



<b>S610</b>	<b>Notices</b>
<b>• Legal •</b>	

THIS 7TH DAY OF OCTOBER 2025  
ELLIS SHILENGUDWA INC. (E S I) LEGAL PRACTITIONERS FOR PLAINTIFF 1st Floor, 1@Steps Offices, c/o Gove and Chasie Streets, Kleine Kuppe WINDHOEK REF: JV/ZT/MAT21170

**IN THE HIGH COURT OF NAMIBIA HELD AT WINDHOEK NOTICE OF SALE IN EXECUTION OF IMMOVABLE PROPERTY CASE NO.: HC-MD-CIV-ACCT-CON-2024/01706** In the matter between: DEVELOPMENT BANK OF NAMIBIA PLAINTIFF and ONDANGWA PLASTIC PROPERTIES CC DEFENDANT In execution of a Judgment granted by the High Court of Namibia signed by the Registrar of the above Honourable Court on 15 AUGUST 2024 in the abovementioned suit, a sale in execution of Immovable Property will be held on the 13th of November 2025 at 10H30 at PORTION 37 OF ONDANGWA TOWN AND TOWNLANDS NO. 882, ONDANGWA of the under-mentioned immovable property of the Defendant: CERTAIN:PORTION 37 OF ONDANGWA TOWN AND TOWNLANDS NO. 882 SITUATED:IN THE TOWN OF ONDANGWA REGISTRATION DIVISION "A" OSHANA REGION MEASURING: 4551 (FOUR FIVE FIVE ONE) SQUARE METRES HELD BY: UNDER CERTIFICATE OF REGISTERED STATE TITLE NO T.941/1991 DETAILS OF PROPERTY: Locality: Portion 37 of Ondangwa Town and Townlands No. 882, Ondangwa Improvements: The following alleged improvements are on the property (although nothing in this respect is guaranteed). The property consists of:

TERMS: The property shall be sold by the Deputy Sheriff of Ondangwa, subject to the Conditions of Sale (which may be inspected at the Offices of the Deputy Sheriff) to the highest bidder at the auction subject to a reserve price, if any. If it is established that the property is the primary residence, then in such event in terms of Rule 110(9)(a), the property shall be sold for; no less than 75% of: a) the regional or local authority council or land valuation of the property; alternatively, b) a sworn valuation of the market value of the property. The sale is subject to the provisions of the High Court Act, 1990 (Act No. 16 of 1990), as amended, and the property will be sold "voetsrots" according to the existing title deed. 10% of the purchase price to be paid in cash on the date of the sale, the balance to be paid against transfer, to be secured by a Bank or Building Society or other acceptable guarantee to be furnished to the Deputy Sheriff within 14 days after the date of sale. The full Conditions of Sale will be read out by the Deputy Sheriff on the day of the sale, but may be inspected at any time prior to the sale at the offices of the Deputy Sheriff or at the offices of the Plaintiff's Attorneys. DATED AND SIGNED AT WINDHOEK ON THIS 7TH DAY OF OCTOBER 2025 ELLIS SHILENGUDWA INC. (E S I) LEGAL PRACTITIONERS FOR PLAINTIFF 1st Floor, 1@Steps Offices, c/o Gove and Chasie Streets, Kleine Kuppe WINDHOEK REF: JV/ZT/MAT21170

clao250003128

**PUBLIC NOTICE**  
Stubenrauch Planning Consultants cc on behalf of the Rundu Town Council, in terms of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018) herewith inform you that we have applied to the Rundu Town Council and intend on applying to the Urban and Regional Planning Board (URPB) for the following:

1. Subdivision of the Remainder of the Farm Rundu Townlands No. 1329 into Portion A/1329 and the Remainder;  
2. Registration of an 8m wide Right of Way Servitude over the Remainder of the Farm Rundu Townlands No. 1329;  
3. Rezoning of Portion A/1329 from "Undetermined" to "Single Residential" with a density of 1:600; and  
4. Inclusion in the next Zoning Scheme to be prepared for Rundu.

Proposed Portion A/1329 is located in the informal settlement of Kaisosi situated along the B8 Trunk Road leading to Katima Mulilo. After this application has been completed, proposed Portion A/1329 will measure approximately 3052.65m<sup>2</sup> in extent with a zoning of "Single Residential" with a den-

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city of 1:600. The proposed subdivision and subsequent rezoning of Portion A/1329 intends to formalise the current situation on the ground, while providing formal access onto proposed Portion A/1329 by means of registering a Right of Way Servitude. A copy of the application, maps and its accompanying documents are available for inspection during normal office hours at the Rundu Town Council and SPC Office, 45 Sir Seretse Khama Street, Windhoek. Further take note that any person objecting to the proposed change in land use as set out above may lodge such objection/comments together with their grounds thereof, with the Rundu Town Council and the applicant (SPC) in writing before the Tuesday, 25 November 2025 (14 days after the last publication of this notice).

**Applicant:** Stubenrauch Planning Consultants cc  
P O Box  
41404  
Windhoek  
Tel: (061) 25 1189  
Email: ancke@spc.com.na  
Our Ref: W/25048  
The Chief Executive Officer  
Rundu Town Council  
Private Bag 2128 Rundu

**PUBLIC NOTICE**  
**TOWN PLANNING AND ENVIRONMENTAL IMPACT ASSESSMENT** Take note that Stubenrauch Planning Consultants has applied to the Lüderitz Town Council and intends on applying to the Urban and Regional Planning Board in terms of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018); and to the Environmental Commissioner in terms of the Environmental Management Act, 2007 (Act No. 7 of 2007) and the Environmental Impact Assessment Regulations (GN 30 of 6 February 2012) for the following:

**PROJECT DETAILS:**

1. Permanent Closure of the Block V, Lüderitz, as a "Public Open Space";
2. Rezoning of Block V, Lüderitz, from "Public Open Space" to "Parastatal"; and
3. Inclusion of the rezoning in the next Zoning Scheme to be prepared for Lüderitz.

Block V Lüderitz is bordered by Woermann Street on the west and Vogelsang Street on the east, situated in the Lüderitz Proper township. Block V, Lüderitz, measures approximately 31,545m<sup>2</sup> in extent and is zoned as "Public Open Space" in accordance with the Lüderitz Zoning Scheme No. 5. The purpose of this application is to allow Bank of Namibia to construct and operate a regional office in Lüderitz. Please take notice that the application, locality map and its supporting documents lie open for inspection during normal office hours at the Lüderitz Town Council (Town Planning Office) and SPC Office, 45 Sir Seretse Khama Street, Windhoek.

**The Proponent:** Bank of Namibia Environmental Assessment Practitioner (EAP): Stubenrauch Planning Consultants (SPC)

**REGISTRATION OF I&APs AND SUBMISSION OF COMMENTS:** In line with Namibia's Environmental Management Act (No. 7 of 2007) and EIA regulations (GN 30 of 6 February 2012), all I&APs are hereby invited to register and submit their comments, concerns or questions in writing via Email: bronwynn@spc.com.na Tel: 061 25 11 89

on or before 25 November 2025.

**PUBLIC NOTICE**  
**TOWN PLANNING AND ENVIRONMENTAL IMPACT ASSESSMENT** Take note that Stubenrauch Planning Consultants has applied to the Lüderitz Town Council and intends on applying to the Urban and Regional Planning Board in terms of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018); and to the Environmental Commissioner in terms of the Environmental Management Act, 2007 (Act No. 7 of 2007) and the Environmental Impact Assessment Regulations (GN 30 of 6 February 2012) for the following:

**PROJECT DETAILS:**

1. Subdivision of Erf 598 (a portion of Erf 531) Nautilus, into 44 erven and the Remainder;
2. Rezoning of Erf 1 from "Undetermined" to "Light Industrial" with a bulk of 1.0;
3. Rezoning of Erven 2 - 6 from "Undetermined" to "General Business" with a bulk of 2.0;
4. Rezoning of Erf 7 from "Undetermined" to "Residential II" with a density of 1:250;
5. Rezoning of Erven 8 - 17 and 19 - 43 from "Undetermined" to "Residential I" with a density of 1:300;
6. Rezoning of Erf 18 from "Undetermined" to "Institutional";
7. Rezoning of Erf 44 from "Undetermined" to "Public Open Space";
8. Reservation of the Remainder of Erf 598, Nautilus, as a "Street"; and
9. Inclusion in the next Zoning Scheme to be prepared for Lüderitz.

Erf 598 (a portion of Erf 531) Nautilus is bordered by the previously known D0706 District Road on the southern boundary and is located opposite the Lüderitz Junior Secondary School and the Nautilus Cemetery. Erf 598 (a portion of Erf 531) Nautilus measures approximately 8,942ha in extent. Erf 598 (a portion of Erf 531) Nautilus is currently zoned as "Undetermined" in accordance with the Lüderitz Zoning Scheme. The purpose of this application is to create additional commercial and residential erven as part of the Lüderitz Urban Densification and Infill project. Please take notice that the application, locality map and its supporting documents lie open for inspection during normal office hours at the Lüderitz Town Council (Town Planning Office) and SPC Office, 45 Sir Seretse Khama Street, Windhoek.

**The Proponent:** Lüderitz Town Council

**Environmental Assessment Practitioner (EAP):** Stubenrauch Planning Consultants (SPC)

**REGISTRATION OF I&APs AND SUBMISSION OF COMMENTS:** In line with Namibia's Environmental Management Act (No. 7 of 2007) and EIA regulations (GN 30 of 6 February 2012), all I&APs are hereby invited to register and submit their comments, concerns or questions in writing via Email: bronwynn@spc.com.na Tel: 061 25 11 89

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**PROJECT DETAILS:**

- a) Cancellation/withdrawal of Surveyor Diagram No. A148/2016;
- b) Subdivision of the Remainder of Portion B of the Lüderitz Town and Townlands No. 11 into Portion A and the Remainder;
- c) Layout approval and township establishment of Portion A of the Remainder of Portion B of

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the Lüderitz town and Townlands No. 11, consisting of approximately 139 erven and the Remainder to be known as Nautilus Extension 6; and d) Inclusion in the next Zoning Scheme to be prepared for Lüderitz.

Proposed Portion A is bordered by Nautilus Extension 1 on the southern boundary and the Lüderitz Townlands Boundary on the eastern boundary of the proposed portion. Proposed Portion A will measure approximately 52.55ha in extent. The Remainder of Portion B of the Lüderitz Town and Townlands No. 11 is currently zoned as "Undetermined" in accordance with the Lüderitz Zoning Scheme. The purpose of this application is to proactively make provision for the need of housing within Lüderitz, providing different housing typologies and opportunities. Please take notice that the application, locality map and its supporting documents lie open for inspection during normal office hours at the Lüderitz Town Council (Town Planning Office) and SPC Office, 45 Sir Seretse Khama Street, Windhoek. The Proponent:

Lüderitz Town Council Environmental Assessment Practitioner (EAP): Stubenrauch Planning Consultants (SPC)

**REGISTRATION OF I&APs AND SUBMISSION OF COMMENTS:** In line with Namibia's Environmental Management Act (No. 7 of 2007) and EIA regulations (GN 30 of 6 February 2012), all I&APs are hereby invited to register and submit their comments, concerns or questions in writing via Email: bronwynn@spc.com.na Tel: 061 25 11 89

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**PROJECT DETAILS:**

1. Subdivision of Erf 598 (a portion of Erf 531) Nautilus, into 44 erven and the Remainder;
2. Rezoning of Erf 1 from "Undetermined" to "Light Industrial" with a bulk of 1.0;
3. Rezoning of Erven 2 - 6 from "Undetermined" to "General Business" with a bulk of 2.0;
4. Rezoning of Erf 7 from "Undetermined" to "Residential II" with a density of 1:250;
5. Rezoning of Erven 8 - 17 and 19 - 43 from "Undetermined" to "Residential I" with a density of 1:300;
6. Rezoning of Erf 18 from "Undetermined" to "Institutional";
7. Rezoning of Erf 44 from "Undetermined" to "Public Open Space";
8. Reservation of the Remainder of Erf 598, Nautilus, as a "Street"; and
9. Inclusion in the next Zoning Scheme to be prepared for Lüderitz.

Erf 598 (a portion of Erf 531) Nautilus is bordered by the previously known D0706 District Road on the southern boundary and is located opposite the Lüderitz Junior Secondary School and the Nautilus Cemetery. Erf 598 (a portion of Erf 531) Nautilus measures approximately 8,942ha in extent. Erf 598 (a portion of Erf 531) Nautilus is currently zoned as "Undetermined" in accordance with the Lüderitz Zoning Scheme. The purpose of this application is to create additional commercial and residential erven as part of the Lüderitz Urban Densification and Infill project. Please take notice that the application, locality map and its supporting documents lie open for inspection during normal office hours at the Lüderitz Town Council (Town Planning Office) and SPC Office, 45 Sir Seretse Khama Street, Windhoek.

**The Proponent:** Lüderitz Town Council

**Environmental Assessment Practitioner (EAP):** Stubenrauch Planning Consultants (SPC)

**REGISTRATION OF I&APs AND SUBMISSION OF COMMENTS:** In line with Namibia's Environmental Management Act (No. 7 of 2007) and EIA regulations (GN 30 of 6 February 2012), all I&APs are hereby invited to register and submit their comments, concerns or questions in writing via Email: bronwynn@spc.com.na Tel: 061 25 11 89

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**PROJECT DETAILS:**

- a) Cancellation/withdrawal of Surveyor Diagram No. A148/2016;
- b) Subdivision of the Remainder of Portion B of the Lüderitz Town and Townlands No. 11 into Portion A and the Remainder;
- c) Layout approval and township establishment of Portion A of the Remainder of Portion B of

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comments, concerns or questions in writing via Email: bronwynn@spc.com.na Tel: 061 25 11 89

on or before 25 November 2025.

**TOWN PLANNING AND ENVIRONMENTAL IMPACT ASSESSMENT** Stubenrauch Planning Consultants (SPC) (Town and Regional Planners and Environmental Consultants) on behalf of Jens Barthl, the registered owner of Erf 2098, Swakopmund Extension 1, has applied to the Swakopmund Municipality and intends on applying to the Urban and Regional Planning Board and the Environmental Commissioner for the following:

**PROJECT DETAILS:**

- a) Rezoning of Erf 2098 Swakopmund Extension 1, from "Single Residential" with a density of 1:900 to "Office" with a bulk of 0.6;
- b) Consent in terms of Table B of the Swakopmund Zoning Scheme for a Residential Building;
- c) Consent to operate the Office on Erf 2098 Swakopmund Extension 1, while the rezoning is in process; and
- d) Inclusion of the rezoning in the next Zoning Scheme to be prepared for Lüderitz.

Proposed Portions A - H are located east of the Lüderitz Extension 2 neighbourhood which is predominantly an industrial neighbourhood in the northern part of the Lüderitz Town. Portion A - D will be zoned "Light Industrial" with a bulk of 1.0 comprising of approximately 15.35ha in extent. Portions E - G will remain "Undetermined" comprising of approximately 69.99ha and Portion H will be reserved as a "Street" comprising of 4.17ha. The purpose of this application is to extend the existing industrial area, while reserving land for further development. Please take notice that the application, locality map and its supporting documents lie open for inspection during normal office hours at the Lüderitz Town Council (Town Planning Office) and SPC Office, 45 Sir Seretse Khama Street, Windhoek.

**The Proponent:** Lüderitz Town Council

**Environmental Assessment Practitioner (EAP):** Stubenrauch Planning Consultants (SPC)

**REGISTRATION OF I&APs AND SUBMISSION OF COMMENTS:** In line with Namibia's Environmental Management Act (No. 7 of 2007) and EIA regulations (GN 30 of 6 February 2012), all I&APs are hereby invited to register and submit their comments, concerns or questions in writing via Email: bronwynn@spc.com.na Tel: 061 25 11 89

on or before 25 November 2025.

**PUBLIC NOTICE**

**REZONING OF ERF 1466, RUNDU EXTENSION 5** Stubenrauch Planning Consultants cc hereby informs you in terms of the Urban and Regional Planning Act of 2018, that we have been appointed by Mr and Ms Ndumba, the registered owners of Erf 1466, Rundu Extension 5 to apply on their behalf to the Rundu Town Council and to the Urban and Regional Planning Board for the following:

1. Rezoning of Erf 1466, Rundu Extension 5 from "Single Residential" to "Institutional"; and
2. Inclusion of the rezoning in the next amendment scheme to be prepared for Rundu.

Erf 1466 is located within the predominantly residential neighbourhood of Rundu Extension 5 which is locally known as Queen's Park. The Erf is located approximately 200 metres north of the Dr Alpo Mbamba Jr Secondary School

(Act No. 7 of 2007) and the Environmental Management Act, 2007 (Act No. 7 of 2007) and the Environmental Impact Assessment Regulations (GN 30 of 6

# CLASSIFIEDS

## NOTICE LEGAL NOTICE

### PUBLIC NOTICE TOWN PLANNING AND ENVIRONMENTAL IMPACT ASSESSMENT

Take note that Stubenrauch Planning Consultants has applied to the Lüderitz Town Council and intends on applying to the Urban and Regional Planning Board in terms of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018); and to the Environmental Commissioner in terms of the Environmental Management Act, 2007 (Act No. 7 of 2007) and the Environmental Impact Assessment Regulations (GN 30 of 6 February 2012) for the following:

**PROJECT DETAILS:**

- Cancelation/withdrawal of Surveyor Diagram No. A148/2016;**
- Subdivision of the Remainder of Portion B of the Lüderitz Town and Townlands No. 11 into Portion A and the Remainder;**
- Layout approval and township establishment of Portion A of the Remainder of Portion b of the Lüderitz town and Townlands No. 11, consisting of approximately 139 erven and the Remainder to be known as Nautilus Extension 6; and**
- Inclusion in the next Zoning Scheme to be prepared for Lüderitz.**

Proposed Portion A is bordered by Nautilus Extension 1 on the southern boundary and the Lüderitz Townlands Boundary on the eastern boundary of the proposed portion. Proposed Portion A will measure approximately 52.55ha in extent. The Remainder of Portion b of the Lüderitz Town and Townlands No. 11 is currently zoned as "Undetermined" in accordance with the Lüderitz Zoning Scheme.

The purpose of this application is to proactively make provision for the need of housing within Lüderitz, providing different housing typologies and opportunities.

Please take notice that the application, locality map and its supporting documents lie open for inspection during normal office hours at the Lüderitz Town Council (Town Planning Office) and SPC Office, 45 Sir Seretse Khama Street; Windhoek.

**The Proponent:** Lüderitz Town Council  
**Environmental Assessment Practitioner (EAP):** Stubenrauch Planning Consultants (SPC)

**REGISTRATION OF I&APs AND SUBMISSION OF COMMENTS:**  
In line with Namibia's Environmental Management Act (No. 7 of 2007) and EIA regulations (GN 30 of 6 February 2012), all I&APs are hereby invited to register and submit their comments, concerns or questions in writing via  
Email: [bronwynn@spc.com.na](mailto:bronwynn@spc.com.na)  
Tel: 061 25 11 89  
on or before **25 November 2025**.



### TOWN PLANNING AND ENVIRONMENTAL IMPACT ASSESSMENT

Stubenrauch Planning Consultants (SPC) (Town and Regional Planners and Environmental Consultants) on behalf of Jens Barthl, the registered owner of Erf 2098, Swakopmund Extension 1, has applied to the Swakopmund Municipality and intends on applying to the Urban and Regional Planning Board and the Environmental Commissioner for the following:

**PROJECT DETAILS:**

- Rezoning of Erf 2098 Swakopmund Extension 1, from "Single Residential" with a density of 1:900 to "Office" with a bulk of 0.6;**
- Consent in terms of Table B of the Swakopmund Zoning Scheme for a Residential Building;**
- Consent to operate the Office on Erf 2098 Swakopmund Extension 1, while the rezoning is in process; and**
- Inclusion of the rezoning in the next Zoning Scheme to be prepared for Swakopmund.**

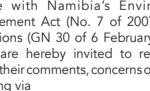
Erf 2098 is located in the neighbourhood of Swakopmund Extension 1, Swakopmund and is bordered by Ubab Street on the western boundary and Welwitschia Street on the eastern boundary. The erf measures approximately 960m<sup>2</sup> in extent. In accordance with the Swakopmund Town Planning Scheme No. 12 (now known as the Swakopmund Zoning Scheme), Erf 2098, Swakopmund Extension 1, is zoned "Residential" with a density of 1:900.

The purpose of the subject application is to formalise the situation on the ground by means of aligning the land use activities with the Swakopmund Town Planning Amendment Scheme No. 12 (now known as the Swakopmund Zoning Scheme).

A copy of the application, maps and its accompanying documents are available for inspection during normal office hours at the Swakopmund Municipality and SPC Office, 45 Sir Seretse Khama Street Windhoek.

**The Proponent:** Jens Barthl  
**Environmental Assessment Practitioner (EAP):** Stubenrauch Planning Consultants (SPC)

**REGISTRATION OF I&APs AND SUBMISSION OF COMMENTS:**  
In line with Namibia's Environmental Management Act (No. 7 of 2007) and EIA regulations (GN 30 of 6 February 2012), all I&APs are hereby invited to register and submit their comments, concerns or questions in writing via Email: [bronwynn@spc.com.na](mailto:bronwynn@spc.com.na)  
Tel: 061 25 11 89  
on or before **25 November 2025**.



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## NOTICE LEGAL NOTICE

### PUBLIC NOTICE TOWN PLANNING AND ENVIRONMENTAL IMPACT ASSESSMENT

**PUBLIC NOTICE  
Invitation to Community Workshops**

Stubenrauch Planning Consultants cc has been appointed by Gesellschaft für Internationale Zusammenarbeit (GIZ) Namibia under the Integrated Urban Development in Lüderitz and Aus (ILA) Project to conduct a status quo/situation analysis of the urban development of Lüderitz and Aus. This information will be used to guide the development of an Urban Structure Plan for Lüderitz and a Spatial Plan for the Aus Settlement.

This assignment is part of a broader initiative to enhance local and regional planning capacities in response to expected urban growth and transformation due to emerging developments in the //Kharas Region, especially in the Oil and Gas and Green Hydrogen Industries. The project aims to promote an evidence-based, inclusive, climate-responsive, and sustainable approach to development in Lüderitz and Aus amidst anticipated economic transformation.

Therefore, the general public and community of Lüderitz and Aus are herewith invited to participate in the engagement activities scheduled as follows:

DATE	STUDY AREA	SESSIONS	VENUE	TIME
04 November 2025	Aus	Workshop 1	Marmer Primary School Hall	14H00 – 17H00
		Workshop 2		17H30 – 20H30
05 November 2025	Lüderitz	Workshop 3	Benguela Community Hall	14H00 – 17H00
		Workshop 4		17H30 – 20H30
06 November 2025	Lüderitz	Workshop 5	Lüderitz Early Childhood Development Centre – Area 7	14H00 – 17H00
		Workshop 6		17H30 – 20H30

Any queries, inputs and comments should be addressed to Ms. Demetilie Amupolo at [demetilie@spc.com.na](mailto:demetilie@spc.com.na) or 061-251189.



### PUBLIC NOTICE

### TOWN PLANNING AND ENVIRONMENTAL IMPACT ASSESSMENT

**PUBLIC NOTICE**

Stubenrauch Planning Consultants cc on behalf of the Rundu Town Council, in terms of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018) herewith inform you that we have applied to the Rundu Town Council and intend on applying to the Urban and Regional Planning Board (URPB) for the following:

- Subdivision of the Remainder of the Farm Rundu Townlands No. 1329 into Portion A/1329 and the Remainder;**
- Registration of an 8m wide Right of Way Servitude over the Remainder of the Farm Rundu Townlands No. 1329;**
- Rezoning of Portion A/1329 from "Undetermined" to "Single Residential" with a density of 1:60; and**
- Inclusion in the next Zoning Scheme to be prepared for Rundu.**

Proposed Portion A/1329 is located in the informal settlement of Kaisois situated along the B8 Trunk Road leading to Katima Mullo. After this application has been completed, proposed Portion A/1329 will measure approximately 3052.65m<sup>2</sup> in extent with a zoning of "Single Residential" with a density of 1:60.

The proposed subdivision and subsequent rezoning of Portion A/1329 intends to formalise the current situation on the ground, while providing formal access onto proposed Portion A/1329 by means of registering a Right of Way Servitude.

A copy of the application, maps and its accompanying documents are available for inspection during normal office hours at the Lüderitz Town Council and SPC Office, 45 Sir Seretse Khama Street; Windhoek.

Further take note that any person objecting to the proposed change in land use as set out above may lodge such objection(s) together with the grounds thereof, with the Rundu Town Council and the applicant (SPC) in writing before the **Tuesday, 25 November 2025** (14 days after the last publication of this notice).

**Applicant:** Stubenrauch Planning Consultants cc  
P O Box 41404, Windhoek  
Tel: (061) 25 11 89  
Email: [ancke@spc.com.na](mailto:ancke@spc.com.na)  
Our Ref: W/25048

**Chief Executive Officer**  
Rundu Town Council  
Private Bag 2128, Rundu



### REZONING OF ERF 1466, RUNDU EXTENSION 5

**Stubenrauch Planning Consultants cc** herewith informs you in terms of the Urban and Regional Planning Act of 2018, that we have been appointed by Mr and Ms Ndumba, the registered owners of Erf 1466, Rundu Extension 5 to apply on their behalf to the Rundu Town Council and to the Urban and Regional Planning Board for the following:

- Rezoning of Erf 1466, Rundu Extension 5 from "Single Residential" to "Institutional"; and**
- Inclusion of the rezoning in the next amendment scheme to be prepared for Rundu.**

Erf 1466 is located within the predominantly residential neighbourhood of Rundu Extension 5 which is locally known as Queen's Park. The erf is located approximately 200 metres north of the Dr Alpo Mbamba Jr Secondary School which is the nearest landmark. In accordance with the Rundu Zoning Scheme of 2004, Erf 1466, Rundu is zoned "Single Residential" and measures approximately 1535m<sup>2</sup> in extent.

The purpose of this application is to formalise an existing situation on the ground by rezoning Erf 1466, Rundu Extension 5 to the appropriate zoning that aligns with the current land use of a pre-primary school.

Please take note that the application, locality map and its supporting documents lie open for inspection during normal office hours at the Rundu Town Council (Town Planning Office) and SPC Office, 45 Sir Seretse Khama Street, Windhoek.

Further take note that any person objecting to the proposed application as set out above may lodge such objection(s) together with the grounds thereof, with the Chief Executive Officer of the Rundu Town Council and with the applicant (SPC) in writing on or before **Friday, 21 November 2025**.

**Applicant:** Stubenrauch Planning Consultants cc  
P O Box 41404, Windhoek Tel: (061) 25 11 89  
Email: [romeo@spc.com.na](mailto:romeo@spc.com.na)  
Our Ref: W/25058

**The Chief Executive Officer**  
Rundu Town Council  
Private Bag 2128, Rundu, Namibia

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**PUBLIC NOTICE  
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ASSESSMENT**

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### PROJECT DETAILS:

- Subdivision of Erf 598 (a portion of Erf 531) Nautilus, into 44 erven and the Remainder;**
- Rezoning of Erf 1 from "Undetermined" to "Light Industrial" with a bulk of 1.0;**
- Rezoning of Erven 2 – 6 from "Undetermined" to "General Business" with a bulk of 2.0;**
- Rezoning of Erf 7 from "Undetermined" to "Residential II" with a density of 1:250;**
- Rezoning of Erven 8 – 17 and 19 - 43 from "Undetermined" to "Residential I" with a density of 1:300;**
- Rezoning of Erf 18 from "Undetermined" to "Institutional";**
- Rezoning of Erf 44 from "Undetermined" to "Public Open Space";**
- Reservation of the Remainder of Erf 598, Nautilus, as a "Street"; and**
- Inclusion in the next Zoning Scheme to be prepared for Lüderitz.**

Erf 598 (a portion of Erf 531) Nautilus is bordered by the previously known D0706 District Road on the southern boundary and is located opposite the Lüderitz Junior Secondary School and the Nautilus Cemetery. Erf 598 (a portion of Erf 531) Nautilus measures approximately 8,9423ha in extent. Erf 598 (a portion of Erf 531) Nautilus is currently zoned as "Undetermined" in accordance with the Lüderitz Zoning Scheme.

The purpose of this application is to create additional commercial and residential erven as part of the Lüderitz Urban Densification and Infill project.

Please take notice that the application, locality map and its supporting documents lie open for inspection during normal office hours at the Lüderitz Town Council (Town Planning Office) and SPC Office, 45 Sir Seretse Khama Street; Windhoek.

**The Proponent:** Lüderitz Town Council  
**Environmental Assessment Practitioner (EAP):** Stubenrauch Planning Consultants (SPC)

### REGISTRATION OF I&APs AND SUBMISSION OF COMMENTS:

In line with Namibia's Environmental Management Act (No. 7 of 2007) and EIA regulations (GN 30 of 6 February 2012), all I&APs are hereby invited to register and submit their comments, concerns or questions in writing via  
Email: [bronwynn@spc.com.na](mailto:bronwynn@spc.com.na)  
Tel: 061 25 11 89  
on or before **25 November 2025**.



### PUBLIC NOTICE TOWN PLANNING AND ENVIRONMENTAL IMPACT ASSESSMENT

Take note that Stubenrauch Planning Consultants has applied to the Lüderitz Town Council and intends on applying to the Urban and Regional Planning Board in terms of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018); and to the Environmental Commissioner in terms of the Environmental Management Act, 2007 (Act No. 7 of 2007) and the Environmental Impact Assessment Regulations (GN 30 of 6 February 2012) for the following:

### PROJECT DETAILS:

- Subdivision of the Remainder of Portion B of Lüderitz Town and Townlands No. 11 into 8 Portions (proposed Portions A – H) and the Remainder;**
- Rezoning of Portions A – D from "Undetermined" to "Light Industrial" with a bulk of 1.0;**
- Reservation of Portion H as a "Street";**
- Alteration of the boundaries of Lüderitz Extension 2 to include the newly created Portions A-H of Portion B of the Farm Lüderitz Town and Townlands No. 11 as erven; and**
- Inclusion in the next Zoning Scheme to be prepared for Lüderitz.**

Proposed Portions A-H are located east of the Lüderitz Extension 2 neighbourhood which is predominantly an industrial neighbourhood in the northern part of the Lüderitz Town. Portion A – D will be zoned "Light Industrial" with a bulk of 1.0 comprising of approximately 15.37ha in extent. Portions E – G will remain "Undetermined" comprising of approximately 49.99ha and Portion H will be reserved as a "Street" comprising of 4.17ha.

The purpose of this application is to extend the existing industrial area, while reserving land for further development.

Please take notice that the application, locality map and its supporting documents lie open for inspection during normal office hours at the Lüderitz Town Council (Town Planning Office) and SPC Office, 45 Sir Seretse Khama Street; Windhoek.

**The Proponent:** Lüderitz Town Council  
**Environmental Assessment Practitioner (EAP):** Stubenrauch Planning Consultants (SPC)

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**Futsal action...** Namibia is set to host its first-ever international Futsal tournament in December. Photos: Contributed

# Futsal Club Championship slated for December

## Strauss Lunyangwe

**N**AMIBIA is set to host the first-ever Futsal Club Championship from 5-7 December at the

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### PUBLIC NOTICE TOWN PLANNING AND ENVIRONMENTAL IMPACT ASSESSMENT

Take note that Stubenrauch Planning Consultants has applied to the Lüderitz Town Council and intends on applying to the Urban and Regional Planning Board in terms of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018); and to the Environmental Commissioner in terms of the Environmental Management Act, 2007 (Act No. 7 of 2007) and the Environmental Impact Assessment Regulations (GN 30 of 6 February 2012) for the following:

#### PROJECT DETAILS:

- (a) Cancellation/withdrawal of Surveyor Diagram No. A148/2016;
- (b) Subdivision of the Remainder of Portion B of the Lüderitz Town and Townlands No. 11 into Portion A and the Remainder;
- (c) Layout approval and township establishment of Portion A of the Remainder of Portion B of the Lüderitz town and Townlands No. 11, consisting of approximately 139 erven and the Remainder to be known as Nautilus Extension 6; and
- (d) Inclusion in the next Zoning Scheme to be prepared for Lüderitz.

Proposed Portion A is bordered by Nautilus Extension 1 on the southern boundary and the Lüderitz Townlands Boundary on the eastern boundary of the proposed portion. Proposed Portion A will measure approximately 52.55ha in extent. The Remainder of Portion B of the Lüderitz Town and Townlands No. 11 is currently zoned as "Undetermined" in accordance with the Lüderitz Zoning Scheme.

The purpose of this application is to proactively make provision for the need of housing within Lüderitz, providing different housing typologies and opportunities.

Please take notice that the application, locality map and its supporting documents lie open for inspection during normal office hours at the Lüderitz Town Council (Town Planning Office) and SPC Office, 45 Sir Seretse Khama Street; Windhoek.

**The Proponent:** Lüderitz Town Council  
**Environmental Assessment Practitioner (EAP):** Stubenrauch Planning Consultants (SPC)

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### TOWN PLANNING AND ENVIRONMENTAL IMPACT ASSESSMENT

Stubenrauch Planning Consultants (SPC) (Town and Regional Planners and Environmental Consultants) on behalf of Jens Barthl, the registered owner of Erf 2098, Swakopmund Extension 1, has applied to the Swakopmund Municipality and intends on applying to the Urban and Regional Planning Board and the Environmental Commissioner for the following:

**PROJECT DETAILS:**

- (a) Rezoning of Erf 2098 Swakopmund Extension 1, from "Single Residential" with a density of 1:900 to "Office" with a bulk of 0.6;
- (b) Consent in terms of Table B of the Swakopmund Zoning Scheme for a Residential Building;
- (c) Consent to operate the Office on Erf 2098 Swakopmund Extension 1, while the rezoning is in process; and
- (d) Inclusion of the rezoning in the next Zoning Scheme to be prepared for Swakopmund.

Erf 2098 is located in the neighbourhood of Swakopmund Extension 1, Swakopmund and is bordered by Ugab Street on the western boundary and Welwitschia Street on the eastern boundary. The erf measures approximately 960m<sup>2</sup> in extent. In accordance with the Swakopmund Town Planning Scheme No. 12 (now known as the Swakopmund Zoning Scheme), Erf 2098, Swakopmund Extension 1, is zoned "Residential" with a density of 1:900.

The purpose of the subject application is to formalise the situation on the ground by means of aligning the land use activities with the Swakopmund Town Planning Scheme No. 12 (now known as the Swakopmund Zoning Scheme).

A copy of the application, maps and its accompanying documents are available for inspection during normal office hours at the Swakopmund Municipality and SPC Office, 45 Sir Seretse Khama Street Windhoek.

**The Proponent:** Jens Barthl  
**Environmental Assessment Practitioner (EAP):** Stubenrauch Planning Consultants (SPC)

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Take note that Stubenrauch Planning Consultants has applied to the Lüderitz Town Council and intends on applying to the Urban and Regional Planning Board in terms of the Urban and Regional Planning Act, 2018 (Act No. 5 of 2018); and to the Environmental Commissioner in terms of the Environmental Management Act, 2007 (Act No. 7 of 2007) and the Environmental Impact Assessment Regulations (GN 30 of 6 February 2012) for the following:

#### PROJECT DETAILS:

- 1. Subdivision of Erf 598 (a portion of Erf 531) Nautilus, into 44 erven and the Remainder;
- 2. Rezoning of Erf 1 from "Undetermined" to "Light Industrial" with a bulk of 1.0;
- 3. Rezoning of Erven 2 – 6 from "Undetermined" to "General Business" with a bulk of 2.0;
- 4. Rezoning of Erf 7 from "Undetermined" to "Residential II" with a density of 1:250;
- 5. Rezoning of Erven 8 – 17 and 19 - 43 from "Undetermined" to "Residential I" with a density of 1:300;
- 6. Rezoning of Erf 18 from "Undetermined" to "Institutional";
- 7. Rezoning of Erf 44 from "Undetermined" to "Public Open Space";
- 8. Reservation of the Remainder of Erf 598, Nautilus, as a "Street"; and
- 9. Inclusion in the next Zoning Scheme to be prepared for Lüderitz.

Erf 598 (a portion of Erf 531) Nautilus is bordered by Woermann Street on the west and Vogelsang Street on the east, situated in the Lüderitz Propert township. Block V, Lüderitz, measures approximately 31,545m<sup>2</sup> in extent and is zoned as "Public Open Space" in accordance with the Lüderitz Zoning Scheme No. 5.

The purpose of this application is to allow Namibia to construct and operate a regional office in Lüderitz.

Please take notice that the application, locality map and its supporting documents lie open for inspection during normal office hours at the Lüderitz Town Council (Town Planning Office) and SPC Office, 45 Sir Seretse Khama Street; Windhoek.

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**Environmental Assessment Practitioner (EAP):** Stubenrauch Planning Consultants (SPC)

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#### PROJECT DETAILS:

- 1. Permanent Closure of the Block V, Lüderitz, as a "Public Open Space";
- 2. Rezoning of Block V, Lüderitz, from "Public Open Space" to "Parastatal"; and
- 3. Inclusion of the rezoning in the next Zoning Scheme to be prepared for Lüderitz.

Block V Lüderitz is bordered by Woermann Street on the west and Vogelsang Street on the east, situated in the Lüderitz Propert township. Block V, Lüderitz, measures approximately 31,545m<sup>2</sup> in extent and is zoned as "Public Open Space" in accordance with the Lüderitz Zoning Scheme No. 5.

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