

## APPENDIX C

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### PUBLIC CONSULTATION PROCESS

## APPENDIX C.1

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### NOTES, ADVERTISEMENTS AND COPY OF SITE NOTICE







**CLASSIFIEDS**

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## Services Notice

## LIQUIDATION AND DISTRIBUTION ACCOUNTS IN DECEASED ESTATES LYING FOR INSPECTION

In terms section 35 (5) of 66 of 1965 notice is hereby given that copies of the liquidation and distribution accounts (first and final, unless otherwise stated) in the estates specified below will be open for the inspection of all persons interested therein for a period of 21 days (or longer if specially stated) from the date specified or from the date of publication hereof, which may be later, and at the offices of the Masters and Magistrates as stated.

Should no objection thereof be lodged with the Masters concerned during the period the executors will proceed to make payments in accordance with the accounts.

Registered number of estate: **E1725/2024**  
 Surname: **KALULUBU**  
 Christian names: **ALBERTIN**  
 Identity or passport number: **600616 0039 5**  
 Last address: **OSHIHO, RUACANA**  
 Date of death: **23 AUGUST 2024**  
 Description of account either than 1st and final: **FIRST AND FINAL**  
 Period of inspection other than 21 days: **21**  
 Masters office: **WINDHOEK**  
 Magistrates office: **OUTAPI**

Name and (only one) address of executor or authorized agent: **IMALWA ESTATES AND TRUSTS, WINDHOEK WEST, NO.2, HANDEL STREET, WINDHOEK WEST, WINDHOEK**

NAME AND (ONLY ONE) ADDRESS OF EXECUTOR OR AUTHORIZED AGENT: **IMALWA ESTATES AND TRUSTS, WINDHOEK WEST, NO.2, HANDEL STREET, WINDHOEK WEST, WINDHOEK**

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Notice	Notice	Notice	Notice	Notice	Notice	Notice
Legal Notice	Legal Notice	Legal Notice	Legal Notice	Legal Notice	Legal Notice	Legal Notice



## PUBLIC NOTICE: EIA FOR THE PROPOSED EXPLORATION ACTIVITIES ON EPL NO. 10141 OKAHANDJA, OTJOZONDJUA REGION.

In accordance with the Environmental Management Act no. 7 of 2007 and its 2012 EIA regulations, the proposed exploration activities on EPL no. 10141 require an Environmental Clearance Certificate before commencement.

The proponent, Ludi Namibia Mining and Investment (PTY) LTD, is proposing to conduct exploration activities on EPL no. 10141 in Okahandja district, Otjozondjua region.

Consultant: Kalahari Geological and Environmental Solutions

Members of the public are invited to register as I&AP's for comments/inputs in order to receive further information on the EIA process on, and before the 28<sup>th</sup> of March 2025 at [kalaharigeoenviro@gmail.com](mailto:kalaharigeoenviro@gmail.com)

For more information please contact:  
Mr. Joseph Kavina  
Mobile: +264 813597277  
Email: [kalaharigeoenviro@gmail.com](mailto:kalaharigeoenviro@gmail.com)

## NOTICE: REZONING OF ERF 155 KARIBIB

A notice is hereby given in terms of Section 107 of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018) that Namland Town and Regional Planning & Environmental Management Consultants, on behalf of the prospective owner of erf 155, Karibib intends to apply to the Karibib Town Council and subsequently to the Urban and Regional Planning for:

- Rezoning of Erf 155, Karibib Proper from "Undetermined" to "General Business" with a bulk of 2.0.
- Subdivision of Erf 155 Karibib proper into erf 155A, 155B and Remainder

The application will allow the prospective owner to construct a shopping complex in accordance with the requirements of the Karibib Zoning Scheme.

Note that the locality plan of the erf lies for inspection on the Town Planning Notice Board at Karibib Town Council Office.

Further take note that any person objecting to the proposed use of land set out above may lodge such objection, together with the grounds thereof, with the Karibib Town Council and with the applicant in writing within 14 days after the appearance of the last notice (final date for objections is 25 April 2025).

Namland Town and Regional Planning & Environmental Management Consultants  
PO Box 98234  
Policen Square, Windhoek  
Contact details:  
Cell: 0812343637/0812795499

CASE NO: HC-MD-CIV-ACT-CON-2024/03493

In the HIGH COURT OF NAMIBIA

MAIN DIVISION – Windhoek

In the matter between:

KHORAB SAFARI LODGE T/A KHORAB LODGE & VILLAGE

PLAINTIFF

and

TURNING POINT PSYCHO-THERAPEUTIC CENTRE CC

1<sup>st</sup> DEFENDANT

SYDNEY KAHIMISE

2<sup>nd</sup> DEFENDANT

NOTICE OF SALE IN EXECUTION

Pursuant to a Judgement granted by the above Honourable Court, the following

goods will be sold in execution by public auction on THURSDAY, 03 APRIL, 2025 at 15H00 at Erf 1631 Ndilmani Cultural Troupe Street, Tsumeb, REPUBLIC OF NAMIBIA, namely:

- 1x Cupboard
- 1x Samsung TV
- 1x Lounge suite
- 1x Table and two chairs
- 1x Dory Microwave
- 1x Couch
- 1x Side Cupboard
- 1x Table and two chairs
- 1x Mercedes Benz G180 (N8840 OT)
- 1x Head board
- 2x Double bed

TERMS: CASH to the highest bidder. Dated at Tsumeb 12<sup>th</sup> day of March 2025

Du Plessis-Sowden & Steyn  
Attorneys Inc.  
Erf 915, Corner of Sena Nujoma and

Ndilmani Cultural Troupe Street, Tsumeb  
Tel 067 227 884  
Fax 067 227 897  
(KHOI/0002)

## Rule 7(1) COMBINED SUMMONS IN THE HIGH COURT OF NAMIBIA

(Main Division)  
Case Number: HC-MD-CIV-ACT-DEL-2023/02947

In the matter between:

HELMU MWANDEMELE

1<sup>st</sup> PLAINTIFF

OSMUND MWANDEMELE

2<sup>nd</sup> PLAINTIFF

and

ATLANTICA NAMIBIA

1<sup>st</sup> DEFENDANT

ALEX AAAAA

2<sup>nd</sup> DEFENDANT

FLORENCE SAGGEUS

3<sup>rd</sup> DEFENDANT

CONSECRATE INVESTMENT CC

4<sup>th</sup> DEFENDANT

VICTORIA NATANGWE

5<sup>th</sup> DEFENDANT

VNN EMPIRE INVESTMENT CC

6<sup>th</sup> DEFENDANT

FRANS MEKONDJO

7<sup>th</sup> DEFENDANT

OKAMLOF INVESTMENT CC

8<sup>th</sup> DEFENDANT

DANKIE NAUKOSHO

9<sup>th</sup> DEFENDANT

ALDIN INVESTMENT CC

10<sup>th</sup> DEFENDANT

FIRST NATIONAL BANK

11<sup>th</sup> DEFENDANT

BANK OF NAMIBIA

12<sup>th</sup> DEFENDANT

To the deputy sheriff:

INFORM ATLANTICA NAMIBIA (1 Defendant), with Principal Place of Business 64 Jenner Street, Windhoek West, Windhoek, Namibia, and ALEX AAAAA (2 Defendant), Male, and FLORENCE SAGGEUS (3 Defendant), Female, with Physical Address Erf 1636 Elizabeth Street, Khomasdal, Windhoek, and CONSECRATE INVESTMENT CC (4 Defendant), with Registered Address Hyper Motor City Complex number 26 Maxwell Street, Windhoek, Namibia, and VICTORIA NATANGWE (5 Defendant), Female, with Physical Address Erf 1683 Elizabeth Street, Khomasdal, and VNN EMPIRE INVESTMENT CC (6 Defendant), with Registered Address Hyper Motor City Complex number 26 Maxwell Street, Windhoek, Namibia, and FRANS MEKONDJO (7 Defendant), Male, with Physical Address Erf 6348 Shanghai Street, Katutura, Windhoek, and OKAMLOF INVESTMENT CC (8 Defendant), with Principal Place of Business Erf 6348 Shanghai Street, Katutura, Windhoek, Republic of Namibia, and Aldin Investment CC (9 Defendant), Reger Park, (Nep Street) Southern Industrial, Windhoek, Namibia, and FIRST NATIONAL BANK (10 Defendant), with Registered Address 130 Independence Avenue, Windhoek, Namibia, and BANK OF NAMIBIA (12 Defendant), with Registered Address No. 21 Robert Mugabe Avenue, Windhoek, Republic of Namibia, hereafter called the defendant(s), that HELMU MWANDEMELE (1 Plaintiff), Female, with Physical Address Erf 779 House number 36 Vonbodenhauzen Street, Pionierspark, Windhoek, and OSMUND MWANDEMELE (2 Plaintiff), Male, with Physical Address Erf 779 House number 36 Vonbodenhauzen Street, Pionierspark, Windhoek, hereby institutes action against him or her in which action the plaintiff(s) claims the relief and on the grounds set out in the particulars annexed hereto.

INFORM the defendant further that if he or she fails to file and serve notice of intention to defend

1. Within 10 days of the service

on him or her of this summons file with the registrar of the court at High Court of Namibia (Main Division) notice of his or her intention to defend and serve a copy thereof on the plaintiff's legal practitioner, which notice must give an address (not being a post office box or postal restant) referred to in rule 14(3)(b) for the service on the defendant of all notices and documents in the action, but if the defendant chooses to have further pleadings served on him or her by way of electronic means, such electronic address must be provided to the plaintiff in the notice of defence.

2. Simultaneously with the delivery of the notice of intention to defend, the defendant must deliver the return in terms of rule 6(4), which contains the following information about the defendant:

(a) in the case of a natural person, his or her full names, identity number where available and if a Namibian citizen or any other person ordinarily resident in Namibia, his or her physical address and where available, his or her telephone or cellular phone number or both, workplace telephone number, facsimile number and personal or workplace email address or both; (b) in the case of a close corporation, its name and registration number, postal address and registered office referred to in section 25 of the Close Corporations Act 1988 (Act No. 26 of 1988) and the particulars referred to in paragraph (a) of at least one member or officer as defined in that Act and the particulars referred to in paragraph (a) of its accounting officer appointed in terms of section 59 of that Act; (c) in the case of a company, its name and registered number, postal address and registered office referred to in section 178 of the Companies Act 2004 (Act No. 28 of 2004) and the particulars referred to in paragraph (a) of at least one director and the secretary referred to in section 223(1) of that Act and in case of the officer or secretary of any other body corporate the particulars referred to in paragraph (b) of section 223(1) of that Act;

(d) in the case of any other juristic person, the particulars referred to in paragraph (a) of at least one officer or secretary or a person, by whatever name called, running its affairs; and

(e) in the case of a trust which is duly authorised to litigate, the particulars referred to in paragraph (a) of at least one officer or secretary and a reference number given by the master to the trust deed registered with the master;

3. The particulars provided in terms of item 2 remain binding on the party to which they relate and may be used by the court, or by the other party to the suit, or by any other person or document on such party or give notice to such party.

4. As soon as the managing judge has given notice of a case planning conference in terms of rule 23(1), he or she is required to meet with the plaintiff in order to agree a case plan in terms of rule 23(3) for submission to the managing judge for the exchange of pleadings, and the time within which he or she must deliver his or her plea and counterclaim, if any, will be determined by the court having regard to such plan and if he or she fails to cooperate in submitting such a plan, the court will determine the time within which he or she must deliver his or her plea and counterclaim, if any, and he or she must comply with such order.

INFORM the defendant further that if he or she fails to file and serve notice of intention to defend

judgment as claimed may be given against him or her without further notice to him or her or if, having filed and served such notice, he or she fails to plead, except, make application to strike out or counterclaim, judgment may be given against him or her. And immediately thereafter serve on the defendant a copy of this summons and return it to the registrar with whatsoever you have done thereupon. DATED at Windhoek on this 26 day of June 2023.

Sharen Zenda  
Legal practitioner for the plaintiff  
Conradie Incorporated  
No. 7, Newton Street  
Windhoek, Khomas, Namibia  
9000  
Office Reference Number: KWA001  
Tel: 061-224 415  
Fax: 061-225 720 / 061-222 395  
TO:  
TO: Atlantica Namibia  
64 Jenner Street, Windhoek West  
Windhoek, Namibia.  
Authorize Code: SasoVs  
Alex aaaaa  
Authorize Code: 7FnYlx  
Florence Saggus  
Erf 1636 Elizabeth Street,  
Khomasdal, Windhoek,  
Authorize Code: SsvPDR  
Consecrate Investment CC  
Hyper Motor City Complex  
number 26 Maxwell Street  
Windhoek, Namibia  
Authorize Code: DduSvz  
Victoria Natangwe  
Erf 1683 Elizabeth Street,  
Khomasdal,  
Authorize Code: uq6yTv  
VNN Empire Investment CC  
Hyper Motor City Complex  
number 26 Maxwell Street  
Windhoek, Namibia  
Authorize Code: PB4Hmj  
Frans Mekondjo  
Erf 6348 Shanghai Street,  
Katutura, Windhoek,  
Authorize Code: 3U7s9  
Okamlof Investment CC  
Erf 6348 Shanghai Street,  
Katutura, Windhoek, Namibia  
Authorize Code: yU46Z1  
Dankie Naukosh  
794 Witvalk Street, Khomasdal,  
Windhoek, Namibia  
Authorize Code: oSnmhv  
Aldin Investment CC  
Reger Park, (Nep Street) Southern  
Industrial, Windhoek, Namibia  
Authorize Code: GHF5SO  
First National Bank  
130 Independence Avenue,  
Windhoek, Namibia  
Authorize Code: xJW3oS  
Bank of Namibia  
No. 21 Robert Mugabe Avenue,  
Windhoek, Republic of Namibia  
Authorize Code: CxyEBo  
AND TO:  
Registrar of the High Court  
Main Division, Windhoek

Conradie & Damaseb Inc  
Judge: Hon Justice Ueitele  
Legal Practitioners for the  
Plaintiff  
Date: 2<sup>nd</sup> April 2024  
Per: Mr. D. Conradie  
7 Newton Street  
Windhoek

IN THE HIGH COURT OF NAMIBIA  
MAIN DIVISION  
NOTICE TO AMEND  
CASE NO: HC-MD-CIV-ACT-DEL-2023/027  
In the matter between:

HELMU MWANDEMELE

1<sup>st</sup> PLAINTIFF

OSMUND MWANDEMELE

2<sup>nd</sup> PLAINTIFF

and

ATLANTICA NAMIBIA

1<sup>st</sup> DEFENDANT

ALEX AAAAA

2<sup>nd</sup> DEFENDANT

FLORENCE SAGGEUS

3<sup>rd</sup> DEFENDANT

CONSECRATE INVESTMENT CC

4<sup>th</sup> DEFENDANT

VICTORIA NATANGWE

5<sup>th</sup> DEFENDANT

VNN EMPIRE INVESTMENT

6<sup>th</sup> DEFENDANT

FRANS MEKONDJO

7<sup>th</sup> DEFENDANT

OKAMLOF INVESTMENT CC

8<sup>th</sup> DEFENDANT

DANKIE NAUKOSHO

9<sup>th</sup> DEFENDANT

ALDIN INVESTMENT CC

10<sup>th</sup> DEFENDANT

FIRST NATIONAL BANK

11<sup>th</sup> DEFENDANT

BANK OF NAMIBIA

12<sup>th</sup> DEFENDANT

CC  
6<sup>th</sup> DEFENDANT  
FRANS MEKONDJO  
7<sup>th</sup> DEFENDANT  
OKAMLOF INVESTMENT CC  
8<sup>th</sup> DEFENDANT  
DANKIE NAUKOSHO  
9<sup>th</sup> DEFENDANT  
ALDIN INVESTMENT CC  
10<sup>th</sup> DEFENDANT  
FIRST NATIONAL BANK  
11<sup>th</sup> DEFENDANT  
BANK OF NAMIBIA  
12<sup>th</sup> DEFENDANT

KINDLY TAKE NOTICE that the plaintiff intends to amend the Particulars of Claim attached to the combined summons, dated 23 June 2023, in accordance with the track changes to the attached particulars of claim and to replace and add the annexures as indicated therein. The parts that are struck through will be removed, and the parts that are underlined will be inserted.

KINDLY TAKE FURTHER NOTICE that unless an objection in writing is made within 10 days to the proposed amendment, the plaintiff will amend its Particulars of Claim accordingly.

DATED at WINDHOEK on this 14<sup>th</sup> day of MAY 2023.

CONRADIE INCORPORATED  
INCORPORATED LEGAL  
PRACTITIONERS  
FOR PLAINTIFF  
7 NEWTON STREET  
WINDHOEK

TO: THE REGISTRAR  
HIGH COURT OF NAMIBIA  
WINDHOEK  
And to:  
Atlantica Namibia  
1<sup>st</sup> Defendant  
64 Jenner Street  
Windhoek West, Windhoek  
Namibia

And to:  
Alex AAAAA  
2<sup>nd</sup> Defendant

And to:  
Florence Saggus  
3<sup>rd</sup> defendant  
Erf 1636 Elizabeth Street  
Khomasdal, Windhoek, Namibia

And to:  
Consecrate Investment CC  
4<sup>th</sup> Defendant  
Hyper motor City Complex no 26  
Maxwell street  
Windhoek, Namibia

And to: Victoria Natangwe  
5<sup>th</sup> defendant  
Erf 1683 Elizabeth street  
Khomasdal, Windhoek, Namibia

And to:  
VNN Empire Investment CC  
6<sup>th</sup> Defendant  
Hyper Motor City Complex no 26  
Maxwell street  
Windhoek, Namibia

And to: Frans Mekondjo  
7<sup>th</sup> Defendant  
Erf 6348 Shanghai Street  
Windhoek, Namibia

And to: Okamlof Investment CC  
8<sup>th</sup> Defendant  
Erf 6348, Shanghai street  
Katutura, Windhoek, Namibia

And to: Dankie Naukosh  
9<sup>th</sup> Defendant  
794 Witvalk street  
Khomasdal, Windhoek, Namibia

And to: Aldin Investment CC  
10<sup>th</sup> Defendant  
Reger Park, Nep street  
Southern industry  
Windhoek, Namibia

And to: First National Bank  
11<sup>th</sup> Defendant  
130 independence street  
Windhoek, Namibia

And to: Bank of Namibia  
12<sup>th</sup> Defendant  
No 17 Robert Mugabe Ave  
Windhoek, Namibia

## NOTICE OF INTENTION TO ESTABLISH TOWNSHIPS & CALL FOR PUBLIC PARTICIPATION

### TOWNSHIP ESTABLISHMENT APPLICATIONS

Urban Dynamics Africa (Pty) Ltd. (UDA) intends to apply to the relevant local authorities and the Urban and Regional Planning Board for consent to establish seven (7) new townships.

Project Location	Proposed
Erf 91 of Ongwa Proper and Ptn 9 of Ongwa Town and Townlands No.1309	Ohangwena Regional Council
Ptn 96 of the Rem. Farm Ondangwa Town and Townlands No. 882	Development Workshop of Namibia
Ptn 65 of the Rem. Farm Ondangwa Town and Townlands No. 881	Development Workshop of Namibia
Ptn 37 of the Rem. Farm Eenhana Town and Townlands No.885	Development Workshop of Namibia
Ptn 26 of the Rem. Farm Chipisa Town and Townlands No.1164	Development Workshop of Namibia

The township layouts will be available for public inspection at the respective local authority offices. Objections or comments must be submitted in writing to the local authority and the Urban and Regional Planning Board within 14 days of the last publication of this notice.

### ENVIRONMENTAL IMPACT ASSESSMENT (EIA) FOR BULK INFRASTRUCTURE DEVELOPMENT

UDA will apply to the Environmental Commissioner in terms of the Environmental Management Act, 2002 (Act No. 7 of 2007) and the EIA Regulations (GN No. 30 of 6 February 2012) for the development of bulk infrastructure (roads, water, sewer, and electricity networks) within the proposed townships.

### PUBLIC MEETINGS

Stakeholders are invited to attend public meetings to discuss the township establishments and infrastructure developments.

Project	Date, Meeting Times & Venue	Proposed
Ptn 37 of the Rem. Farm Eenhana Town and Townlands No.885	17th March 25 @ 16h00 On site at Ekolaba	Development Workshop of Namibia
Ptn 26 of the Rem. Farm Chipisa Town and Townlands No.1164	18th March 25 @ 16h00 on site Otjiva	Development Workshop of Namibia
Erf 91 of Ongwa Proper and Ptn 9 of Ongwa Town and Townlands No.1309	16 Mar-25 14h00 on site (Ongwa)	Ohangwena Regional Council
Ptn 96 of the Rem. Farm Ondangwa Town and Townlands No. 882	19 March 25 @ 09h00 on site (Olaye)	Development Workshop of Namibia
Ptn 65 of the Rem. Farm Ondangwa Town and Townlands No. 881	20th March 25 @ 12h00 on site at (Eldi)	Development Workshop of Namibia

Invitation for Registration and Submission of Comments

Registration as Interested and Affected Parties (I&AP's) are invited to register to receive the background information document and/or submit their written comments/objections/concerns 22 April 2025 to Heidi Nal at email: [heidin@urban.com](mailto:heidin@urban.com) Phone: 061 240 363



# CLASSIFIEDS

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(061) 220 584  
classifieds@nepc.com.na

## Notice Legal Notice Notice Legal Notice Notice Legal Notice Notice Legal Notice Notice Legal Notice



### PUBLIC NOTICE: EIA FOR THE PROPOSED EXPLORATION ACTIVITIES ON EPL NO: 10141 OKAHANDJA, OTJOZONDUPA REGION.

In accordance with the Environmental Management Act no. 7 of 2007 and its 2012 EIA regulations, the proposed exploration activities on EPL no. 10141 require an Environmental Clearance Certificate before commencement.

The proponent, Ludi Namibia Mining and Investment (PTY) LTD, is proposing to conduct exploration activities on EPL no. 10141 in Okahandja district, Otjozondupa region.

Consultant: Kalahari Geological and Environmental Solutions

Members of the public are invited to register as I&AP's for comments/inputs in order to receive further information on the EIA process on, and before the 28<sup>th</sup> of March 2025 at [kalaharigeoenviro@gmail.com](mailto:kalaharigeoenviro@gmail.com)

For more information please contact:  
Mr Joseph Kawina  
Mobile: +264 813597277  
Email: [kalaharigeoenviro@gmail.com](mailto:kalaharigeoenviro@gmail.com)

### NOTICE: REZONING OF ERF 155 KARIBIB

A notice is hereby given in terms of Section 107 of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018) that Hamland Town and Regional Planning & Environmental Management Consultants, on behalf of the prospective owner of erf 155, Karibib intends to apply to the Karibib Town Council and subsequently to the Urban and Regional Planning for:

- Rezoning of Erf 155, Karibib Proper from "Undetermined" to "General Business" with a bulk of 2.0.
- Subdivision of Erf 155 Karibib proper into erf 155A, 155B and 155C

The application will allow the prospective owner to construct a shopping complex in accordance with the requirements of the Karibib Zoning Scheme.

note that the locality plan of the 11 lies for inspection on the Town Planning Notice Board at Karibib own Council Office.

Further take note that any person objecting to the proposed use of land set out above may lodge such objection, together with his grounds therefor, with the Karibib Town Council and with the applicant in writing within 14 days after the appearance of the last notice (final date for objections: 25 April 2025).

JamLand Town and Regional Planning & Environmental Management Consultants  
PO Box 98234  
Mellie Square, Windhoek  
Contact details:  
Tel: 0812343637/0812795499

### CASE NO: HC-MD-CIV-ACON-2024/01493

In the HIGH COURT of NAMIBIA  
MAIN DIVISION – Windhoek

In the matter between:

KHORAB SAFARI LODGE T/A KHORAB LODGE & VILLAGE  
PLAINTIFF  
and  
TURNING POINT PSYCHO-THERAPEUTIC CENTRE CC  
1<sup>st</sup> DEFENDANT  
SYDNEY KAHIMBE  
2<sup>nd</sup> DEFENDANT

### NOTICE OF SALE IN EXECUTION

Pursuant to a Judgement granted by the above Honourable Court, the following goods will be sold in execution by public auction on THURSDAY, 03 APRIL 2025 at 15H00 at Erf 1631 Ndililani Cultural Troupe Street, Tsumeb, REPUBLIC OF NAMIBIA, namely:

- 1x Cupboard
- 1x Samsung TV
- 1x Lounge suite
- 1x Table and two chairs
- 1x Delft Microwave
- 1x Couch
- 1x Side Cupboard
- 1x Table and two chairs
- 1x Mercedes Benz G180 (N8840 01)
- 1x Head board
- 2x Double bed

TERMS: CASH to the highest bidder.  
Dated at Tsumeb 12<sup>th</sup> day of March 2025

Du Plessis-Sweden & Steyn  
Associates Inc.  
Erf 615, Corner of Sam Nujoma and Ndililani Cultural Troupe Streets, Tsumeb  
Tel 067 227 694  
Fax 067 227 697  
(RHO1/0002)

### Rule 7(1) COMBINED SUMMONS IN THE HIGH COURT OF NAMIBIA

(Main Division)  
Case Number: HC-MD-CIV-ACON-2023/02947

In the matter between:

HELMU MWANDEMELE  
1<sup>st</sup> PLAINTIFF  
OSMUND MWANDEMELE  
2<sup>nd</sup> PLAINTIFF

and  
ATLANTICA NAMIBIA  
1<sup>st</sup> DEFENDANT  
ALEX AAAAA  
2<sup>nd</sup> DEFENDANT  
FLORENCE SAGGEUS  
3<sup>rd</sup> DEFENDANT  
CONSECRATE INVESTMENT CC  
4<sup>th</sup> DEFENDANT  
VICTORIA NATANGWE  
5<sup>th</sup> DEFENDANT  
VNN EMPIRE INVESTMENT CC  
6<sup>th</sup> DEFENDANT  
FRANS MEKONDJO  
7<sup>th</sup> DEFENDANT  
OKAMLOF INVESTMENT CC  
8<sup>th</sup> DEFENDANT  
DANKIE NAUKOSHO  
9<sup>th</sup> DEFENDANT  
ALDIN INVESTMENT CC  
10<sup>th</sup> DEFENDANT  
FIRST NATIONAL BANK  
11<sup>th</sup> DEFENDANT  
BANK OF NAMIBIA  
12<sup>th</sup> DEFENDANT

To the deputy sheriff:  
INFORM ATLANTICA NAMIBIA (1 Defendant), with Principal Place of Business 64 Jenner Street, Windhoek West, Windhoek, Namibia, and ALEX AAAAA (2 Defendant), Male, and FLORENCE SAGGEUS (3 Defendant), Female, with Physical Address Erf 1636 Elizabeth Street, Khomasdal, Windhoek, and CONSECRATE INVESTMENT CC (4 Defendant), with Registered Address Hyper Motor City Complex number 26 Maxwell Street, Windhoek, Namibia, and VICTORIA NATANGWE (5 Defendant), Female, with Physical Address Erf 1683 Elizabeth Street, Khomasdal, and VNN EMPIRE INVESTMENT CC (6 Defendant), with Registered Address Hyper Motor City Complex number 26 Maxwell Street, Windhoek, Namibia, and OKAMLOF INVESTMENT CC (8 Defendant), Male, with Physical Address Erf 6348 Shanghai Street, Katutura, Windhoek, and OKAMLOF INVESTMENT CC (9 Defendant), with Principal Place of Business Erf 6348 Shanghai Street, Katutura, Windhoek, Namibia, and DANKIE NAUKOSHO (9<sup>th</sup> Defendant), Male, with Physical Address 794 Witvalk Street, Khomasdal, Windhoek, Namibia, Defendant), Male, with Physical Address 794 Witvalk Street, Khomasdal, Windhoek, Namibia, and ALDIN INVESTMENT CC (10 Defendant), with Principal Place of Business Reger Park, (Nops) Southern Industrial, Windhoek, Namibia, and FIRST NATIONAL BANK (11<sup>th</sup> Defendant), with Registered Address 130 Independence Avenue, Windhoek, Namibia, and BANK OF NAMIBIA (12 Defendant), with Registered Address No. 71 Robert Mugabe Avenue, Windhoek, Republic of Namibia, hereafter called the defendant(s), that HELMU MWANDEMELE (1 Plaintiff), Female, with Physical Address Erf 779 House number 36 Vobondenhauzen Street, Pionierspark, Windhoek, and OSMUND MWANDEMELE (2 Plaintiff), Male, with Physical Address Erf 779 House number 36 Vobondenhauzen Street, Pionierspark, Windhoek, hereby institutes action against him or her in which action the plaintiff(s) claims the relief and on the grounds set out in the particulars annexed hereto.

INFORM the defendant further that if he or she disputes the claim and wishes to defend the action he or she must:

1. Within 10 days of the service on him or her of this summons filed with the registrar of the court at High Court of Namibia (Main Division) notice of his or her intention to defend and serve a copy thereof on the plaintiff's legal practitioner, which notice must give an address (not being a post office box or poste restante) referred to in rule 14(3)(b) for the service on the defendant of all notices and documents in the action, but, if the defendant chooses to have further pleadings served on him or her by way of electronic means, such electronic address must be provided to the plaintiff in the notice of defence.

2. Simultaneously with the delivery of the notice of intention to defend, the defendant must deliver the return in terms of rule 6(4), which contains the following information about the defendant:

- (a) in the case of a natural person, his or her full names, identity number where available and if a Namibian citizen or any other person ordinarily resident in Namibia, his or her physical address and where available, his or her telephone or cellular phone number or both, workplace telephone number, facsimile number and personal or workplace email address or both;

(b) in the case of a close corporation, its name and registration number, postal address and registered office referred to in section 25 of the Close Corporations Act 1988 (Act No. 26 of 1988) and the particulars referred to in paragraph (a) of at least one director and the secretary referred to in section 22(3) of that Act including all particulars referred to in section 22(1) of that Act and in the case of the officer or secretary of any other body corporate the particulars referred to in paragraph (b) of section 22(1) of that Act;

(c) in the case of a company, its name and registered number, postal address and registered office referred to in section 178 of the Companies Act 2004 (Act No. 28 of 2004) and the particulars referred to in paragraph (a) of at least one director and the secretary referred to in section 22(3) of that Act including all particulars referred to in section 22(1) of that Act and in the case of the officer or secretary of any other body corporate the particulars referred to in paragraph (b) of section 22(1) of that Act;

(d) in the case of any other juristic person, the particulars referred to in paragraph (a) of at least one officer or secretary or a person, by whatever name called, running its affairs; and

(e) in the case of a trust which is duly authorised to litigate, the particulars referred to in paragraph (a) of all trustees and a reference number given by the master to the trust deed registered with the master;

3. The particulars provided in terms of item 2 remain binding on the party to which they relate and may be used by the court, or by the other party to effect service of any notice or documents on such party or give notice to such party.

4. As soon as the managing judge has given notice of a case planning conference in terms of rule 23(1), he or she is required to convene a case planning conference in terms of rule 23(3) for submission to the managing judge for the exchange of pleadings, and the time within which he or she must deliver his or her plea and counterclaim, if any, will be determined by the court having regard to such plan and if he or she fails to cooperate in submitting such a plan, the court will determine the time within which he or she must deliver his or her plea and counterclaim, if any, and he or she must comply with such order.

INFORM the defendant further that if he or she fails to file and serve notice of intention to defend

judgment as claimed may be given against him or her without further notice to him or her or, if having filed and served such notice, he or she fails to plead, except make application to strike out or counterclaim, judgment may be given against him or her. And immediately thereafter serve on the defendant a copy of this summons and return it to the registrar with whatever you have done thereupon.

DATED at Windhoek on this 26 day of June 2023.

Sharen Zenda  
Legal practitioner for the plaintiff  
Conradie Incorporated  
No. 7, Newton Street  
Windhoek, Khomas, Namibia  
9000  
Office Reference Number: MWAO01  
Tel: 061-224 415  
Fax: 061-225 720 / 061-222 396  
TO:  
TO: Atlantica Namibia  
64 Jenner Street, Windhoek West, Windhoek, Namibia  
Authorize Code: 550V5  
Alex aaaaa  
Authorize Code: 7FyLx  
Florence Saggus  
Erf 1636 Elizabeth Street, Khomasdal, Windhoek, Namibia  
Authorize Code: SsvPDR  
Consecrate Investment CC  
Hyper Motor City Complex number 26 Maxwell Street, Windhoek, Namibia  
Authorize Code: DduSvz  
Victoria Natangwe  
Erf 1683 Elizabeth Street, Khomasdal, Namibia  
Authorize Code: uq6yV  
VNN Empire Investment CC  
Hyper Motor City Complex number 26 Maxwell Street, Windhoek, Namibia  
Authorize Code: PB4Hm  
Frans Mekondjo  
Erf 6348 Shanghai Street, Katutura, Windhoek, Namibia  
Authorize Code: 13U759  
Okamlof Investment CC  
Erf 6348 Shanghai Street, Katutura, Windhoek, Namibia  
Authorize Code: yL462t  
Dankie Naukoshos  
794 Witvalk Street, Khomasdal, Windhoek, Namibia  
Authorize Code: oSnmhv  
Aldin Investment CC  
Reger Park, (Nops) Southern Industrial, Windhoek, Namibia  
Authorize Code: GHF5Q  
First National Bank  
130 Independence Avenue, Windhoek, Namibia  
Authorize Code: xJw3a5  
Bank of Namibia  
No. 71 Robert Mugabe Avenue, Windhoek, Republic of Namibia  
Authorize Code: CxyEBo  
AND TO:  
Registrar of the High Court Main Division, Windhoek

Conradie & Damaseb Inc  
Judge: Hon Justice Uutlele  
Legal Practitioners for the Plaintiff  
Date: 2<sup>nd</sup> April 2024  
Per: Mr. D. Conradie  
7 Newton Street  
Windhoek

IN THE HIGH COURT OF NAMIBIA  
MAIN DIVISION  
NOTICE TO AMEND

CASE NO: HC-MD-CIV-ACON-2023/02947  
In the matter between:

HELMU MWANDEMELE  
1<sup>st</sup> PLAINTIFF  
OSMUND MWANDEMELE  
2<sup>nd</sup> PLAINTIFF

and  
ATLANTICA NAMIBIA  
1<sup>st</sup> DEFENDANT  
ALEX AAAAA  
2<sup>nd</sup> DEFENDANT  
FLORENCE SAGGEUS  
3<sup>rd</sup> DEFENDANT  
CONSECRATE INVESTMENT CC  
4<sup>th</sup> DEFENDANT  
VICTORIA NATANGWE  
5<sup>th</sup> DEFENDANT  
VNN EMPIRE INVESTMENT

6<sup>th</sup> DEFENDANT  
FRANS MEKONDJO  
7<sup>th</sup> DEFENDANT  
OKAMLOF INVESTMENT CC  
8<sup>th</sup> DEFENDANT  
DANKIE NAUKOSHO  
9<sup>th</sup> DEFENDANT  
ALDIN INVESTMENT CC  
10<sup>th</sup> DEFENDANT  
FIRST NATIONAL BANK  
11<sup>th</sup> DEFENDANT  
BANK OF NAMIBIA  
12<sup>th</sup> DEFENDANT

TO: THE REGISTRAR  
HIGH COURT OF NAMIBIA  
WINDHOEK  
And to:  
Atlantica Namibia  
1<sup>st</sup> Defendant  
64 Jenner street  
Windhoek West, Windhoek, Namibia  
And to:  
Alex AAAAA  
2<sup>nd</sup> Defendant  
And to:  
Florence Saggus  
3<sup>rd</sup> defendant  
Erf 1636 Elizabeth Street  
Khomasdal, Windhoek, Namibia  
And to:  
Victoria Natangwe  
5<sup>th</sup> defendant  
Erf 1683 Elizabeth street  
Khomasdal, Windhoek, Namibia  
And to:  
VNN Empire Investment CC  
6<sup>th</sup> Defendant  
Hyper motor City Complex no 26  
Maxwell street  
Windhoek, Namibia  
And to: Frans Mekondjo  
7<sup>th</sup> Defendant  
Erf 6348 Shanghai Street  
Windhoek, Namibia  
And to: Okamlof Investment CC  
8<sup>th</sup> Defendant  
Erf 6348 Shanghai street  
Katutura, Windhoek, Namibia  
And to: Dankie Naukoshos  
9<sup>th</sup> Defendant  
794 Witvalk street  
Khomasdal, Windhoek, Namibia  
And to: Aldin Investment CC  
10<sup>th</sup> Defendant  
Reger Park, Nop street  
Southern industry  
Windhoek, Namibia  
And to: First National Bank  
11<sup>th</sup> Defendant  
130 Independence street  
Windhoek, Namibia  
And to: Bank of Namibia  
12<sup>th</sup> Defendant  
No 17 Robert Mugabe Ave  
Windhoek, Namibia

TO: HE REGISTRAR  
HIGH COURT OF NAMIBIA  
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6<sup>th</sup> Defendant  
Hyper motor City Complex no 26  
Maxwell street  
Windhoek, Namibia  
And to: Frans Mekondjo  
7<sup>th</sup> Defendant  
Erf 6348 Shanghai Street  
Windhoek, Namibia  
And to: Okamlof Investment CC  
8<sup>th</sup> Defendant  
Erf 6348 Shanghai street  
Katutura, Windhoek, Namibia  
And to: Dankie Naukoshos  
9<sup>th</sup> Defendant  
794 Witvalk street  
Khomasdal, Windhoek, Namibia  
And to: Aldin Investment CC  
10<sup>th</sup> Defendant  
Reger Park, Nop street  
Southern industry  
Windhoek, Namibia  
And to: First National Bank  
11<sup>th</sup> Defendant  
130 Independence street  
Windhoek, Namibia  
And to: Bank of Namibia  
12<sup>th</sup> Defendant  
No 17 Robert Mugabe Ave  
Windhoek, Namibia

TO: HE REGISTRAR  
HIGH COURT OF NAMIBIA  
WINDHOEK  
And to:  
Atlantica Namibia  
1<sup>st</sup> Defendant  
64 Jenner street  
Windhoek West, Windhoek, Namibia  
And to:  
Alex AAAAA  
2<sup>nd</sup> Defendant  
And to:  
Florence Saggus  
3<sup>rd</sup> defendant  
Erf 1636 Elizabeth Street  
Khomasdal, Windhoek, Namibia  
And to:  
Victoria Natangwe  
5<sup>th</sup> defendant  
Erf 1683 Elizabeth street  
Khomasdal, Windhoek, Namibia  
And to:  
VNN Empire Investment CC  
6<sup>th</sup> Defendant  
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130 Independence street  
Windhoek, Namibia  
And to: Bank of Namibia  
12<sup>th</sup> Defendant  
No 17 Robert Mugabe Ave  
Windhoek, Namibia

NOTICE OF INTENTION TO ESTABLISH TOWNSHIPS & CALL FOR PUBLIC PARTICIPATION

TOWNSHIP ESTABLISHMENT APPLICATIONS

Urban Dynamics Africa (Pty) Ltd. (UDA) intends to apply to the relevant local



**Applicant:**

**Urban Dynamics Africa**  
**P. O. Box 20837, Windhoek**  
**Tel: 061-240 300**  
**allison@udanam.com.na**

**Chief Executive Officer**  
**Eenhana Town Council**  
**Private Bag 88007**

No. 174

2025

**LAYOUT APPROVAL AND TOWNSHIP ESTABLISHMENT ON PORTION 26 ON THE  
REMAINDER OF FARM ONIIPA TOWN AND TOWNLANDS NO. 1164**

Notice is hereby given in terms of the Urban and Regional Planning Act, 2018 that **Urban Dynamics Africa Pty Ltd** intends to apply to the Oniipa Town Council and the Urban and Regional Planning Board on behalf of the Oniipa Town Council, the registered owner of the proposed Portion 26 of the Farm Oniipa Town and Townlands No. 1164 for the following:

**Layout approval and township establishment on Portion 26 of the remainder of Farm Oniipa Town and Townlands No. 1164.**

The proposed township is to be established south east of of the built up area of Oniipa, and the area is approximately 16.2ha in extent. The establishment of the township will enable Council to provide formal erven and services to residents in Oniipa and meet the demand for affordable residential properties in Oniipa.

The locality map lies open for inspection during normal office hours at Oniipa Town Council and Urban Dynamics (UDA) Office, at 43 Nelson Mandela Avenue, Klein Windhoek.

Any person objecting to the proposed township establishment and layout approval, as set out above may lodge such objection together with the grounds thereof, with Oniipa Town Council and with the applicant Urban Dynamics in writing before **Tuesday, 22 April 2025**.

**Applicant:**

**Urban Dynamics Africa**  
**P. O. Box 20837, Windhoek**  
**Tel: 061-240 300**  
**allison@udanam.com.na**

**Chief Executive Officer**  
**Oniipa Town Council**  
**Private Bag 25179, Onandjokwe**

No. 175

2025

**TOWNSHIP ESTABLISHMENT AND LAYOUT APPROVAL FOR PORTION D AND  
PORTION E OF THE REMAINDER OF THE FARM TSES TOWNLAND NO. 425,  
TSES VILLAGE**

**Urban Green Town and Regional Planning Consultants**, on behalf of the Tses Village Council, in terms of the stipulations of the Urban and Regional Planning Act, 2018 (Act. No. 5 of 2018) intends to apply to the Tses Village Council and the Urban and Regional Planning Board (Ministry of Urban and Rural Development) for:

- **Subdivision of the remainder of the Farm Tses Townlands No 425, into Portion D and Portion E and the remainder of the Farm Tses Townlands No. 425, in accordance with section 105(1)(e) of the Urban and Regional Planning Act, 2018;**
- **Need and desirability for township establishment on Portion D and Portion E of the remainder of Farm Tses Townlands No. 425, in accordance with section 65(n) of the**

## PUBLIC NOTICE: ENVIRONMENTAL IMPACT ASSESSMENT (EIA) PROCESS

In accordance with the Environmental Management Act, 2007 (Act No. 7 of 2007) and the EIA Regulations (GN No. 30 of 6 February 2013), the proponent intends to apply to the Environmental Commissioner for approval to develop bulk infrastructure, including roads, water, sewer, and electricity networks.

### BACKGROUND

The proposed project involves the establishment of a new township extension in Oniipa, aimed at supporting provision of low-income erven, urban development, infrastructure improvement, and service delivery in the region.

#### Key Construction Activities:

- Development of roads, water supply, sewer, and electricity networks

### PROJECT DETAILS

- **Project:** Oniipa Township Establishment
- **Proponent:** Development Workshop Namibia and Oniipa Town Council
- **Project Location:** Ptn 26 and 27 of the Rem. of Farm Oniipa Town and Townlands No.1164 within the Osikoto Region.



### PUBLIC PARTICIPATION

Stakeholders are invited to submit their written comments, questions, or concerns regarding the proposed development. A public meeting will be held to inform and engage stakeholders about the project.

- **Date & Time:** 18 March 2025 at 16:00
- **Venue:** Oniipa

### REGISTRATION & COMMENTS

Interested and Affected Parties (I&APs) are invited to register to receive the Background Information Document (BID) and submit written comments. For more information, please contact Rebecca Murewa at the Oniipa Town Council.

Email: [huldr@dudanam.com](mailto:huldr@dudanam.com)

Phone: 061 240 300



Dw





## APPENDIX C.2

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# BACKGROUND INFORMATION DOCUMENT



# BACKGROUND INFORMATION DOCUMENT (BID)

## FOR THE PROPOSED TOWNSHIP ESTABLISHMENT ON PORTIONS 26 AND 27 OF THE REMAINDER OF FARM ONIIPA TOWN AND TOWNLANDS NO. 1164

Project Lead Tresia Amwaalwa

Date March 2025

UDA Project number 1309

### 1. INTRODUCTION

The Oniipa Town Council, in collaboration with the Development Workshop of Namibia (DWN), has appointed Urban Dynamics to facilitate the approval process for the proposed Township Establishment of two new extensions in Oniipa. This is the beginning of phase 2 of this collaboration after successfully completing phase 1.

This project is a Greenfield development, meaning it will establish a new township on formally undeveloped land. The initiative aims to provide secure tenure and ensure access to essential infrastructure and services.

To facilitate this, Urban Dynamics Africa (UDA) will apply for township establishment from the Ministry of Urban and Rural Development and an Environmental Clearance Certificate (ECC) from the Ministry of Environment, Forestry, and Tourism. This Background Information Document (BID) provides key project details and encourages active participation from interested and affected stakeholders. It also outlines how stakeholders can engage in the process effectively.

#### Table of Content

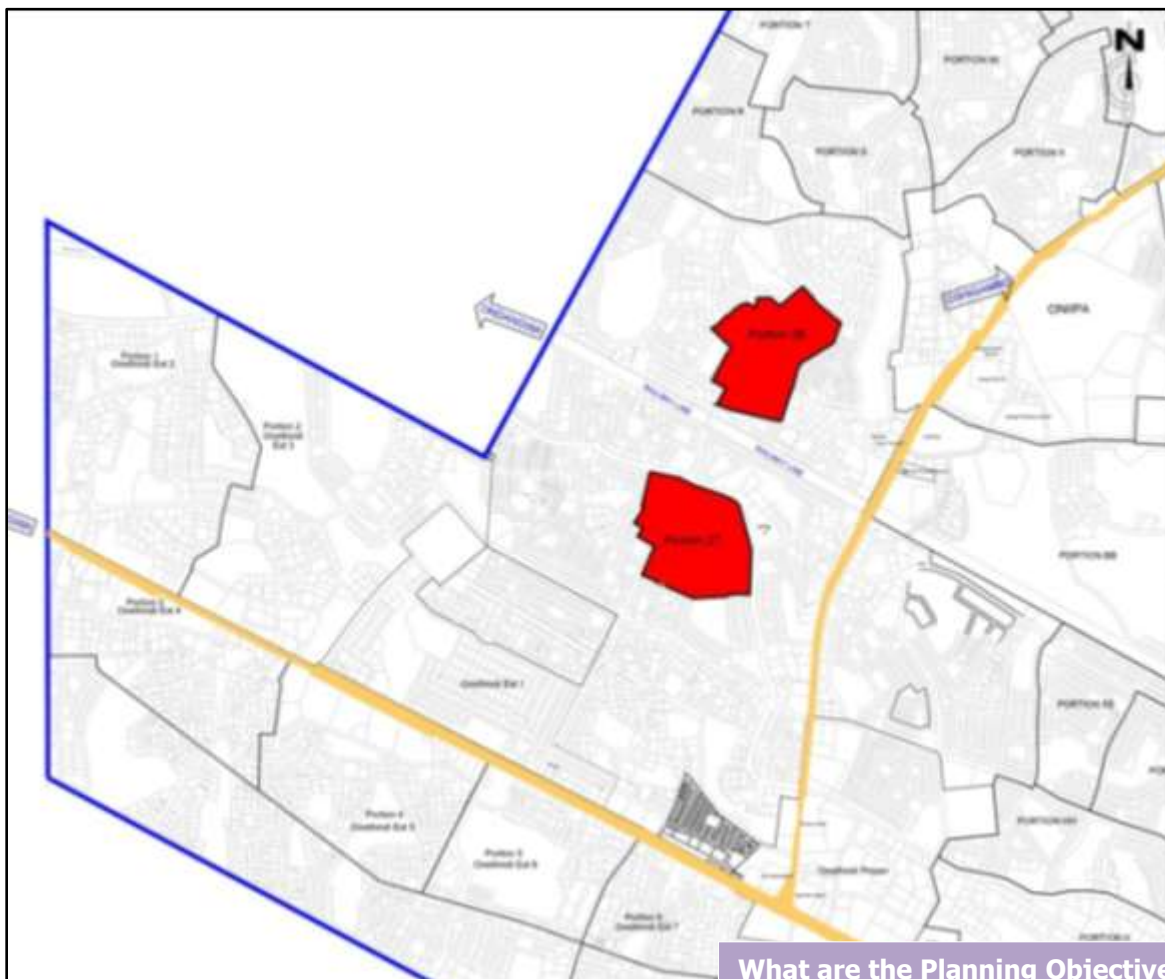
1. Introduction
2. Project description
3. How the EIA process works
4. Anticipated benefits and impacts
5. How to become involved

### 2. PROJECT DESCRIPTION

#### 2.1. PROJECT RATIONALE

The proposed development is located in Oniipa the newly proclaimed town of Oshikoto Region and a key growth centre. Sharing the Boundaries with Ondangwa, Oniipa is located along a major transport route, the D3622 that leads to Oshigambo village and Eenhana to the North. To the south the D3622 intersects with B1 Road that leads to Ondangwa in the west and Omuthiya in the east. Oniipa is also home to one of the oldest Hospitals in the country, the Onandjokwe hospital and the church, which has significant historical value in the country.



**Figure 1: Location of Portion 26 and 27 in Oniipa**

## 2.2. BACKGROUND

The Oniipa Town Council has dedicated significant time and resources to the development and upgrading of the town over the years. As one of the newest established towns in the Oshikoto Region, Oniipa has experienced rapid growth, with high-value buildings emerging at a fast pace. Recognizing this trend, the council initiated efforts to formalize the area and establish new townships that cater for the low and ultra low residents. It is important to mention that this project involved international partners who worked tirelessly to design a layout that will serve as a president to future urban layouts in the town of Oniipa and may be replicated in other towns. The

### What are the Planning Objectives?

- ❖ Build a community that can withstand and thrive in the face of existing natural challenges;
- ❖ To establish 2 township on Portion 26 and 27 in Oniipa Town and Townlands;
- ❖ To provide low-cost erven and security of tenure within Oniipa;
- ❖ To ensure dignity through planning; and
- ❖ To preserve and conserve the natural environment as much as we can.



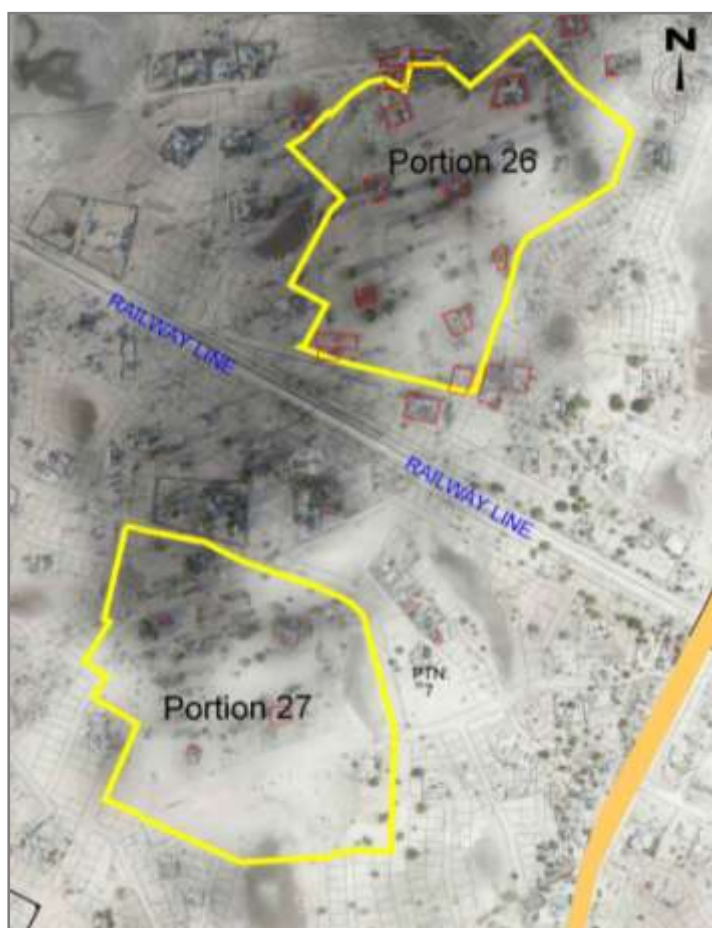
layout takes into account the natural environments. The design of the layouts took into consideration the natural dynamics of the area which has largely been altered through deforestation, increased the low lying areas that fill with water seasonally. The design also took into account the topography, stormwater flows, and existing green areas, location of structures, climate patterns and community way of life.

Urban Dynamics has prepared this Background Information Document (BID) to inform interested and affected stakeholders about the proposed project. The document aims to facilitate stakeholder participation, ensuring that those with an interest in or concerns about the development have the opportunity to engage in the process.

### 2.3. LAY OF THE LAND AND LAND USE

The development site is located on Portions 26 and 27 of Oniipa Town and Townlands No. 1164. It lies west of the B1 main road, which connects Ondangwa and Omuthiya, and is situated near the D3622 road between Onethindi and Oshigambo. Portion 26 covers an area of 206,198 m<sup>2</sup> and is positioned north of the railway line at approximately -17.5458°S, 16.0136°E. Portion 27 measures 228,177 m<sup>2</sup> and is located south of the railway line at approximately -17.5511°S, 16.0136°E.

Figure 2: Homesteads on Portion 26 and 27



Currently, both portions are utilized for cultivating Mahangu. There are 11 homesteads on Portion 26 and 8 homesteads on Portion 27. An agreement has already been reached with the field owners regarding the development.

#### Draft Layout Overview – Portions 26 and 27

The proposed layouts for Portions 26 and 27 provide a total of 459 erven, with the majority designated for residential use.

#### *Residential and Business Zoned*

To promote a more efficient, sustainable, and vibrant community, the layouts include a business and single residential zoned. Business comprise of 30 erven while single residential erven are 396. The business allows residents to integrate residential, commercial, and other uses on a single erf, enhancing land value while fostering social interaction within compact

spaces. The erven vary in size with the smallest erf measuring 220m<sup>2</sup>.



Both portions currently accommodate a total of 19 existing structures, all of which have been incorporated into the layout on designated erven.

### *Public Open Spaces & Biodiversity Areas*

Certain areas within the site are low-lying and prone to standing water during the summer. These spaces have been designated as biodiversity areas and incorporated into the layout as Public Open Spaces. Additionally, dedicated Public Open Spaces have been provided to offer residents recreational opportunities. These open spaces include both soft (green parks and landscaped areas) and hard (integrated into street design) spaces, ensuring diverse recreational use. The urban design layout, as illustrated in Figure 3, provides a clearer representation of these spaces.

### *Institutional Erven & Early Childhood Development (ECD) Centres*

Early Childhood Development (ECD) centres play a crucial role in urban communities by providing social, economic, and developmental benefits for children, families, and the broader community. Given challenges such as poverty, unemployment, and limited access to quality education, ECD centres can have a transformative impact in urban areas.

To support this need, an Institutional Erf has been allocated within each portion, designated for community-serving facilities. These erven may be utilized by the town council, NGOs, or other institutions for purposes such as ECD centres or other essential services. As part of this project, an ECD centre is currently in the design phase for the institutional erf on Portion 27. This centre will be funded through donor contributions once the layout is finalised.

Table 1 provides a summary of land uses on both layouts

ONIIPA PORTION 26				ONIIPA PORTION 27		
Portion Size in m <sup>2</sup>	206198			228177		
Zonings	# erven	m <sup>2</sup>	%	# erven	m <sup>2</sup>	%
Residential	219	102287	39	177	74656	33
General Residential	12	27071	13	9	22689	10
Business	16	8786	4	14	6865	3
Institutional	1	5112	3	1	1137	1
POS	7	26866	13	3	77413	34
Street		58129	28		45417	20
<b>TOTAL</b>	<b>255</b>	<b>148069</b>	<b>100.00</b>	<b>204</b>	<b>182760</b>	<b>100.00</b>



Figure 3: Draft Layouts on Portions 26 and 27



Figure 4: Urban Designed Layouts on Portion 26



Figure 5: Urban Designed Layouts on Portion 27





## 2.4. CONSTRUCTION ACTIVITIES FOR BULK INFRASTRUCTURE

The construction of bulk infrastructure is a key component of the township establishment project. These activities will include the installation and upgrading of essential services to support the formalisation of the new townships in Oniipa. The primary infrastructure elements to be constructed or upgraded include:

- **Water Supply Infrastructure:** Installation of water pipelines and storage facilities to ensure a reliable supply of potable water for residents and businesses within the new townships.
- **Sewerage Infrastructure:** The construction of new sewer systems, to ensure effective waste management and sanitation.
- **Roads and Street Infrastructure:** Construction of new roads, and street lighting to improve accessibility and connectivity within the townships. This will also include the upgrading of existing roads where necessary.
- **Electricity Supply:** Installation of electrical lines, substations, and transformers to provide reliable electricity to the new townships.

## 3. THE EIA PROCESS

In compliance with Namibia's Environmental Management Act (Act No. 7 of 2007) and the Environmental Impact Assessment (EIA) Regulations (2012), certain construction activities require obtaining an Environmental Clearance Certificate (ECC) from the relevant authorities. The following table outlines the pertinent activities and their legislative references:

**Table 1: Relevant Environmental Clearance Requirements for Construction Activities**

LEGISLATIVE SECTION	ACTIVITY	DESCRIPTION
Section 8.9	Activities within watercourses	Encompasses construction activities within watercourses, especially within flood lines, which are subject to ECC requirements.
Section 10.1(a)	Construction of pipelines (oil, water, gas, etc.)	Covers the construction of bulk supply pipelines, including oil, water, gas, and petrochemical pipelines, requiring an ECC for compliance.
Section 10.1(b)	Construction of public roads	Requires an ECC for the construction of public roads, including route determination and design of associated physical infrastructure.
Section 10.2(a)	Route determination and design of associated physical infrastructure for public roads	Includes the construction of telecommunication networks, towers, and related cable systems that require an ECC.



These activities are listed under the EIA Regulations and require an Environmental Clearance Certificate (ECC) before proceeding. The process includes submitting an application, conducting public consultations, and preparing impact assessments. Detailed procedures are available on the Ministry of Environment and Tourism's website. Compliance with these regulations ensures the project is environmentally sound and legally compliant.

### YOUR ROLE

Public involvement is a key part of the EIA process. As an Interested and Affected Party (I&AP), you have the opportunity to learn about the proposed project and share your input, helping to ensure the project considers environmental, social, and community concerns.

This BID invites all potential I&APs to register as stakeholders and share comments, concerns, and issues related to the assessment. These activities are listed activities under the EIA Regulations and cannot proceed without obtaining an ECC. The process involves submitting an application to the competent authority, conducting public consultations, and preparing assessments to evaluate potential environmental impacts. Detailed procedures and

requirements are outlined in the EIA Regulations available on the Ministry of Environment and Tourism's website.

It's essential for the project to comply with these legislative requirements to ensure all construction activities are environmentally sound and legally compliant.

## 4. ANTICIPATED BENEFITS AND IMPACTS

The project is expected to create several benefits, including:

### Benefits:

- ④ **Functional Layout:** The project will create a well-structured layout that integrates seamlessly with existing developments.
- ④ **Formal Erven:** It will provide officially recognised residential and business plots, ensuring security of tenure for households and businesses.
- ④ **Economic Stimulation:** By promoting growth and attracting investment, the project will open new development opportunities.
- ④ **Employment Generation:** Jobs will be created during both the construction phase and long-term operation, benefiting the local workforce.
- ④ **Land Tenure:** Residents will gain legal ownership of their plots, allowing them to access services, invest in their properties, and contribute to local economic development.



However, it's essential to acknowledge and assess potential environmental and social impacts, including:

**Impacts:**

- ⦿ **Traffic Disruption:** Disruption of traffic flow during the construction phase.
- ⦿ **Construction Dust:** Potential environmental impact due to construction-related dust.
- ⦿ **Construction Noise:** Noise pollution affects surrounding communities during construction.
- ⦿ **Worker Safety:** Impacts on the health and safety of workers involved in the project.
- ⦿ **Tree Removal:** Potential removal of protected trees, affecting the local environment.
- ⦿ **Solid Waste Pollution:** Risk of solid waste pollution in the area during construction and operational phases.

## 5. HOW TO BECOME INVOLVED

Should you have any comments, please contact Tresia Amwaalwa or Heidri Nel at Urban Dynamics Africa (Pty) Ltd.

Tel: (+26461) 240 300 Email: [tresia@udanam.com](mailto:tresia@udanam.com) or [heidri@udanam.com](mailto:heidri@udanam.com)



**REGISTRATION AND RESPONSE FOR INTERESTED AND AFFECTED PARTIES:  
EIA FOR THE STATUTORY TOWN PLANNING PROCEDURES AT ONIIPA**

Urban Dynamics Africa (PTY) Ltd. welcomes any comments and correspondence about this project. To enable access to this communication process, interested and affected parties need to register as a stakeholder and/or submit their comments in writing.



DATE:

**PARTICULARS OF THE INTERESTED AND AFFECTED PARTY**

NAME:

TELEPHONE NUMBER:

CELL PHONE:

E-MAIL:

P.O. BOX ADDRESS:

**PLEASE IDENTIFY YOUR INTEREST IN THE PROPOSED PROJECT:**

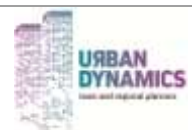
**PLEASE WRITE YOUR COMMENTS AND QUESTIONS HERE:**

Please return the completed form by 22 April 2025.

**Heidri Nel**

Tel: (+26461) 240 300

e-mail: [heidri@udanam.com](mailto:heidri@udanam.com)



## APPENDIX C.3

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### COPY OF THE STAKEHOLDERS LIST



# COMMUNITY MEETING ATTENDANCE REGISTER FORM Proposed Township Establishment and Bulk Infrastructure Development

Date: 20/03/2025 Time: 16:00 Region: Osikoto Regional Place: At Oniipa Name of activity: Community Meeting

No.	Participant's name	Gender (Tick ✓)		Organisation	Position	Contact number	e-mail address or Postal address
		M	F				
1.	Rebecca Nwile		X	Oniipa TC	Property ELMD	0813096693	cbbeles@oniipate.org.ng
2.	Helen Amwile	X		Oniipa TC	(FO)	0814052582	hannwile@oniipate.org.ng
3.	Palmshela Nkangala		X	Oniipa TC	Councilor (MC)	0818066707	
4.	Selma Nnamuhuz		X	Oniipa TC	Councilor (MC)	0812911058	
5.	Elizabeth Thomas		X	Oniipa Resident		0818902281	P.O. Box 25142 Oniipa
6.	Thomas Leonia		X	Resident		0818330989	leonithomas33@gmail.com
7.	Abraham Shiwuk	X		Oniipa TC	Technical Officer	0814299555	shiwuka@oniipate.org.ng
8.	Felix Mawuk	X		Resident		0814521783	
9.	Monica Mawuk		X	Resident		0812155008	
10.	Selma Mawuk		X	Resident		0818346051	P.O. Box 1296 Oniipa
11.	Hilma P. P. P. P.		X	Resident		0812553435	hnp@oniipate.org.ng





## ANNEXURE C.4

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### COMMUNITY MEETING MINUTES