

DRAKENSTEIN MUNICIPALITY

MINUTES: MAYORAL COMMITTEE

ORDINARY MEETING HELD IN THE COUNCIL CHAMBERS, FIRST FLOOR, CIVIC CENTRE, BERG RIVER BOULEVARD, PAARL ON TUESDAY, 08 DECEMBER 2020 AT 09:00.

PRESENT:

The Executive Mayor, Ald C J Poole (Chairperson)
The Deputy Executive Mayor, Ald G C Combrink

Councillors:

Ald J F le Roux
M A Andreas
C Kearns
E Gouws
J Miller
L P Mokoena
Ald R Smuts
R H van Nieuwenhuyzen
L Cyster

Also Present:

Clr A C Stowman (Speaker)
Clr R A Koegelenberg (Chief Whip)
Clr T R Mpulanyana

Officials:

Dr J H Leibbrandt (City Manager)
Mr M Wüst (Executive Director: Engineering Services)
Mr G Esau (Executive Director: Community Services)
Ms L Waring (Executive Director: Planning and Development)
Mr S Johaar (Executive Director: Corporate Services)
Ms R Jaftha (Chief Audit Executive)
Ms C Lategan (Senior Manager: Budgets, Assets and Financial Reporting)

Mr A V Marais (Senior Manager: Legal and Administrative Services)

Ms C September (Manager: IDP)
Mr G Dippenaar (Chief Risk Officer)
Mr F P Goosen (Manager: Administrative Support Services)
Ms W Prins (IDP and Performance Management)
Mr P January (Senior Administrative Officer)



DRAKENSTEIN MUNICIPALITY**MINUTES: MAYORAL COMMITTEE
08 DECEMBER 2020****1. LEAVE ARRANGEMENT AND NON-AVAILABILITY OF COUNCILLORS AND SENIOR MANAGEMENT**

Clr L T van Niekerk - Apology; and
Mr B Brown, Chief Financial Officer - Leave.

2. ANNOUNCEMENTS BY THE EXECUTIVE MAYOR

1. Thanked Mr R Newton for his contribution towards the Municipality;
2. Thanked councillors, the City Manager and staff for their dedication and hard work during the year and wished them all a well-deserved rest.

3. DECLARATION OF INTEREST BY COUNCILLORS/OFFICIALS

None.

4. CONSIDERATION OF URGENT MATTERS, REPORTS, COMMUNICATIONS AND PETITIONS

None.

5. CONFIRMATION OF MINUTES

The minutes of the following meetings of the Mayoral Committee were confirmed as correct:-

- i. Ordinary meeting held on 25 November 2020; and
- ii. Confidential meeting held on 25 November 2020.

6. SCHEDULE OF DECISIONS

RESOLVED that

The Schedule of Decisions be noted.



DRAKENSTEIN MUNICIPALITY**MINUTES: MAYORAL COMMITTEE
08 DECEMBER 2020****7. CORPORATE SERVICES**

7.1	FINAL APPROVAL: LEASE OF MUNICIPAL PROPERTY SITUATED ON ERF 671, PENTZ STREET, WELLINGTON TO UBUNTU DEVELOPMENT INITIATIVE NPC (2017/001753/08) (WARD 18)
	FINALE GOEDKEURING: VERHURING VAN MUNISIPALE EIENDOM GELEË TE ERF 671, PENTZSTRAAT, WELLINGTON AAN UBUNTU DEVELOPMENT INITIATIVE NPC (2017/001753/08) (WYK 18)
	ISIQINISEKISO SOKUGQIBELA: UKUQESHWA KWEPROPATI KAMASIPALA EBKWE KWI-ERF 671, ISISTRATO SASEPENTZ, EWELLINGTON KWI-NPC (2017/001753/08) (WADI 18)

RECOMMENDED that

1. In terms of Regulation 34 of the Municipal Asset Transfer Regulations and in accordance with the Asset Transfer Policy (2020), final approval be granted for the lease of the municipal property Erf 671, Pentz Street, Wellington, measuring $\pm 1110\text{m}^2$ in extent to Ubuntu Development Initiative NPC (2017/001753/08) for social and community purposes, subject to the standard lease conditions as well as the following further conditions:
 - 1.1 A subsidized market related monthly rental of R548.25 (VAT excluded and 4% escalation per annum included) will be applicable;
 - 1.2 A lease period of 2 (two) years will apply;
 - 1.3 The subject property only be used specifically as an information technology training centre, an after care internet café and related activities (social and community purposes);
 - 1.4 The lessee be responsible for payment of all municipal services, connection fees and services consumption, etc. if applicable;
 - 1.5 Occupation of the property be given to the lessee when the renovation of the building has been completed; and
 - 1.6 All administrative and legal requirements be adhered to.
2. It be noted that the proposed lease was advertised in the local press for objections, comments, representations from the public, and that none were received; and



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3. It be noted in terms of paragraph 10 of the Asset Transfer Policy, a less formal process (call for applications) was duly followed in respect of the letting of the property as the purpose of the lease is for social and community purposes.

Meeting: Mayco 08/12/2020 Ref No: 15/4/1 (671) P Cell No: 1711229	Submitted by Department: Corporate Services Author/s: N Williams Referred from:
PAR:	ACTION:
	RESPONSIBLE DEPARTMENT:
	DUE DATE:

7.2 PROPOSED ALIENATION OF ERVEN 3891 - 3894, NON-PAREILLE STREET, PAARL (WARD 4)
VOORGESTELDE VERVREEMDING VAN ERWE 3891 - 3894, NON-PAREILLESTRAAT, PAARL (WYK 4)
UKUHLANGANISWA OKUPHAKANYISIWEYO KWI-ERVEN 3891 - 3894, NON-PAREILLE STREET, PAARL (WADI 4)

RECOMMENDED that

The offers received for the purchase of erven 3891-3894, Non-Pareille Street, Paarl not be accepted and that the properties be offered for sale via alternative methods in terms of the Asset Transfer Policy.

Meeting: Mayco 08/12/2020 Ref No: 15/4/1 (3894) P Cell No: 1704476	Submitted by Department: Corporate Services Author/s: N October Referred from:
PAR:	ACTION:
	RESPONSIBLE DEPARTMENT:
	DUE DATE:



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7.3	PROPOSED ALIENATION OF ROAD RESERVE TO LANDOWNER OF ERF 2491, MACEBO STREET, MBEKWENI (WARD 12)
	VOORGESTELDE VERVREEMDING VAN GEDEELTE VAN DIE PADRESERWE, MACEBOSTRAAT, MBEKWENI AAN AANGRENSENDE EIENAAR (WYK 12)
	ISINDULULO SOKUPHEPHELA KWECEBA LESITALATO (INDLELA EGCINIWEYO) KUMNINI WESIZA 2491, EKWI MACEBO STREET, MBEKWENI (WADI 12)

RECOMMENDED that

1. In terms of Section 14 of the MFMA approval in principle be granted for the alienation of a portion of Macebo Street, measuring approximately 61m² in extent, to the adjacent landowner of Erf 2491, Mbekweni (Mrs Mbenenge) subject to the normal conditions of sale and the following further conditions:
 - 1.1 The subject property be sold at a market related selling price, to be determined by an independent valuer;
 - 1.2 All cost related to the transaction will be for the applicant's account;
 - 1.3 The proposed transaction be advertised in the press for objections/counter offers and thereafter be submitted to Council for final consideration of the application. The closure, rezoning, subdivision and consolidation be advertised simultaneously with the proposed transaction for the alienation of the subject property for objections;
 - 1.4 All surrounding property landowners be notified in writing of the proposed sale; and
 - 1.5 The transaction be subject to the technical conditions as set out in Annexure B attached to the departmental report.
2. It be confirm that this resolution will not set a precedent for similar cases and that each application be considered on merit;
3. The Building Control Section investigate whether there are approved building plans for the encroaching structure on the Macebo Street road reserve; and



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4. In terms of par 13 of the Asset Transfer Policy, the portion of land be alienated by way of direct negotiation, since the subject property can only be used by the adjacent landowner.

Meeting: Mayco 08/12/2020	Submitted by Department: Corporate Services
Ref No: 15/4/1 (2491) M	Author/s: W Rubie
Cell No: 1561752	Referred from:
PAB:	ACTION:
	RESPONSIBLE DEPARTMENT:
	DUPLICATE DATE:

7.4 PROPOSED ALIENATION OF ERF 8581 WELLINGTON SITUATED IN MOSES STREET FOR CHURCH PURPOSES (WARD 7)
VOORGESTELDE VERVREEMDING VAN ERF 8581 WELLINGTON GELEË TE MOSESSTRAAT VIR KERKDOELEINDES (WYK 7)
USINDULULO SOKUPHEPHELA KWISIZA 8581 WELLINGTON EKWI MOSES STREET KUSENZELWA ICAWA (WADI 7)

RECOMMENDED that

1. In terms of Section 14 of the MFMA Council resolves that:
 - 1.1 The subject property is not needed to provide the minimum level of basic municipal services; and
 - 1.2 The fair market value of the asset and the economic and community value to be received in exchange for the asset has been considered.
2. In terms of Section 14 of the MFMA final approval be granted for the alienation of Erf 8581 Wellington, measuring approximately 1 600m² in extent, to Beacon of Light Family Worship Centre (Registration no. PBO 930067031) at a subsidized selling price of R18 000,00 (VAT excl.)(calculated at a rate of 10% of the market value of R180 000,00), subject to the standard conditions of sale as well as the following conditions:
 - 2.1 Access to and from the property must be taken from Moses Street;
 - 2.2 Parking space must be provided on the premises to accommodate the proposed development, only on-site parking will be allowed;



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- 2.3 The purchaser must attend to the required land use rights, i.e. rezoning application from "Conventional Housing" to "Community Use Zone";
- 2.4 An electrical kiosk is situated on the erf boundary at Moses Street from which electricity is distributed to the residential properties in that area. A subdivision of the portion of the erf measuring approximately 110m² in extent must be undertaken by and at the cost of the purchaser. This subdivided portion is to be retained by the Municipality;
- 2.5 The property must be used for religious activities as well as for a multi-purpose social use only to address the need for social activities within the area (e.g. to accommodate ECD centre/s on site and other NGOs, etc.); and
- 2.6 The transaction be subject to reversionary and pre-emptive rights in order to ensure that development takes place within a reasonable period and to ensure that the property is used for the purpose as approved.
3. The proposed transaction will be subject to the following suspensive conditions:
- 3.1 The securing of at least 50% of the projected development costs of the subject property through the submission of written proof of secured funds to the satisfaction of our Financial Services Department, prior to the registration of transfer of the property.

Meeting: Mayco 08/12/2020		Submitted by Department: Corporate Services	
Ref No: 15/4/1 (B583) W		Author/s: F Willems	
Cell No: 1605842		Referred from:	
PAB:	ACTION:	RESPONSIBLE DEPARTMENT:	DUE DATE:

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7.5	LLF MINUTES: 29 OCTOBER 2020
	LLF NOTULES: 29 OKTOBER 2020
	LLF IMIZUZU: 29 OKTOBHA 2020

RESOLVED that

The LLF minutes of October 2020 be noted.

Meeting: Mayco 08/12/2020	Submitted by Department: Corporate Services
Ref No:	Author/s:
Coll No:	Referred from:
PAR:	ACTION:
	RESPONSIBLE DEPARTMENT:
	DUE DATE:

8. PLANNING AND DEVELOPMENT

8.1	PROGRESS REPORT RELATING TO THE PROCESS TO OBTAIN HERITAGE COMPETENCY FROM HERITAGE WESTERN CAPE
	VORDERINGSVERSLAG MET BETREKKING TOT DIE PROSES TEN EINDE ERFENIS BEVOEGDHEID TE VERKRY VANAF ERFENIS WES-KAAP
	INGXELO YENKQUBELA ENXULUMENE NENKQUBO YOKUFUMANA UKHUSELEKO LWELIFA LEMVELI KWILIFA LEMVELI LENTSHONA KOLONI

RESOLVED that

The progress relating to the obtaining of heritage competency from Heritage Western Cape, be noted.

Meeting: Mayco 08/12/2020	Submitted by Department: Planning and Development
Ref No: 15/4	Author/s: W Hendricks
Coll No: 1712878	Referred from:
PAR:	ACTION:
	RESPONSIBLE DEPARTMENT:
	DUE DATE:



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08 DECEMBER 2020****9. ENGINEERING SERVICES**

9.1	PROPOSED EXPENDITURE ON PROCLAIMED PROVINCIAL MAIN ROADS: 1 APRIL 2021 TO 30 JUNE 2022
	VOORGESTELDE UITGAWE AAN GEPROKLAMEERDE PROVINSIALE HOOFPAAIE: 1 APRIL 2021 TOT 30 JUNIE 2022
	INKCITHO EPKANYISIWEYO KWIINDLELA EZIPHAMBILI ZEPHONDO: 1 APRILI 2021 - 30 JUNI 2022

RECOMMENDED that

The Department of Transport & Public Works, Western Cape Government be requested to provide the following on their 2021/22 roads budget for Drakenstein Municipality:

1. R29.2 million, excluding contingencies, for the upgrading of Oosbosch Street;
2. R2.0 million for the planning of the upgrading of Jan van Riebeeck Drive between Van der Stel and Oosbosch Streets; and
3. R5.0 million for maintenance of provincial roads in Drakenstein municipal area.

Meeting: Mayco 08/12/2020	Submitted by Department: Engineering Services
Ref No: 5/7/4 x 16/3/6/4	Author/s: C Lotz
Cell No: 1711821	Referred from:
PAR:	ACTION:
	RESPONSIBLE DEPARTMENT:
	DUE DATE:

DRAKENSTEIN MUNICIPALITY

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08 DECEMBER 202010. FINANCIAL SERVICES

10.1 APPROVAL OF THE 3rd SPECIAL 2020/2021 ADJUSTMENTS BUDGET
GOEDKEURING VAN DIE 3DE SPESIALE 2020/2021 AANPASSINGSBEGROTING
UKUVUNYWA KOLWABIWO-MALI OLULUNGILEYO LWESI-3 OLUKHETHEKILEYO

RECOMMENDED that

1. The operating revenue of R2,546,569,497 (capital grants included) approved by Council in October 2020 be decreased with R421,409 to R2,546,148,088 for the 2020/2021 financial year as set out in Table 1 of the Special Adjustments Budget Report attached as Annexure A to the departmental report;
2. The operating expenditure of R2,451,351,421 approved by Council in October 2020 be decreased with R681,409 to R2,450,670,012 for the 2020/2021 financial year as set out in Table 2 of the Special Adjustments Budget Report attached as Annexure A to the departmental report;
3. Council takes note that no taxes and tariffs are affected with the approval of this special adjustments budget; and
4. B Schedules attached as Annexure B to the item be approved by Council.

Meeting: Mayco 08/12/2020	Submitted by Department: Financial Services
Ref No: 5/2/2	Author/s: K Fredericks
Coll No: 1710859	Referred from:
PAR:	ACTION:
	RESPONSIBLE DEPARTMENT:
	DUE DATE:



DRAKENSTEIN MUNICIPALITY

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CONFIDENTIAL

10.2 WRITING-OFF OF IRRECOVERABLE DEBT (5.10 OF WRITING-OFF POLICY) – FINAL ACCOUNTS
AFSKRYF VAN ONVERHAALBARE SKULD (5.10 VAN AFSKRYWINGBELEID) – FINALE REKENINGE
UKUCINWA KWAMATYALA ANGAHLAWULWAYO (5.10 UMGAQO NKQUBO WOKUCINWA KWAMATYALA) – IAKHAWUNTI YOKUGQIBELA

See Confidential minutes.

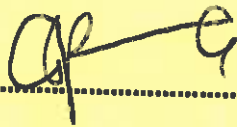
Meeting: Mayco 8/10/2020	Submitted by Department: Financial Services
Ref No: 9/1/1/A	Author/s: A Abrahams
Coll No: 1666471	Referred from:
PAR:	ACTION:
	RESPONSIBLE DEPARTMENT:
	DUE DATE:

11. URGENT MATTERS

None.

The meeting ended at: 09:30.

CHAIRPERSON:



DATE:

Confirmed with/without amendments.

PJ/rs



Mayoral Committee Attendance Register

Date: 08 December 2020

Time: 09:00

Venue: Council Chambers

SURNAME	INITIALS	TITLE	SIGNATURE
POOLE Executive Mayor	CJ	MR	
COMBRINK Deputy Executive Mayor (Financial Services)	GC	MR	
LE ROUX (Engineering Services)	JF	MR	
ANDREAS (Rural Management)	MA	MS	
KEARNS (Environment, Parks and Open Spaces)	C	MS	
GOUWS (Social Services)	E	MS	
MILLER (Planning and Development)	J	ADV	
MOKOENA (Corporate Services)	LP	MS	
SMUTS (Public Safety)	R	MR	
VAN NIEKERK (Sport, Recreation, Arts and Culture)	LT	MS	
VAN NIEUWENHUYZEN (Communication and Inter-Governmental Relations (IGR))	RH	MR	
CYSTER (Human Settlements and Property Management)	L	MS	
STOWMAN SPEAKER	AC	MR	
KOEGELEBERG CHIEF WHIP	RA	MR	
RICHARDS LEADER OF OPPOSITION	AM	MR	

8/12/2020
Office of the / Kantoor van die
CHIEFWHIP / HOOFSWEEP
Cllr / Rdi R.A. KOEGELEBERG
Drakenstein

SURNAME	INITIALS	TITLE	SIGNATURE
Mpukonyara	TR	MR	

