

The Chief Executive Officer
Grootfontein Municipality
P.O. Box 23,
Grootfontein

Dear Sir/Madam

23 April 2026

Request for Consent on the proposed Rezoning of Erf 2419, Omulunga Extension 2, Grootfontein, from Residential 1 to Business

The owner of Erf 2419, Omulunga Extension 2 intends to apply for Rezoning of this property from Residential to Business for the establishment of a Shopping Complex.

In terms of the Environmental Management Act (EMA) No. 7 of 2007 (Schedule 5.1) and its regulations (GN No. 30 of 2012), *the rezoning of land from Residential use to Industrial or Commercial use;*” cannot be undertaken without any EIA being undertaken and an ECC being obtained.

Green Gain Consultants cc was appointed by JTH Urban and Regional Planners as an independent Environmental Assessment Practitioner (EAP), to conduct the required Environmental Impacts Assessment (EIA) study and apply for the ECC for the proposed activities.

As part of the EIA study, we are hereby writing to obtain input from Grootfontein Municipality on the proposed rezoning activities. The project Background Information Document (BID) is hereto attached for your perusal. We have also attached the initial letter from JTH Urban and Regional Planner for easy reference.

We are looking forward to hearing from you.

Yours faithfully.



Joseph Kondja Amushila
+26481-1422927

Environmental Assessment Practitioner

16th June 2025

**The Acting Chief Executive Officer
Grootfontein Municipal Council
P.O. Box 23
Grootfontein**

Attention: Town Planning Officer, Mr. I.T. Lungameni

REZONING OF ERF 2419 OMULUNGA EXTENSION 2 FROM RESIDENTIAL 1 TO BUSINESS 2.

REFERENCE

I refer you to my earlier application of 12th March, 2025 and your response for granting approval to advertise the application.

The appointment of the Consultant and motivation for the rezoning are repeated hereunder along with plans showing the location and implication of the zoning change followed thereafter by proof of advertising in terms of the Urban and Regional planning Act, Act 5 of 2018, attached as **Annexure E**.

INTRODUCTION

John T. Heita, Urban and Regional Planners, have been appointed by the owner of Erf 2419, Omulunga Extension 2, Mr. Abed Tuleingepo Shalunga, to apply on his behalf to the Grootfontein Municipality for; the rezoning of Erf 2419, Omulunga Extension 2, from "Residential 1" to "Business 2".

The application to the Grootfontein Municipality and the Urban and Regional Planning Board is made in terms of Section 105 (a) (ii) of the Urban and Regional Planning Act, Act 5 of 2018.

Copy of the title deed and power of attorney appointing John Heita are attached **Annexure C**.

PREVIOUS APPLICATION

In September, 2018 application was successfully made to Council on behalf of the then owners of Erf 2419 Omulunga Extension 2, namely the TRUSTEES FOR THE TIME BEING OF THE PROVINCIAL SYNOD OF THE CHURCH OF THE PROVINCE OF SOUTH AFRICA for rezoning and subdivision. The rezoning to a density of 1/300m² was completed and promulgated. However, the subdivision was not completed. Erf 2419 Omulunga remains unsubdivided.