21784), Mitchells Plain, Province of the Western Cape
MEASURING : 2,2710 (Two comma Two Seven One Zero) hectare
HELD *vide* Title Deed No. T1231/1991
57. Erf 16319 (a portion of Erf 17109), Mitchells Plain, Province of the Western Cape
MEASURING : 2,2986 (Two comma Two Nine Eight Six) hectare
HELD *vide* Title Deed No. T31776/1995

VERTEGSEER IN WATTE AFKOPPE VAN DIE
CORPORATIEKLEIN TOEWAKKING EN
RECHT VAN DEUR 'N ONGEMAGTIGDE
PERSONEEL AANKOMING IS NIE.

HANDTEKENING *[Signature]*

NAME *Deputy Director*

DATE *28/05/2004*

[Signature]

58. Erf 16656 (a portion of Erf 17122), Mitchells Plain, Province of the Western Cape
MEASURING : 2,7077 (Two comma Seven Zero Seven Seven) hectare
HELD *vide* Title Deed No. T2909/1991
59. Erf 20127 (a portion of Erf 6395), Mitchells Plain, Province of the Western Cape
MEASURING : 2,1091 (Two comma One Zero Nine One) hectare
HELD *vide* Title Deed No. T5016/1991
60. Erf 21780 (a portion of Erf 1212), Mitchells Plain, Province of the Western Cape
MEASURING : 6,7963 (Six comma Seven Nine Six Three) hectare
HELD *vide* Title Deed No. T57160/1995
61. Erf 23803 (a portion of Erf 21755), Mitchells Plain, Province of the Western Cape
MEASURING : 2,4372 (Two comma Four Three Seven Two) hectare
HELD *vide* Title Deed No. T1086/1991
62. Erf 25857 (a portion of Erf 21747), Mitchells Plain, Province of the Western Cape
MEASURING : 2,3401 (Two comma Three Four Zero One) hectare
HELD *vide* Title Deed No. T1081/1991
63. Erf 28621 (a portion of Erf 28081), Mitchells Plain, Province of the Western Cape
MEASURING : 2,7309 (Two comma Seven Three Zero Nine) hectare
HELD *vide* Title Deed No. T1085/1991
64. Erf 28820 (a portion of Erf 28083), Mitchells Plain, Province of the Western Cape
MEASURING : 2,4822 (Two comma Four Eight Two Two) hectare
HELD *vide* Title Deed No. T1082/1991
65. Erf 35651, Mitchells Plain, Province of the Western Cape
MEASURING : 2,4848 (Two comma Four Eight Four Eight) hectare
HELD *vide* Title Deed No. T48029/1987
66. Erf 37006 (a portion of Erf 36149), Mitchells Plain, Province of the Western Cape
MEASURING : 2,7901 (Two comma Seven Nine Zero One) hectare
HELD *vide* Title Deed No. T7144/1987
67. Erf 564 (a portion of Erf 513), Napier, Province of the Western Cape
MEASURING : 4461 (Four Four Six One) square metres
HELD *vide* Title Deed No. T18464/1971
68. Erf 696 (a portion of Erf 513), Napier, Province of the Western Cape
MEASURING : 1,2646 (One comma Two Six Four Six) hectare
HELD *vide* Title Deed No. T16493/1977
69. Remainder of Erf 12007, Parow, Province of the Western Cape
MEASURING : 3947 (Three Nine Four Seven) square metres
HELD *vide* Title Deed No. T9964/1967

I certify that
the correct Title
No. is T18464/1971
Ren
CONWAYANUEL
L. ROSSOUW

GESKIED NIE 'N WAAR AFSPREEK VAN DIE OORSPRONKELIKE DOKUMENT EN DAT DEEN SIG- PERSON AANSPREKING IS NIE.	
HANDTEKENING	<i>[Signature]</i>
RANG	Deputy Director
DATUM	25/05/2004

G. J.

70. Erf 12008, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
71. Erf 12010, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
72. Erf 12011, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
73. Erf 12037, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
74. Erf 12038, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
75. Erf 12039, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
76. Erf 12040, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
77. Erf 2203, Plettenberg Bay, Province of the Western Cape
MEASURING : 2,9917 (Two comma Nine Nine One Seven) hectare
HELD *vide* Title Deed No. T21100/1971
78. Erf 4541 (a portion of Erf 3660), Saldanha, Province of the Western Cape
MEASURING : 21,4166 (Two One comma Four One Six Six) hectare
HELD *vide* Title Deed No. T11256/1970
79. Erf 541, Scottsdene, Province of the Western Cape
MEASURING : 2,2090 (Two comma Two Zero Nine Zero) hectare
HELD *vide* Title Deed No. T22650/1982
80. Erf 716, Scottsdene, Province of the Western Cape
MEASURING : 5,3567 (Five comma Three Five Six Seven) hectare
HELD *vide* Title Deed No. T21637/1984
81. Erf 2064, Swellendam, Province of the Western Cape
MEASURING : 1767 (One Seven Six Seven) square metres
HELD *vide* Title Deed No. T8955/1969

DE SEKRETÊRE IN WARE OPSKRIF VAN DIE
OORREIKTE DOKUMENT EN DAT OORN SIG-
NATUUR EN OORREIKING DEUR 'N ONGEMAGTIGDE
PERSOON GEDAGLEGGING IS NIE.

HANDTEKENING..... *A. J. Dudge*

RANG..... *Deputy Director*

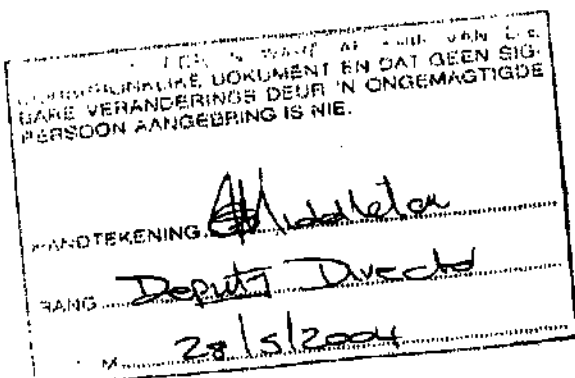
DATUM..... *28/5/2004*

A. J. Dudge

82. Erf 2065, Swellendam, Province of the Western Cape
MEASURING : 4,0982 (Four comma Zero Nine Eight Two) hectare
HELD *vide* Title Deed No. T8955/1969
83. Portion 9 of the farm Koue Bokkeveld No. 417, Ceres Registration Division, Province of the Western Cape
MEASURING : 2801 (Two Eight Zero One) square metres
HELD *vide* Title Deed No. T66509/1993
84. Portion 17 (a portion of Portion 4) of the farm Lange Rivier No. 120, Ceres Registration Division, Province of the Western Cape
MEASURING : 17,1306 (One Seven comma One Three Zero Six) hectare
HELD *vide* Title Deed No. T690/1956
85. The farm Die Plaas No. 1357, Paarl Registration Division, Province of the Western Cape
MEASURING : 3,5677 (Three comma Five Six Seven Seven) hectare
HELD *vide* Title Deed No. T24537/1984
86. Portion 3 of the farm Bordje Outspan No. 174, Paarl Registration Division, Province of the Western Cape
MEASURING : 2,5696 (Two comma Five Six Nine Six) hectare
HELD *vide* Title Deed No. T11796/1974

are vested in the Provincial Government of the Province of the Western Cape in terms of Section 239 of the Constitution of the Republic of South Africa, 1993 (Act 200 of 1993). In terms of Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), I request the Registrar of Deeds, Cape Town to endorse the relevant title deed(s), register(s) or other document(s) accordingly in order to register the immovable properties in the name of the said Government.

SIGNED AT Pretoria ON THIS 07th DAY OF March 2002



Angela Thoko Zile Didiza
ANGELA THOKOZILE DIDIZA
MINISTER FOR AGRICULTURE AND LAND AFFAIRS

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B

②

CERTIFICATE IN TERMS OF ITEM 28(1) OF SCHEDULE 6 TO ACT 108 OF 1996

1, Angela Thokozile Didiza, Minister for Agriculture and Land Affairs, acting in the name and on behalf of the Republic of South Africa, a competent authority as contemplated by Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), do hereby certify that the following properties owned by the State, namely:

- 12/10/25
1. Erf 9346, Cape Town, Province of the Western Cape
MEASURING: 1,5646 (One Comma Five Six Four Six) hectare
HELD *vide* Title Deed No. T9674/1968
 2. Erf 12⁷⁰78, Cape Town, Province of the Western Cape
MEASURING: 9274 (Nine Two Seven Four) square metres
HELD *vide* Title Deed No. T8641/1968
 3. Erf 22926, Cape Town, Province of the Western Cape
MEASURING: 1,6385 (One Comma Six Three Eight Five) hectare
HELD *vide* Title Deed No. T19547/1967
 - ④ 4. Erf 32625, Cape Town, Province of the Western Cape
MEASURING: 1,5807 (One Comma Five Eight Zero Seven) hectare
HELD *vide* Title Deed No. T11657/1967
 5. Erf 32669, Cape Town, Province of the Western Cape
MEASURING: 3975 (Three Nine Seven Five) square metres
HELD *vide* Title Deed No. T17202/1967
 6. Erf 32708, Cape Town, Province of the Western Cape
MEASURING: 2,4693 (Two Comma Four Six Nine Three) hectare
HELD *vide* Title Deed No. T4180/1961
 7. Remainder of Erf 32710, Cape Town, Province of the Western Cape
MEASURING: 7506 (Seven Five Zero Six) square metres
HELD *vide* Title Deed No. T9888/1966
 8. Erf 32721, Cape Town, Province of the Western Cape
MEASURING: 508 (Five Zero Eight) square metres
HELD *vide* Title Deed No. T23800/1967
 - X ⑨ 9. Erf 32645, Cape Town, Province of the Western Cape
MEASURING: 4,3747 (Four Comma Three Seven Four Seven) hectare
HELD *vide* Title Deed No. T11657/1967
 10. Erf 32654, Cape Town, Province of the Western Cape
MEASURING: 1,6718 (One Comma Six Seven One Eight) hectare
HELD *vide* Title Deed No. T15259/1967

I certify that the
property held by Title
No. T8641/1968 is
Erf 12708 Cape Town
Rea
COMBYANAL
L203304W

VA

VA

25.

11. Erf 32657, Cape Town, Province of the Western Cape
MEASURING: 1,6568 (One Comma Six Five Six Eight) hectare
HELD *vide* Title Deed No. T14129/1967
12. Erf 37801, Cape Town, Province of the Western Cape
MEASURING: 1,7131 (One Comma Seven One Three One) hectare
HELD *vide* Title Deed No. T19779/1967
13. Erf 37957, Cape Town, Province of the Western Cape
MEASURING: 7831 (Seven Eight Three One) square metres
HELD *vide* Title Deed No. T11654/1967
14. Erf 39687, Cape Town, Province of the Western Cape
MEASURING: 2,9322 (Two Comma Nine Three Two Two) hectare
HELD *vide* Title Deed No. T32594/1971
15. Remainder of Erf 81498, Cape Town, Province of the Western Cape
MEASURING: 1829 (One Eight Two Nine) square metres
HELD *vide* Title Deed No. T15687/1967
16. Erf 81499, Cape Town, Province of the Western Cape
MEASURING: 2032 (Two Zero Three Two) square metres
HELD *vide* Title Deed No. T15687/1967
17. Erf 81500, Cape Town, Province of the Western Cape
MEASURING: 2032 (Two Zero Three Two) square metres
HELD *vide* Title Deed No. T15687/1967
18. Erf 81501, Cape Town, Province of the Western Cape
MEASURING: 2032 (Two Zero Three Two) square metres
HELD *vide* Title Deed No. T15687/1967
19. Erf 81521, Cape Town, Province of the Western Cape
MEASURING: 4064 (Four Zero Six Four) square metres
HELD *vide* Title Deed No. T15687/1967
20. Erf 81522, Cape Town, Province of the Western Cape
MEASURING: 4064 (Four Zero Six Four) square metres
HELD *vide* Title Deed No. T15687/1967
21. Erf 83477, Cape Town, Province of the Western Cape
MEASURING: 1,9806 (One Comma Nine Eight Zero Six) hectare
HELD *vide* Title Deed No. T10173/1967
22. Erf 90482, Cape Town, Province of the Western Cape
MEASURING: 3,7612 (Three Comma Seven Six One Two) hectare
HELD *vide* Title Deed No. T19412/1948

Ind
UP

9.5.

23. Erf 90484, Cape Town, Province of the Western Cape
MEASURING: 337 (Three Three Seven) square metres
HELD *vide* Title Deed No. T19412/1948
24. Erf 111291, Cape Town, Province of the Western Cape
MEASURING: 2,3654 (Two Comma Three Six Five Four) hectare
HELD *vide* Title Deed No. T53862/1981
25. Erf 3438, George, Province of the Western Cape
MEASURING: 868 (Eight Six Eight) square metres
HELD *vide* Title Deed No. T24942/1991
26. Erf 5469, George, Province of the Western Cape
MEASURING: 5886 (Five Eight Eight Six) square metres
HELD *vide* Title Deed No. T37752/1983
27. Erf 13839, George, Province of the Western Cape
MEASURING: 65 (Six Five) square metres
HELD *vide* Title Deed No. T24942/1991

are vested in the Provincial Government of the Province of the Western Cape in terms of Section 239 of the Constitution of the Republic of South Africa, 1993 (Act 200 of 1993). In terms of Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), I request the Registrar of Deeds, Cape Town to endorse the relevant title deed(s), register(s) or other document(s) accordingly in order to register these immovable properties in the name of the said Government.

SIGNED AT Cape Town ON THIS 6th DAY OF April 20013

A. J. Didiza
ANGELA THOKOZILE DIDIZA
MINISTER FOR AGRICULTURE
AND LAND AFFAIRS

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CERTIFICATE IN TERMS OF ITEM 28(1) OF SCHEDULE 6 TO ACT 108 OF 1996

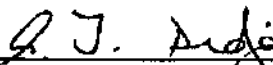
I, Angela Thokozile Didiza, Minister for Agriculture and Land Affairs, acting in the name and on behalf of the Republic of South Africa, a competent authority as contemplated by Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), do hereby certify that the following properties owned by the State, namely:

1. Erf 4239, Kleinvlei, Province of the Western Cape
MEASURING: 3,1403 (Three Comma One Four Zero Three) hectare
HELD *vide* Title Deed No. T46989/1989
 2. Remainder of Erf 22562, Cape Town, Province of the Western Cape
MEASURING: 2030 (Two Zero Three Zero) square metres
HELD *vide* Title Deed No. T250/1932
 3. Erf 22563, Cape Town, Province of the Western Cape
MEASURING: 1015 (One Zero One Five) square metres
HELD *vide* Title Deed No. T5622/1944
 4. Remainder of Erf 22564, Cape Town, Province of the Western Cape
MEASURING: 1014 (One Zero One Four) square metres
HELD *vide* Title Deed No. T3650/1948
 5. Remainder of Erf 22565, Cape Town, Province of the Western Cape
MEASURING: 3045 (Three Zero Four Five) square metres
HELD *vide* Title Deed No. T11739/1967
 6. Erf 22566, Cape Town, Province of the Western Cape
MEASURING: 1015 (One Zero One Five) square metres
HELD *vide* Title Deed No. T1864/1932
 - X ⑦. Remainder of Erf 22601, Cape Town, Province of the Western Cape
MEASURING: 3291 (Three Two Nine One) square metres
HELD *vide* Title Deed No. T10332/1967
 8. Erf 22602, Cape Town, Province of the Western Cape
MEASURING: 4059 (Four Zero Five Nine) square metres
HELD *vide* Title Deed No. T10332/1967
- g.s.

9. Erf 22603, Cape Town, Province of the Western Cape ✓
 MEASURING: 2029 (Two Zero Two Nine) square metres
 HELD *vide* Title Deed No. T10332/1967
10. Remainder of Erf 22604, Cape Town, Province of the Western Cape ✓
 MEASURING: 2029 (Two Zero Two Nine) square metres
 HELD *vide* Title Deed No. T10332/1967
11. Erf 84, Mitchells Plain, Province of the Western Cape ✓
 MEASURING: 2,3850 (Two Comma Three Eight Five Zero) hectare
 HELD *vide* Title Deed No. T34195/1983

are vested in the Provincial Government of the Province of the Western Cape in terms of Section 239 of the Constitution of the Republic of South Africa, 1993 (Act 200 of 1993). In terms of Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), I request the Registrar of Deeds, Cape Town to endorse the relevant title deed(s), register(s) or other document(s) accordingly in order to register these immovable properties in the name of the said Government.

SIGNED AT CAPE TOWN ON THIS 17th DAY OF April 2003


 ANGELA THOKOZILE DIDIZA
 MINISTER FOR AGRICULTURE
 AND LAND AFFAIRS

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CERTIFICATE IN TERMS OF ITEM 28(1) OF SCHEDULE 6 TO ACT 108 OF 1996

I, Angela Thokozile Didiza, Minister for Agriculture and Land Affairs, acting in the name and on behalf of the Republic of South Africa, a competent authority as contemplated by Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), do hereby certify that the following properties owned by the State, namely:

1. Erf 40761, Cape Town, Province of the Western Cape
MEASURING: 1,9536 (One Comma Nine Five Three Six) hectare
HELD *vide* Title Deed No. T9394/1965
 2. Remainder of Erf 82824, Cape Town, Province of the Western Cape
MEASURING: 4,6134 (Four Comma Six One Three Four) hectare
HELD *vide* Title Deed No. T19664/1967
 3. Erf 106649, Cape Town, Province of the Western Cape
MEASURING: 11,7050 (One One Comma Seven Zero Five Zero) hectare
HELD *vide* Title Deed No. T68577/1990
 4. Erf 106864, Cape Town, Province of the Western Cape
MEASURING: 3,3031 (Three Comma Three Zero Three One) hectare
HELD *vide* Title Deed No. T24557/1986
 5. Erf 107337(a portion of erf 107662), Cape Town, Province of the Western Cape
MEASURING: 1,6720 (One Comma Six Seven Two Zero) hectare
HELD *vide* Title Deed No. T780/1982
 6. Erf 107354(a portion of erf 108616), Cape Town, Province of the Western Cape
MEASURING: 1,6770 (One Comma Six Seven Seven Zero) hectare
HELD *vide* Title Deed No. T39873/1981
 7. Erf 110501 (a portion of erf 82373), Cape Town, Province of the Western Cape
MEASURING: 1,5725 (One Comma Five Seven Two Five) hectare
HELD *vide* Title Deed No. T21161/1981
 8. Erf 113985(a portion of erf 112675), Cape Town, Province of the Western Cape
MEASURING: 3,5550 (Three Comma Five Five Five Zero) hectare
HELD *vide* Title Deed No. T63926/1991
 9. Erf 22814, Cape Town, Province of the Western Cape
MEASURING: 3955 (Three Nine Five Five) square metre
HELD *vide* Title Deed No. T17161/1967
- Int
- VA
- 9.7.

10. Erf 22815, Cape Town, Province of the Western Cape
MEASURING: 3955 (Three Nine Five Five) square metre
HELD *vide* Title Deed No. T17161/1967
11. Erf 22898, Cape Town, Province of the Western Cape
MEASURING: 1,6627 (One Comma Six Six Two Seven) hectare
HELD *vide* Title Deed No. T19547/1967
12. Erf 22954, Cape Town, Province of the Western Cape
MEASURING: 6,6080 (Six Comma Six Zero Eight Zero) hectare
HELD *vide* Title Deed No. T19547/1967
13. Erf 30309, Cape Town, Province of the Western Cape
MEASURING: 1,3122 (One Comma Three One Two Two) hectare
HELD *vide* Title Deed No. T30977/1977
14. Erf 40924, Cape Town, Province of the Western Cape
MEASURING: 2,5621 (Two Comma Five Six Two One) hectare
HELD *vide* Title Deed No. T13547/1967

are vested in the Provincial Government of the Province of the Western Cape in terms of Section 239 of the Constitution of the Republic of South Africa, 1993 (Act 200 of 1993). In terms of Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), I request the Registrar of Deeds, Cape Town to endorse the relevant title deed(s), register(s) or other document(s) accordingly in order to register these immovable properties in the name of the said Government.

SIGNED AT Pretoria ON THIS 26th DAY OF September 2003

A. J. Didiza
ANGELA THOKOZILE DIDIZA
MINISTER FOR AGRICULTURE
AND LAND AFFAIRS

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C

CERTIFICATE IN TERMS OF ITEM 28(1) OF SCHEDULE 6 TO ACT 108 OF 1996

I, Angela Thokozile Didiza, Minister for Agriculture and Land Affairs, acting in the name and on behalf of the Republic of South Africa, a competent authority as contemplated by Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), do hereby certify that the following properties owned by the State, namely:

1. Erf 62335 (portion of Erf 61700), Cape Town, Province of the Western Cape
MEASURING: 4,5932 (Four Comma Five Nine Three Two) hectare
HELD *vide* Title Deed No. T13107/1964 ✓
 2. Erf 32670, Cape Town, Province of the Western Cape
MEASURING: 1,3887 (One Comma Three Eight Eight Seven) hectare
HELD *vide* Title Deed No. T17202/1967 ✓
 3. Erf 39462, Cape Town, Province of the Western Cape
MEASURING: 1,6361 (One Comma Six Three Six One) hectare
HELD *vide* Title Deed No. T6100/1967 ✓
 4. Remainder of Erf 66989, Cape Town, Province of the Western Cape
MEASURING: 1,3841 (One Comma Three Eight Four One) hectare
HELD *vide* Title Deed No. T25796/1948 ✓
 5. Erf 66992, Cape Town, Province of the Western Cape
MEASURING: 3226 (Three Two Two Six) square metre
HELD *vide* Title Deed No. T25796/1948 ✓
 6. Erf 66995, Cape Town, Province of the Western Cape
MEASURING: 4093 (Four Zero Nine Three) square metre
HELD *vide* Title Deed No. T25796/1948 ✓
 7. Erf 81803, Cape Town, Province of the Western Cape
MEASURING: 788 (Seven Eight Eight) square metre
HELD *vide* Title Deed No. T27806/1968 ✓
 8. Erf 81804, Cape Town, Province of the Western Cape
MEASURING: 788 (Seven Eight Eight) square metre
HELD *vide* Title Deed No. T27806/1968 ✓
 9. Erf 81805, Cape Town, Province of the Western Cape
MEASURING: 496 (Four Nine Six) square metre
HELD *vide* Title Deed No. T27806/1968 ✓
 10. Erf 81806, Cape Town, Province of the Western Cape
MEASURING: 496 (Four Nine Six) square metre
HELD *vide* Title Deed T27806/1968 ✓
- Ing.
- 12
- A.J.

11. Erf 81807, Cape Town, Province of the Western Cape
MEASURING: 496 (Four Nine Six) square metre
HELD *vide* Title Deed No. T27806/1968.
12. Erf 81820, Cape Town, Province of the Western Cape
MEASURING: 496 (Four Nine Six) square metre
HELD *vide* Title Deed No. T27806/1968.
13. Erf 81821, Cape Town, Province of the Western Cape
MEASURING: 991 (Nine Nine One) square metre
HELD *vide* Title Deed No. T27806/1968.

are vested in the Provincial Government of the Province of the Western Cape in terms of Section 239 of the Constitution of the Republic of South Africa, 1993 (Act 200 of 1993). In terms of Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), I request the Registrar of Deeds, Cape Town to endorse the relevant title deed(s), register(s) or other document(s) accordingly in order to register these immovable properties in the name of the said Government.

SIGNED AT Pretoria ON THIS 13th DAY OF August 2003

A. J. Didiza
ANGELA THOKOZILE DIDIZA
MINISTER FOR AGRICULTURE
AND LAND AFFAIRS



YOLANDE MALAN
ATTORNEYS
NOTARIES & CONVEYANCERS

CONVEYANCER'S CERTIFICATE

I, the undersigned,

YOLANDE MALAN

a practicing attorney and conveyancer of the firm Yolande Malan Attorneys, carrying on practice at 1st Floor, 69 Voortrekker Road, Malmesbury, Western Cape.

do hereby certify that after perusal of the holding Deed of

ERF 4372 GEORGE, IN THE GEORGE MUNICIPALITY

DIVISION GEORGE, PROVINCE OF THE WESTERN CAPE

EXTENT: 4,3486 (FOUR COMMA THREE FOUR EIGHT SIX) HECTARES

HELD BY DEED OF TRANSFER T59404/2012

That there are no restrictive conditions that prohibits the installation of a cellular mast on the property.

DATED AT MALMESBURY ON 27 SEPTEMBER 2023.

CONVEYANCER

YOLANDE MALAN (LPCM92646)



TELCO TOWERS

Tower Solution Specialists

Reg. No. 2020/258911/07

Unit 1, Excalibur Park
Buketraube Crescent,
Saxenburg Park 2,
Blackheath - 7560

P O Box 506
Festerville
7103

Tel : (021) 905 7165
Fax : (021) 905 6615

Resolution to appoint authorised person

AT A MEETING SCB - meet @ Georgy S.S.
EMIS NUMBER: 0118353310
held at Georgy S.S. on the 15 day of August 2023.

IT WAS RESOLVED:

1. THAT Telco Towers (Pty) Ltd or their representatives are permitted/authorised to apply at the necessary authorities to permit the installation/construction of a communications base station at **Erf 4372, Mission Road, George** on the terms and conditions as contained therein;
2. THAT Rodney Andrew Cupido in his/her capacity as principal (SCB Chairperson / principal) are hereby **Authorised** to sign all documents on behalf of the school for the application/construction/rental of an undeveloped area of the **Erf 4372, Mission Road, George**.
3. THAT Telco Towers (Pty) Ltd or their representatives are permitted/authorised to apply, at the necessary authorities for the removal/suspension/ amendment of restrictions on the Title deed as required by law at **Erf 4372, Mission Road, George** to allow the installation/construction of a communications base station.

IN WITNESS HEREOF, the specimen signatures of the authorised signatories in terms of the above resolution are as follows:

Rodney Andrew Cupido
Name

[Signature]
Signature

COLIN HOOGBAARD
Name

[Signature]
Signature

RODNEY DEYCE
Name

[Signature]
Signature

Rodney Deyce

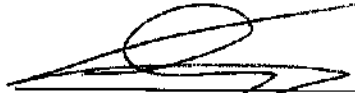
Name



Signature

Charlie Bob

Name



Signature

Margot Arres

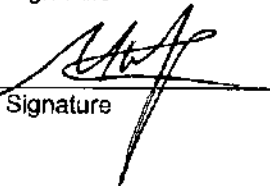
Name



Signature

Melanie Van Wyk

Name



Signature

Name

Signature

Name

Signature

Name

Signature

Name

Signature

Name

Signature

Name

Signature

Name

Signature

Hoërskool

Posbus 4066

GEORGE-OOS

6539

Tel. 044-8711194 044-8712043

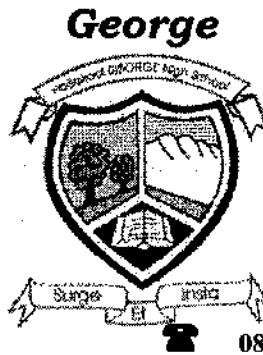
Missionstraat 6

GEORGE OOS 6539

E-mail: georgesecondary@gmail.com

Principal: Mr. R. A. Cupido

Chairperson SGB: Mr. C. Bob



High School

P.O. Box 4066

GEORGE EAST

6539

Fax 0866 306 583

6 Mission Street

GEORGE EAST 6539

0833 095 095, Rodney.cupido@wecschoools.gov.za

0835597774, charlieb@gmail.com

Minutes of the School Governing Body Meeting

Venue: George Secondary School – Principal's Office

Date: 15 August 2023

EMIS Number: 0118353310

The School Governing Body (SGB) has been approached by Telco Towers (Pty) Ltd ("TT") to construct a Telecommunication Base Station and Mast on school property. The Lease Agreement for Cellular Networks to be approved by the school governing body. The Base station is considered a favorable "opportunity to supplement the resources supplied by the state in order to improve the quality of education provided by the school to all its learners".

The following points were taken note of:

- TT intend to lease a portion of the school's property in return for a monthly rental amount of R4500.00 that will include the site build and first operator installed on the mast.
- The rental amount has an annual escalation of CPI and capped at 6% a period of 9 years and 11 months, with a right to renew the lease for 3 periods of 9 years and 11 months each renewal.
- In addition to the rental amount mentioned above the Lessee shall pay to the Lessor an additional amount of **R2,250.00** for each additional operator after the first installation at the site.
- The size of the base station is estimated to be 8m x 8m and the height is 25m
- The proposal would benefit the school and we hereby provide TT with consent to proceed with the permitting of a telecommunication base station and mast on school property.
- The TT's Permitting Contractors will send all documents required by the education department for approval by the Provincial Minister for Education.
- No construction work may commence on site until the required municipal permits have been obtained.

IT IS FURTHER RESOLVED THAT **Rodney Andrew Cupido ID 6410135142086** (Full Names & Surname & ID No. of appointed signatory)

be and is hereby authorized to: -

- a. Sign, for and on behalf of the School, any application, drawing or Lease Agreement between the School and TT; and
- b. Sign, for and on behalf of the School, a power of attorney or any other authority letter to allow TT or its approved Permitting Contractors to apply for the necessary permits in relation to the Lease Agreement; and
- c. Sign, for and on behalf of the school, any such other document/amendment as may be required for the performance of the Lease Agreement referred to in the above resolution and to take such actions as may be required by the School to implement the resolution set out above and give effect to the Lease Agreement.

Hoërskool

Posbus 4066

GEORGE-OOS

6539

Tel. 044-8711194 044-8712043

Missionstraat 6

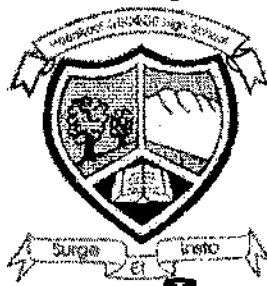
GEORGE OOS 6539

E-mail: georgesecondary@gmail.com

Principal: Mr. R. A. Cupido

Chairperson SGB: Mr. C. Bob

George



High School

P.O. Box 4066

GEORGE EAST

6539

Fax 0866 306 583

6 Mission Street

GEORGE EAST 6539

0833 095 095, Rodney.cupido@wcgschools.gov.za

0835597774, charlieb@gmail.com

The undersigned irrevocably agree to the above signed
on 15/05/2023 at George S.S.

SGB Chairperson C. Bob
(Signature, Initial & Name)

Signature

SGB Treasurer M. Van Wyk
(Signature, Initial & Name)

Signature

SGB Secretary R. N. Deyce
(Signature, Initial & Name)

Signature

Principal R. A. Cupido
(Signature, Initial & Name)

Signature

Deputy Principal F. H. Oosthuizen
(Signature, Initial & Name)

Signature

Attendance Register

Full name	Designation	Telephone number	Signature
Charlie Bob	Chairperson	0835597774	
Rodney Cupido	Principal	0833095095	
Rodney Deyce	Assistant Secretary	0734393218	
Colin Hoogbaard	Educator Represent SGB	0794336762	

**POWER OF ATTORNEY
(REGISTERED OWNER'S CONSENT FORM)**

I, Rodney Andrew Cupido (ID number: 6410135142086) in my capacity as principal on behalf of George Secondary School
(name (s) of registered owner(s))

registered owner(s) of the following property (ies) :

Erf 4372,

Mission Road, George

6529

(property description(s))

wish to certify that authority is hereby granted to

Highwave Consultants (Pty) Ltd for and on behalf of Telco Towers (Pty) Ltd

(applicant's name)

in terms of the resolution enclosed herewith (applicable if land owner is a registered company/close corporation, trust or other juristic person), to apply for*

- removal/suspension/amendment of restrictions
- rezoning
- consent/conditional use
- departure(temporary/permanent)
- subdivision/subdivision exemption
- amendment of conditions
- township establishment
- other (please specify)

in terms of the above-mentioned property(ies) to enable it to be developed/utilised for the following purpose(s):

Erection of a telecommunications mast and associated infrastructure.....

.....
(proposed purpose(s)/development)

(*please delete whichever not applicable).

The undersigned therefore nominates, constitutes and appoints the above applicant with power of substitution to be the registered owner's legal representative/agent and to act in the name, place and stead of the registered owner in the above regard. Power of attorney is accordingly hereby granted to the applicant to sign all correspondence in respect of the matter referred to above.

Owner's name: Rodney Andrew Cupido (ID number: 6410135142086) in my capacity as principal on behalf of George Secondary School

Owner's signature..........Date.....21 August 2023.....



TELCO TOWERS

Tower Solution Specialists

Reg.No. 2020 / 258911 / 07

Unit 1, Excalibur Park
Buketraube Crescent,
Saxenburg Park 2,
Blackheath - 7580
P O Box 586
Eersteriver
7103
Tel : (021) 905 7165
Email: joan.malan@telcotowers.org.za

FORM OF CONSENT TO PROCEED WITH THE PLANNING OF AND APPLICATION FOR RELEVANT APPROVALS FOR THE DEVELOPMENT OF A NEW TOWER BASE STATION

This serves to confirm that **Rodney Andrew Cupido in capacity as principal (ID no.: 6410135142086)** acting for and on behalf of **George Secondary School (EMIS registration no.: 118353310)** hereafter referred to as the "Property Owner", hereby consent to a macro installation by Telco Towers Proprietary Limited, or its duly authorised representative.

The proposed new installation will be operated and maintained by Telco Towers Proprietary Limited as part of their telecommunications infrastructure and is intended to be developed on the property described as **Erf 4372, Mission Road, George.**

This consent is given in principle only and the construction of the new installation described above would be subject to a further formal agreement to be concluded between the contracting parties, namely the "Property Owner" and Telco Towers Proprietary Limited as well as all applicable local authority town planning, building planning and environmental approvals.

Signed at

Georg H. S. this 21 day August 2023

"Property Owner"

who warrants that he/she is duly authorised hereto

Authorised/Registered Owner Details: Attached as Landlord Detail Sheet

		<p>(f) In Western Cape:</p> <ul style="list-style-type: none"> i. A protected area identified in terms of NEMPAA, excluding conservancies; ii. In areas containing indigenous vegetation; or iii. In urban areas: <ul style="list-style-type: none"> (aa) Areas zoned for use as public open space; or (bb) Areas designated for conservation use in Spatial Development Frameworks adopted by the competent authority, or zoned for a conservation purpose. 	
3.	<p>The development of masts or towers of any material or type used for telecommunication broadcasting or radio transmission purposes where the mast or tower—</p> <ul style="list-style-type: none"> (a) is to be placed on a site not previously used for this purpose; and (b) will exceed 15 metres in 	<p>(a) In Free State, Limpopo, Mpumalanga and Northern Cape provinces:</p> <ul style="list-style-type: none"> i. In an estuary; ii. Outside urban areas, <ul style="list-style-type: none"> (aa) A protected area identified in terms of NEMPAA, excluding conservancies; (bb) National Protected Area Expansion Strategy Focus areas; (cc) Sensitive areas as identified in an environmental management framework as contemplated in 	

	<p>height— but excluding attachments to existing buildings and masts on rooftops.</p>	<p>chapter 5 of the Act and as adopted by the competent authority;</p> <p>(dd) Sites or areas identified in terms of an International Convention;</p> <p>(ee) Critical biodiversity areas as identified in systematic biodiversity plans adopted by the competent authority or in bioregional plans;</p> <p>(ff) Core areas in biosphere reserves;</p> <p>(gg) Areas within 10 kilometres from national parks or world heritage sites or 5 kilometres from any other protected area identified in terms of NEMPAA or from the core areas of a biosphere reserve; or</p> <p>(hh) Areas seawards of the development setback line or within 1 kilometre from the high-water mark of the sea if no such development setback line is determined; or</p> <p>iii. Inside urban areas; in:</p> <p>(aa) Areas zoned for use as public open space; or</p> <p>(bb) Areas designated for conservation use in Spatial Development Frameworks adopted by the competent authority or zoned for a conservation</p>
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		<p>(f) In Western Cape:</p> <ul style="list-style-type: none"> i. All areas outside urban areas; or ii. Areas designated for conservation use in Spatial Development Frameworks adopted by the competent authority, or zoned for a conservation purpose, within urban areas. 	
4.	The development of a road wider than 4 metres with a reserve less than 13,5 metres.	<p>(a) In Free State, Limpopo, Mpumalanga and Northern Cape provinces:</p> <ul style="list-style-type: none"> i. In an estuary; ii. Outside urban areas, in: <ul style="list-style-type: none"> (aa) A protected area identified in terms of NEMPAA, excluding disturbed areas; (bb) National Protected Area Expansion Strategy Focus areas; (cc) Sensitive areas as identified in an environmental management framework as contemplated in chapter 5 of the Act and as adopted by the competent authority; (dd) Sites or areas identified in terms of an International Convention; (ee) Critical biodiversity areas as identified in 	

LAND USE PLANNING PRE-APPLICATION CONSULTATION FORM

PLEASE NOTE:

Pre-application consultation is an advisory session and is required prior to submission of an application for rezoning, consent use, temporary departure and subdivision. It does not in any way pre-empt the outcome of any future application which may be submitted to the Municipality.

PART A: PARTICULARS

Reference number: **2874029**

Purpose of consultation: **Land use planning pre-application consultation for the proposed freestanding base telecommunication station with a 25m monopole mast on Erf 4372 (a portion of Erf 464), George, Province of the Western Cape (George Secondary School)**

Brief proposal: **Erection of a freestanding base telecommunication station with a 25m monopole mast on Erf 4372 (a portion of Erf 464), George, Province of the Western Cape (George Secondary School)**

Property(ies) description: **Erf 4372 (a portion of Erf 464), George, Province of the Western Cape (George Secondary School)**

Date: **06/09/2023**

Attendees:

	Name & Surname	Organisation	Contact Number	E-mail
Official	Jeanne Muller	George Mun.	044 801 9138	jmuller@george.gov.za
	Martin Botha	George Mun.	044 801 9191	pmbbotha@george.gov.za
Pre-applicant	Phillippus Rieckert Roos	Highwave Consultants	083 785 1434	rikus@highwave.co.za

Documentation provided for discussion:

(Include document reference, document/plan dates and plan numbers where possible and attach to this form)

Title deeds (T19898/1969 and T59404/2012), Plans (3941-D~A - George Secondary School), Consent, Power of attorney, Resolution, SG diagram.

Has pre-application been undertaken for a Land Development application with the Department of Environmental Affairs & Development Planning (DEA&DP)?

(If so, please provide a copy of the minutes)

YES	✓NO
-----	-----

Comprehensive overview of proposal:

Telco Towers (Pty) Ltd is proposing to erect a freestanding base telecommunication station with a 25m monopole mast on Erf 4372 (a portion of Erf 464), George, Province of the Western Cape (George Secondary School). The proposed site for the freestanding base telecommunication station will be 64 square meters (8m x 8m) in the location as indicated on the attached plans.

The following land use applications will have to be applied for:

1. Building Line Departure Application in terms of Section 15(2)(b) of the George Municipality Land-Use Planning By-Law 2023 to allow the side building line (shared with Erf 4250, George) setback from 5.0m to 0.0m to allow the side building line (shared with Erf 9000, George) setback from 5.0m to 0.0m.
2. Height Departure Application in terms of Section 15(2)(b) of the George Municipality Land-Use Planning By-Law 2023 to allow the height restriction departure from 12.0m to 25.0m, and lastly
3. Consent Use Application in terms of Section 15(2)(o) of the of the George Municipality Land-Use Planning By-Law 2023 to allow the additional use and development of a freestanding base telecommunication station with a 25m monopole mast.

PART B: APPLICATION PROCESS

(WILL FULLY APPLY ONLY ONCE LUPA REGULATIONS ARE IN FORCE)

SUBMISSION

Draft By-Law on Municipal Land Use Planning

(Workflow)

Types of applications that can be submitted in terms of Section 15 (2)

- (a) Rezoning of land
- (b) Permanent departure
- (c) Temporary departure
- (d) Subdivision of land
- (e) Consolidation of land
- (f) Amendment, suspension or removal of restrictive conditions
- (g) Permission required in terms of the zoning scheme
- (h) Amendment, deletion or imposition of condition in respect of an approval
- (i) Extension of validity period of an approval
- (j) Approval of an overlay zone
- (k) Phasing, amendment or cancellation of a subdivision plan or part thereof
- (l) Permission required in terms of condition of approval
- (m) Determination of zoning
- (n) Closure of public place or part thereof
- (o) Consent use
- (p) Occasional use

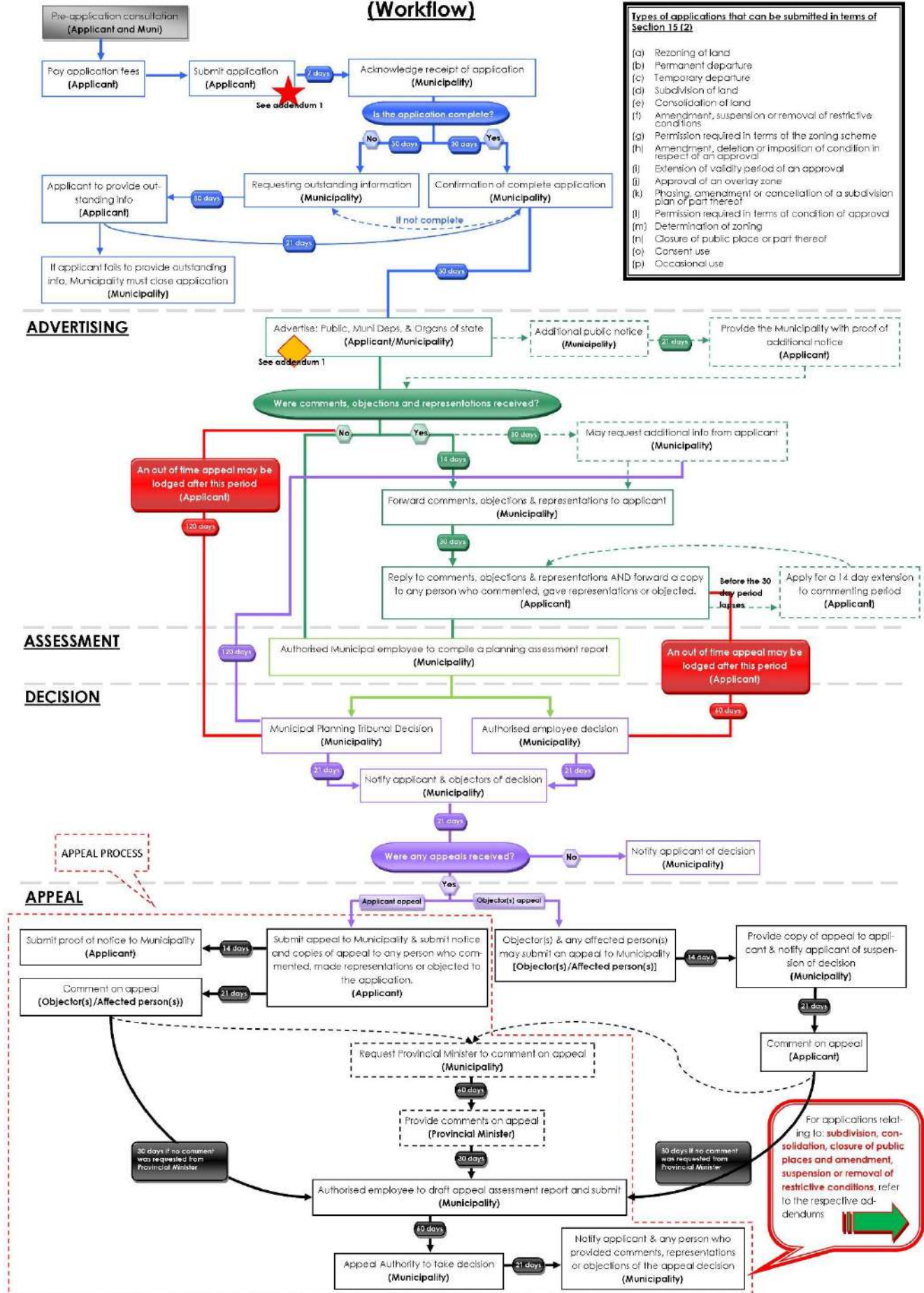
ADVERTISING

ASSESSMENT

DECISION

APPEAL PROCESS

APPEAL



PART C: QUESTIONNAIRES

SECTION A:

DETERMINATION OF APPLICATION TYPES, PRESCRIBED NOTICE AND ADVERTISEMENT PROCEDURES

Tick if relevant		What land use planning applications are required?	Application fees payable
	2(a)	a rezoning of land;	R
	2(b)	a permanent departure from the development parameters of the zoning scheme;	R
	2(c)	a departure granted on a temporary basis to utilise land for a purpose not permitted in terms of the primary rights of the zoning applicable to the land;	R
	2(d)	a subdivision of land that is not exempted in terms of section 24, including the registration of a servitude or lease agreement;	R
	2(e)	a consolidation of land that is not exempted in terms of section 24;	R
	2(f)	a removal, suspension or amendment of restrictive conditions in respect of a land unit;	R
	2(g)	a permission required in terms of the zoning scheme;	R
	2(h)	an amendment, deletion or imposition of conditions in respect of an existing approval;	R
	2(i)	an extension of the validity period of an approval;	R
	2(j)	an approval of an overlay zone as contemplated in the zoning scheme;	R
	2(k)	an amendment or cancellation of an approved subdivision plan or part thereof, including a general plan or diagram;	R
	2(l)	a permission required in terms of a condition of approval;	R
	2(m)	A determination of a zoning;	R
	2(n)	A closure of a public place or part thereof;	R
✓	2(o)	a consent use contemplated in the zoning scheme;	R7 540
	2(p)	an occasional use of land;	R
	2(q)	to disestablish a home owner's association;	R
	2(r)	to rectify a failure by a home owner's association to meet its obligations in respect of the control over or maintenance of services;	R
	2(s)	a permission required for the reconstruction of an existing building that constitutes a non-conforming use that is destroyed or damaged to the extent that it is necessary to demolish a substantial part of the building	R
Tick if relevant		What prescribed notice and advertisement procedures will be required?	Advertising fees payable
Y	N	Serving of notices (i.e. registered letters etc.)	R
Y	N	Publication of notices (i.e. Provincial Gazette, Local Newspaper(s) etc.)	R
Y	N	Additional publication of notices (i.e. Site notice, public meeting, local radio, website,	R

		letters of consent etc.)	
Y	N	Placing of final notice (i.e. Provincial Gazette etc.)	R
TOTAL APPLICATION FEE* (VAT excluded):			TBC following submission of application

PLEASE NOTE: * Application fees are estimated on the information discussed and are subject to change with submission of the formal application and/or yearly application fee increase.

SECTION B:

PROVISIONS IN TERMS OF THE RELEVANT PLANNING LEGISLATION / POLICIES / GUIDELINES

QUESTIONS REGARDING PLANNING POLICY CONTEXT	YES	NO	TO BE DETERMINED	COMMENT
Is any Municipal Integrated Development Plan (IDP)/Spatial Development Framework (SDF) and/or any other Municipal policies/guidelines applicable? If yes, is the proposal in line with the aforementioned documentation/plans?			✓	
Any applicable restrictive condition(s) prohibiting the proposal? If yes, is/are the condition(s) in favour of a third party(ies)? [List condition numbers and third party(ies)]			✓	Submit Conveyancer's Certificate
Any other Municipal by-law that may be relevant to application? (If yes, specify)		✓		
Zoning Scheme Regulation considerations: Which zoning scheme regulations apply to this site? George Integrated Zoning Scheme by-law What is the current zoning of the property? Community Zone I (CZI) What is the proposed zoning of the property? Community Zone I (CZI) Does the proposal fall within the provisions/parameters of the zoning scheme? Yes Are additional applications required to deviate from the zoning scheme? (if yes, specify) No				

QUESTIONS REGARDING OTHER PLANNING CONSIDERATIONS	YES	NO	TO BE DETERMINED	COMMENT
Is the proposal in line with the Provincial Spatial Development Framework (PSDF) and/or any other Provincial bylaws/policies/guidelines/documents?			✓	
Are any regional/district spatial plans relevant? If yes, is the proposal in line with the document/plans?		✓		

SECTION C:

CONSENT / COMMENT REQUIRED FROM OTHER ORGANS OF STATE

QUESTIONS REGARDING CONSENT / COMMENT REQUIRED	YES	NO	TO BE DETERMINED	OBTAIN APPROVAL / CONSENT / COMMENT FROM:
Is/was the property(ies) utilised for agricultural purposes?		✓		Western Cape Provincial Department of Agriculture
Will the proposal require approval in terms of Subdivision of Agricultural Land Act, 1970 (Act 70 of 1970)?		✓		National Department of Agriculture
Will the proposal trigger a listed activity in terms of National Environmental Management Act, 1998 (Act 107 of 1998) (NEMA)?		✓		Western Cape Provincial Department of Environmental Affairs & Development Planning (DEA&DP)
Will the proposal require authorisation in terms of Specific Environmental Management Act(s) (SEMA)? (National Environmental Management: Protected Areas Act, 2003 (Act 57 of 2003) (NEM:PAA)/ National Environmental Management: Biodiversity Act, 2004 (Act 10 of 2004) (NEM:BA)/ National Environmental Management: Air Quality Act, 2004 (Act 39 of 2004) (NEM:AQA)/ National Environmental Management: Integrated Coastal Management Act, 2008 (Act 24 of 2008) (NEM:ICM)/ National Environmental Management: Waste Act, 2008 (Act 59 of 2008) (NEM:WA) (strikethrough irrelevant)		✓		National Department of Environmental Affairs (DEA) & DEA&DP
Will the proposal require authorisation in terms of the National Water Act, 1998 (Act 36 of 1998)?		✓		National Department of Water & Sanitation (DWS)
Will the proposal trigger a listed activity in terms of		✓		South African

QUESTIONS REGARDING CONSENT / COMMENT REQUIRED	YES	NO	TO BE DETERMINED	OBTAIN APPROVAL / CONSENT / COMMENT FROM:
the National Heritage Resources Act, 1999 (Act 25 of 1999)?				Heritage Resources Agency (SAHRA) & Heritage Western Cape (HWC)
Will the proposal have an impact on any National or Provincial roads?		✓		National Department of Transport / South Africa National Roads Agency Ltd. (SANRAL) & Western Cape Provincial Department of Transport and Public Works (DTPW)
Will the proposal trigger a listed activity in terms of the Occupational Health and Safety Act, 1993 (Act 85 of 1993): Major Hazard Installations Regulations		✓		National Department of Labour (DL)
Will the proposal affect any Eskom owned land and/or servitudes?		✓		Eskom
Will the proposal affect any Telkom owned land and/or servitudes?		✓		Telkom
Will the proposal affect any Transnet owned land and/or servitudes?		✓		Transnet
Is the property subject to a land / restitution claims?		✓		National Department of Rural Development & Land Reform
Will the proposal require comments from SANParks and/or CapeNature?		✓		SANParks / CapeNature
Will the proposal require comments from DEFF?		✓		Department of Environment, Forestry and Fishery
Is the property subject to any existing mineral rights?		✓		National Department of Mineral Resources
Does the proposal lead to densification to such an extent that the number of schools, healthcare facilities, libraries, safety services, etc. In the area may be impacted on? (strikethrough irrelevant)		✓		Western Cape Provincial Departments of Cultural Affairs & Sport (DCAS), Education, Social Development, Health and Community Safety

SECTION D:

SERVICE REQUIREMENTS

DOES THE PROPOSAL REQUIRE THE FOLLOWING ADDITIONAL INFRASTRUCTURE / SERVICES?	YES	NO	TO BE DETERMINED	OBTAIN COMMENT FROM:
---	-----	----	------------------	----------------------

				(list internal department)
Electricity supply:			✓	Directorate: Electro-technical Services
Water supply:			✓	Directorate: Civil Engineering Services
Sewerage and waste water:			✓	Directorate: Civil Engineering Services
Stormwater:			✓	Directorate: Civil Engineering Services
Road network:			✓	Directorate: Civil Engineering Services
Telecommunication services:			✓	
Other services required? Please specify.			✓	
Development charges:			✓	

PART D: COPIES OF PLANS / DOCUMENTS TO BE SUBMITTED AS PART OF THE APPLICATION

COMPULSORY INFORMATION REQUIRED:					
✓Y	N	Power of Attorney / Owner's consent if applicant is not owner (if applicable)	✓Y	N	S.G. noting sheet extract / Erf diagram / General Plan
✓Y	N	Motivation report / letter	✓Y	N	Full copy of the Title Deed
✓Y	N	Locality Plan	✓Y	N	Site Layout Plan
✓Y	N	Proof of payment of fees	✓Y	N	Bondholder's consent
MINIMUM AND ADDITIONAL REQUIREMENTS:					
✓Y	N	Site Development Plan	✓Y	N	Conveyancer's Certificate
Y	✓N	Land Use Plan	Y	✓N	Proposed Zoning plan
Y	✓N	Phasing Plan	Y	✓N	Consolidation Plan
Y	✓N	Abutting owner's consent	Y	✓N	Landscaping / Tree Plan
Y	✓N	Proposed Subdivision Plan (including street names and numbers)	Y	✓N	Copy of original approval letter
Y	✓N	Services Report or indication of all municipal services / registered servitudes	Y	✓N	Home Owners' Association consent
Y	✓N	Copy of Environmental Impact Assessment (EIA) / Heritage Impact Assessment (HIA) / Traffic Impact Assessment (TIA) / Traffic Impact Statement (TIS) / Major Hazard Impact Assessment (MHIA) / Environmental Authorisation (EA) / Record of Decision (ROD) (strikethrough irrelevant)	Y	✓N	1 : 50 / 1:100 Flood line determination (plan / report)

PART F: SUMMARY / WAY FORWARD

See Part E above.

OFFICIAL: __Martin Botha__
(FULL NAME)



SIGNED: _____

DATE: __14/09/2023__

PRE-APPLICANT: **Phillippus Rieckert Roos**
(FULL NAME)

SIGNED: _____

DATE: **06/09/2023**

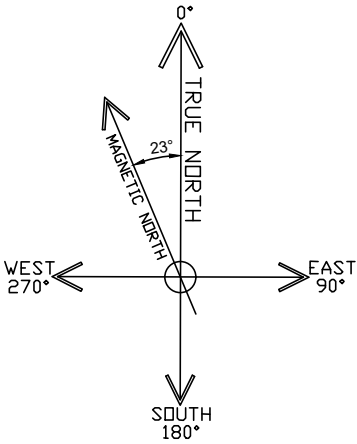
OFFICIAL: Jeanne Muller
(FULL NAME)



SIGNED:

DATE: 15/09/2023


**Please note that the above comments are subject to the documents and information available to us at the time of the pre-application meeting and we reserve our rights to elaborate on this matter further and/or request more information/documents should it deemed necessary.*

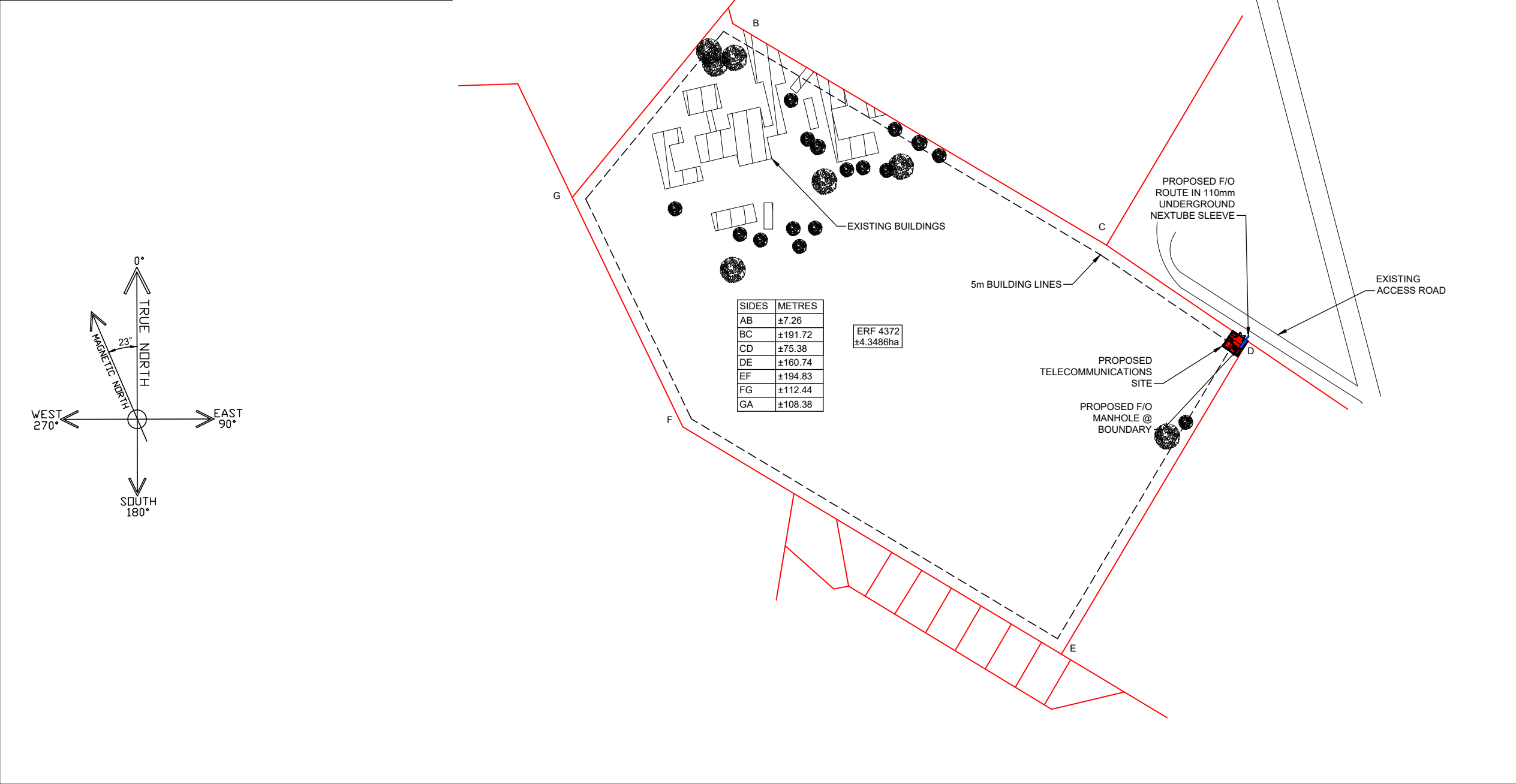


NOTES

1.




					DRAWN: ACS	DATE: 18/08/23	<div><div></div><div>TELCO TOWERS</div><div>Tower Solution Specialists</div><div>Reg.No. 2020 / 258911 / 07</div></div>	SITE NAME:	
					CHEKD: BJ	DATE: 18/08/23		GEORGE SECONDARY SCHOOL	
					APPR: BJ	DATE: 18/08/23		LOCALITY MAPS	
A	ACS	18/08/23	APPROVAL	BJ	MERLIN PROJECT No: 3941			DRAWING No:	
REV	BY	DATE	DESCRIPTION	APPR'D	CAD FILE No: 3941-D-001~A		SITE ADDRESS: 2 MISSION ROAD, ROSEMOOR, GEORGE, 6529	3941-D-001	
REVISIONS					SHT SIZE: A3	SCALE: NTS		A	
							LATITUDE : -33.969294° LONGITUDE : 22.477164°		



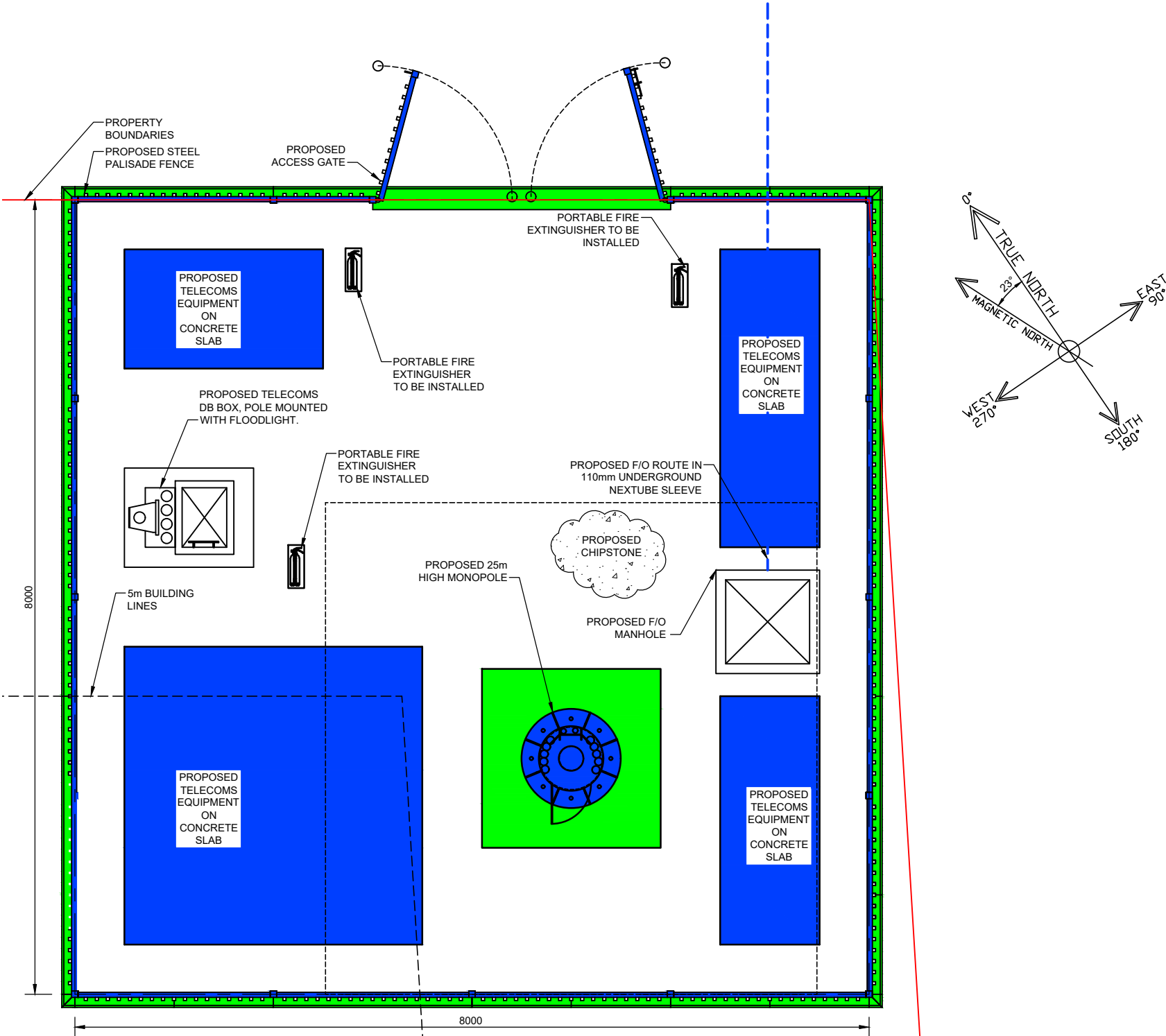
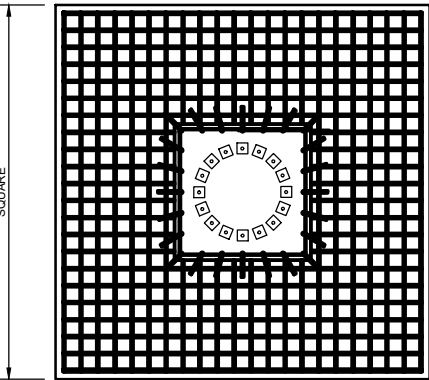
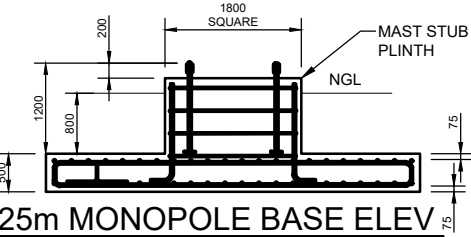
NOTES

- Proposed power connection to existing mains DB for 100 Amp T/P power with sub-meter installed.
- Underground power route for site power in 600mm deep trench to main DB.Power route TBC.

APPROVED PROPOSAL	
PROPERTY OWNER SIGNATURE:	
DATE:.....	
REFERENCE DRAWINGS	
3941-D-001	LOCALITY MAPS
3941-D-003	TOP VIEW
3941-D-004	ELEVATIONS
3941-D-005	SITE DEVELOPMENT PLAN

					DRAWN: ACS	DATE: 18/08/23	 <div>Telco Towers Tower Solution Specialists Reg.No. 2020 / 258911 / 07</div>	SITE NAME: GEORGE SECONDARY SCHOOL	
					CHEKD: BJ	DATE: 18/08/23		ERF PLAN	
					APPR: BJ	DATE: 18/08/23			
A	ACS	18/08/23	APPROVAL	BJ	MERLIN PROJECT No: 3941				
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							LATITUDE : -33.969294° LONGITUDE : 22.477164°		

TYPICAL 25m MONOPOLE CAT2; 0m,25m² 950mm OFFSET	
BEINDING MOMENT	1158.7 kNm
SHEAR FORCE (ULS)	58.7 kN
STRUCTURE MASS	6038.0 kg
APPLIED VERTICAL FORCE (ULS)	0.0 kN
REQUIRED SOIL PRESSURE	128.2 kPa
CONCRETE VOLUME	15.5 m³
CONCRETE STRENGTH	25 MPa
REINFORCEMENT MASS	2019.0 kg
REINFORCEMENT STRENGTH	450 MPa
EXCAVATION VOLUME	31.9 m³
BACKFILL VOLUME	17.0 M³



- NOTES**
1. Site compound 8m x 8m surrounded by security fence ± 2.4m tall with swing gate.
 2. 25m Monopole mast to Engineer's design. Mast galvanised mild steel unpainted.
 3. Site internally surfaced with chipstone. Concrete plinths to suit user equipment.
 4. Site power brought into pole mounted site DB board. Power route TBC.
 5. Signs & indications to be compliant with COCT Telecommunications Health & Safety Policy & Schedule.
 6. Fire Protection:
 - 6.1 Site to comply with T4.37, 4.29 & SANS 1186.5.
 - 6.2 Installation of 3 x 9kg DCP portable fire extinguishers.
 - 6.3 Fire extinguishers to be installed.
 7. Elevation 223m.

- LEGEND**
- EARTH
 - POWER
 - - - RF TRANSMISSION
 - . - MICROWAVE TRANSMISSION
 - - - FIBRE OPTIC

APPROVED PROPOSAL	
PROPERTY OWNER SIGNATURE:	
DATE:.....	
REFERENCE DRAWINGS	
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3941-D-002	ERF PLAN
3941-D-004	ELEVATIONS
3941-D-005	SITE DEVELOPMENT PLAN

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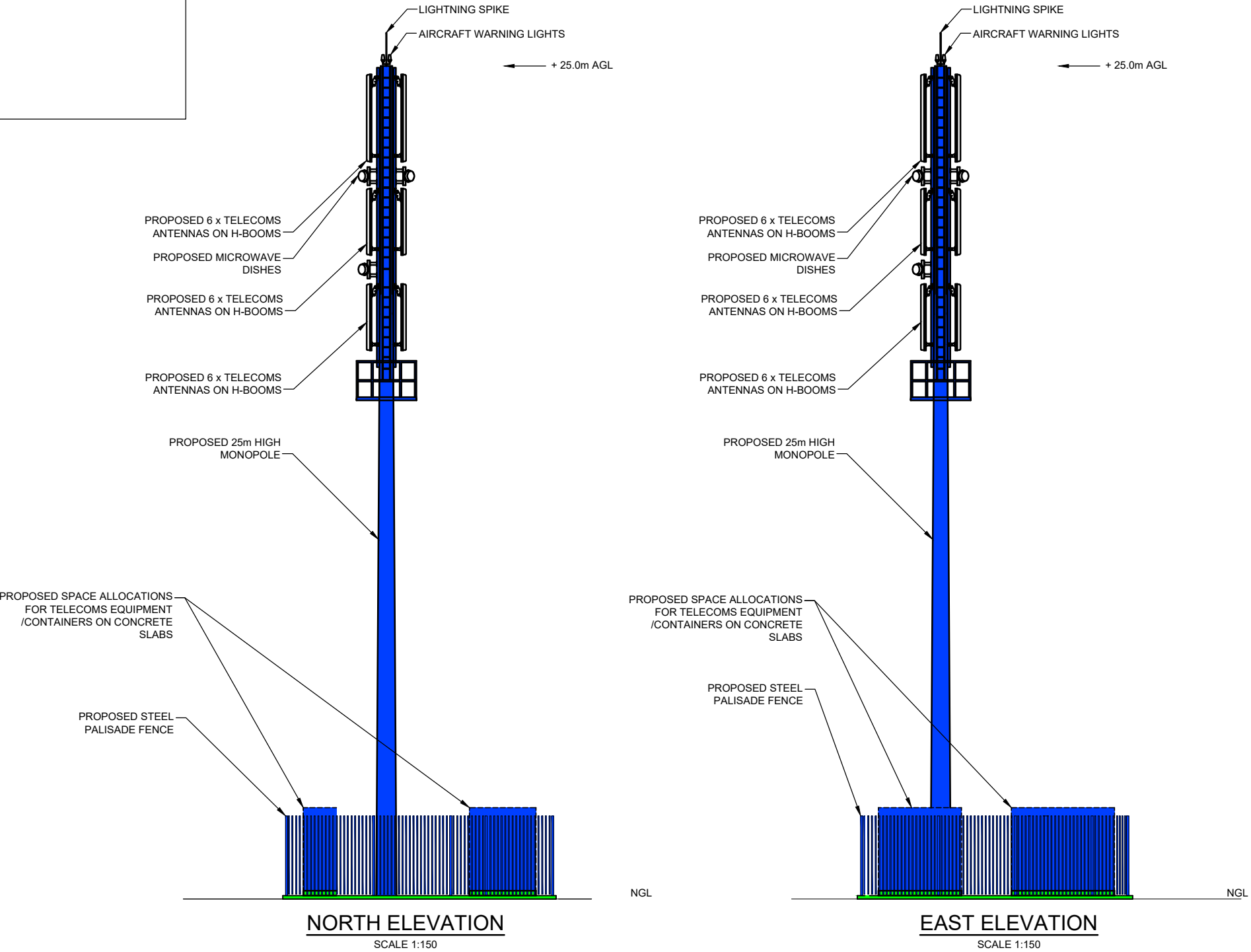


TELCO TOWERS
Tower Solution Specialists
Reg.No. 2020 / 258911 / 07

SITE ADDRESS: 2 MISSION ROAD,
ROSEMOOR,
GEORGE,
6529

LATITUDE : -33.969294°
LONGITUDE : 22.477164°

SITE NAME:	
GEORGE SECONDARY SCHOOL	
TOP VIEW	
DRAWING No:	REV
3941-D-003	A




LEGEND

- EARTH
- POWER
- RF TRANSMISSION
- MICROWAVE TRANSMISSION
- FIBRE OPTIC

APPROVED PROPOSAL	
PROPERTY OWNER SIGNATURE:	
DATE:.....	
REFERENCE DRAWINGS	
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3941-D-002	TOP VIEW
3941-D-003	ERF PLAN
3941-D-005	SITE DEVELOPMENT PLAN

					DRAWN: ACS	DATE: 18/08/23
					CHEKD: BJ	DATE: 18/08/23
					APPR: BJ	DATE: 18/08/23
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REV	BY	DATE	DESCRIPTION	APPR'D	CAD FILE No: 3941-D-004~A	
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TELCO TOWERS
Tower Solution Specialists
Reg.No. 2020 / 258911 / 07

SITE ADDRESS: 2 MISSION ROAD,
ROSEMOOR,
GEORGE,
6529

LATITUDE : -33.969294°
LONGITUDE : 22.477164°

SITE NAME:	
GEORGE SECONDARY SCHOOL	
ELEVATIONS	
DRAWING No:	REV
3941-D-004	A



NOTES

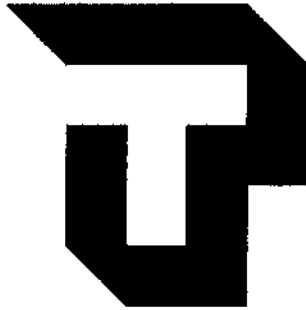
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LEGEND

- EARTH
- POWER
- RF TRANSMISSION
- MICROWAVE TRANSMISSION
- FIBRE OPTIC

APPROVED PROPOSAL	
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					APPR: BJ	DATE: 18/08/23				
A	ACS	18/08/23	APPROVAL	BJ	MERLIN PROJECT No: 3941			SITE ADDRESS: 2 MISSION ROAD, ROSEMOOR, GEORGE, 6529		
REV	BY	DATE	DESCRIPTION	APPR'D	CAD FILE No: 3941-D-005~A			SITE DEVELOPMENT PLAN		
REVISIONS					SHT SIZE: A3	SCALE: 1:2000	LATITUDE : -33.969294° LONGITUDE : 22.477164°		DRAWING No: 3941-D-005	REV A



TELCO TOWERS

Tower Solution Specialists

Reg.No. 2020 / 258911 / 07

Unit 1, Excalibur Park
Buketraube Crescent,
Saxenburg Park 2,
Blackheath - 7580
P O Box 586
Eersteriver
7103
Tel : (021) 905 7165
Email: joan.malan@telcotowers.org.za

FORM OF CONSENT TO PROCEED WITH THE PLANNING OF AND APPLICATION FOR RELEVANT APPROVALS FOR THE DEVELOPMENT OF A NEW TOWER BASE STATION

This serves to confirm that **Rodney Andrew Cupido in capacity as principal (ID no.: 6410135142086)** acting for and on behalf of **George Secondary School (EMIS registration no.: 118353310)** hereafter referred to as the "Property Owner", hereby consent to a macro installation by Telco Towers Proprietary Limited, or its duly authorised representative.

The proposed new installation will be operated and maintained by Telco Towers Proprietary Limited as part of their telecommunications infrastructure and is intended to be developed on the property described as **Erf 4372, Mission Road, George.**

This consent is given in principle only and the construction of the new installation described above would be subject to a further formal agreement to be concluded between the contracting parties, namely the "Property Owner" and Telco Towers Proprietary Limited as well as all applicable local authority town planning, building planning and environmental approvals.

Signed at

Georg H. S. this 21 day August 2023

"Property Owner"

who warrants that he/she is duly authorised hereto

Authorised/Registered Owner Details: Attached as Landlord Detail Sheet

LAND USE PLANNING PRE-APPLICATION CONSULTATION FORM

PLEASE NOTE:

Pre-application consultation is an advisory session and is required prior to submission of an application for rezoning, consent use, temporary departure and subdivision. It does not in any way pre-empt the outcome of any future application which may be submitted to the Municipality.

PART A: PARTICULARS

Reference number: To be confirmed by George Municipality.

Purpose of consultation: Pre-application consultation for the proposed freestanding base telecommunication station with a 25m monopole mast on Erf 4372 (a portion of Erf 464), George, Province of the Western Cape (George Secondary School)

Brief proposal: Erection of a freestanding base telecommunication station with a 25m monopole mast on Erf 4372 (a portion of Erf 464), George, Province of the Western Cape (George Secondary School)

Property(ies) description: Erf 4372 (a portion of Erf 464), George, Province of the Western Cape (George Secondary School)

Date: 06/09/2023

Attendees:

	Name & Surname	Organisation	Contact Number	E-mail
Official	Jean Muller	George Municipality		jmuller@george.gov.za
Pre-applicant	Phillippus Rieckert Roos	Highwave Consultants	083 785 1434	rikus@highwave.co.za

Documentation provided for discussion:

(Include document reference, document/plan dates and plan numbers where possible and attach to this form)

Title deeds (T19898/1969 and T59404/2012), Plans (3941-D~A - George Secondary School),

Consent, Power of attorney, Resolution, SG diagram

Has pre-application been undertaken for a Land Development application with the
Department of Environmental Affairs & Development Planning (DEA&DP)?

YES	<input checked="checked" type="checkbox"/>
NO	<input type="checkbox"/>

(If so, please provide a copy of the minutes)

Comprehensive overview of proposal:

Telco Towers (Pty) Ltd is proposing to erect a freestanding base telecommunication station with a 25m
monopole mast on Erf 4372 (a portion of Erf 464), George, Province of the Western Cape (George Secondary School).
The proposed site for the freestanding base telecommunication station will be 64 square meters (8m x 8m)
in the location as indicated on the attached plans.

The following land use applications will have to be applied for:

1. Building Line Departure Application in terms of Section 15(2)(b) of the George Municipality Land-Use

Planning By-Law 2023 to allow the side building line (shared with Erf 4250, George) setback from 5.0m to
0.0m to allow the side building line (shared with Erf 9000, George) setback from 5.0m to 0.0m.

2. Height Departure Application in terms of Section 15(2)(b) of the George Municipality Land-Use Planning
By-Law 2023 to allow the height restriction departure from 12.0m to 25.0m

3. Consent Use Application in terms of Section 15(2)(o) of the of the George Municipality Land-Use Planning
By-Law 2023 to allow the additional use and development of a freestanding base telecommunication station
with a 25m monopole mast.

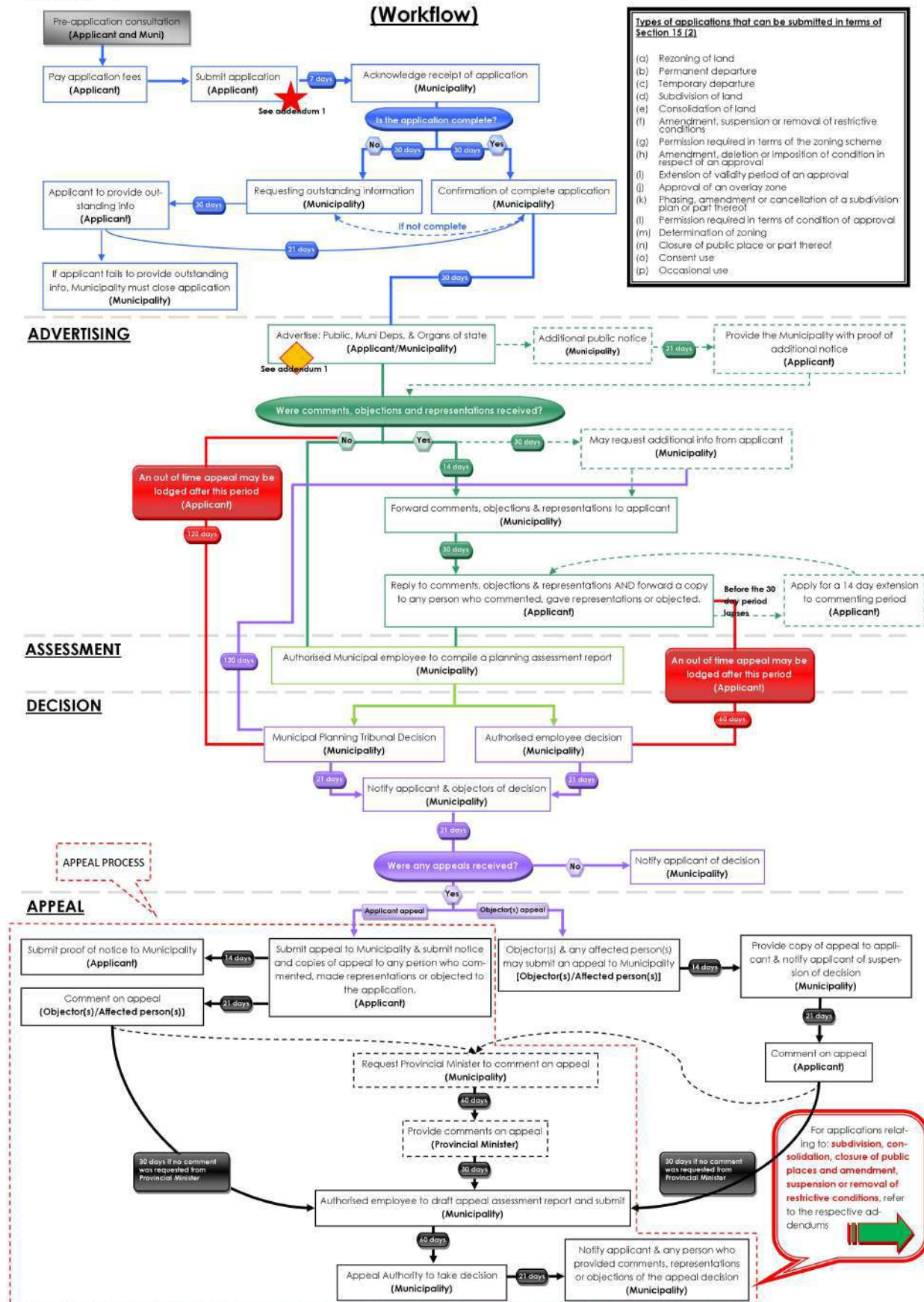
PART B: APPLICATION PROCESS

(WILL FULLY APPLY ONLY ONCE LUPA REGULATIONS ARE IN FORCE)

SUBMISSION

Draft By-Law on Municipal Land Use Planning

(Workflow)



PART C: QUESTIONNAIRES
SECTION A:
DETERMINATION OF APPLICATION TYPES, PRESCRIBED NOTICE AND ADVERTISEMENT PROCEDURES

Tick if relevant		What land use planning applications are required?	Application fees payable
	2(a)	a rezoning of land;	R
X	2(b)	a permanent departure from the development parameters of the zoning scheme;	R
	2(c)	a departure granted on a temporary basis to utilise land for a purpose not permitted in terms of the primary rights of the zoning applicable to the land;	R
	2(d)	a subdivision of land that is not exempted in terms of section 24, including the registration of a servitude or lease agreement;	R
	2(e)	a consolidation of land that is not exempted in terms of section 24;	R
	2(f)	a removal, suspension or amendment of restrictive conditions in respect of a land unit;	R
	2(g)	a permission required in terms of the zoning scheme;	R
	2(h)	an amendment, deletion or imposition of conditions in respect of an existing approval;	R
	2(i)	an extension of the validity period of an approval;	R
	2(j)	an approval of an overlay zone as contemplated in the zoning scheme;	R
	2(k)	an amendment or cancellation of an approved subdivision plan or part thereof, including a general plan or diagram;	R
	2(l)	a permission required in terms of a condition of approval;	R
	2(m)	A determination of a zoning;	R
	2(n)	A closure of a public place or part thereof;	R
X	2(o)	a consent use contemplated in the zoning scheme;	R
	2(p)	an occasional use of land;	R
	2(q)	to disestablish a home owner's association;	R
	2(r)	to rectify a failure by a home owner's association to meet its obligations in respect of the control over or maintenance of services;	R
	2(s)	a permission required for the reconstruction of an existing building that constitutes a non-conforming use that is destroyed or damaged to the extent that it is necessary to demolish a substantial part of the building	R
Tick if relevant		What prescribed notice and advertisement procedures will be required?	Advertising fees payable
Y	N	Serving of notices (i.e. registered letters etc.)	R
Y	N	Publication of notices (i.e. Provincial Gazette, Local Newspaper(s) etc.)	R
Y	N	Additional publication of notices (i.e. Site notice, public meeting, local radio, website,	R

		letters of consent etc.)	
Y	N	Placing of final notice (i.e. Provincial Gazette etc.)	R
TOTAL APPLICATION FEE* (VAT excluded):			R

PLEASE NOTE: * Application fees are estimated on the information discussed and are subject to change with submission of the formal application and/or yearly application fee increase.

SECTION B:

PROVISIONS IN TERMS OF THE RELEVANT PLANNING LEGISLATION / POLICIES / GUIDELINES

QUESTIONS REGARDING PLANNING POLICY CONTEXT	YES	NO	TO BE DETERMINED	COMMENT
Is any Municipal Integrated Development Plan (IDP)/Spatial Development Framework (SDF) and/or any other Municipal policies/guidelines applicable? If yes, is the proposal in line with the aforementioned documentation/plans?				
Any applicable restrictive condition(s) prohibiting the proposal? If yes, is/are the condition(s) in favour of a third party(ies)? [List condition numbers and third party(ies)]				
Any other Municipal by-law that may be relevant to application? (If yes, specify)				
Zoning Scheme Regulation considerations: Which zoning scheme regulations apply to this site? George Integrated Zoning Scheme by-law <hr/> What is the current zoning of the property? Community Zone I (CZI) <hr/> What is the proposed zoning of the property? Community Zone I (CZI) <hr/> Does the proposal fall within the provisions/parameters of the zoning scheme? Yes <hr/> Are additional applications required to deviate from the zoning scheme? (if yes, specify) No <hr/>				

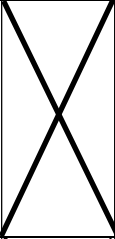
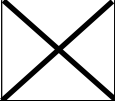







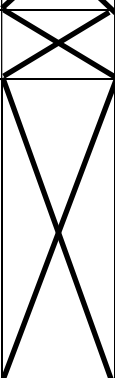
QUESTIONS REGARDING OTHER PLANNING CONSIDERATIONS	YES	NO	TO BE DETERMINED	COMMENT
---	-----	----	------------------	---------

Is the proposal in line with the Provincial Spatial Development Framework (PSDF) and/or any other Provincial bylaws/policies/guidelines/documents?				
Are any regional/district spatial plans relevant? If yes, is the proposal in line with the document/plans?				

SECTION C:



CONSENT / COMMENT REQUIRED FROM OTHER ORGANS OF STATE

QUESTIONS REGARDING CONSENT / COMMENT REQUIRED	YES	NO	TO BE DETERMINED	OBTAIN APPROVAL / CONSENT / COMMENT FROM:
Is/was the property(ies) utilised for agricultural purposes?				Western Cape Provincial Department of Agriculture
Will the proposal require approval in terms of Subdivision of Agricultural Land Act, 1970 (Act 70 of 1970)?				National Department of Agriculture
Will the proposal trigger a listed activity in terms of National Environmental Management Act, 1998 (Act 107 of 1998) (NEMA)?				Western Cape Provincial Department of Environmental Affairs & Development Planning (DEA&DP)
Will the proposal require authorisation in terms of Specific Environmental Management Act(s) (SEMA)? (National Environmental Management: Protected Areas Act, 2003 (Act 57 of 2003) (NEM:PAA) / National Environmental Management: Biodiversity Act, 2004 (Act 10 of 2004) (NEM:BA) / National Environmental Management: Air Quality Act, 2004 (Act 39 of 2004) (NEM:AQA) / National Environmental Management: Integrated Coastal Management Act, 2008 (Act 24 of 2008) (NEM:ICM) / National Environmental Management: Waste Act, 2008 (Act 59 of 2008) (NEM:WA) (strikethrough irrelevant)				National Department of Environmental Affairs (DEA) & DEA&DP
Will the proposal require authorisation in terms of the National Water Act, 1998 (Act 36 of 1998)?				National Department of Water & Sanitation (DWS)
Will the proposal trigger a listed activity in terms of the National Heritage Resources Act, 1999 (Act 25 of 1999)?				South African Heritage Resources Agency (SAHRA) & Heritage Western Cape (HWC)
Will the proposal have an impact on any National or Provincial roads?				National Department of Transport / South

QUESTIONS REGARDING CONSENT / COMMENT REQUIRED	YES	NO	TO BE DETERMINED	OBTAIN APPROVAL / CONSENT / COMMENT FROM:
				Africa National Roads Agency Ltd. (SANRAL) & Western Cape Provincial Department of Transport and Public Works (DTPW)
Will the proposal trigger a listed activity in terms of the Occupational Health and Safety Act, 1993 (Act 85 of 1993): Major Hazard Installations Regulations				National Department of Labour (DL)
Will the proposal affect any Eskom owned land and/or servitudes?				Eskom
Will the proposal affect any Telkom owned land and/or servitudes?				Telkom
Will the proposal affect any Transnet owned land and/or servitudes?				Transnet
Is the property subject to a land / restitution claims?				National Department of Rural Development & Land Reform
Will the proposal require comments from SANParks and/or CapeNature?				SANParks / CapeNature
Will the proposal require comments from DEFF?				Department of Environment, Forestry and Fishery
Is the property subject to any existing mineral rights?				National Department of Mineral Resources
Does the proposal lead to densification to such an extent that the number of schools, healthcare facilities, libraries, safety services, etc. In the area may be impacted on? (strikethrough irrelevant)				Western Cape Provincial Departments of Cultural Affairs & Sport (DCAS), Education, Social Development, Health and Community Safety

SECTION D:

SERVICE REQUIREMENTS

DOES THE PROPOSAL REQUIRE THE FOLLOWING ADDITIONAL INFRASTRUCTURE / SERVICES?	YES	NO	TO BE DETERMINED	OBTAIN COMMENT FROM: (list internal department)
Electricity supply:				Directorate: Electro-technical Services
Water supply:				Directorate: Civil

		<input checked="" type="checkbox"/>		Engineering Services
Sewerage and waste water:		<input checked="" type="checkbox"/>		Directorate: Civil Engineering Services
Stormwater:		<input checked="" type="checkbox"/>		Directorate: Civil Engineering Services
Road network:		<input checked="" type="checkbox"/>		Directorate: Civil Engineering Services
Telecommunication services:		<input checked="" type="checkbox"/>		
Other services required? Please specify.		<input checked="" type="checkbox"/>		
Development charges:		<input checked="" type="checkbox"/>		

PART D: COPIES OF PLANS / DOCUMENTS TO BE SUBMITTED AS PART OF THE APPLICATION

COMPULSORY INFORMATION REQUIRED:			
<input checked="" type="checkbox"/>	N	Power of Attorney / Owner's consent if applicant is not owner (if applicable)	<input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N S.G. noting sheet extract / Erf diagram / General Plan
<input checked="" type="checkbox"/>	N	Motivation report / letter	<input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N Full copy of the Title Deed
<input checked="" type="checkbox"/>	N	Locality Plan	<input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N Site Layout Plan
<input checked="" type="checkbox"/>	N	Proof of payment of fees	<input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N Bondholder's consent
MINIMUM AND ADDITIONAL REQUIREMENTS:			
<input checked="" type="checkbox"/>	N	Site Development Plan	<input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N Conveyancer's Certificate
<input checked="" type="checkbox"/>	N	Land Use Plan	<input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N Proposed Zoning plan
<input checked="" type="checkbox"/>	N	Phasing Plan	<input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N Consolidation Plan
<input checked="" type="checkbox"/>	N	Abutting owner's consent	<input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N Landscaping / Tree Plan
<input checked="" type="checkbox"/>	N	Proposed Subdivision Plan (including street names and numbers)	<input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N Copy of original approval letter
<input checked="" type="checkbox"/>	N	Services Report or indication of all municipal services / registered servitudes	<input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N Home Owners' Association consent
<input checked="" type="checkbox"/>	N	Copy of Environmental Impact Assessment (EIA) / Heritage Impact Assessment (HIA) / Traffic Impact Assessment (TIA) / Traffic Impact Statement (TIS) / Major Hazard Impact Assessment (MHIA) / Environmental Authorisation (EA) / Record of Decision (ROD) (strikethrough irrelevant)	<input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N 1 : 50 / 1:100 Flood line determination (plan / report)
<input checked="" type="checkbox"/>	N	Other (specify)	<input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N Required number of documentation copies

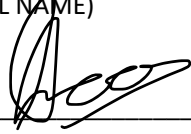
PART E: DISCUSSION

PART F: SUMMARY / WAY FORWARD

OFFICIAL: _____
(FULL NAME)

PRE-APPLICANT: Phillippus Rieckert Roos
(FULL NAME)

SIGNED: _____

SIGNED:  _____

DATE: _____

DATE: 06/09/2023

**Please note that the above comments are subject to the documents and information available to us at the time of the pre-application meeting and we reserve our rights to elaborate on this matter further and/or request more information/documents should it deemed necessary.*

**POWER OF ATTORNEY
(REGISTERED OWNER'S CONSENT FORM)**

I, Rodney Andrew Cupido (ID number: 6410135142086) in my capacity as principal on behalf of George Secondary School
(name (s) of registered owner(s))

registered owner(s) of the following property (ies) :

Erf 4372,

Mission Road, George

6529

(property description(s))

wish to certify that authority is hereby granted to

Highwave Consultants (Pty) Ltd for and on behalf of Telco Towers (Pty) Ltd

(applicant's name)

in terms of the resolution enclosed herewith (applicable if land owner is a registered company/close corporation, trust or other juristic person), to apply for*

- removal/suspension/amendment of restrictions
- rezoning
- consent/conditional use
- departure(temporary/permanent)
- subdivision/subdivision exemption
- amendment of conditions
- township establishment
- other (please specify)

in terms of the above-mentioned property(ies) to enable it to be developed/utilised for the following purpose(s):

Erection of a telecommunications mast and associated infrastructure.....

.....
(proposed purpose(s)/development)

(*please delete whichever not applicable).

The undersigned therefore nominates, constitutes and appoints the above applicant with power of substitution to be the registered owner's legal representative/agent and to act in the name, place and stead of the registered owner in the above regard. Power of attorney is accordingly hereby granted to the applicant to sign all correspondence in respect of the matter referred to above.

Owner's name: Rodney Andrew Cupido (ID number: 6410135142086) in my capacity as principal on behalf of George Secondary School

Owner's signature.....Date..... 21 August 2023



TELCO TOWERS

Tower Solution Specialists

Reg. No. 2020/258911/07

Unit 1, Excalibur Park
Buketraube Crescent,
Saxenburg Park 2,
Blackheath - 7560

P.O. Box 506
Fersloerwer
7103

Tel : (021) 905 7165
Fax : (021) 905 6615

Resolution to appoint authorised person

AT A MEETING SCB - meet @ Georg S.S.
EMIS NUMBER: 0118353310
held at Georg S.S. on the 15 day of August 2023.

IT WAS RESOLVED:

1. THAT Telco Towers (Pty) Ltd or their representatives are permitted/authorised to apply at the necessary authorities to permit the installation/construction of a communications base station at **Erf 4372, Mission Road, George** on the terms and conditions as contained therein;
2. THAT Rodney Andrew Cupido in his/her capacity as principal (SCB Chairperson / principal) are hereby **Authorised** to sign all documents on behalf of the school for the application/construction/rental of an undeveloped area of the **Erf 4372, Mission Road, George**.
3. THAT Telco Towers (Pty) Ltd or their representatives are permitted/authorised to apply, at the necessary authorities for the removal/suspension/ amendment of restrictions on the Title deed as required by law at **Erf 4372, Mission Road, George** to allow the installation/construction of a communications base station.

IN WITNESS HEREOF, the specimen signatures of the authorised signatories in terms of the above resolution are as follows:

Rodney Andrew Cupido
Name

[Signature]
Signature

COLIN HOOGBAARD
Name

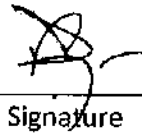
[Signature]
Signature

RODNEY DEYCE
Name

[Signature]
Signature

Rodney Deyce

Name



Signature

Charlie Bob

Name



Signature

Margot Arres

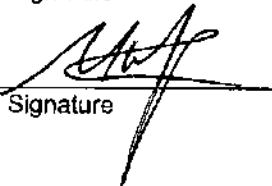
Name



Signature

Melanie Van Wyk

Name



Signature

Name

Signature

Name

Signature

Name

Signature

Name

Signature

Name

Signature

Name

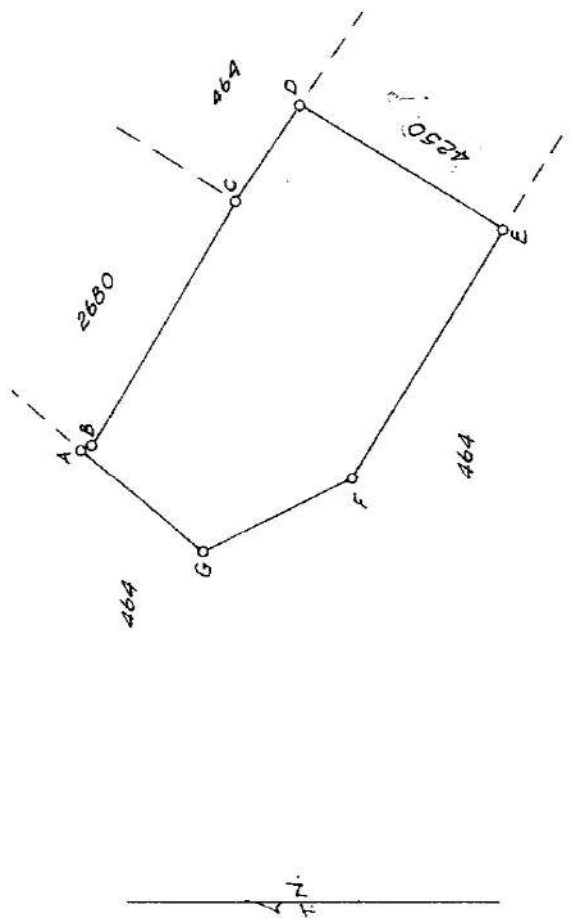
Signature

Name

Signature

SIDES		ANGLES OF		CO-ORDINATES			S.G. No.
Cape Feet		Direction		y			
		Constants		System Lo 23° 5'			
					+100 000.00	000.00	7 0 8 7 / 6 8 Approved <i>[Signature]</i> Surveyor-General 27.12.68
AB	23.00	350.02.00	A	+ 54 028.84	+41 780.96		
BC	608.02	300.16.20	B	+ 54 024.86	+41 803.61		
CD	240.19	303.39.40	C	+ 53 499.75	+42 110.12		
DE	509.38	30.31.40	D	+ 53 299.83	+42 243.24		
EF	618.80	120.31.40	E	+ 53 558.57	+42 682.01		
FG	355.84	154.03.20	F	+ 54 091.59	+42 367.68		
GA	344.76	219.18.50	G	+ 54 247.27	+42 047.70		

Beacons
 A. B. C. Round Iron Pegs 1" diameter in concrete
 D. E. F. G. Iron Standard in concrete



Scale: 1 : 5000

The figure — A. B. C. D. E. F. G. —

represents — 5.0770 Morgen —

ERF 4372 (portion of Erf 464) GEORGE

situate in the Municipality and of George

Surveyed in March 1968 by me September 1966 May 1968

of land, being

Administrative District Province of Cape of Good Hope

[Signature]
 Land Surveyor

This diagram is annexed to No. 217 19898/68 dated i.f.o.

The original diagram is No. 1293/19898/68 Transfer/Grant No. Geo. Q. 15.15.

File No. S. 3775/55/1 S.R. No. E. 2115/68.

Comp. BI-7DD/55 51/54 44/42

Registrar of Deeds

56 B

11/10/68

52

Mike Nelson 572

19898

INGEDIEN
19 MEI 1969
LODGED

ANNEX DIAGRAM
HEE KANST AAN



28

18-3-1969
7-7-1969
18-7-1969

ORIGINAL
OORSPRONKLIKE
STAMPED
DUTY EXEMPT *INSTEAD OF 500*
SEELREG R *ACT 77/1968*
FOOL *R2-50*
TRANSFER DUTY *R. Bremph.*
HEREGETE

X 410. Q15 15-15

2-7-1969

Deed of Transfer

19898

1969

IN FAVOUR OF

George
2(x 464)

1	2	3
4	5	6
7	8	9
10	11	12

REPUBLIC OF SOUTH AFRICA

Bisset, Boehmke & McBlain,
Attorneys, Notaries and Conveyancers,
Cape Times Building,
St. George's Street,
Cape Town

Certified a true copy of the original filed
of record in this Registry in terms of
Reg 66
Deeds Registry
Cape Town
2023-08-18
Registrar of Deeds

DEED OF TRANSFER

BY VIRTUE OF A POWER OF ATTORNEY.

BISSET, BOEHMKE & McBLAIN.
ATTORNEYS, NOTARIES & CONVEYANCERS.
CAPE TIMES BUILDING,
ST. GEORGE'S STREET,
CAPE TOWN.

Prepared by

W. H. M. M.
Conveyancer.

Know all men whom it may concern

✓ **T**HAT ALFRED CEDRIC CRONWRIGHT appeared before me, Registrar of Deeds, at Cape Town, he, the said Appearer, being duly authorised thereto by a power of attorney dated at **GEORGE** on the **5th day of May, 1969** granted to him by

MARTHINUS CHRISTOFFEL WESTENRAAD and JOHANNES BERNARDUS SWART in their respective capacities as Acting Mayor and Town Clerk of the Municipality of George and as such acting on behalf of the said Municipality.

which said power of attorney, duly witnessed in accordance with law, has been lodged with me; — and the Appearer declared that

WHEREAS/...

WHEREAS the State had on the 19th day of July, 1967 resumed the hereinafter mentioned property in terms of condition No. (1) contained in the relevant Deed of Grant dated 15th June, 1922 (George Quitrents Volume 15 No. 15) relating to a right of resumption; and

WHEREAS the undermentioned transferee is entitled to receive transfer thereof;

NOW THEREFORE, the said Appearer in his capacity as attorney aforesaid, did by these presents cede and transfer in full and free property to and on behalf of

REPUBLIC OF SOUTH AFRICA

or its assigns:-

CERTAIN piece of land, situate in the Municipality and Division of George, being Erf No. 4372 (portion of Erf 464) George; held by the Municipality of George under Deed of Grant dated 15th June, 1922 (George Quitrents Vol. 15 No. 15);

MEASURING: 5.0770 (Five decimal nil seven seven nil) morgen;

AS will more fully appear from annexed diagram No. 7087/68;

A. SUBJECT to the following condition contained in the said Deed of Grant (George Quitrents Vol. 15 No. 15), namely:-

"(2) That all existing roads and thoroughfares shall remain free and uninterrupted, and that the Government or other competent authority shall have the right when necessary at any time to make further roads over the land in question."

but/...

but free from conditions Nos. (1), (3) and (5) in the said Deed of Grant (George Quitrents Vol. 15 No. 15); No. (1) whereof lapses by reason of this transfer and Nos (3) and (5) whereof lapse by merger on registration hereof.

(B) ENTITLED to benefits under the terms of the Servitude referred to in the endorsement dated 29th December, 1938 upon the said Deed of Grant (George Quitrents Vol. 15 No. 15) reading as follows:-

"REGISTRATION OF SERVITUDE.

By Deed of Transfer No. 13615 dated 29.12.1938 the owner and his successors in title of the property thereby conveyed is prohibited from carrying on any trade or business other than that of Saw Mill, Grist Mill and certain manufactures, connected with a timber factory.

As will more fully appear on reference to said Deed of Transfer."

Wherefore/...

Wherefore the Appearer, renouncing all the right and title the said

Transferor

heretofore had to the premises, on behalf as aforesaid, did, in consequence, also acknowledge the said

Transferor

to be entirely dispossessed of and disentitled to the same; and that, by virtue of these presents, the said

Transferee

~~heirs, executors, administrators, or assigns now~~ is and henceforth shall be entitled thereto, conformably to local custom; ~~the said, however, reserving his rights;~~

In witness whereof, I, the said Registrar, together with the Appearer, *g.g.*, have subscribed to these presents, and have caused the Seal of Office to be affixed thereto.

Thus done and executed at the Office of the Registrar of Deeds, in Cape Town, Cape of Good Hope, on the *29th* day of the month of *July* in the year of our Lord, one thousand nine hundred and sixty nine (1969).

In my presence.

g.g.

Registrar of Deeds.

Registered in the *Even* Register

Book..... Folio *4372*

Clerk in Charge.

pgb/jil

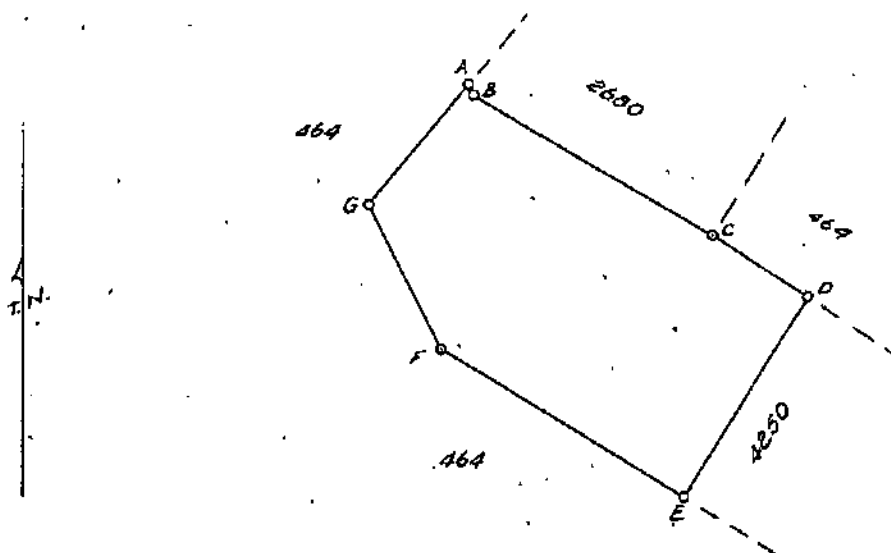
INTERDUKTE NAGESIEN
INTERDUKTE ONTLEDIG
DATUM
DATE
27-5-88
11/16/87

REJECTED - VERWORPE
NO CONULTANROUS DOCUMENT

SIDES Cape Feet		ANGLES OF Direction	CO-ORDINATES y System Lo 23° 5		S.G. No.
		Constants	+100 000.00	+11 900.00 ^{000.00}	7 0 8 7 / 6 8
AB	23.00	350.02.00	A + 54 028.84	+41 780.96	Approved <i>D. R. M. only</i> <i>Surveym General</i> 27.12.68
BC	608.02	300.16.20	B + 54 024.86	+41 803.61	
CD	240.19	303.39.40	C + 53 499.75	+42 110.12	
DE	509.38	30.31.40	D + 53 299.83	+42 243.24	
EF	618.80	120.31.40	E + 53 558.57	+42 682.01	
FG	355.84	154.03.20	F + 54 091.59	+42 367.68	
GA	344.76	219.18.50	G + 54 247.27	+42 047.70	

Beacons

A. E. C. Round Iron Pegs 1" diameter in concrete
 D. E. F. G. Iron Standard in concrete



Scale: 1 : 5000

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represents — 5.0770 Morgen —

of land, being

ERF 4372 (portion of Erf 464) GEORGE

situate in the Municipality and
 of George

Administrative District
 Province of Cape of Good Hope

Surveyed in March 1968
 by me

September 1966
 May 1968

R. M. S. J. J.
 Land Surveyor

This diagram is annexed to
 Deed of Transfer
 No. 19898
 dated 29-7-1969
 i.f.o. Republic of
 South Africa

The original diagram is
 No. 1293/1922 annexed to
 Transfer/Grant
 No. Geo. Q. 15.15.

File No. S.8775/55/1
 S.R. No. E. 2115/68.
 Comp. BL-7DD/x5
 Plan G. 37

for Registrar of Deeds

96
T 000059404/2012

135

A

CERTIFICATE IN TERMS OF ITEM 28(1) OF SCHEDULE 6 TO ACT 108 OF 1996.

I, Angela Thokozile Didiza, Minister for Agriculture and Land Affairs, acting in the name and on behalf of the Republic of South Africa, a competent authority as contemplated by Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), do hereby certify that the following properties owned by the State, namely:

FEE
substantia
Exempt 82(6) 8
R. 234 AC
30/93

1. Erf 8331, Cape Town, Province of the Western Cape
MEASURING : 1,3068 (One comma Three Zero Six Eight) hectare
HELD *vide* Title Deed No. T18923/1967
2. Remainder of Erf 77856, Cape Town, Province of the Western Cape
MEASURING : 11,3579 (One One comma Three Five Seven Nine) hectare
HELD *vide* Title Deed No. T21909/1986
3. Erf 101558 (a portion of Erf 100010), Cape Town, Province of the Western Cape
MEASURING : 3,3005 (Three comma Three Zero Zero Five) hectare
HELD *vide* Title Deed No. T2374/1987
4. Erf 107682 (a portion of Erf 107662), Cape Town, Province of the Western Cape
MEASURING : 2,5197 (Two comma Five One Nine Seven) hectare
HELD *vide* Title Deed No. T42694/1984
5. Erf 109781, Cape Town, Province of the Western Cape
MEASURING : 5,1507 (Five comma One Five Zero Seven) hectare
HELD *vide* Title Deed No. T24161/1987
6. Erf 32666, Cape Town at Athlone, Province of the Western Cape
MEASURING : 2,1679 (Two comma One Six Seven Nine) hectare
HELD *vide* Title Deed No. T14750/1967
7. Erf 32624, Cape Town at Athlone, Province of the Western Cape
MEASURING : 2,0283 (Two comma Zero Two Eight Three) hectare
HELD *vide* Title Deed No. T22021/1967
8. Erf 32627, Cape Town at Athlone, Province of the Western Cape
MEASURING : 1,8595 (One comma Eight Five Nine Five) hectare
HELD *vide* Title Deed No. T11657/1967
9. Erf 32635, Cape Town at Athlone, Province of the Western Cape
MEASURING : 1,6714 (One comma Six Seven One Four) hectare
HELD *vide* Title Deed No. T14308/1967
10. Erf 36632, Cape Town at Athlone, Province of the Western Cape
MEASURING : 5698 (Five Six Nine Eight) square metres
HELD *vide* Title Deed No. T12033/1967

T 71410/10
already
entered
1728/04/11 K

T 33503/09
already
entered

DATA / CAPTURE
26 SEP 2012
DUBOIS, J. A.

2012-09-26
VERTEK
HOUTEN

KPI

I hereby certify that the paragraphs 3, 5 and 14 have already been entered and are correct.
Deeds Registry
Cape Town
CONVEYANCE
2023-08-18
Registrar of Deeds

GESEKTEKENEER N WARE ASSESSIE VAN DIE
OORSPRONKELIKE OORLAF EN DAT DIT DIE
PERSOON AANGEKEND IS NIE.
HANDTEKENING: [Signature]
RANG: Deputy Director
DATUM: 28/8/2012

11. Erf 36633, Cape Town at Athlone, Province of the Western Cape
MEASURING : 4746 (Four Seven Four Six) square metres
HELD *vide* Title Deed No. T12033/1967
12. Erf 103514 (a portion of Erf 36638), Cape Town at Athlone, Province of the Western Cape
MEASURING : 7880 (Seven Eight Eight Zero) square metres
HELD *vide* Title Deed No. T8190/1969
13. Erf 41147 (a portion of Erf 32604), Cape Town at Athlone, Province of the Western Cape
MEASURING : 1,1944 (One comma One Nine Four Four) hectare
HELD *vide* Title Deed No. T760/1966
- T71410/10
Already
evident
1728 b5/alk
14. Erf 110432 (a portion of Erf 100010), Cape Town at Bonteheuwel, Province of the Western Cape
MEASURING : 2,5252 (Two comma Five Two Five Two) hectare
HELD *vide* Title Deed No. T2374/1987
15. Erf 53569, Cape Town at Claremont, Province of the Western Cape
MEASURING : 8734 (Eight Seven Three Four) square metres
HELD *vide* Title Deed No. T28972/1967
16. Remainder of Erf 53570, Cape Town at Claremont, Province of the Western Cape
MEASURING : 288 (Two Eight Eight) square metres
HELD *vide* Title Deed No. T28972/1967
17. Remainder of Erf 53571, Cape Town at Claremont, Province of the Western Cape
MEASURING : 211 (Two One One) square metres
HELD *vide* Title Deed No. T28972/1967
18. Remainder of Erf 53572, Cape Town at Claremont, Province of the Western Cape
MEASURING : 401 (Four Zero One) square metres
HELD *vide* Title Deed No. T28972/1967
- VA 19. Erf 2680, George, Province of the Western Cape
MEASURING : 3,5912 (Three comma Five Nine One Two) hectare
HELD *vide* Title Deed No. T12231/1968
- VA 20. Erf 4372 (a portion of Erf 464), George, Province of the Western Cape
MEASURING : 4,3486 (Four comma Three Four Eight Six) hectare
HELD *vide* Title Deed No. T19898/1969
21. Erf 9000 (a portion of Erf 464), George, Province of the Western Cape
MEASURING : 7729 (Seven Seven Two Nine) square metres
HELD *vide* Title Deed No. T45780/1984


AL VERVOLGDE IN WAARDE BESCHRIJF VAN DIE
OORSPRONKELIKE OORZAKEN EN DAT GEEN SIG-
BARE VERANDERINGEN OOR 'N ONGEMAGTIGDE
PERSOON AANGEBRING IS NIE.

HANDTEKENING..... *[Signature]*

RANG..... *Deputy Director*

DATUM..... *28/05/2004 R.J.*

- UFA

Handtekening... 
Rang... Deputy Director
Datum... 23/05/2004 J. J.

34. Erf 1029, Kleinvlei, Province of the Western Cape
MEASURING : 2,5421 (Two comma Five Four Two One) hectare
HELD *vide* Title Deed No. T38321/1982
35. Erf 1072, Kleinvlei, Province of the Western Cape
MEASURING : 5,4105 (Five comma Four One Zero Five) hectare
HELD *vide* Title Deed No. T9505/1983
36. Erf 1078, Kleinvlei, Province of the Western Cape
MEASURING : 2,6241 (Two comma Six Two Four One) hectare
HELD *vide* Title Deed No. T38322/1982
37. Erf 1530, Kleinvlei, Province of the Western Cape
MEASURING : 9603 (Nine Six Zero Three) square metres
HELD *vide* Title Deed No. T52848/1987
38. Erf 2614, Kleinvlei, Province of the Western Cape
MEASURING : 1371 (One Three Seven One) square metres
HELD *vide* Title Deed No. T7424/1989
39. Erf 3158, Kleinvlei, Province of the Western Cape
MEASURING : 3790 (Three Seven Nine Zero) square metres
HELD *vide* Title Deed No. T23690/1989
40. Erf 944, Macassar, Province of the Western Cape
MEASURING : 2,7439 (Two comma Seven Four Three Nine) hectare
HELD *vide* Title Deed No. T38704/1979
41. Erf 994, Macassar, Province of the Western Cape
MEASURING : 2,1494 (Two comma One Four Nine Four) hectare
HELD *vide* Title Deed No. T38704/1979
42. Erf 1001, Macassar, Province of the Western Cape
MEASURING : 4,1877 (Four comma One Eight Seven Seven) hectare
HELD *vide* Title Deed No. T38704/1979
43. Erf 1061 (a portion of Erf 710), Macassar, Province of the Western Cape
MEASURING : 2,2679 (Two comma Two Six Seven Nine) hectare
HELD *vide* Title Deed No. T38704/1979
44. Erf 2637 (a portion of Erf 2633), Macassar, Province of the Western Cape
MEASURING : 6,8015 (Six comma Eight Zero One Five) hectare
HELD *vide* Title Deed No. T71729/1988
45. Erf 2608 (a portion of Erf 222), Malmesbury, Province of the Western Cape
MEASURING : 1975 (One Nine Seven Five) square metres
HELD *vide* Title Deed No. T29728/1974

RESEPTSTYFTE VAN 'N KONTAKT-OF V.M. DIE
AANGESTAAFDE AANWYSEND EN DAT OOREN SIG-
DIE NIESEERINGS OOR 'N ONGEMAGTIGDE
PERSOON AANGEBRING IS NIE.

HANDTEKENING: *M. J. J. J.*

RANG: *Deputy Director*

DATUM: *28.10.2004*

46. Erf 258 (a portion of Erf 2497), Mitchells Plain, Province of the Western Cape
MEASURING : 2,4480 (Two comma Four Four Eight Zero) hectare
HELD *vide* Title Deed No. T34195/1983 ✓
47. Erf 294 (a portion of Erf 2497), Mitchells Plain, Province of the Western Cape
MEASURING : 6,1708 (Six comma One Seven Zero Eight) hectare
HELD *vide* Title Deed No. T34195/1983 ✓
48. Erf 309 (a portion of Erf 2497), Mitchells Plain, Province of the Western Cape
MEASURING : 2,6054 (Two comma Six Zero Five Four) hectare
HELD *vide* Title Deed No. T34195/1983 ✓
49. Erf 3565 (a portion of Erf 7289), Mitchells Plain, Province of the Western Cape
MEASURING : 2,5373 (Two comma Five Three Seven Three) hectare
HELD *vide* Title Deed No. T1337/1991 ✓
50. Erf 5812 (a portion of Erf 21730), Mitchells Plain, Province of the Western Cape
MEASURING : 2,5301 (Two comma Five Three Zero One) hectare
HELD *vide* Title Deed No. T2998/1991 ✓
51. Erf 6709 (a portion of Erf 7285), Mitchells Plain, Province of the Western Cape
MEASURING : 2,5000 (Two comma Five Zero Zero Zero) hectare
HELD *vide* Title Deed No. T2997/1991 ✓
52. Erf 9888 (a portion of Erf 7290), Mitchells Plain, Province of the Western Cape
MEASURING : 2,4476 (Two comma Four Four Seven Six) hectare
HELD *vide* Title Deed No. T39085/1995 ✓ JA
53. Erf 14927 (a portion of Erf 7292), Mitchells Plain, Province of the Western Cape
MEASURING : 7,0610 (Seven comma Zero Six One Zero) hectare
HELD *vide* Title Deed No. T3907/1991 ✓
54. Erf 14929 (a portion of Erf 7292), Mitchells Plain, Province of the Western Cape
MEASURING : 2,7012 (Two comma Seven Zero One Two) hectare
HELD *vide* Title Deed No. T1899/1991 ✓
55. Erf 15452 (a portion of Erf 21787), Mitchells Plain, Province of the Western Cape
MEASURING : 2,3501 (Two comma Three Five Zero One) hectare
HELD *vide* Title Deed No. T1083/1991 ✓ UVA
56. Erf 15476 (a portion of Erf 21784), Mitchells Plain, Province of the Western Cape
MEASURING : 2,2710 (Two comma Two Seven One Zero) hectare
HELD *vide* Title Deed No. T1231/1991 ✓
57. Erf 16319 (a portion of Erf 17109), Mitchells Plain, Province of the Western Cape
MEASURING : 2,2986 (Two comma Two Nine Eight Six) hectare
HELD *vide* Title Deed No. T31776/1995 ✓

VERSTANTWORTLIKHEID VAN DIE
KORPORAATKANTOOR VAN DIE
PROVINSIE VAN DIE WES-KAAP
REGERING IS NIE.

HANDTEKENING: *[Signature]*

NAME: *Deputy Director*

DATE: *28/05/2004*

[Signature]

58. Erf 16656 (a portion of Erf 17122), Mitchells Plain, Province of the Western Cape
MEASURING : 2,7077 (Two comma Seven Zero Seven Seven) hectare
HELD *vide* Title Deed No. T2909/1991
59. Erf 20127 (a portion of Erf 6395), Mitchells Plain, Province of the Western Cape
MEASURING : 2,1091 (Two comma One Zero Nine One) hectare
HELD *vide* Title Deed No. T5016/1991
60. Erf 21780 (a portion of Erf 1212), Mitchells Plain, Province of the Western Cape
MEASURING : 6,7963 (Six comma Seven Nine Six Three) hectare
HELD *vide* Title Deed No. T57160/1995
61. Erf 23803 (a portion of Erf 21755), Mitchells Plain, Province of the Western Cape
MEASURING : 2,4372 (Two comma Four Three Seven Two) hectare
HELD *vide* Title Deed No. T1086/1991
62. Erf 25857 (a portion of Erf 21747), Mitchells Plain, Province of the Western Cape
MEASURING : 2,3401 (Two comma Three Four Zero One) hectare
HELD *vide* Title Deed No. T1081/1991
63. Erf 28621 (a portion of Erf 28081), Mitchells Plain, Province of the Western Cape
MEASURING : 2,7309 (Two comma Seven Three Zero Nine) hectare
HELD *vide* Title Deed No. T1085/1991
64. Erf 28820 (a portion of Erf 28083), Mitchells Plain, Province of the Western Cape
MEASURING : 2,4822 (Two comma Four Eight Two Two) hectare
HELD *vide* Title Deed No. T1082/1991
65. Erf 35651, Mitchells Plain, Province of the Western Cape
MEASURING : 2,4848 (Two comma Four Eight Four Eight) hectare
HELD *vide* Title Deed No. T48029/1987
66. Erf 37006 (a portion of Erf 36149), Mitchells Plain, Province of the Western Cape
MEASURING : 2,7901 (Two comma Seven Nine Zero One) hectare
HELD *vide* Title Deed No. T7144/1987
67. Erf 564 (a portion of Erf 513), Napier, Province of the Western Cape
MEASURING : 4461 (Four Four Six One) square metres
HELD *vide* Title Deed No. T18464/1971
68. Erf 696 (a portion of Erf 513), Napier, Province of the Western Cape
MEASURING : 1,2646 (One comma Two Six Four Six) hectare
HELD *vide* Title Deed No. T16493/1977
69. Remainder of Erf 12007, Parow, Province of the Western Cape
MEASURING : 3947 (Three Nine Four Seven) square metres
HELD *vide* Title Deed No. T9964/1967

I certify that
the correct Title
No. is T18464/1971
Ren
CONWAYANUEL
L. ROSSOUW

GESKIED NIE 'N WAAR AFSPREEK VAN DIE OORSPRONKELIKE DOKUMENT EN DAT DEEN SIG- PERSON AANSPREKING IS NIE.	
HANDTEKENING	<i>[Signature]</i>
RANG	Deputy Director
DATUM	25/05/2004

G. J.

- 70. Erf 12008, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
- 71. Erf 12010, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
- 72. Erf 12011, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
- 73. Erf 12037, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
- 74. Erf 12038, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
- 75. Erf 12039, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
- 76. Erf 12040, Parow, Province of the Western Cape
MEASURING : 3965 (Three Nine Six Five) square metres
HELD *vide* Title Deed No. T9964/1967
- 77. Erf 2203, Plettenberg Bay, Province of the Western Cape
MEASURING : 2,9917 (Two comma Nine Nine One Seven) hectare
HELD *vide* Title Deed No. T21100/1971
- 78. Erf 4541 (a portion of Erf 3660), Saldanha, Province of the Western Cape
MEASURING : 21,4166 (Two One comma Four One Six Six) hectare
HELD *vide* Title Deed No. T11256/1970
- 79. Erf 541, Scottsdene, Province of the Western Cape
MEASURING : 2,2090 (Two comma Two Zero Nine Zero) hectare
HELD *vide* Title Deed No. T22650/1982
- 80. Erf 716, Scottsdene, Province of the Western Cape
MEASURING : 5,3567 (Five comma Three Five Six Seven) hectare
HELD *vide* Title Deed No. T21637/1984
- 81. Erf 2064, Swellendam, Province of the Western Cape
MEASURING : 1767 (One Seven Six Seven) square metres
HELD *vide* Title Deed No. T8955/1969

DE SEPTIMIER IN WARE AFSCRIF VAN DIE
OORRECHTE DOORDRAAG EN DAT OORRECHTE
OORRECHTE DOORDRAAGS DEUR IN ONGEMAGTIGDE
OORRECHTE DOORDRAAG IS NIE.

HANDTEKENING..... *A. J. Dudge*

RANG..... *Deputy Director*

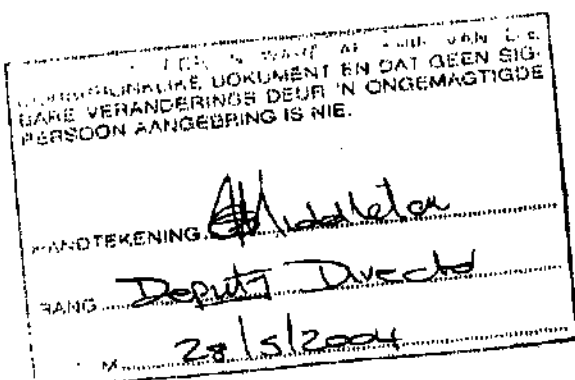
DATUM..... *28/5/2004*

A. J. Dudge

82. Erf 2065, Swellendam, Province of the Western Cape
MEASURING : 4,0982 (Four comma Zero Nine Eight Two) hectare
HELD *vide* Title Deed No. T8955/1969
83. Portion 9 of the farm Koue Bokkeveld No. 417, Ceres Registration Division, Province of the Western Cape
MEASURING : 2801 (Two Eight Zero One) square metres
HELD *vide* Title Deed No. T66509/1993
84. Portion 17 (a portion of Portion 4) of the farm Lange Rivier No. 120, Ceres Registration Division, Province of the Western Cape
MEASURING : 17,1306 (One Seven comma One Three Zero Six) hectare
HELD *vide* Title Deed No. T690/1956
85. The farm Die Plaas No. 1357, Paarl Registration Division, Province of the Western Cape
MEASURING : 3,5677 (Three comma Five Six Seven Seven) hectare
HELD *vide* Title Deed No. T24537/1984
86. Portion 3 of the farm Bordje Outspan No. 174, Paarl Registration Division, Province of the Western Cape
MEASURING : 2,5696 (Two comma Five Six Nine Six) hectare
HELD *vide* Title Deed No. T11796/1974

are vested in the Provincial Government of the Province of the Western Cape in terms of Section 239 of the Constitution of the Republic of South Africa, 1993 (Act 200 of 1993). In terms of Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), I request the Registrar of Deeds, Cape Town to endorse the relevant title deed(s), register(s) or other document(s) accordingly in order to register the immovable properties in the name of the said Government.

SIGNED AT Pretoria ON THIS 07th DAY OF March 2002



Angela Thoko Zile Didiza
ANGELA THOKOZILE DIDIZA
MINISTER FOR AGRICULTURE AND LAND AFFAIRS

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CERTIFICATE IN TERMS OF ITEM 28(1) OF SCHEDULE 6 TO ACT 108 OF 1996

1, Angela Thokozile Didiza, Minister for Agriculture and Land Affairs, acting in the name and on behalf of the Republic of South Africa, a competent authority as contemplated by Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), do hereby certify that the following properties owned by the State, namely:

- 12/10/25
1. Erf 9346, Cape Town, Province of the Western Cape
MEASURING: 1,5646 (One Comma Five Six Four Six) hectare
HELD *vide* Title Deed No. T9674/1968
 2. Erf 12⁷⁰78, Cape Town, Province of the Western Cape
MEASURING: 9274 (Nine Two Seven Four) square metres
HELD *vide* Title Deed No. T8641/1968
 3. Erf 22926, Cape Town, Province of the Western Cape
MEASURING: 1,6385 (One Comma Six Three Eight Five) hectare
HELD *vide* Title Deed No. T19547/1967
 4. Erf 32625, Cape Town, Province of the Western Cape
MEASURING: 1,5807 (One Comma Five Eight Zero Seven) hectare
HELD *vide* Title Deed No. T11657/1967
 5. Erf 32669, Cape Town, Province of the Western Cape
MEASURING: 3975 (Three Nine Seven Five) square metres
HELD *vide* Title Deed No. T17202/1967
 6. Erf 32708, Cape Town, Province of the Western Cape
MEASURING: 2,4693 (Two Comma Four Six Nine Three) hectare
HELD *vide* Title Deed No. T4180/1961
 7. Remainder of Erf 32710, Cape Town, Province of the Western Cape
MEASURING: 7506 (Seven Five Zero Six) square metres
HELD *vide* Title Deed No. T9888/1966
 8. Erf 32721, Cape Town, Province of the Western Cape
MEASURING: 508 (Five Zero Eight) square metres
HELD *vide* Title Deed No. T23800/1967
 - X 9. Erf 32645, Cape Town, Province of the Western Cape
MEASURING: 4,3747 (Four Comma Three Seven Four Seven) hectare
HELD *vide* Title Deed No. T11657/1967
 10. Erf 32654, Cape Town, Province of the Western Cape
MEASURING: 1,6718 (One Comma Six Seven One Eight) hectare
HELD *vide* Title Deed No. T15259/1967

I certify that the
property held by Title
No. T8641/1968 is
Erf 12708 Cape Town
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11. Erf 32657, Cape Town, Province of the Western Cape
MEASURING: 1,6568 (One Comma Six Five Six Eight) hectare
HELD *vide* Title Deed No. T14129/1967
12. Erf 37801, Cape Town, Province of the Western Cape
MEASURING: 1,7131 (One Comma Seven One Three One) hectare
HELD *vide* Title Deed No. T19779/1967
13. Erf 37957, Cape Town, Province of the Western Cape
MEASURING: 7831 (Seven Eight Three One) square metres
HELD *vide* Title Deed No. T11654/1967
14. Erf 39687, Cape Town, Province of the Western Cape
MEASURING: 2,9322 (Two Comma Nine Three Two Two) hectare
HELD *vide* Title Deed No. T32594/1971
15. Remainder of Erf 81498, Cape Town, Province of the Western Cape
MEASURING: 1829 (One Eight Two Nine) square metres
HELD *vide* Title Deed No. T15687/1967
16. Erf 81499, Cape Town, Province of the Western Cape
MEASURING: 2032 (Two Zero Three Two) square metres
HELD *vide* Title Deed No. T15687/1967
17. Erf 81500, Cape Town, Province of the Western Cape
MEASURING: 2032 (Two Zero Three Two) square metres
HELD *vide* Title Deed No. T15687/1967
18. Erf 81501, Cape Town, Province of the Western Cape
MEASURING: 2032 (Two Zero Three Two) square metres
HELD *vide* Title Deed No. T15687/1967
19. Erf 81521, Cape Town, Province of the Western Cape
MEASURING: 4064 (Four Zero Six Four) square metres
HELD *vide* Title Deed No. T15687/1967
20. Erf 81522, Cape Town, Province of the Western Cape
MEASURING: 4064 (Four Zero Six Four) square metres
HELD *vide* Title Deed No. T15687/1967
21. Erf 83477, Cape Town, Province of the Western Cape
MEASURING: 1,9806 (One Comma Nine Eight Zero Six) hectare
HELD *vide* Title Deed No. T10173/1967
22. Erf 90482, Cape Town, Province of the Western Cape
MEASURING: 3,7612 (Three Comma Seven Six One Two) hectare
HELD *vide* Title Deed No. T19412/1948

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23. Erf 90484, Cape Town, Province of the Western Cape
MEASURING: 337 (Three Three Seven) square metres
HELD *vide* Title Deed No. T19412/1948
24. Erf 111291, Cape Town, Province of the Western Cape
MEASURING: 2,3654 (Two Comma Three Six Five Four) hectare
HELD *vide* Title Deed No. T53862/1981
25. Erf 3438, George, Province of the Western Cape
MEASURING: 868 (Eight Six Eight) square metres
HELD *vide* Title Deed No. T24942/1991
26. Erf 5469, George, Province of the Western Cape
MEASURING: 5886 (Five Eight Eight Six) square metres
HELD *vide* Title Deed No. T37752/1983
27. Erf 13839, George, Province of the Western Cape
MEASURING: 65 (Six Five) square metres
HELD *vide* Title Deed No. T24942/1991

are vested in the Provincial Government of the Province of the Western Cape in terms of Section 239 of the Constitution of the Republic of South Africa, 1993 (Act 200 of 1993). In terms of Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), I request the Registrar of Deeds, Cape Town to endorse the relevant title deed(s), register(s) or other document(s) accordingly in order to register these immovable properties in the name of the said Government.

SIGNED AT Cape Town ON THIS 6th DAY OF April 20013

A. J. Didiza
ANGELA THOKOZILE DIDIZA
MINISTER FOR AGRICULTURE
AND LAND AFFAIRS

000141

CERTIFICATE IN TERMS OF ITEM 28(1) OF SCHEDULE 6 TO ACT 108 OF 1996

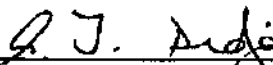
I, Angela Thokozile Didiza, Minister for Agriculture and Land Affairs, acting in the name and on behalf of the Republic of South Africa, a competent authority as contemplated by Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), do hereby certify that the following properties owned by the State, namely:

1. Erf 4239, Kleinvlei, Province of the Western Cape
MEASURING: 3,1403 (Three Comma One Four Zero Three) hectare
HELD *vide* Title Deed No. T46989/1989
 2. Remainder of Erf 22562, Cape Town, Province of the Western Cape
MEASURING: 2030 (Two Zero Three Zero) square metres
HELD *vide* Title Deed No. T250/1932
 3. Erf 22563, Cape Town, Province of the Western Cape
MEASURING: 1015 (One Zero One Five) square metres
HELD *vide* Title Deed No. T5622/1944
 4. Remainder of Erf 22564, Cape Town, Province of the Western Cape
MEASURING: 1014 (One Zero One Four) square metres
HELD *vide* Title Deed No. T3650/1948
 5. Remainder of Erf 22565, Cape Town, Province of the Western Cape
MEASURING: 3045 (Three Zero Four Five) square metres
HELD *vide* Title Deed No. T11739/1967
 6. Erf 22566, Cape Town, Province of the Western Cape
MEASURING: 1015 (One Zero One Five) square metres
HELD *vide* Title Deed No. T1864/1932
 - X⑦. Remainder of Erf 22601, Cape Town, Province of the Western Cape
MEASURING: 3291 (Three Two Nine One) square metres
HELD *vide* Title Deed No. T10332/1967
 8. Erf 22602, Cape Town, Province of the Western Cape
MEASURING: 4059 (Four Zero Five Nine) square metres
HELD *vide* Title Deed No. T10332/1967
- g.s.

9. Erf 22603, Cape Town, Province of the Western Cape ✓
 MEASURING: 2029 (Two Zero Two Nine) square metres
 HELD *vide* Title Deed No. T10332/1967
10. Remainder of Erf 22604, Cape Town, Province of the Western Cape ✓
 MEASURING: 2029 (Two Zero Two Nine) square metres
 HELD *vide* Title Deed No. T10332/1967
11. Erf 84, Mitchells Plain, Province of the Western Cape ✓
 MEASURING: 2,3850 (Two Comma Three Eight Five Zero) hectare
 HELD *vide* Title Deed No. T34195/1983

are vested in the Provincial Government of the Province of the Western Cape in terms of Section 239 of the Constitution of the Republic of South Africa, 1993 (Act 200 of 1993). In terms of Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), I request the Registrar of Deeds, Cape Town to endorse the relevant title deed(s), register(s) or other document(s) accordingly in order to register these immovable properties in the name of the said Government.

SIGNED AT CAPE TOWN ON THIS 17th DAY OF April 2003


 ANGELA THOKOZILE DIDIZA
 MINISTER FOR AGRICULTURE
 AND LAND AFFAIRS

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CERTIFICATE IN TERMS OF ITEM 28(1) OF SCHEDULE 6 TO ACT 108 OF 1996

I, Angela Thokozile Didiza, Minister for Agriculture and Land Affairs, acting in the name and on behalf of the Republic of South Africa, a competent authority as contemplated by Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), do hereby certify that the following properties owned by the State, namely:

1. Erf 40761, Cape Town, Province of the Western Cape
MEASURING: 1,9536 (One Comma Nine Five Three Six) hectare
HELD *vide* Title Deed No. T9394/1965
 2. Remainder of Erf 82824, Cape Town, Province of the Western Cape
MEASURING: 4,6134 (Four Comma Six One Three Four) hectare
HELD *vide* Title Deed No. T19664/1967
 3. Erf 106649, Cape Town, Province of the Western Cape
MEASURING: 11,7050 (One One Comma Seven Zero Five Zero) hectare
HELD *vide* Title Deed No. T68577/1990
 4. Erf 106864, Cape Town, Province of the Western Cape
MEASURING: 3,3031 (Three Comma Three Zero Three One) hectare
HELD *vide* Title Deed No. T24557/1986
 5. Erf 107337(a portion of erf 107662), Cape Town, Province of the Western Cape
MEASURING: 1,6720 (One Comma Six Seven Two Zero) hectare
HELD *vide* Title Deed No. T780/1982
 6. Erf 107354(a portion of erf 108616), Cape Town, Province of the Western Cape
MEASURING: 1,6770 (One Comma Six Seven Seven Zero) hectare
HELD *vide* Title Deed No. T39873/1981
 7. Erf 110501 (a portion of erf 82373), Cape Town, Province of the Western Cape
MEASURING: 1,5725 (One Comma Five Seven Two Five) hectare
HELD *vide* Title Deed No. T21161/1981
 8. Erf 113985(a portion of erf 112675), Cape Town, Province of the Western Cape
MEASURING: 3,5550 (Three Comma Five Five Five Zero) hectare
HELD *vide* Title Deed No. T63926/1991
 9. Erf 22814, Cape Town, Province of the Western Cape
MEASURING: 3955 (Three Nine Five Five) square metre
HELD *vide* Title Deed No. T17161/1967
- Int
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10. Erf 22815, Cape Town, Province of the Western Cape
MEASURING: 3955 (Three Nine Five Five) square metre
HELD *vide* Title Deed No. T17161/1967
11. Erf 22898, Cape Town, Province of the Western Cape
MEASURING: 1,6627 (One Comma Six Six Two Seven) hectare
HELD *vide* Title Deed No. T19547/1967
12. Erf 22954, Cape Town, Province of the Western Cape
MEASURING: 6,6080 (Six Comma Six Zero Eight Zero) hectare
HELD *vide* Title Deed No. T19547/1967
13. Erf 30309, Cape Town, Province of the Western Cape
MEASURING: 1,3122 (One Comma Three One Two Two) hectare
HELD *vide* Title Deed No. T30977/1977
14. Erf 40924, Cape Town, Province of the Western Cape
MEASURING: 2,5621 (Two Comma Five Six Two One) hectare
HELD *vide* Title Deed No. T13547/1967

are vested in the Provincial Government of the Province of the Western Cape in terms of Section 239 of the Constitution of the Republic of South Africa, 1993 (Act 200 of 1993). In terms of Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), I request the Registrar of Deeds, Cape Town to endorse the relevant title deed(s), register(s) or other document(s) accordingly in order to register these immovable properties in the name of the said Government.

SIGNED AT Pretoria ON THIS 26th DAY OF September 2003

A. J. Didiza
ANGELA THOKOZILE DIDIZA
MINISTER FOR AGRICULTURE
AND LAND AFFAIRS

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CERTIFICATE IN TERMS OF ITEM 28(1) OF SCHEDULE 6 TO ACT 108 OF 1996

I, Angela Thokozile Didiza, Minister for Agriculture and Land Affairs, acting in the name and on behalf of the Republic of South Africa, a competent authority as contemplated by Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), do hereby certify that the following properties owned by the State, namely:

1. Erf 62335 (portion of Erf 61700), Cape Town, Province of the Western Cape
MEASURING: 4,5932 (Four Comma Five Nine Three Two) hectare
HELD *vide* Title Deed No. T13107/1964 ✓
2. Erf 32670, Cape Town, Province of the Western Cape
MEASURING: 1,3887 (One Comma Three Eight Eight Seven) hectare
HELD *vide* Title Deed No. T17202/1967 ✓
3. Erf 39462, Cape Town, Province of the Western Cape
MEASURING: 1,6361 (One Comma Six Three Six One) hectare
HELD *vide* Title Deed No. T6100/1967 ✓
4. Remainder of Erf 66989, Cape Town, Province of the Western Cape
MEASURING: 1,3841 (One Comma Three Eight Four One) hectare
HELD *vide* Title Deed No. T25796/1948 ✓ Ing.
5. Erf 66992, Cape Town, Province of the Western Cape
MEASURING: 3226 (Three Two Two Six) square metre
HELD *vide* Title Deed No. T25796/1948 ✓
6. Erf 66995, Cape Town, Province of the Western Cape
MEASURING: 4093 (Four Zero Nine Three) square metre
HELD *vide* Title Deed No. T25796/1948 ✓
7. Erf 81803, Cape Town, Province of the Western Cape
MEASURING: 788 (Seven Eight Eight) square metre
HELD *vide* Title Deed No. T27806/1968 ✓
8. Erf 81804, Cape Town, Province of the Western Cape
MEASURING: 788 (Seven Eight Eight) square metre
HELD *vide* Title Deed No. T27806/1968 ✓
9. Erf 81805, Cape Town, Province of the Western Cape
MEASURING: 496 (Four Nine Six) square metre
HELD *vide* Title Deed No. T27806/1968 ✓
10. Erf 81806, Cape Town, Province of the Western Cape
MEASURING: 496 (Four Nine Six) square metre
HELD *vide* Title Deed T27806/1968 ✓

11. Erf 81807, Cape Town, Province of the Western Cape
MEASURING: 496 (Four Nine Six) square metre
HELD *vide* Title Deed No. T27806/1968.
12. Erf 81820, Cape Town, Province of the Western Cape
MEASURING: 496 (Four Nine Six) square metre
HELD *vide* Title Deed No. T27806/1968.
13. Erf 81821, Cape Town, Province of the Western Cape
MEASURING: 991 (Nine Nine One) square metre
HELD *vide* Title Deed No. T27806/1968.

are vested in the Provincial Government of the Province of the Western Cape in terms of Section 239 of the Constitution of the Republic of South Africa, 1993 (Act 200 of 1993). In terms of Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), I request the Registrar of Deeds, Cape Town to endorse the relevant title deed(s), register(s) or other document(s) accordingly in order to register these immovable properties in the name of the said Government.

SIGNED AT Pretoria ON THIS 13th DAY OF August 2003

A. J. Didiza
ANGELA THOKOZILE DIDIZA
MINISTER FOR AGRICULTURE
AND LAND AFFAIRS

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Prof Patrick Demana • Dr Xolani Khayelihle Ngobese • Adv Hasina Cassim • Ms Ditaba Lucy Maraka
Mr Itani Elias Mashau • Ms Lerato Mothae • Mr Norman Baloyi • Dr Alfred Kgasi • Prof Johanna Meyer
• Ms Mandisa Skhosana • Prof Yahya Choonara • Dr Zinhle Makatini
CEO: Dr Boitumelo Semete-Makokotlela

To whom it may concern

HEALTH EFFECTS OF CELLULAR BASE STATIONS AND HANDSETS

The Directorate Radiation Control is the section – previously within the National Department of Health and currently as part of the South African Health Products Regulatory Authority (SAHPRA) – that is responsible, from the viewpoint of human health, for regulating electronic products producing **non-ionising** electromagnetic fields (EMF), i.e. where the frequency of such EMF is less than 300 GHz. In carrying out its responsibility, the Directorate has been utilising the World Health Organization's (WHO) International EMF Project (www.who.int/peh-emf/) as its primary source of information and guidance with respect to the health effects of EMF. The International EMF Project was established by the WHO in 1996 to (i) assess the scientific evidence for possible adverse health effects of non-ionising electromagnetic fields on an on-going basis, (ii) initiate and coordinate new research in this regard, (iii) compile health risk assessments for different parts of the electromagnetic spectrum, and (iv) advise national authorities on EMF radiation protection. The Department of Health has been a member of the International Advisory Committee of the International EMF Project since 1998.

In June 2005 the International EMF Project hosted a workshop that was specifically aimed at considering the possible health consequences of the emissions from cellular base stations and wireless networks. The findings of this workshop were summarised in a 2-page Fact Sheet (<http://www.who.int/peh-emf/publications/facts/fs304/en/>). The following extract from this Fact Sheet is still considered by the WHO as a summary

of the findings to date, i.e. ***“Considering the very low exposure levels and research results collected to date, there is no convincing scientific evidence that the weak RF signals from base stations and wireless networks cause adverse health effects.”***

Another WHO Fact Sheet was published in June 2011 and reviewed in October 2014, i.e. *Electromagnetic fields and public health: mobile phones*. This Fact Sheet can be found at <http://www.who.int/mediacentre/factsheets/fs193/en/> and the conclusion is stated as follows: ***“A large number of studies have been performed over the last two decades to assess whether mobile phones pose a potential health risk. To date, no adverse health effects have been established as being caused by mobile phone use.”***

The WHO recommends utilising internationally recognised exposure guidelines such as those that were published in 1998 by the International Commission on Non-Ionizing Radiation Protection (ICNIRP) and reconfirmed in 2009. The 1998 guidelines were replaced by the updated 2020 version for the frequency range 100 kHz – 300 GHz (i.e. including **all** the frequencies employed by the cellular industry). The Directorate Radiation Control likewise recommends the use of these ICNIRP guidelines to protect people against the known adverse health effects of EMF.

On 27 January 2020 the WHO published a statement on their website with respect to ***“Radiation: 5G mobile networks and health”***. Below are extracts from the Q&A section of that statement:

“5G, or fifth Generation, is the latest wireless mobile phone technology, first widely deployed in 2019. 5G is expected to increase performance and a wide range of new applications, including strengthening e-Health (telemedicine, remote surveillance, telesurgery).”

5G represents an evolution in telecommunication standards. To enable increased performance, 5G will extend into higher frequencies around 3.5 GHz and up to a few tens of GHz. The higher frequencies are new to mobile phone networks, but are commonly used in other applications, such as point-to-point radio links and body-scanners for security checks.

To date, and after much research performed, no adverse health effect has been causally linked with exposure to wireless technologies. Health-related conclusions are drawn from studies performed across the entire radio spectrum but, so far, only a few studies have been carried out at the frequencies to be used by 5G.

Tissue heating is the main mechanism of interaction between radiofrequency fields and the human body. Radiofrequency exposure levels from current technologies result in negligible temperature rise in the human body.

As the frequency increases, there is less penetration into the body tissues and absorption of the energy becomes more confined to the surface of the body (skin and eye). Provided that the overall exposure remains below International guidelines, no consequences for public health are anticipated.

WHO is conducting a health risk assessment from exposure to radiofrequencies, covering the entire radiofrequency range, including 5G, to be published by 2022."

The numerous measurement surveys, which have been conducted around the world and in South Africa, have shown that the actual levels of public exposure as a result of base station emissions invariably are only a fraction of the ICNIRP guidelines, even in instances where members of the public have been really concerned about their exposure to these emissions. At present there is no confirmed scientific evidence that points to any health hazard associated with the very low levels of exposure that the general public would typically experience in the vicinity of a cellular base station. The Department is therefore satisfied that the health of the general public is not being compromised by their exposure to the microwave emissions of cellular base stations. This also means that local and other authorities, in considering the environmental impact of any particular base station, do not need to and should not attempt, from a public health point of view, to set any restrictions with respect to parameters such as distance to the mast, duration of exposure, height of the mast, etc.

The Directorate Radiation Control is not able to make any pronouncements about the specific levels of EMF that a member of the public would experience at any particular base station site when it is in operation. However, generally speaking unless a person would climb to the top of a mast (or other structure supporting an antenna) and position him/herself not more than a few meters away right in front of the active antenna, such a person would have no real possibility of being exposed to even anywhere near the afore-mentioned ICNIRP guideline limits. Since these base stations are typically cordoned off by means of barbed wire fencing and locked gates/doors in order to protect the sensitive and expensive technology, getting to a mast and actually climbing it despite the afore-mentioned security measures would certainly not be considered responsible behaviour. Even then the only real threat to the health of the person would be falling at any height from the structure in question. Based on the results of numerous global and local surveys, the experience has been that the exposure to base station EMF at ground level is typically well below the afore-mentioned ICNIRP guideline limits. Against this background of available data, there would be no scientific grounds to support any allegation that adverse health effects might be suffered by a responsible member of the public due to the EMF emitted by a base station.

Although the Directorate Radiation Control currently neither prescribes nor enforces any compulsory exposure limits for electromagnetic fields, the Directorate does advise all concerned (whether they be a government department, the industry or the public) that voluntary compliance with the afore-mentioned ICNIRP exposure guidelines is the recommended and science-based way to deal with any situation involving human exposure to the non-ionising electromagnetic fields emitted by cellular base stations and handsets.

Yours sincerely,

Digitally Signed by:

Kgomotso Tlhapi

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KGOMOTSO TLHAPI
MANAGER: RADIATION CONTROL