



GOVERNMENT GAZETTE

OF THE

REPUBLIC OF NAMIBIA

N\$8.80

WINDHOEK - 13 January 2023

No. 8006

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Government Notices

MINISTRY OF JUSTICE

No. 4

2023

AMENDMENT OF GOVERNMENT NOTICE NO. 99 OF 20 MAY 2009: RECOGNITION OF ONDONGA CUSTOMARY COURT AS COMMUNITY COURT AND APPOINTMENT OF ASSESSORS AND JUSTICES: COMMUNITY COURTS ACT, 2003

In terms of section 7(3) of the Community Courts Act, 2003 (Act No. 10 of 2003), I amend Government Notice No. 99 of 20 May 2009 as set out in the Schedule.

Y. DAUSAB
MINISTER OF JUSTICE

Windhoek, 15 December 2022

SCHEDULE

The Schedule to Government Notice No. 99 of 20 May 2009 is amended by -

(a) the deletion of the following name from Part II of the Schedule:

“Jeremia Nashandi”

(b) the addition of the following name to Part II of the Schedule:

“Nghiteeka Samson Nghiteeka”

MINISTRY OF AGRICULTURE, WATER AND LAND REFORM

No. 5

2023

NOTIFICATION OF FARMING UNITS OFFERED FOR ALLOTMENT: AGRICULTURAL (COMMERCIAL) LAND REFORM ACT, 1995 (ACT NO. 6 OF 1995)

In terms of section 39 of the Agricultural (Commercial) Land Reform Act, 1995 (Act No. 6 of 1995), I -

(a) make known, in terms of subsection (3) of that section, that copies of the approved allotment plan in respect of the farming units referred to in the Schedule are available for public inspection at the places and during the periods mentioned in the Schedule; and

(b) invite, in terms of subsection (4) of that section, applications for the allotment of the farming units offered for allotment, which applications must be made in the manner stated in the Schedule.

C. SCHLEITWEIN
MINISTER OF AGRICULTURE,
WATER AND LAND REFORM

Windhoek, 12 December 2022

SCHEDULE

1. Number, location and description of farming units offered for allotment

Region	District	Reg. Div.	Farm Name & Number	Number of Farming Unit offered for Allotment	Size of Farming Unit (Ha)	Land use of Farming Unit
Hardap	Rehoboth	“M”	Farm Fransenhof No. 452	1	Single Unit Measuring 2930.8578 ha (3 x Functional Boreholes) (2 x Non-Functional Boreholes)	Large and Small stock farming
Otjozondjupa	Otjiwarongo	“D”	Farm Hoeveld No. 161	3	Unit A Measuring 1670.6948 ha (1 x Functional Borehole) Unit B Measuring 1795.7419 ha (1 x Functional Borehole) (2 x Non-Functional Boreholes) Unit C Measuring 1665.0566 ha (1 x Functional Borehole)	Large and Small stock farming

2. Public inspection of allotment plan

The approved allotment plans, in respect of the farming unit offered for allotment, are available for public inspection during office hours at the offices mentioned in paragraph 3(c) for a period of 30 days from the date of publication of this notice in the *Gazette*.

3. Application for allotment of farming unit

An application for allotment of a farming unit must -

- (a) be made on the form determined by the Minister, which form may be obtained from the offices mentioned in subparagraph (c);
- (b) where the unit to be allotted is to be used for project development, be accompanied by -
 - i. detailed project proposal; and
 - ii. proof of registration or provisional registration, where the applicant is a company, a close corporation, a co-operative or any other entity required by law to be registered; and
- (c) within 30 days from the date of publication of this notice in the *Gazette*, be delivered or sent to any of the following offices:

Physical Addresses:

Postal address:

The Regional Governor
Erongo Regional Council
Government Building
Tobias Hainyeko Street
Swakopmund

The Regional Governor
Erongo Region
Private Bag 1230
Swakopmund

The Regional Governor
Hardap Regional Council
Government Building
Ernst Stumfe Street
Mariental

The Regional Governor
Hardap Region
Private Bag 2017
Mariental

The Regional Governor
//Kharas Regional Council
Education Building
Wheeler Street
Keetmanshoop

The Regional Governor
//Kharas Region
P.O. Box 38
Keetmanshoop

The Regional Governor
Khomas Regional Council
Pull Mann Street
Windhoek

The Regional Governor
Khomas Region
P. O. Box 3379
Windhoek

The Regional Governor
Kavango East Regional Council
Government Building
Usivi Road
Rundu

The Regional Governor
Kavango East Region
Private Bag 2082
Rundu

The Regional Governor
Kavango West Regional Council
Nkurenkuru
Kavango West

The Regional Governor
Kavango West Region
P.O. Box 6274
Nkurenkuru

The Regional Governor
Kunene Regional Council
Government Building
Opuwo Main Road
Opuwo

The Regional Governor
Kunene Region
Private Bag 502
Opuwo

The Regional Governor
Ohangwena Regional Council
Government Building
Eenhana Main Road
Eenhana

The Regional Governor
Ohangwena Region
Private Bag 2032
Ondangwa

The Regional Governor
Omaheke Regional Council
Government Building
Church Street
Gobabis

The Regional Governor
Omaheke Region
Private Bag 2277
Gobabis

The Regional Governor

The Regional Governor

<p>Omusati Regional Council Government Building Namaungu Street Outapi</p>	<p>Omusati Region Private 523 Outapi</p>
<p>The Regional Governor Oshana Regional Council Government Building Leo Shoopala Street Oshakati</p>	<p>The Regional Governor Oshana Region Private Bag 5543 Oshakati</p>
<p>The Regional Governor Oshikoto Regional Council Omuthiya Main Road Omuthiya</p>	<p>The Regional Governor Oshikoto Region P.O. Box 19247 Omuthiya</p>
<p>The Regional Governor Otjozondjupa Regional Council Erf No. 219 Hage Geingob Street, Main Road (Next to Avis Car Rental) Otjiwarongo</p>	<p>The Regional Governor Otjozondjupa Region P. O. Box 2091 Otjiwarongo</p>
<p>The Regional Governor Zambezi Regional Council Government Building Boma, Ngoma Road Katima Mulilo</p>	<p>The Regional Governor Zambezi Region Private Bag 5002 Katima Mulilo</p>

4. Minimum qualifications required to qualify of applicants

An applicant, other than a company or close corporation contemplated in section 41(7) of the Agricultural (Commercial) Land Reform Act, 1995 (Act No. 6 of 1995), must be a Namibian citizen who -

- (a) 18 years of age or older;
- (b) has a background or interest in agriculture or related activities;
- (c) has been socially, economically or educationally disadvantaged by past discriminatory laws or practices; and
- (d) has relinquished any right in respect of agricultural land.

5. Rent payable in respect of farming units

A farming unit is to be leased for a period of 99 years and the approximate rent payable in respect of a farming unit leased for livestock farming, is as determined by the Minister of Agriculture, Water and Land Reform on the recommendation of the Land Reform Advisory Commission, based on the value of the farming unit.

6. Lease Agreement

A successful applicant must enter into a lease agreement with the Minister of Agriculture, Water and Land Reform.

General Notices

LÜDERITZ TOWN COUNCIL

No. 8

2023

NOTICE OF VACANCY

Notice is hereby given in terms of Section 13(3) of the Local Authorities Act, 1992 (Act No. 23 of 1992), as amended, that a vacancy has occurred in the Local Authority Council of Lüderitz, following the resignation of Councillor Albertina Ndeshikeya on 20 December 2022.

The Independent Patriots for Change (IPC) is hereby notified, in terms of Section 13(4)(a) of the Local Authorities Act, 1992 (Act No. 23 of 1992), as amended, to within three months after the vacancy has occurred, nominate any person from the election list compiled by the IPC in respect of the previous election of the local authority council, or by nominating any member of the IPC.

O. K. SHIPANGA
ACTING CHIEF EXECUTIVE OFFICER
LÜDERITZ TOWN COUNCIL

ARANDIS TOWN COUNCIL

No. 9

2023

GENERAL VALUATION OF RATEABLE PROPERTIES SITUATED WITHIN THE ARANDIS LOCAL AUTHORITY AREA

Notice is hereby given in terms of the provisions of Section 66(1) of the Local Authorities Act, 1992 (Act No. 23 of 1992), as amended, that a general valuation will be carried out on all rateable properties located within the Arandis Local Authority area as from 1 February 2023 to 3 March 2023. The general valuation will be done as per the provisions in Sections 67-72 of the Local Authorities Act, 1992 (Act No. 23 of 1992), as amended.

S. NORRIS
CHIEF EXECUTIVE OFFICER

No. 10

2023

CONSENT TO USE ERF 746 (A PORTION OF ERF 435), EROS PARK CORNER OF EROS ROAD AND AMETIS STREET, FOR THE PURPOSE OF A BUSINESS BUILDING IN THE FORM OF A GYMNASIUM, A COFFEE SHOP RESTRICTED TO A FLOOR AREA AS DETERMINED BY COUNCIL

Take notice that PLAN AFRICA CONSULTING CC, TOWN AND REGIONAL PLANNERS, on behalf of the owners (still the Government of Namibia but to be transferred to the Namibia Students Financial Assistance Fund, NSFAP) of the respective erf, intends to apply to the City of Windhoek for:

CONSENT TO USE ERF 746 (A PORTION OF ERF 435), EROS PARK CORNER OF EROS ROAD AND AMETIS STREET, FOR THE PURPOSE OF A BUSINESS BUILDING IN THE FORM OF A GYMNASIUM, A COFFEE SHOP RESTRICTED TO A FLOOR AREA AS DETERMINED BY COUNCIL.

Erf 746, Eros Park is 1.5ha in extent and zoned institutional. Primary uses constitute places of instruction, social halls and places of worship. The consent would allow the operation of the existing gymnasium and coffee shop in the existing NSFAF building.

Further take notice that the locality plan of the erf lies for inspection on the town planning notice board at the City of Windhoek and at Plan Africa Consulting CC, No 8 Delius Street, Windhoek West.

Further take notice that any person objecting to the proposed use of the land as set out above may lodge such objection together with the grounds thereof, with the City of Windhoek and with the applicant (Plan Africa Consulting CC) in writing within 14 days of the last publication of this notice final date for objections is **7 February 2023**.

**PLAN AFRICA CONSULTING CC
TOWN AND REGIONAL PLANNERS
P.O. BOX 4114
8 DELIUS STREET
WINDHOEK (WEST)
TEL: (061) 212096 CELL: 0812716189
FAX: (061) 213051
Email:pafrica@mweb.com.na**

No. 11

2023

PERMANENT CLOSURE OF A PORTION OF THE REMAINDER OF ERF 3337, WINDHOEK AS 'PUBLIC OPEN SPACE' THE PORTION IS $\pm 216\text{M}^2$ IN EXTENT AND WILL BE SOLD TO THE OWNER OF ERF 5935 WINDHOEK FOR CONSOLIDATION.

Notice is hereby given in terms of Section 50(1)(a)(ii) of the Local Authorities Act, 1992 (Act No. 23 of 1992) that the City of Windhoek proposes to Permanently close the under-mentioned portion as indicated on locality plan, which lies for inspection during office hours at the office of Urban Policy, Room 517, Municipal Offices, Independence Avenue.

PERMANENT CLOSURE OF A PORTION OF THE REMAINDER OF ERF 3337, WINDHOEK AS 'PUBLIC OPEN SPACE' THE PORTION IS $\pm 216\text{M}^2$ IN EXTENT AND WILL BE SOLD TO THE OWNER OF ERF 5935 WINDHOEK FOR CONSOLIDATION.

Objections to the proposed closing are to be served on the Secretary: Urban and Regional Planning Board, Private Bag 13289, and the Chief Executive Officer, P.O. Box 59, Windhoek, within 14 days after the appearance of this notice in accordance with Section 50(1)(c) of the above Act

**PLAN AFRICA CONSULTING CC.
P.O. BOX 4114
WINDHOEK
061 212096**

No. 12

2023

REZONING OF ERF 2398 KLEIN WINDHOEK, CONRAD RUST STREET FROM 'RESIDENTIAL' WITH A DENSITY OF 1:900M² TO 'HOSPITALITY' FOR THE PURPOSE OF A GUESTHOUSE

Take notice that PLAN AFRICA CONSULTING CC, TOWN AND REGIONAL PLANNERS, on behalf of the owners of the respective erf, intends to apply to the City of Windhoek for:

- REZONING OF ERF 2398 KLEIN WINDHOEK, CONRAD RUST STREET FROM 'RESIDENTIAL' WITH A DENSITY OF 1:900M² TO 'HOSPITALITY' FOR THE PURPOSE OF A GUESTHOUSE
- CONSENT TO USE THE ERF FOR THE PURPOSE OF A GUESTHOUSE COMPRISING OF 9 ROOMS INCLUDING A RESTAURANT AND SPA WHILE REZONING IN PROCESS.

Erf 2398 is 1 627m² in extent. The intention is to use the existing house which comprises of 9 bedrooms for a guesthouse including a restaurant and spa. The proposed activity is in line with the Windhoek Town Planning Scheme. The zoning hospitality was approved in Amendment Scheme 103.

Further take notice that the locality plan of the erf lies for inspection on the town planning notice board at the City of Windhoek and at Plan Africa Consulting CC, No. 8 Delius Street, Windhoek West.

Further take notice that any person objecting to the proposed use of the land as set out above may lodge such objection together with the grounds thereof, with the City of Windhoek and with the applicant (Plan Africa Consulting CC) in writing within 14 days of the last publication of this notice (final date for objections is **7 February 2023**).

**PLAN AFRICA CONSULTING CC
TOWN AND REGIONAL PLANNERS
P.O. BOX 4114
8 DELIUS STREET
WINDHOEK (WEST)
TEL: (061) 212096 CELL: 0812716189
FAX: (061) 213051
Email:pafrica@mweb.com.na**

No. 13

2023

REZONING OF ERVEN 735 AND 736, CHALCEDOON STREET NO. 60, EROS PARK FROM 'RESIDENTIAL' WITH A DENSITY OF 1:900 m² TO 'HOSPITALITY' FOR AN ACCOMMODATION ESTABLISHMENT

Take notice that **RITTA Khiba Planning Consultants (Town and Regional Planners)** on behalf of the owner of Erven 735 and 736, Chalcedoon Street No. 60, Eros Park, intends applying to the Municipal Council of Windhoek for:

REZONING OF ERVEN 735 AND 736, CHALCEDOON STREET NO. 60 EROS PARK FROM 'RESIDENTIAL' WITH A DENSITY OF 1:900 m² TO 'HOSPITALITY' FOR AN ACCOMMODATION ESTABLISHMENT TO ALLOW BETWEEN 5-10 ROOMS (GUESTHOUSE) ON EACH ERF AND CONSENT FOR AN OFFICE RESPECTIVELY AND CONSENT TO USE THE ERVEN FOR HOSPITALITY PURPOSES WHILE THE REZONING IS BEING PROCESSED.

Erf 735, Chalcedoon Street No. 60, Eros Park is zoned 'Residential' with a density of 1:900 m² and measures approximately 900 m² in extent. There is an existing building situated on the Erf. Once Council approves the proposed rezoning the intention is to use the erf for Hospitality purposes for an Accommodation establishment to allow between 5-10 rooms (Guesthouse).

Erf 736, Chalcedoon Street No. 60, Eros Park is zoned 'Residential' with a density of 1:900 m² and measures approximately 900 m² in extent. There is an existing building situated on the erf. Once Council approves the proposed rezoning the intention is to use the erf for Hospitality purposes for an Accommodation establishment to allow between 5-10 rooms (Guesthouse).

The number of vehicles for which parking will be provided on-site will be in accordance the Windhoek Town Planning Scheme.

Take notice that the locality plan of the erven lies for inspection on the town planning notice board at the Customer Care Centre, Main Municipal Offices, Rev. Michael Scott Street, Windhoek as well as at Ritta Khiba Planning Consultant, Erf 1012 Dorado Park.

Further take notice that any person objecting to the proposed use of the land as set out above may lodge such objection together with the grounds thereof, with the Municipal Council of Windhoek, 5th Floor, Office 516 and with the applicant in writing not later than 6 **February 2023** before **12:00**.

APPLICANT: **RITTA KHIBA PLANNING CONSULTANTS**
TOWN AND REGIONAL PLANNERS
P O Box 22543, Windhoek
Tel: 061 – 225062 or Fax: 088614935 (fax to email)
Mobile: 0815788154 / Email Address: rkhiba@gmail.com

Municipality of Windhoek: **MS. SELMA BACHLER**
TOWN PLANNER
DEPARTMENT OF URBAN AND TRANSPORT
PLANNING
OFFICE: +264 61 290 2332
E-mail: Selma.Kanyemba@windhoekcc.org.na

No. 14

2023

SUBDIVISION OF THE REMAINDER OF PORTION 1 (CALLED PADDYVALE)
OF THE FARM RANDVELD NO. 167 INTO PORTION A (A PORTION OF PORTION 1)
OF THE FARM RANDVELD NO. 167

Take notice that **RITTA KHIBA PLANNING CONSULTANTS CC (TOWN, REGIONAL PLANNERS & ENVIRONMENTAL CONSULTANTS)** on behalf of the owner of the Remainder of Portion 1 (called Paddyvale) of the Farm Randveld No. 167, intends applying to the Kunene Regional Council, Outjo Constituency and the Ministry of Urban and Rural Development for:

SUBDIVISION OF THE REMAINDER OF PORTION 1 (CALLED PADDYVALE) OF THE FARM RANDVELD NO. 167 INTO PORTION A (A PORTION OF PORTION 1) OF THE FARM RANDVELD NO. 167 AND THE REMAINDER OF PORTION 1 OF THE FARM RANDVELD NO. 167 AND SUBSEQUENT REZONING OF PORTION A (A PORTION OF PORTION 1) OF THE FARM RANDVELD NO. 167, FROM 'FARMLAND' TO 'INDUSTRIAL' FOR THE PURPOSES OF A SOLAR PLANT AND CONSENT TO USE THE PORTION FOR INDUSTRIAL PURPOSES WHILE THE REZONING IS BEING PROCESSED.

The Remainder of Portion 1 (called Paddyvale) of the Farm Randveld No. 167 is zoned 'Farmland' and is approximately 1066,6063 Ha in extent. The Remainder of Portion 1 (called Paddyvale) of the Farm Randveld No. 167 is currently vacant. Once Council approves the proposed subdivision and rezoning, the intention of the client is to use Portion A for a Solar Plant.

Take notice that the locality plan of the Erf lies for inspection on the town planning notice board and at Kunene Regional Council, Outjo Constituency as well as at Ritta Khiba Planning Consultant CC, Erf 1012, Dorado Park.

Further take notice that any person objecting to the proposed use of the land as set out above may lodge such objection together with the grounds thereof, with the Kunene Regional Council, Outjo Constituency and with the applicant in writing within 14 days of the last publication of this notice on **6 February 2023**.

**APPLICANT: RITTA KhibA PLANNING CONSULTANTS CC .
TOWN, REGIONAL PLANNERS & ENVIRONMENTAL CONSULTANTS
P.O. Box 22543, Windhoek
Tel: 061 - 225062 or Fax: 088614935 (fax to email)
Mobile: 0815788154
Email Address: info@rkpc.com.na /rkhiba@gmail.com**

No. 15

2023

SUBDIVISION OF PORTION 3 OF FARM KATIMA MULILO TOWNLANDS NO.1328,
KATIMA MULILO INTO PORTION A (A PORTION OF PORTION 3), PORTION B (A
PORTION OF PORTION 3) OF THE FARM KATIMA MULILO TOWNLANDS NO. 1328

Take notice that **RITTA KhibA PLANNING CONSULTANTS CC (TOWN, REGIONAL PLANNERS & ENVIRONMENTAL CONSULTANTS)** on behalf of the owner of Portion 3 of the Farm Katima Mulilo Townlands No. 1328, intends applying to the Katima Mulilo Town Council for:

SUBDIVISION OF PORTION 3 OF FARM KATIMA MULILO TOWNLANDS NO. 1328, KATIMA MULILO INTO PORTION A (A PORTION OF PORTION 3), PORTION B (A PORTION OF PORTION 3) OF THE FARM KATIMA MULILO TOWNLANDS NO.1328 AND THE REMAINDER OF PORTION 3 OF THE FARM KATIMA MULILO TOWNLANDS NO.1328 AND THE SUBSEQUENT REZONING OF PORTION A (A PORTION OF PORTION 3) AND B (A PORTION OF PORTION 3) OF THE FARM KATIMA MULILO TOWNLANDS NO.1328 FROM “UNDETERMINED” TO “INDUSTRIAL” FOR A SOLAR PLANT ON PORTION A AND FUTURE EXPANSIONS ON PORTION B; CONSENT TO USE THE PORTION FOR INDUSTRIAL PURPOSES WHILE THE REZONING IS BEING PROCESSED.

Portion 3 of Farm Katima Mulilo Townlands No. 1328 is zoned ‘Undetermined’ and is approximately 105,0032 Ha in extent. Portion 3 of Farm Katima Mulilo Townlands No. 1328 is located within the proclaimed town boundaries west of Katima Mulilo Town. Portion 3 of Katima Mulilo Townlands No. 1328 is currently vacant. Once Council approves the proposed subdivision and rezoning, the intention of the client is to use Portion A for a solar plant and Portion B for future expansion.

The number of vehicles for which parking will be provided on-site will be in accordance the Katima Mulilo Town Planning Scheme.

Take notice that the locality plan of the Erf lies for inspection on the Katima Mulilo Town Council as well as at Ritta Khiba Planning Consultant CC, Erf 1012, Dorado Park.

Further take notice that any person objecting to the proposed use of the land as set out above may lodge such objection together with the grounds thereof, with the Town Council and with the applicant in writing within 14 days of the last publication of this notice on **6 February 2023**.

**APPLICANT: RITTA KHIWA PLANNING CONSULTANTS CC
TOWN, REGIONAL PLANNERS & ENVIRONMENTAL CONSULTANTS
P.O. Box 22543, Windhoek
Tel: 061 – 225062 or Fax: 088614935 (fax to email)
Mobile: 0815788154
Email Address: info@rkpc.com.na /rkhiba@gmail.com**

No. 16

2023

**REZONING OF ERF 1081 WINDHOEK , ROBERT MUGABE AVENUE NO. 11 FROM
“RESIDENTIAL” WITH A DENSITY OF 1:900M²**

Take notice that **RITTA KHIWA PLANNING CONSULTANTS (TOWN, REGIONAL PLANNERS AND ENVIRONMENTAL CONSULTANTS)** on behalf of the owner of Erf 1081 Windhoek, Robert Mugabe Street No. 11, intends applying to the Municipal Council of Windhoek for:

REZONING OF ERF 1081 WINDHOEK, ROBERT MUGABE AVENUE NO. 11 FROM “RESIDENTIAL” WITH A DENSITY OF 1:900M² TO “OFFICE” WITH A BULK OF 0.4 AND CONSENT TO USE THE ERF FOR OFFICE PURPOSES WHILE REZONING IS BEING PROCESSED, CONSENT FOR A 50% FREE RESIDENTIAL BULK AND CONSENT TO ACCOMMODATE AN ACCOMMODATION ESTABLISHMENT OF 8 ROOMS ON THE 50% FREE RESIDENTIAL BULK.

Erf 1081 Windhoek, is zoned “Residential” and is approximately 1 934 m² in extent. There are existing buildings situated on the erf. Once Council approves the proposed rezoning the intention is to use the existing buildings as offices as well as an accommodation establishment of 8 rooms.

The number of vehicles for which parking will be provided on-site will be in accordance with the Windhoek Town Planning Scheme.

Take notice that the locality plan of the erf lies for inspection on the Town planning notice board at the Customer Care Centre, Main Municipal Offices, Rev. Michael Scott Street, Windhoek as well as at Ritta Khiva Planning Consultants, Erf 1012, Virgo Street, Dorado Park.

Further take notice that any person objecting to the proposed use of the land as set out above may lodge such objection together with the grounds thereof, with the Municipal Council of Windhoek, 5th Floor, and Office No. 516 and with applicant in writing within 14 days of the last publication of this notice on **6 February 2023**.

**APPLICANT: RITTA KHIWA PLANNING CONSULTANTS
TOWN AND REGIONAL PLANNERS
P.O. Box 22543, Windhoek
Tel: 061 – 225062 or Fax: 088614935 (fax to email)
Mobile: 0815788154 / Email Address: rkhiba@gmail.com**
