



November 2011
Issue 9

BHRA Newsletter

PO Box 607, Botha's Hill, 3660

Botha's Hill Residents Association

*"To Promote the
Interests of
Ratepayers and
Residents of
Botha's Hill."*



**Greetings!
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Matters Arising from the Previous Minutes



Capital Expenditure:

R 2.2 million has been put aside R28 million per phase is still to come. Signage moneys will be coming from the Tourism department. Roy Alderdice has invested R135 million in the area. The committee has the impression that Mr. Alderdice might not want to form an association, therefore it was decided best that people like Gill Noyce and Grant Salomon keep in touch with him, and so keep lines of communication open.

Botha's Hill Upgrade on the agenda:

Roy Alderdice has suggested forming an association to upgrade Botha's Hill. Peter Gilmore in charge of developmental planning; wrote to the architectural department. Clr Gill Noyce sent a letter to Roy Alderdice to tell him what the SRA involves. There will be a meeting on the 23rd November between Roy Alderdice and Peter Gilmore to which Clr Gill Noyce has been invited. Clr Gill Noyce wrote to Helene Epstein who is running the local area planning. Clr Gill Noyce was offered a functional plan for Botha's Hill which has gone through council. Helen Epstein indicated that there is a land survey underway for Botha's Hill and there is a development planning meeting to raise this for discussion.

It was suggested that Roy Alderdice should be given some record of what has already been done re the SRA.

According to Clr Gill Noyce our rates are going mainly towards cross-subsidising, which will be good for the future of the country and also towards electricity, water and waste removal. It was clarified by another member that the SRA is for Botha's Hill and not for Kwa Mashu.

Nick Swan mentioned safety for pedestrians and cyclists; asking what functional planning is there for an infrastructure – not for the SRA but for municipal involvement. Clr Gill Noyce will report back on an initiative re environment. Nick Swan enquired about a copy of the SRA policy and was advised to get contacts from PC.

Chris Collingwood suggested that the conservancy below Kassier Rd be requested to remove weeds to which Clr Gill Noyce responded that it is not an active conservancy. Carol Friedman suggested that we perhaps look at getting the conservancy activated.

Rezoning and Relaxation of Controls of Kassier Road Specifically Farmer's Market site Application for Rezoning:



Discussion on the above ensued:

Grant Salomon pointed out that Local area planning (LAP) for Shongweni has already happened and Kassier Road area between the M13 and N3 is demarcated for development as an Activity Zone. The question was raised as to whether we are objecting to the LAP or rezoning?

He also pointed out that plans for storm water attenuation are not attached to the application filed but mere reference made to them being undertaken by the developers and filed separately, which is an issue. We have no mainline storm water outlets for a shopping centre of four levels.

Photos were taken and counted 80 empty shops and "To Let" signs all over.

It was suggested that we object anyway to prevent the wedding venue situation, where we did not object and it was too late. It was asked of the committee if we will object individually or as a group. It was decided we would do both. Grant Salomon was requested to object on behalf of the BHRA.

Clr Gill Noyce pointed out that it was too late to place an ad as previously suggested, as the deadline for objections was at midnight Monday 14th November 2011.

A member requested that we forward emails to as many people as we know locally and request that they also forward as many emails as they can before the end of Monday 14th November, as objections are a numbers game and is pointless to object if we don't spread the word.

The committee was reminded that there should be no cutting and pasting of points to object on as lawyers will pick that up. Photos of empty shops for emailing objections were offered to the committee.

It was mentioned that Lilian Develing did a good job of speaking out publically against the proposal of the new "convenience centre".

Clr Gill Noyce said that if we don't object then once the shopping centre has permission to go ahead then we will have very little control after that if we do not object now. We should object about the ambience which will change forever.

It was noted that we have good grounds to object with respect to plans that go against what the council has in mind for this area – storm water is an issue and traffic also.

Clr Gill Noyce spoke to the head of planning who indicated that if the zoning is out of agriculture into something mixed, this could trigger the need for an Environmental Impact Assessment (EIA).

IT WAS RESOLVED to lodge a formal objection to the application for Rezoning and relaxation of controls in respect of the Farmers Market sites (portions 1, 2 and 3 of erf 122 Assagay) MR454 Kassier Road, D435 Alverstone Road and Fraser road on the grounds:-

- Storm water attenuation and discharge not apparently dealt with adequately or at all – merely reference to a report to be filed separately
- Sewage and waste water disposal – concern that the preferred option conservancy tank and removal by tanker will result become prohibitively costly with later abandonment and implementation of an unsupervised and unsatisfactory solution
- Nature and scope of the proposed development contradicts the LAP for Shongweni
- Traffic – methodology of traffic report filed in support of the application is questionable and the impact of the nature and scope of the development on the interchange infrastructure Kassier Road and M13 Freeway

Levies:

Clr Gill Noyce said imposing a development levy on all new residential, commercial and industrial, also sub-divisions proposal is implemented for July 2012. There will be a meeting held at City Hall - Luthuli Hall at 16h00 on Monday 14th November 2011.

BHRA & BH CrimeStop Amalgamation:

The BHRA committee members agreed to the amalgamation with BH CrimeStop. It was suggested that housing the dog unit at Shongweni may have contributed to perceived lower crime rates. Residents should report all crime incidents to SAPS no matter how seemingly trivial.

Report on the Portfolio Sub-Committee:

Post office box renewal: It was asked if it is warranted given the few documents received, although the few we receive are often big wads of documentation. It was recommended that we ask for dispensation since we are a business. A member was appointed to make an enquiry.

Building Bridges / Networking:



Nick Swan is looking for sponsorship in the form of soft drinks and biscuits for Hip Hop against Crime. John Little from the Chef School volunteered. Matthew Trinder from ABI has been approached for sponsorship and the committee is awaiting a decision on this.

Nick Swan made a request to rename his portfolio to Networking. He requested an email with contact names with a brief profile. He said EMBO has moved to where the Fainting Goat is. A member expressed concern over hangers-on and crime emanating from that corner. Mr. Swan replied that PACA, (Participatory Approval for Comparative Advantage), has set EMBO up. PACA is supported by World Vision Australia which has a Christian ethos. PACA looks within for recourses, as well as without.

Mr. Swan suggested that a small percentage of SRA funds should go towards networking costs of transport and food, once an SRA had been established. Grant Salomon asked Mr. Swan to pursue a plan of action.

General:

It was asked if Michael Shelembe will come to our BHRA meetings to which Nick Swan replied yes, if we continue to keep him in the loop and keep reaching out to him.

Clr Gill Noyce invited the BHRA committee members to come to an Environmental meeting, warning that it is for conservation-minded folk as the level of discussions will be very technical.

The BHRA committee like the proposal for cats' eyes up the hill, and a member was requested to contact the Provincial Department of Transport – contact name given is Mr Kumbu.

A member spoke to DSW to put no dumping signs up by bins, and they have agreed to do so.

Next BHRA meeting:

The next BHRA committee meeting will be held on the 28th Jan 2012 and is provisional until further notice.

BHRA Committee Members



Grant Salomon



Carol Friedman



Peter Davies



Patrick Chetty



John Little



Gerhard Terblanche



Lynette Dorkin



Deirdre Altenburger



Matthew Trinder



Nick Swan

(Photo of Mr. C. Collingwood forthcoming asap)

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**Newsletter compiled by D. Altenburger,
edited by G. Salomon/ P. Davies/ C.
Friedman. The views expressed are not
necessarily those of the committee**

2011/2012 Committee

Grant Salomon (Chairman) - Carol Friedman (Deputy Chair) - Peter Davies (Secretary) - Patrick Chetty (Treasurer) - John Little (Hospitality) - Gerhard Terblanche (Special Rating Area) – Lynette Dorkin (Area Intelligence) - Deirdre Altenburger (Web mistress) – Chris Collingwood – Matthew Trinder (Special Rating Area)- Nick Swan (Building Bridges)