

		Agricultural Potential	agricultural sector plan		0	Funding		
			Establish Land reform forum	All	-	-	Planning	Mr DH Zulu
		To promote sustainability & ensure protection of municipal natural resources and heritage sites	Fence, secure & renovate heritage sites and monuments	All	R150 000.00	Municipal Operational Budget	Planning	Mr DH Zulu
	Tourism & Marketing	To market the municipality and its opportunities that it offers	Develop and adopt draft Tourism Strategy	All	R200 000.00	Source Funding	Planning	Mr DH Zulu
			Packaging & Implementing tourism projects	All	R205 000.00	Municipal Operational Budget	Planning	Mr DH Zulu
			Tourism awareness campaigns and marketing	All	R195 000.00	Municipal Operational Budget		Mr DH Zulu
			Development of Abaqulusi Homestead	7	R1 000 000.00	MIG	Planning	Mr DH Zulu
	Informal economy	To formalise the informal economy/sector	Identify & assist in finding a location for informal	3		-	Planning	Mr DH Zulu

			trading in Paulpietersburg					
--	--	--	-------------------------------	--	--	--	--	--

Key Performance Area	Key Focus Area	Key Objective	Action	Wards Targeted	Budget	Funding Source	Responsible Dept.	Responsible Person
Financial Viability and Management	Revenue	To improve revenue collection	Review, adopt & implement credit control and debt collection policy	All	-	In House	Finance	Mrs SQ Mntambo
			Reconciliation and updating of debtors info. from abakus, GIS & valuation roll	3,4	R400 000.00	Municipal operational budget	Finance	Mrs SQ Mntambo
			Review & adopt Revenue Enhancement Strat.	All	-	In House	Finance	Mrs SQ Mntambo
			Develop & implement new valuation roll	3,4	R2 000 000.00	Municipal operational budget	Finance	Mrs SQ Mntambo
			Identify & implement		-	In House	Finance	Mrs SQ Mntambo

			new points of sale for municipal services					
	Expenditure	To ensure compliance of the MFMA in terms of section 65 & be a debt free municipality	Develop draft expenditure policy/plan	All	R200 000.00	Source funds	Finance	Mrs SQ Mntambo
	SCM	To ensure compliance of chapter 11 of MFMA	Review, adopt & implement SCM Policy	All	-	In House	Finance	Mrs SQ Mntambo
	Asset Management	To have a complete & effective asset register	Update & manage asset register	-	R100 000.00	Municipal operational budget	Finance	Mrs SQ Mntambo

Key Performance Area	Key Focus Area	Key Objective	Action	Wards Targeted	Budget	Funding Source	Responsible Dept.	Responsible Person
Municipal Transformation and Institutional Development	Municipal Policies	To ensure that the municipality has in place all the relevant prescribed policies, strategies and by-laws	Identify the need for new policies, strategies, plans and by-laws	All	-	-	Corporate Services	Mr MW Nxumalo
			Develop or Review, adopt & implement municipal policies, strategies, plans & by-laws	All	R350 000.00	Municipal operational budget	Corporate Services	Mr MW Nxumalo
	Advertising	To ensure that all municipal info is disseminated to the public	Advertise regularly	All	R250 000.00	Municipal operational budget	Corporate Services	Mr MW Nxumalo
	Capacity building & Skills development	To ensure that staff councillors and the community are exposed to	Conduct skills audit internally & externally	All	R600 000.00	Municipal operational budget	Corporate Services	Mr MW Nxumalo
			Review, adopt and implement	All	-	-	Corporate Services	Mr MW Nxumalo

		capacity building initiatives	workplace skills plan					
	Performance Management	To establish a Performance Management unit	Advertise and appoint a PMS specialist	All	R500 000.00	Municipal operational budget	Corporate Services	Mr MW Nxumalo
			Plan, implement, monitor, evaluate & report on existing PMS	All	-	-	Corporate Services	Mr MW Nxumalo
	Vacant posts	Ensure critical posts are filled	Review, adopt & fill critical posts identified on organogram	All	-	-	Corporate Services	Mr MW Nxumalo
	Employment equity	To ensure that the municipality is compliant with labour laws.	Develop draft employment equity plan & employee assistant programme	All	-	-	Corporate Services	Mr MW Nxumalo
	Municipal Website	To have a website that is easily accessible and informative	Develop & update of website	All	R300 000.00		Corporate Services	Mr MW Nxumalo
	Record Management	To have a fully functional	Develop draft record/archives	All	-	In House	Corporate Services	Mr MW Nxumalo

		and effective record system	management policy					
	MTAS	To have a MTAS that addresses the municipality's critical issues	Review, adopt & implement municipal MTAS	All	-	In House	Planning	Mr DH Zulu
	Development Planning & Shared Services	To have a fully functional and effective shared service	Honouring the business plan	All	R370 000.00	Municipal Operational Budget	Planning	Mr DH Zulu

Key Performance Area	Key Focus Area	Key Objective	Action	Wards Targeted	Budget	Funding Source	Responsible Dept.	Responsible Person
Good Governance and Community Participation	Fraud and Corruption	Eradicate fraud and corruption	Review, adopt & implement fraud & corruption plan	All	-	In House	Corporate	Mr MW Nxumalo
	Communication and relationship building	Strengthen & Improve Communication & relations internally and	Review, adopt and implement communication policy	All	-	In House	Corporate	Mr MW Nxumalo
			Convene & record	All	-	In House	Corporate	Mr MW Nxumalo

		externally (including IGR)	meetings/workshops with external stakeholders					
	Customer care and satisfaction	Improve current customer satisfaction	Conduct customer satisfaction surveys	All	-	In House	Corporate	Mr MW Nxumalo
			Analyse feedback and improve on comments received	All	-	In House	Corporate	Mr MW Nxumalo
			Implement customer satisfaction registers & suggestion boxes	All	-	In House	Corporate	Mr MW Nxumalo
			Analyse feedback and improve on comments received	All	-	In House	Corporate	Mr MW Nxumalo
	Government & Admin meetings	To ensure that all municipal Government & Admin operations are effective & efficient	Convene all government operational meetings & implement administrative procedures	All	R500 000.00	Municipal Operational Budget	Corporate	Mr MW Nxumalo

	Ward Committee members	To ensure the effective & efficient participation of WCM in government matters.	Provide training & organise meetings as per legislative schedule	All	R200 000.00	Municipal Systems Improved Grants	Corporate	Mr MW Nxumalo
	IDP	Promote integrated development planning	Develop IDP timeously	All	-	In house	Planning	Mr DH Zulu

Key Performance Area	Key Focus Area	Key Objective	Action	Wards Targeted	Budget	Funding Source	Responsible Dept.	Responsible Person
Community and Social Services Development	Poverty, Social Welfare & food security	Safeguard sustainable livelihoods and food security To alleviate poverty	Staging Awareness campaigns on “1 home, 1 garden” concept to promote subsistence farming	1,6,7,8	R40 000.00		Community Services	Mrs ZM Mdlazi
			Providing mayoral special projects in all wards	All	R400 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
	Health care	Enhancing	Staging	All	R200 000.00	Municipal	Community	Mrs ZM

		health of communities and citizens	health awareness campaigns			Operational Budget	Services	Mdlazi
	Public Safety & Security	Enhancing public safety and security	Develop speed humps	3,4	R100 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
			Provision of material & equipment to Community Policing Forum	3,4	R20 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
	Special Groups	Promote youth, disabled, elderly & women	Develop draft special groups development plan	All	R200 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
			Special days celebrations	(2 Wards)	R250 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
	HIV/AIDS	To reduce the impact of HIV/AIDS	Develop an HIV/AIDS plan	All	R200 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
			Stage awareness campaigns	All	R100 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
	Sport development	To promote sports development	Host local Mayoral Cup	All	R120 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
			District mayoral cup	All	R550 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi

			SALGA Games	All	R50 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
			Local Mayoral marathon	All	R200 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
			District Mayoral marathon	All	R15 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
			International Comrades Marathon (DBN to PMB)	All	R15 000.000	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
			Sports Tournaments	All	R100 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
			Local Sports Awards & Indaba	All	R200 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
	Arts and culture	To promote arts & culture	Local umbele wethu competition	All	R70 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
			District umbele wethu competition	All	R20 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
			uMkhosi womhlanga	All	R100 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi
			Arts & Culture competition	All	R50 000.00	Municipal Operational Budget	Community Services	Mrs ZM Mdlazi

Key Performance Area	Key Focus Area	Key Objective	Action	Wards Targeted	Budget	Funding Source	Responsible Dept.	Responsible Person
Spatial and Environment	LUMS	To promote harmonious & co-ordinated land uses to achieve sustainable environment	Formalisation of Mangosuthu settlements	2	R4 000 000.00	Municipal Operational Budget	Planning	Mr D.H. Zulu & DPSS
			Conducting land audit	2,3,4,	-	In house	Planning	Mr D.H. Zulu & DPSS
			Conducting building & site inspections	All	-	In house	Planning	Mr D.H. Zulu & DPSS
	SDF	To ensure effective management of current and desirable land uses	Review & adopt SDF	All	-	In-House	Planning	Mr D.H. Zulu & DPSS
			Development of Local SDF	3	R200 000.00	Source Funding	Planning	Mr D.H. Zulu & DPSS
	GIS & GPS	To ensure that all GIS data is accessible and readily available to the municipal departments in a	Update & Upgrade GIS Licence fee and purchase GPS Equipment	-	R110 000.00	Municipal Operational Budget	Planning	Mr D.H. Zulu & DPSS
			Provide training & workshops to the municipal	-	-	In house	Planning	Mr D.H. Zulu & DPSS

		sustainable manner	departments					
	Disaster Management	A disaster man. Plan that is responsive	To establish a disaster management forum	All	-	-	Community Services	Mrs ZM Mdlazi

H. PROJECTS

This section outlines projects that have financial commitment from éDumbe Municipality as well as from sector departments and from various institutions ie. ZDM, MIG, etc.

Table 47: éDumbe Sector Funded Projects with Financial Commitment

No.	Project Type	Ward No.	Amount (R)	Source of Funding
1.	Regional Water Supply	Simdlangentsha West	To be confirmed	Zululand District Municipality
2.	Rudimentary Scheme	Simdlangentsha West	To be confirmed	
3.	Sanitation	Simdlangentsha West	To be confirmed	
4.	Mangosuthu Hall	2	R2000 000.00	Municipal Infrastructure Grant = R 14,700, 000
5.	Paulpietersburg Roads	3	R3700 000.00	
6.	Testing Ground	3	R1500 000.00	
7.	eDumbe Regional Stadium Flood Lights	3	R1200 000.00	
8.	Abaqulusi Homestead		R1000 000.00	
9.	Paulpietersburg Roads	3	R1600 000.00	
10.	Fencing of Tholakele Cemetery		R500 000.00	
11.	Fencing of Municipal Offices	3	R1300 000.00	
12.	Municipal Pound	3	R1000 000.00	
13.	Municipal Shelters	3	R400 000.00	
14.	Fencing of Ophuzane Cemetery		R500 000.00	Municipal Capital Budget = R1500 000.00
15.	Construction of a traffic circle in Bilanyoni	4	R100 000.00	
16.	Renovations to Dumbe Community Hall & Paulpietersburg Town Hall	3	R1000 000.00	
17.	Provision of Public Toilets	To be confirmed	R400 000.00	Municipal Operational Budget
18.	Formalisation of Mangosuthu Township	2	R4000 000.00	

I. FINANCIAL PLAN

eDumbe municipality faces a huge challenge due to the increased service demands with a small and stagnant revenue basis and it cannot sustain itself without grants and external funding sources. One of the key priority areas of eDumbe Municipality is the financial viability of the municipality. The financial strategies are hence being reviewed in order to achieve the financial stability goal. In order to sustain eDumbe's financial position as a viable entity a number of strategies and programmes had to be put in place.

The financial plan provides the framework within which challenges can be addressed in a realistic and incremental manner based on the available resources. It puts the limited resources of the municipality and the expected addressing of block logs in perspective which prevents the creation of unrealistic expectations, frustrations and anger. The significant reduction of the salary grant from the Zululand District Municipality places tremendous strain on the financial status of the municipality.

Good governance will be practiced through the proper implementation of the Municipal Finance management act and in particular the improvement in accountability by enhancing transparency, public participation and risk assessment to minimize opportunities for fraud and corrupt services.

It needs to be taken into consideration that ZDM is the Water Services Authority and the Water Services Provider. The effect of this on the local municipality is that the revenue generated by these services is going to District.

It is also important to note that the financial affairs of the municipality are governed by the following acts

- **Division of Revenue Act**
- **Public Finance Management Act**
- **Municipal Finance Management Act**
- **Treasury Regulations**

1 Legislative Framework

The 2012/2013 draft budget is prepared in accordance with the Local Government; Municipal Finance Management Act, 2003 and the Municipal Budget and reporting regulations issued by the Minister in terms of Section 168(1) of the Act. In terms of these regulations a multi-year budget spanning over three (3) years is prepared.

1.1 The budget comprise of two categories:

- Operational Budget
- Capital Budget

1.2 The focus area where éDumbe Municipality is rendering service to community includes the following:

- Electricity supply
- Solid waste removal
- Cemeteries
- Fire fighting
- Municipal health services
- Traffic
- Municipal roads

1.3 Linkages between the budget, the IDP and political priorities

Firstly, the budget timetable and the IDP process plan are aligned through an integrated time schedule.

Secondly, the IDP is prepared and the projects are included in the budget with each project properly reference per IDP reference number.

Moreover, the financial plan comprising the total budget, among other items, is included in the IDP.

Finally, the implementation of electricity and solid waste projects and other assigned functions through the structures Act constitutes compliance with National, Provincial and Local development goals to eradicate backlogs of the past.

1.4 Monthly revenue and expenditure (municipal vote)

Description	Ref	Budget Year 2012/13												Medium Term Revenue and Expenditure Framework		
R thousand		July	August	Sept.	October	November	December	January	February	March	April	May	June	Budget Year 2012/13	Budget Year +1 2013/14	Budget Year +2 2014/15
Revenue by Vote	-															
Vote 1 - EXECUTIVE AND COUNCIL		433	433	433	433	433	433	433	433	433	433	433	433	5 198	3 205	3 681
Vote 2 - FINANCE SERVICES		1 293	1 293	1 293	1 293	1 293	1 293	1 293	1 293	1 293	1 293	1 293	1 292	15 514	16 496	18 031
Vote 3 - CORPORATE SERVICES		322	322	322	322	322	322	322	322	322	322	322	322	3 865	4 151	4 501
Vote 4 - COMMUNITY SERVICES		975	975	975	975	975	975	975	975	975	975	975	975	11 696	10 798	12 056
Vote 5 - INFRASTRUCTURE SERVICES		2 918	2 918	2 918	2 918	2 918	2 918	2 918	2 918	2 918	2 918	2 918	2 919	35 019	35 932	36 812
Vote 6 - PLANNING DEVELOPMENT		265	265	265	265	265	265	265	265	265	265	265	264	3 174	2 388	2 590
Total Revenue by Vote		6 206	6 206	6 206	6 206	6 206	6 206	6 206	6 206	6 206	6 206	6 206	6 205	74 466	72 970	77 672
Expenditure by Vote to be appropriated	-															
Vote 1 - EXECUTIVE AND COUNCIL		767	767	767	767	767	767	767	767	767	767	767	766	9 200	9 820	10 632
Vote 2 - FINANCE SERVICES		1 094	1 094	1 094	1 094	1 094	1 094	1 094	1 094	1 094	1 094	1 094	1 094	13 126	14 039	14 683
Vote 3 - CORPORATE SERVICES		800	800	800	800	800	800	800	800	800	800	800	799	9 595	9 854	10 210
Vote 4 - COMMUNITY SERVICES		739	739	739	739	739	739	739	739	739	739	739	739	8 863	9 550	10 725
Vote 5 - INFRASTRUCTURE SERVICES		2 017	2 017	2 017	2 017	2 017	2 017	2 017	2 017	2 017	2 017	2 017	2 017	24 206	25 212	26 449
Vote 6 - PLANNING DEVELOPMENT		650	650	650	650	650	650	650	650	650	650	650	828	7 976	4 495	4 974
Total Expenditure by Vote		6 066	6 066	6 066	6 066	6 066	6 066	6 066	6 066	6 066	6 066	6 066	6 244	72 966	72 969	77 671
Surplus/(Deficit) before assoc.		140	140	140	140	140	140	140	140	140	140	140	(39)	1 500	0	0
Taxation													-	-	-	-
Attributable to minorities													-	-	-	-
Share of surplus/ (deficit) of associate													-	-	-	-
Surplus/(Deficit)	1	140	140	140	140	140	140	140	140	140	140	140	(39)	1 500	0	0

1.5 Budgeted monthly revenue and expenditure by source

Description	Ref	Budget Year 2012/13												Medium Term Revenue and Expenditure Framework		Budget Year +2 2014/15
		July	August	Sept.	October	November	December	January	February	March	April	May	June	Budget Year 2012/13	Budget Year +1 2013/14	
R thousand																
Revenue By Source	-															
Property rates		543	543	543	543	543	543	543	543	543	543	543	545	6 518	6 708	7 907
Property rates - penalties & collection charges		67	67	67	67	67	67	67	67	67	67	67	75	812	869	930
Service charges - electricity revenue		1 149	1 149	1 149	1 149	1 149	1 149	1 149	1 149	1 149	1 149	1 149	1 149	13 790	13 968	14 084
Service charges - water revenue													-	-	-	-
Service charges - sanitation revenue													-	-	-	-
Service charges - refuse revenue		314	314	314	314	314	314	314	314	314	314	314	314	3 763	3 814	3 970
Service charges - other													-	-	-	-
Rental of facilities and equipment		88	88	88	88	88	88	88	88	88	88	88	88	1 056	1 130	1 209
Interest earned - external investments		9	9	9	9	9	9	9	9	9	9	9	9	103	110	118
Interest earned - outstanding debtors													-	-	-	-
Dividends received													-	-	-	-
Fines		47	47	47	47	47	47	47	47	47	47	47	47	565	604	647
Licences and permits		80	80	80	80	80	80	80	80	80	80	80	80	961	1 028	1 100
Agency services													-	-	-	-
Transfers recognised - operational		3 458	3 458	3 458	3 458	3 458	3 458	3 458	3 458	3 458	3 458	3 458	3 458	41 499	43 027	45 558
Other revenue		450	450	450	450	450	450	450	450	450	450	450	451	5 399	1 713	2 148
Gains on disposal of PPE													-	-	-	-
Total Revenue (excluding capital transfers and contributions)		6 205	6 205	6 205	6 205	6 205	6 205	6 205	6 205	6 205	6 205	6 205	6 215	74 466	72 970	77 672
Expenditure By Type	-															
Employee related costs		2 210	2 210	2 210	2 210	2 210	2 210	2 210	2 210	2 210	2 210	2 210	2 210	26 517	28 266	29 962
Remuneration of councillors		290	290	290	290	290	290	290	290	290	290	290	290	3 483	3 831	4 214
Debt impairment													-	-	-	-
Depreciation & asset impairment		250	250	250	250	250	250	250	250	250	250	250	250	3 000	3 500	4 000
Finance charges		7	7	7	7	7	7	7	7	7	7	7	7	80	100	120
Bulk purchases		900	900	900	900	900	900	900	900	900	900	900	900	10 800	11 500	12 500
Other materials													-	-	-	-
Contracted services		200	200	200	200	200	200	200	200	200	200	200	200	2 400	2 400	2 400
Transfers and grants													-	-	-	-
Other expenditure		2 224	2 224	2 224	2 224	2 224	2 224	2 224	2 224	2 224	2 224	2 224	2 224	26 686	23 372	24 475
Loss on disposal of PPE													-	-	-	-
Total Expenditure		6 081	6 081	6 081	6 081	6 081	6 081	6 081	6 081	6 081	6 081	6 081	6 081	72 966	72 969	77 671
Surplus/(Deficit)		124	124	124	124	124	124	124	124	124	124	124	135	1 500	0	0
Transfers recognised - capital													-	-	-	-
Contributions recognised - capital		5 154				5 154				5 154			-	15 462	16 310	17 253

Contributed assets													-	-	-	-
Surplus/(Deficit) after capital transfers & contributions		5 278	124	124	124	5 278	124	124	124	5 278	124	124	135	16 962	16 310	17 253
Taxation													-	-	-	-
Attributable to minorities													-	-	-	-
Share of surplus/ (deficit) of associate													-	-	-	-
Surplus/(Deficit)	1	5 278	124	124	124	5 278	124	124	124	5 278	124	124	135	16 962	16 310	17 253

ORGANISATIONAL PERFORMANCE MANAGEMENT SYSTEM

eDumbe Municipality's PMS is the primary mechanism to monitor, review and improve the implementation of its IDP and to gauge the progress made in achieving the objectives as set out in the IDP.

In doing so, it should fulfil the following functions:

❖ Facilitate increased accountability

The performance management system should provide a mechanism for ensuring increased accountability between the local community, politicians, the Municipal council and the municipal management team.

❖ Facilitate learning and improvement

The PMS should facilitate learning in order to enable the Municipality to improve delivery.

❖ Provide early warning signals

It is important that the system ensure decision-makers are timely informed of performance related risks, so that they can facilitate intervention, if necessary.

❖ Facilitate decision-making

The performance management system should provide appropriate management information that will allow efficient, effective and informed decision-making, particularly on the allocation of resources.

The functions listed above are not exhaustive, but summarise the intended benefits of the system. These intended functions should be used to evaluate and review the performance management system on a regular basis

1. Performance Management Framework

The 2001 Municipal Planning and Performance Management Regulations stipulates that a municipality's Performance Management System (PMS) must entail a framework that describes and represents how the municipality's cycle and processes of performance planning, monitoring, measurement, review, reporting and improvement will be conducted, organised and managed, including determining the roles of the different role players.

Due to the above, the eDumbe municipality therefore has in place its Performance Management Framework which is reviewed, adopted & implemented annually (will be made available upon request).

2. Institutional Arrangements

Various structures have been established to monitor and ensure alignment internally and within the Zululand Family of Municipalities. They are listed as follows:

- **Performance Audit Committee**

The structure is an independent committee appointed by the municipality to advise the Executive Council on performance matters relating to finance, policies, internal controls, compliance and evaluation.

- **Management Committee**

This committee reviews Key Performance Indicators and targets annually and is responsible for physical implementation of council strategies.

- **District Technical Advisory Committee**

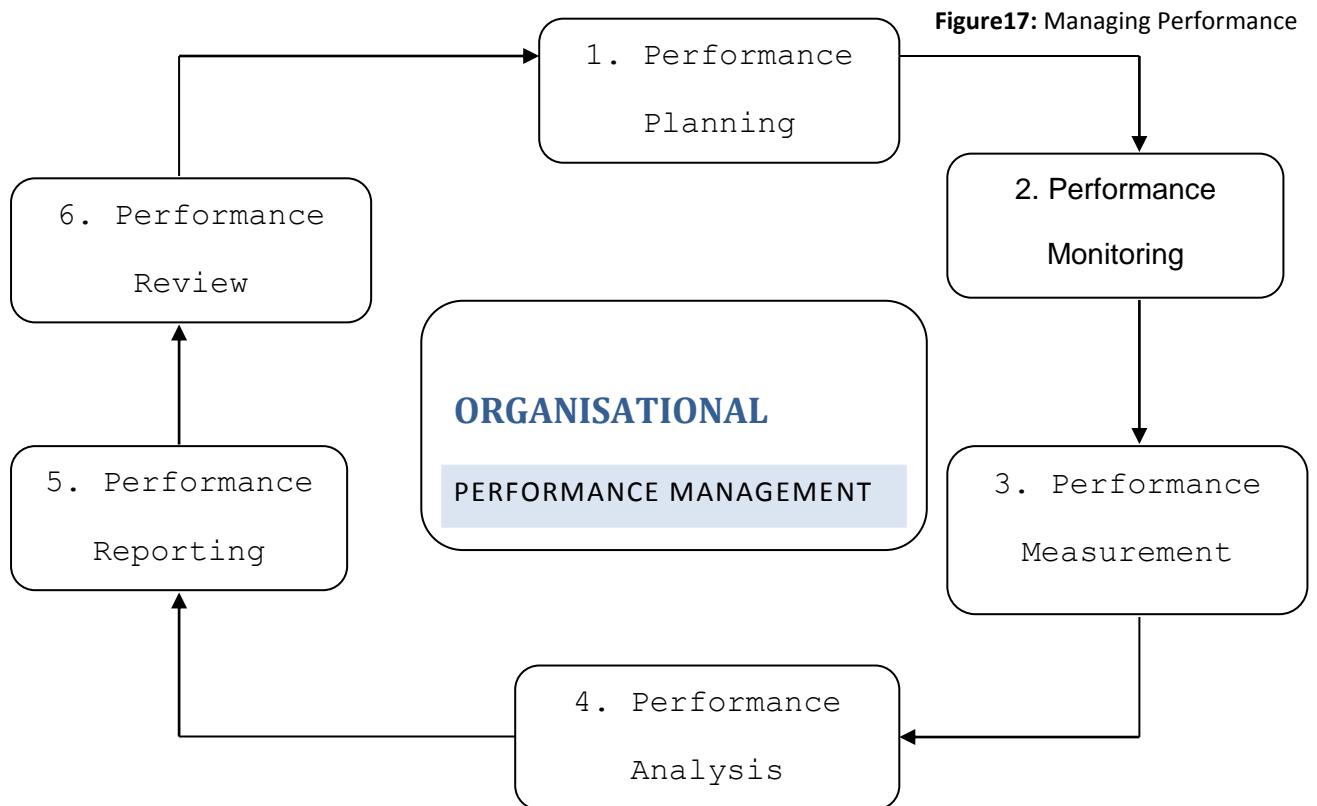
The structure includes Local municipalities, the district and Co-operative Governance to establish a culture of information sharing and identify common aspects of alignment between the stakeholders on performance management.

- **Internal Audit**

This structure is appointed by the municipality and may be outsourced to audit specialists. The key function is to prepare a risk based audit plan and audit programme for a financial year, advise the accounting officer and report to the performance audit committee on performance matters listed under point 1 above. They analyse performance information for each financial year to enable the Audit Committee to make an informed decision and recommendations to Council.

3. The process of managing performance

The annual process of managing performance at organisational level in the Municipality involves the steps as set out in the diagram below:



4. Organisational & Department Scorecard

Performance management can be applied to various levels within any organisation. The legislative framework provides for performance management at various levels in a municipality including organisational (sometime also referred to as municipal, corporate or strategic) level, departmental (also referred to as services, operational or section/team level) and lastly, individual level.

At organisational level the five-year IDP of a municipality forms the basis for performance management, whilst at operational level the annual SDBIP forms the basis. The IDP is a long-term plan and by its nature the performance measures associated with it will have a long-term focus, measuring whether a municipality is achieving its IDP objectives. A SDBIP (both for the municipality as a whole and that of a department) is more short-term in nature and the measures set in terms of the SDBIP, reviewing the progress made with implementing the current budget and achieving annual service delivery targets.

The measures set for the Municipality at organisational level is captured in an organisational scorecard structured in terms of the preferred performance

management model of the Municipality. The measures at departmental level are captured in the SDBIPs of the various Departments of the Municipality.

By cascading performance measures from organisational to departmental level, both the IDP and the SDBIP, forms the link to individual performance management. This ensures that performance management at the various levels relate to one another, which is a requirement of the 2001 Municipal Planning and Performance Regulations. The MFMA specifically requires that the annual performance agreements of managers must be linked to the SDBIP of a municipality and the measurable performance objectives approved with the budget.

K. Annexures

The following table indicates the annexures that **are included** in the **Draft 2012/2013 IDP**.

Table 48: Annexures

Section K	Annexures
K1	Human Resource Strategy: A) Recruitment Policy B) Human Resources Training Policy
K2	Housing Chapter
K3	Local Economic Development
K4	Infrastructure Investment Plan
K5	Public Participation Plan
K6	Land Reform Plan
K7	Land Use Management System
K8	Disaster Management Plan

■



K1

HR STRATEGY

K1: Human Resource Strategy

The éDumbe Local Municipality is made up of numerous policies that form the Human Resource Strategy within the municipality. According to the MEC comments on the éDumbe Municipality's 2010/2011 IDP, strategies relating to the recruiting and training of staff must be included in the 2011/2012 IDP. The following policies highlight these strategies:

A) Human Resource Recruitment Policy

1. IN TERMS OF COUNCIL RESOLUTION 616 OF 29/04/2002

The following Policy regarding the recruitment of staff and delegation of powers to the Municipal Manager is applicable:

- a. The Municipal Manager be appointed by Council;
 - b. Heads of Departments be appointed by the Municipal Manager in conjunction with the Council – interviews to be conducted by the Amalgamation Committee;
 - c. Post levels 2 to 4 be appointed by the Municipal Manager in conjunction with the Amalgamation Committee;
 - d. Remainder of posts be appointed by the Municipal Manager in conjunction with the Heads of Departments;
 - e. Contract appointments for specific posts that are part of the IDP and budgeted for by the Municipal Manager.
2. Only personnel who form part of the Councils approved personnel budget as per organisational structure can be appointed.
 3. Professional Primary Health Personnel shall be appointed in terms of salary scales equivalent to the Provincial Government scales.
 4. When a vacancy arises, the Municipal Manager or his delegated official shall decide whether the employee will be replaced.
 5. When vacancies arise, the post will be advertised internally and the Municipal Manager or his delegate will scrutinise the applications for a suitable applicant, and if there is no such applicant, the Municipal Manager or his delegate will scrutinise all previous applicants as per CV and only thereafter will the post be advertised externally.

6. Advertisements will be placed in the local newspaper, the Vryheid Herald, and in the Ilanga Newspaper, and in exceptional cases, in the Sunday Newspapers, if so decided by the Municipal Manager.
7. Temporary personnel shall only be appointed by the Municipal Manager in the event of staff shortages, emergencies and projects for which provision was made in the Councils budget or grant received from any other department.
8. Until such time as the TASK Evaluation Program is completed, personnel will be appointed on equivalent grades of previous post evaluations, or on a contract inclusive of all benefits, in terms of the section 12 notice.
 - a. Alternatively offered a short-term contract at remuneration not exceeding the standard remuneration package of the existing grade.
 - b. In exceptional cases as budgeted by the Council.
9. All appointments shall be made in terms of Council's **Employment Equity Plan**.
10. The Human Resources Component shall be responsible for the advertising, attending the interviews on all documents relating to the appointment of the employee.

B) Human Resource Training Policy

1. INTRODUCTION

Human resources development is a very strategic organizational function, key to the enhancement of the overall performance of the organization. Therefore in the realization of the crucial role of HRD, The eDumbe Municipality seeks to align itself with requirements of the Skills Development Act, the National Skills Development Strategy (NSDS) and other relevant policies and legislation. This document endeavors to propose a uniform and coherent approach to all HRD matters in the eDumbe Municipality. It further serves to give direction on the implementation imperatives with regard to the provisions of the national skills development strategy and skills development act. This will ensure an inclusive and integrated approach towards organizational and people development. This policy is geared towards transforming the eDumbe municipality into a truly learning organization where:

- The strategies, structure and culture of the organization become part of the learning system.
- The learning of all employees is facilitated and the organization continuously transforms itself.

- A willingness to accept that learning occurs continuously at all levels and needs to flow freely to where its need is displayed.
-

2. OBJECTIVES

This HRD policy is aimed at addressing the following objectives:

- Help give impetus to the implementation of internships and learnerships
- Ensures an integrated approach to HRD matters and inclusiveness.
- Enhances greater uniformity in HRD practices
- Create better opportunities for skills development and individual development for all personnel.
- Ensure greater transparency in HRD decision-making and practices.
- Help create a conducive environment for organizational and personal development and growth.

3. LEGISLATIVE AND POLICY FRAMEWORK

This strategy is premised on a number of legislation and policies that govern matters of training and development. Key amongst these are among others:

- Skills Development Act (SDA 1998) – seeking to establish a high quality education system in the country that meets the skills needs of different sectors to promote employability and economic growth.
- National Skills Development Strategy (NSDS 2001) – to South Africans with the skills to succeed in the global market and to offer individuals opportunities for self-advancement to enable them to play a productive role in society.
- Human Resource Development Strategy for South Africa(2001) –to maximize the potential of the people of South Africa through the acquisition of knowledge and skills to work productively and competitively in order to achieve a high quality of life for all.
- Human Resource Development Strategy for the public service (2003) – to support a holistic approach to human resource training and development in the public service aimed at addressing the major human resource constraints currently hampering the effective and equitable delivery of public services.

POLICY STATEMENT AND SCOPE OF APPLICATION

Training and development is one of the key pillars of the economic growth strategy of South Africa. There is a realization by the political leadership of our country of the paramount importance of skills in growing the economy and thereby decreasing unemployment. For the state the importance of a highly skilled and productive workforce is equally important. The state needs a highly skilled workforce in order to ensure that it is able to meet the ever

increasing demands for service delivery and to unlock the blockages in the existing service delivery system.

The policy covers all employees, supervisors, managers, senior managers, executive managers, the head of department as well as the executing authority in èDumbe Municipality.

1. INTERVENTIONS

In implementation the HRD policy, a number of mechanisms/interventions are employed, viz: skills programmes, learnerships, internships, and bursaries for staff development. These interventions are varied in order to address varying circumstances.

1.1 SKILLS PROGRAMMES

The department will conduct skills training programs consisting mainly courses to ensure that every staff member has all the skills to perform their jobs adequately. These will comprise of the training needs as indicated in the personal development plans of individual employees and the strategic training needs as indicated in the departmental strategic training needs as indicated in the departmental annual Workplace Skills Plans.

1.2 LEARNERSHIPS

In with the National Skills Development, the èDumbe Municipality implement learnership to improve the skills levels of staff as well as address the skills needs of the departments. These learnerships will address two categories, namely: members of staff and unemployed. The department will ensure that it builds internal capacity and all infrastructure and requirements for institutional readiness for the efficient management of learnership are in place.

A .MEMBERS OF STAFF

This category of learnership will seek to improve the skills levels of staff to enhance performance. The departments will also use learnership to ensure that there is necessary capacity and competency to achieve the strategic objectives of the department. Therefore learner ships will be implemented in line with the strategic needs of the department.

B. UNEMPLOYED AND YOUTH

The National Skills Development Strategy strongly espouses learnerships for the unemployed and out of school youth over and above employees of a particular organization. In light of this the èDumbe Municipality is obliged to also do its share with regard to the skilling of this group. These learnerships will also be informed by the strategic needs of the department and the province in general. This will ensure that the department has a pool of skilled human resources available to can draw from on a continuous basis.

1.3 EMPLOYEE STUDIES ASSISTANCE

eDumbe Municipality supports the principle of life-long learning for individual staff members to improve themselves and to reach their full potential. eDumbe Municipality also acknowledges that the majority of the previously disadvantaged never had the financial means to pursue further studies, some of whom are in the employment of the administration.

Secondly, the administration also acknowledges that the majority of the previously disadvantaged, even though they have tertiary education, in most instances the fields they have studied it may not have been their choice because of the limitations of the previous education system. All these people may want to take advantage of the new dispensation to pursue fields of study previously never had the opportunity to pursue.

IMPLEMENTATION STRATEGY

SKILLS AUDIT

An Annual Skills audit will be conducted by the HRD unit in order to identify the transversal strategic needs of the department. The skills audit is to be completed by every member of staff. The role of the HOD is crucial in validating the skills needs of their staff. This information will be included in the work place skills plan.

PERSONAL DEVELOPMENT PLANS

In terms of the Performance Development and Development Policy, every member of staff must sign a performance agreement with his/her supervisor. The performance agreement makes provision for the development needs of the staff member which becomes the staff member's personal development plan. These skills needs will be included in work place skills plan.

WORKPLACE SKILLS PLAN

Every year the department is required to design a workplace skills plan. The workplace skills plan is a plan that identifies all skills needs of the department as identified through the skills audit and the skills audit and the personal development plans. The workplace skills plan outlines the various interventions that will be used to address such skills needs.

EMPLOYEES FURTHER STUDIES FINANCIAL ASSISTANCE

eDumbe Municipality will avail financial assistance to staff who wish to further their studies. Such financial assistance is limited to tuition fees only and will not cover books, travelling for class attendance and accommodation as a result of class attendance. The employee further studies financial assistance will be managed as follows:

CONDITIONS

1. Any other member of staff can apply for employee studies assistance.
2. Every member is free to study any programme in their field of work or the public service.
3. Studies can only be undertaken on a part time basis, as employees still have to deliver on their work obligations.
4. The department will only fund a course once. Where the staff member has failed a course that has been paid for by the department, the staff will be obliged to pay for the re-registration of such subject / course himself / herself.
5. Where department has paid tuition for a staff member and such staff member abandons his/her studies either completely or partially or fails to write exams either completely or partially, the staff member will be obliged to reimburse the department in full amount that shall have been lost as a result.
6. Where an employee has failed some subjects / courses but is allowed by the institution to continue with his/her studies, such an employee will be responsible for the fees of such courses he/she may have to register, with the municipality only paying for the courses progressing to the next level.
7. Preference will be given to undergraduate studies. Post graduate studies such as Honours, Masters and Phd degrees will only considered where funds are available in that order.
8. The employee is obliged to submit all examination results to the HRD unit within two weeks of such results having been received.



K2

HOUSING CHAPTER

K2: Housing Chapter

INTRODUCTION

The éDumbe Municipality has developed a comprehensive Housing Sector Plan. The Housing Chapter is a summarised version of the Housing Sector Plan and focuses on certain key areas for the purpose of the IDP. For more detailed information reference should be made to the Housing Sector Plan. The Housing Section is staffed by a Housing Officer only. The Housing Officer reports to the Director Infrastructure and Technical Services. The Director Technical Services is responsible for all housing projects and has to regularly liaise with Implementing Agents and relevant government departments, inspect and monitor progress and compile reports for Council. He works closely with the Provincial Department of Human Settlements, eliciting their assistance and attendance at meetings to ensure that an acceptable pace of housing delivery is maintained.

HOUSING DEMAND LIST

The Municipality has a current housing demand list categorized as follows:

Housing demand in Urban Areas: 600.

Housing demand in Rural Areas: 3147

Total demand: 3747

Verification of the housing demand will take place during the sales administration process.

URBANISATION AND POPULATION GROWTH

Over the years there had been an emigration of people from mostly rural to urban areas like Johannesburg and Durban for educational reasons and job opportunities. The population has declined from the previous census, mortality have also been one of the reasons. Unfortunately with the population decrease there have been social problems such as increase in crime levels and health problems. Previous planning of the existing towns did not take this urban emigration into consideration resulting in less revenue and inadequate services. The Zululand District Municipality intervened by bringing water projects to greater éDumbe Municipal area.

SLUMS CLEARANCE

The Municipality has identified Mangosuthu, Tholakele, Khombela, Ophuzane and Dumbe Township Land Grabbing Clearance as having a priority in the development of housing projects and has developed a comprehensive Housing Sector Plan. This has not been met without any problems, the Municipality is facing several challenges in securing development land. The first obstacle has been that Khombela's land was donated by the Lutheran Church and there are farmers claiming that this development land belongs to them and Rural development is handling the matter. Secondly it has been Mangosuthu which its land is under a land claim and no compensation have materialised for the claimants. Other development land has no issues it is available. This has delayed preparation of Land Availability Agreement with Rural Development and Land Reform.

The most serious obstacle in the provision of human settlements is the acquisition of land for housing. The single factor that has delayed the delivery of houses is the land claims attached to the proposed pieces of land for housing.

IDENTIFICATION OF LAND FOR HOUSING

The Municipality is on the lookout for land for housing. However the formal process to acquire land is only commenced when a housing project is identified.

SERVICES

The level of services provided by the Municipality will comply with the terms of Housing Code 2009 and commitment of services to be provided will be given when projects are identified and implemented.

MIGRATION PLAN

The Municipality does not have a formal migration plan but proposed developments like having our Shopping Complex, re-opening of the mines and Mthashana FET College opening a base with us might deter the migrating population.

SOCIAL VIABILITY

In planning the urban project cognizance has been taken of the existing transport for people, access road and to ensure sustainability of the settlement community provision has been made for schools, open spaces, sports field, crèche, Health centre.

The aspect of social viability and sustainability of the living conditions of our population is an ongoing process with purpose and determination shall be slowly but surely achieved.

CURRENT PROJECTS

This covers summarized property information on the FOUR housing projects proposed through the Municipality:

1. Thoklakele Housing Project:

In summary: Of the Five Properties under this Project ALL ARE:

Ownership	:	Department of Land Affairs (Ex SADT)
POA	:	None
Land Claims	:	None
Allocated to TA	:	Dlamini TA
Whether in ITB Schedule?	:	NO
Combined total Extent	:	1206,0025 ha

2. Ophuzane Housing Project

In summary: Of the 4 Properties under this Project ALL ARE:

Ownership	:	Department of Land Affairs (Ex SADT)
POA	:	None
Land Claims	:	None
Allocated to TA	:	Mthethwa TA
Whether in ITB Schedule?	:	NO
Combined total Extent	:	2949,1533 ha

3. Mangosuthu Housing Project

In summary: Of the 13 Properties under this Project:

Ownership	:	4 = Department of Land affairs (Ex SADT) 7= Department of Human Settlement (Housing) 2= Private (Mondi & Hlanganani CPA)
POA	:	Yes-Department of Human Settlement x7
Land Claims	:	Yes
Allocated to TA	:	NONE
Whether in ITB Schedule?	:	NO
Combined total Extent	:	781,3989 ha

4. eKhombela Housing Project:

In summary: The 1 Property under this Project:

Ownership	:	Private (Elsa Property Mnagement Co,)
POA	:	None
Land Claims	:	Yes
Allocated TA	:	No
Whether in ITB Schedule?	:	No
Total Extent	:	1026,1623 ha

For the record ITB land is also allocated land, but what makes it ITB land is because it falls within the legislative boundary of the old KwaZulu Government.



K3

LED PLAN

K3: Local Economic Development Plan

Background to LED Study

Local Economic Development (LED) is an approach to policy intervention that reflects a change in focus from national to local intervention, and a change in practice where emphasis in planning shifts from control and regulation towards the stimulation of “development”. The concept of local economic development has spread quickly within the context of transformation and economic restructuring, especially given the economic and social pressures that South Africa is confronted with today. LED can therefore be defined as a process in which local governments and/or community-based groups manage their existing businesses and enter into partnership agreements with each other, in an effort to create new jobs and stimulate economic activity within a locality.

Local economic development can further be defined as a sub-state or sub-regional action, taking place within the context of the local labour market. LED can also be described, as an applied economic development strategy that seeks to address site-specific needs through appropriate local solutions.

LED is one of the priority issues of the national government development strategies. The progress in implementing local economic development initiatives is, however, hampered by the lack of trained LED champions as well as funding of such initiatives. The service backlogs in many parts of the country have also shifted the focus away from local economic development towards service provision and the development of infrastructure. LED involvement requires government intervention in the form of facilitation, support and funding. The eDumbe in partnership with the national government, provincial and the district municipality all have an important role to play in the successful implementation of local economic development initiatives.

International experience clearly indicates that local authorities and other local agencies can play a key role in helping to tackle local employment and development needs. LED within the eDumbe needs to encompass both, concepts of competition and global competitiveness, whilst simultaneously adopting a community-based focus that addresses the crucial problem of unemployment in the area.

Local economic development efforts within the study area should therefore focus on:

- Addressing local development needs, crises and job creation requirements;
- Local control and empowerment;
- A partnership between all key
- Local leadership;
- Initiative and entrepreneurship;
- The use of local resources and skills;
- Appropriate external support, advice and facilitation; and
- Creating an environment that facilitates economic growth and diversification.

Study Objectives

The study has been executed and formulated based on the following objectives:

- To unlock the economic development potential of the study area with the planning of implementable and sustainable economic development projects;
- To contribute towards unlocking the inherent potential of people within the study area;
- To ensure a coordinated approach towards economic development within the study area;
- The identification and development of key economic areas and products in the study area;
- To promote the creation of employment opportunities in the study area;
- To promote the creation of appropriate supporting infrastructure required for economic development;
- To achieve sustainable democracy through economic growth;
- To provide a plan and strategies for the creation of wealth, growth and entrepreneurship; and
- To develop a strategy to secure funding for economic development projects

éDumbe LED Implementation Strategy

Status Que for éDumbe LED projects

Name of Project	Activities	Budget	Responsible	Status
Informal Traders markets	Market stalls for informal traders	R500 000.	DED	Feasibility study in progress
Development of Warm Springs at Bilanyoni	Feasibility study for warm Springs and business plan	R500.00	DED, iThala Bank	Applied to DED for Funding, Ithala wants a Viable business plan
Develop Bivane Dam	Camping, Braai and Ablution facilities at Obivane dam, Holiday Resort	R200000	DED, iThala Bank, ZDM	ZDM still has to confirm funding
Phongola Bush nature reserve	Develop Pongola bush nature reserve	R180.000	éDumbe Municipality,	Feasibility study in progress
Local Business Service Center	Business center for SMME's	R200 000	DED, Khula Enterprise, SEDA	Applied to DED, SEDA has no budget to open at éDumbe.
Contracting Opportunities in forestry	Contracting for Harvesting, Siviculture	R200000	Mondi, SAAPI and CTC	Mondi and CTC have already awarded number of long term contracts to SMME's
Re-opening of local Saw mills (Plank manufacturing)	Processing of timber	R500 000	Private sector	The factory is already operating
Maize Milling	Maize processing	R200 000	Private sctor	The Mill is already operating at Tholakele, Mangosuthu and Bilanyoni
Craft Products	Manufacturing of crafts	R500 000	DED	The craft HUB will be opened at Ulundi and all the other locals will Trade there for the upcoming 2010 world cup
Industrial Cluster Strategy	Industrial strategy	R300 000	éDumbe Municipality	No budget as yet
Upgrading of existing roads and new ones (as part of business attraction)	Bilanyoni Road	R2000 000	éDumbe Municipality	The road has been constructed.
Transformation of existing poverty alleviation projects to be economically viable	Poverty alleviation strategy, link with LED strategy	R300 000	éDumbe Municipality	No budget as yet

Anchor Project

It is likely that there are a large number of potential projects that can promote economic development in an area. However, due to a lack of resources, including capacity, funding and time, it is not possible to pursue and implement all listed projects simultaneously. For this reason, project prioritization is important. Anchor projects are those projects that consist of a number of linkage to various other sectors and projects. It is important to note that in many instances the successful implementation of a large and more complex secondary projects is dependent on the implementation of this anchor projects. The aim of project prioritization is to determine which of the of the project will have the highest impact on the local economy in terms of the initial objectives and project identification criteria, e.g. job creation, capacity building, social upliftment and infrastructure development. It is therefore important to identify strategic anchor projects during the project selection phase. Below are the anchor projects that have been identified for eDumbe.

Project Name	Phongola Bush Nature Reserve Development
Project description	Undertaken a feasibility study and a business plan to develop this reserve which has a rich and diverse bird life. The development will relate to fencing, access roads, tourist facilities and accommodation, with plan to integrate the neighbouring Ekhombela community into the economic and profitable activities of the reserve.
Project Purpose and Reason for Prioritisation	This project has two important benefits. The first relate to the improved tourism prospect this project will bring about especially in terms of birding tourism. The second relates to the pro-poor development this project will promote through the inclusion of the local community in the economic activities of the reserve.
Anticipated Result/Outcomes	Completed report which will identify the necessary development to take place, including plans for facilities and accommodation, a community inclusion aspect as well as mechanisms to take the project into implementation such as a business plan, institutional framework and marketing strategy.
Activities to be undertaken	Obtain agreement from all parties Apply to Gijima for funding Undertake feasibility study
Stakeholders/Role-players	Ezemvelo KZN Wildlife, Zululand District Municipality, eDumbe Local Municipality, Ekhombela community.
Budget	R 400 000
Sources of funding	Gijima KZN
Time frame	6 months
General comment	This project is important in terms of developing a resource that is currently very under-utilized in the terms of tourism potential and there is considerable potential to take advantage of what it has to offer.

Project Name	Expansion of Ithala Game Reserve
Project Description	Undertaken a strategic plan to plan out the first phase of the expansion of the reserve which will be in the eDumbe, Abaqulusi and uPhongolo local municipalities.
Project Purpose and reason for prioritization	This project will have significant benefits for the tourism in eDumbe by attracting many more tourists to the region. It will also have positive developmental component by integrating the local communities into the park's economic activities.
Anticipated Result/Outcomes	A strategic plan detailing all the issues involved with the expansion of the park including economic, tourism, social and environmental consideration.
Activities to be undertaken	Obtain agreement from all parties Apply to Gijima for funding Undertake study
Stakeholders/Role-players	Ezemvelo KZN Wildlife, Zululand District Municipality, eDumbe Local Municipality, local communities
Budget	R 700 000
Sources of funding	Gijima KZN
Time frame	6 months
General comment	This project will see the development of one of Zululand's most important tourist attractions. The increased tourism that the development of this reserve will bring about will greatly benefit other smaller tourist attraction, especially in eDumbe local municipality as part of the development includes establishing a gate to the reserve from the eDumbe side. This will greatly increase tourist traffic through the municipality and have positive effects for eDumbe's other tourist attraction.

Project Name	Local Business Service Centre
Project Description	Establishment of the Unit within the planning Department that will coordinate and facilitate the implementation of LED strategy.
Project Purpose and Reason for Prioritization	To ensure that the municipality plays a meaningful role in ensuring improved socio-economic conditions of the municipality area. The prioritization solely emanates from the need to revive the local dwindling state of the economy of eDumbe.
Anticipated Result/Outcomes	The smooth and effective implementation of the strategic, Updating of the strategy, Mobilization of resources required for successful implementation.
Activities to be undertaken	Managing the LED unit, implementation of the strategy, updating of the strategy, Mobilization of resources required for the successful implementation.
Stakeholders/Role-players	eDumbe Municipality, Zululand District Municipality, Dept. Economic Development, IDC, SEDA, Gijima KZN.
Budget	R 2500 000 per annum.
Sources of funding	IDC, eDumbe Municipality, ZDM.
Time Frame	During the initial stages it would be recommended that a three year contract be signed with the Capable

	incumbent.
General Comment	The success of the LED unit always depend on the nature of support it receives from the municipality management and council at large. It would be deemed appropriate if the municipality can increase LED allocations on its yearly budgets.

Project Name	Local Chamber of Commerce
Project Description	This would be a facilitation project, organizing and encouraging the formation of a chamber of business in the local municipality.
Project Purpose and Reasons for Prioritization	The municipality does not currently have any organization relating to business located there. There is therefore no business nor lobbying to ensure a business friendly environment exists in the municipality.
Anticipated Result/Outcomes	A fully functioning chamber of business in the municipality that operates independent of the local municipal authorities.
Activities to be undertaken	Identify all relevant role-players Organize meetings and workshops Workshop an operational plan for the chamber, including an organogram indicating leadership roles and persons to fill those roles.
Stakeholders/role players	eDumbe local Municipality, local business people.
Budget	R 30 000
Sources of funding	eDumbe local municipality.
Time frame	6 months
General comments	A chamber of business is organized and driven by business people themselves, therefore this project is one of facilitation, engaging and organizing the initial processes of setting up this chamber.

5.2. PROJECT LIST

Thrusts	Strategic Programmes	Projects
Development of agricultural sector	1.1 Diversification	1.1.1 Fresh produce market
		1.1.2 Agricultural projects monitoring programme
	1.2 From partnerships and linkages	1.2.1 Small farmer assistant programme
	1.3 Beneficiation	1.3.1 Timber beneficiation
		1.3.2 Soya bean processing plant
Industrial development	2.1 Support structures	2.1.1 Satellite manufacturing Advice Centre
		2.1.2 local industrial development forum
		2.1.3 Industrial development strategy
	2.2 Growth and diversification	2.2.1 Saw mill
		2.2.2 Skills training programmes
SMME Development.	3.1 Technical and entrepreneurial programme	3.1.1 Local business service centre
		3.1.2 Skills development programmes

	3.2 Promotion of SMME development	3.2.1 Procurement procedure
		3.2.2 Periodic market
	3.3 SMME opportunities	3.2.3 Small business hive
		3.3.1 Contracting opportunities in forestry
4. Tourism and cultural development	4.1 Marketing	4.1.1 Promotional pamphlets
		4.1.2 Tourism awareness programme
		4.1.3 Petrol attendant promotion
		4.1.4 Tourism amenities
	4.2 Development of attractions	4.2.1 Pongola Bush Nature Reserve development
		4.2.2 Bivane Dam development
		4.2.3 Ithala expansion
		4.2.4 Caravan park at Dumbe municipality
		4.2.5 Development corridor (Wakkerstrom/Volksrust)
		4.2.6 Dumbe Mountain chalets
	4.3 Institutional structures	4.3.1 Community Tourism Organisation
5.Promotion of LED	5.1 Investment structures	5.1.1 Business attraction and retention programme
	5.2 support structures	5.2.1 Business Advice centre
Thrusts	Strategic Programme	Projects
6. Develop internal municipal capacity.	6.1 Institutional Structures	6.1.1 Appoint LED officer and desk within municipality
		6.1.2 Local LED forum
		6.1.3 Link to district LED forum
7. Human Resources Developments	7.1 Develop community and skills	7.1.1 Community projects
		7.1.2 Learnership programmes
8. Trade and commerce	8.1 Institutional structure	8.1.1 Chamber of commerce
	8.2 Develop retail opportunities	8.2.1 Shopping centre
		8.2.2 Marketing for informal traders

Projects	Activities	Sources of funding	Budget (5 year period)				
			Year1	Year2	Year3	Year4	Year5
Strategy: Agriculture							
Fresh produce market	Consultation with farmers, site identification, infrastructure, promotion.	eDumbe, LM, ZDM, DoA	100 000	600 000			
Agricultural projects monitoring programme	Engage DoA, set up programme, appoint monitoring officer	DoA, eDumbe LM, ZDM			30 000		
Small farmer assistance	Identify small farmer and	DoA, eDumbe		300 000			

programme	their needs, devise programme of support, identify funding source.	LM,ZDM					
Timber beneficiation	Feasibility study	Gijima ZN, eDumbe LM, ZDM			300 000		
Soya bean processing plant	Feasibility study, source funding	Gijima KZN, eDumbe LM, ZDM	200 000				
Industrial development							
Satellite manufacturing advice centre	Feasibility study for establishment of MAC in eDumbe , source funding	Gijima KZN, eDumbe LM, ZDM				400 000	
Local industrial development forum	Mobilize stakeholders, assign person to manage forum.		5 000				
Saw mill	Feasibility study	eDumbe LM, ZDM, Gijima KZN		500 000			
SMME Development							
Local business services center		SEDA			250 000	250 000	250 000
Skills development programmes	Identify skills needs (e.g. business skills, computer, etc)devise programmes, source funding.	SEDA eDumbe LM, ZDM		200 000			
Procurement procedures	Revise procurement procedures	eDumbe LM, ZDM			100 000		
Small business hive	Feasibility study, indentify funding sources.	Gijima KZN, eDumbe LM,ZDM				200 000	

Project	Activities		Budget (5 years period)				
	Sources of funding		Year 1	Year 2	Year 3	Year 4	Year 5
Contracting opportunities in forestry	Consultation with relevant role-players, devise operational plan	eDumbe LM, ZDM		50 000			
Tourism and cultural development							
Promotional pamphlet	Design and distribute pamphlets (using petrol attendants)	eDumbe LM, ZDM	300 000	150 000	150 000	150 000	150 000
Tourism awareness programme	Design programme to build awareness of importance of	eDumbe LM, ZDM	300 000	300 000	300 000	300 000	300 000

	tourism among local and business people and how to support tourism in area.						
Petrol attendant promoters	Utilize petrol attendant as promoters of area, inform them and use them as distributors of information	eDumbe LM	50 000				
			Year 1	Year 2	Year 3	Year 4	Year 5
Phongola bush nature reserve development	Obtain consent from all parties, apply for funding from Gijima, feasibility study for the development of the reserve,	Gijima KZN, EKZN Wildlife, eDumbe LM	400 000				
	Obtain consent from all parties, apply for funding from Gijima KZN, undertake strategic plan or expansion.	Gijima KZN, ZDM, eDumbe LM, EKZN Wildlife	700 000				
Development corridor (Wakkerstroom/Volksrust)	Feasibility study looking at the development of this corridor	Gijima KZN, ZDM, eDumbe LM			200 000		
Dumbe mountain chalets	Business plan and feasibility study, obtain funding.	eDumbe LM			300 000		
Community tourism organisation	Establish organisation with key role players in tourism industry, set up meeting	eDumbe LM, ZDM	50 000				

Projects	Activities	Source of funding	Budget (5 years period)				
			Year 1	Year 2	Year 3	Year 4	Year 5
Promotion of LED							
Business attraction and retention programme	Identify sources of funding, design programme (e.g. relating to road and communication infrastructure) to build a business enabling environment.	eDumbe LM ,ZDM	100 000				
Local chamber of commerce	Facilitation process to establish a chamber of commerce	eDumbe LM	30 000				
			Year 1	Year 2	Year 3	Year 4	Year 5
Internal municipal capacity for LED							
LED officer and desk	Include in municipal organogram, appoint officer, training if required. Also serve as business information desk-to local business people about gov support programmes e.g. export incentives available to them	eDumbe LM	70 000	70 000	70 000	70 000	70 000
Local LED forum	Mobilize local stakeholders , establish forum. Link to district forum	eDumbe LM	5 000	5 000	5 000	5 000	5 000
Total			2080 000	2125 000	1705 000	1375 000	775 000

Institutional Framework

To ensure that LED has an ongoing presence in the municipality the relevant institutional structure need to be in place to guide and formulate the process. Ongoing monitoring is provided through the formal structures set up within the municipalities to drive LED, and evaluation of specific projects outcomes to ensure that strategy continues to the achievement of the LED vision, goal and objectives.

STEP ONE	Establishment of LED forum
Task and objectives	To have inclusive structure for co-ordinate LED effort within the municipality
Responsibilities	Planning and developing department eDumbe
Phasing	Short to medium term
Estimated cost	Minimal cost for convening meetings
Funding sources	eDumbe municipality
Actual steps involved	Identify people institution business community organisation wit vested interest in LED such as CLLRs organized labour, organized business Develop Steering committee or working groups to support strategic implementation Ensure proper functioning of the economic portfolio committee Drat clear terms of reference for each structure
Benefits	The involvement of relevant stake holders is important since it assumes some basic knowledge of the working of the local economy

STEP TWO	Establish LED desk within the planning department
Task and objectives	Ensure on-going LED co-ordinate and technical support
Responsibilities	Director planning and municipal manager
Phasing	Shorty term
Estimated coast	220 000 per annum
Funding sources	eDumbe municipality
Actual step involved	Prepare detailed functions Develop business processes and set standard for LED incumbent to manage and implement LED initiative Provide on-going support and monitoring to the LED appointed incumbent
Benefits	Improved technical know-how and hence sustainable desk

STEP THREE	Institutional Arrangements or vehicle for LED or Develop LED Agency
Task & objective	To investigate the best possible institutional structure to drive LED and raise funds and market LED initiatives
Responsibilities	LED Working Group or Steering Committee Task Team
Phasing	Short to medium term
Estimate cost	R 10 000 for investigation, cost for setting up will depend on the preferred and selected structure
Funding sources	DBSA, DEAT
First step/actual steps involved	Determine the role of LED Agency Determine type of institution e.g. section 21, development trust, dev foundation in line with MFMA Contact existing to draw on their experience Prepare brief report on alternative structure, presenting pros and cons Commission a study Recommend appropriate structure Set up process for decision making Guide the forum through decision making Operationalise the structure
Benefit of this step	Such structure will foster the economic development of territory where it works

The setting up of such Local Economic Development Agency (LEDA) has been very prevalent in the European countries and very successful in achieving community LED aspiration. Such structure are organized and have their own legal mandate and functional autonomy, with the main focus on achieving the following objectives:

- Objective of LEDAs
- Foster the economic development of the territory where it works; tap the endogenous potential of a territory.
- Capitalize on endogenous resources and concentrate on support for those group with the most difficulties access to regular economic financial circuits.
- Foster integration and coordination of local institutions and associations around a shared vision of local economic development.
- Promote local small and medium sized business; create entrepreneurial culture.
- Plan and bring into being a system of service to public and private organisation that can support local economic development.
- Pay special attention to identify the most vulnerable social groups and identifying poverty traps

1.1 What is the role of Local economic development agency

It set up run, and support an endogenous network able to catalyze development.

The essential mission of LEDA is to

- Create jobs
- Promote and support small and medium-sized businesses in the various branches of production
- Improve the economic context and opportunity of the territory.
- Promote free competition among healthy businesses.
- Provide tools for economic development that include the weakest and most vulnerable.
- Uses business as a weapon in the fight against poverty.
- Develops relationships of collaboration and across sectors.
- Allows the local government to be the director actor.

Action Plan

Strategy implementation is driven by the action plans. Within strategy implementation, it is important to remember to make it an inclusive process. In terms of the Municipality System Act chapter 4, the maximum community participation should be encouraged and ensured at all cost

Therefore, the following action plan attempts to highest critical sequential steps for the eDumbe municipality to undertake as a matter of urgency. This action plan , though not prescriptive in nature, provides critical milestones aimed at implementing identified economic strategies and making a difference within the region.

STEP ONE	Mobilize and encourage participation of community based development structure
Task and objectives	To ensure shared economic developmental vision and execution of related responsibilities
Responsibilities	LED Task Team/Working Group/LED Steering Committee
Phasing	Short to medium term
Estimate Cost	R 10 000 spent on workshopping LED concept/ Vision and importance of CODs and NGOs participation thereof.
Funding sources	eDumbe municipality, ZDM
First step /actual steps involved	Convene workshops for LED presentation Create database for CBOs, NGOs and activities Identify Public-Public Partnerships at project level
Benefits of this step	Ensure shared execution of responsibility and organized community participation in LED

STEP TWO	Workshop strategies among the stakeholders
Task & objectives	To communicate priority strategies and trigger or stimulate some initiative among the participating community To foster shared economic vision and direct effort to common target
Responsibilities	LED Forum/ Steering Committee
Phasing	Short term exercise
Estimated cost	To be determined by number of w/shops and participants
Funding sources	eDumbe, DEAT,DPLG
First step/actual step involved	As a committee be familiar with the content and context of proposed strategies Understand applicability of strategies in each LM Verify some economic facts as raised in the study Focus on growth strategies Focus on development strategies
Benefits of this step	Result to smooth identification of projects per strategy

STEP THREE	Prepare detailed business plan for each feasible project
Task & objectives	To give broad strategic direction for the project in terms of its execution, sustainability and returns thereof
Responsibilities	ED Steering Committee
Phasing	Short to medium term
Estimated cost	25 000 per business plan multiply by number of feasible project
Funding sources	DEAT,DPLG,DBSA,ZDM
First step/actual step involved	List feasible project Assess internal capacity to prepare BP Should the capacity fail to suffice, outsource Prepare terms of reference Prepare adverts Call for proposal therefore, prepare RFP Prepare proposals assessment matrix Receive proposal and adjustment Appoint and commence with BP preparations
Benefits of this step	Business plan ensures facilitation of coordinated efforts to market the project and sources funding

STEP FOUR	Marketing of business plan to donors and funders
Task & objectives	To source funding for project implementation purpose
Responsibility	LED Task/Workshop Group/LED Steering Committee
Phasing	Short to long term
Estimated cost	20 000
Funding sources	Municipality
First step/actual steps involved	Identify donors agencies with interest in identified project

	Prepare funding proposals for each project, as per requirement of identified donors Send or distribute proposal and business plan to funders Make constant contact or follow up with funders
Benefits of this step	Sourced fund to expedite implementation and stimulate economic growth

STEP FIVE	Implementation of projects
Task & objectives	To implements projects with greater impact and potential to turn around economic state of municipality.
Responsibility	ZDM,ELM
PHASING	Short to long term
Estimated cost	TBD-To be determined by project value and size
Funding sources	Gijima, ZDM,ELM
First step/actual step involved	Determine key input Determine expected throughput Set KPIs for each project Determine expertise required from implementation Determine or verify sources of budget Engage special or experts, where need arise Prepare a detailed project implementation plan for each project
Benefits of this step	It ensures realization of desired economic changes

STEP SIX	Monitoring and review
Task and objectives	To check progress against expected outcome or results
Responsibilities	Steering Committee
Phasing	ON-OING PROCESS
Estimated cost	TBD
Funding sources	ELM
FIRST STEP /ACTUAL STEPS INVOLVED	Is the SWOT analysis still valid or have circumstances changed? Is there more information at hand that changes the view of the issues? What changes need to be made? Should the indicator be changed ? Should there be more action on projects Should the project be changed
Benefits of this step	It keeps implementation checked and reviewed timorously



a

K4

INFRASTRUCTURE

INVESTMENT PLAN

K4: Infrastructure Investment Plan

éDumbe municipality in conjunction with the Zululand District Municipality are compiling a 5 year infrastructure investment plan which have three cycles in total. éDumbe municipality is in a process of finalising the second cycle. The third and final cycle will be finalised in the 2011/2012 financial year. Below is the CIP report that was sent to the Zululand Family of Municipalities in the beginning of 2009/2010 financial year of which all municipalities within the Zululand District must finalise their CIP base on this report.

Executive Summary

The development of a Comprehensive Infrastructure Plan (CIP) at a municipal level serves as a clear business model providing strategically focused actions for implementing the key initiatives identified in the IDP, while addressing sustainability. This will be achieved by ensuring that the necessary infrastructure be provided to address services backlogs, that efficient operations and maintenance is performed, that dilapidated assets are refurbished, that the necessary skills are provided, and by ensuring that funding is available.

In the first cycle of CIPs the emphasis is on infrastructure needs and backlogs. Projects and initiatives are identified to address the critical shortages, which is then used to define funding requirements. Finally, institutional challenges are identified that affects housing, water, sanitation and wastewater, and roads. Other services will be addressed in later CIP's

This report was compiled for Zululand District Municipality, which is located in the KwaZulu-Natal Province. It identifies the different challenges in the LM's, the overall assessment of service delivery in the DM, the budgets, institutional issues, namely policies, processes and structure, which have an impact on services delivery and the different needs for project implementation.

The municipalities have identified 20 water related projects at a cost of the R 2,1 billion. 0 of these projects are bulk water projects and 9 are water reticulation projects. 23 sanitation related projects were identified at a cost of R 776 million. 1 of these projects are bulk sanitation projects and 11 are sanitation reticulation projects.

The institutional assessment determined that all the municipalities need to give urgent attention to their policies. Policies provide the framework for infrastructure management.

The total funding required for the projects listed in this phase of the CIP process amount up to R 8,7 billion.

An intervention plan is formulated for this DM and is divided into an immediate impact, medium term and longer term plans. The implementation plan needs to address the improvement of policies and project management skills. Funding interventions such as reprioritisation of projects, improvement of billing systems and the need to establish partnerships need to be addressed.

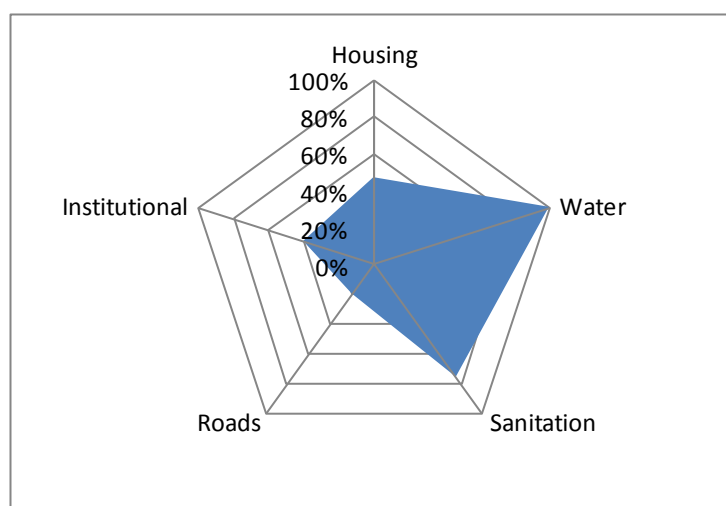


Figure 1: Overall summary of service levels in the municipalities

Section A: Introduction

A.1 OBJECTIVES OF THE COMPREHENSIVE INFRASTRUCTURE PLAN PROCESS

Every municipality needs to compile an Integrated Development Plan that defines a framework for creating and sustaining integrated human settlements by providing the necessary infrastructure in a sustainable and coordinated manner.

The CIP's have been formulated to enhance the preparation of the IDP and consolidates the information from a wide range of planning instruments (SDF, existing IDP, Master plans, Sector Plans, etc).

It summarises the data at ward level by exploring the unique needs of communities, and then formulate plans and projects for providing housing and infrastructure to service these needs. It therefore creates the basis for confirming the alignment of the different sector plans.

It furthermore addresses the full life cycle management of those assets by considering the refurbishment and maintenance needs, and ensure that the necessary skills and financial

resources are available to achieve the goal of sustainable service delivery is achieved in the medium to long term.

This information feeds back into the IDP process before December of each year for the revision of the IDP.

The purpose of this process is to determine the infrastructure projects required to achieve the 2014 goals, assist and support the planning framework, provide input in to the IDP process and provide input to the MTECH process.

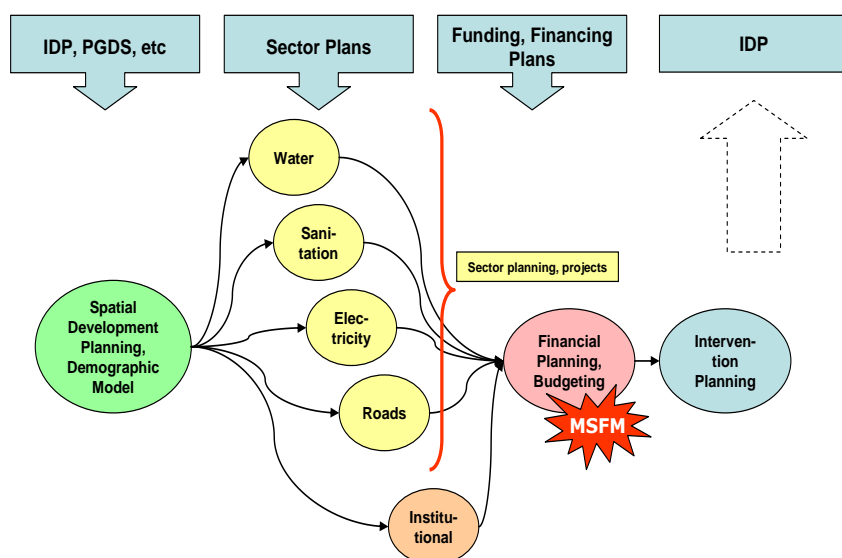


Figure 2: Conceptual Process for Preparing Comprehensive Infrastructure Plans

The information in the report is further more analysed and implementation strategy is developed accordingly.

A.2 AIM OF THE REPORT

This report serves as the first cycle of CIP's to consolidate and report on infrastructure needs/backlogs, planned projects/initiatives, funding requirements and institutional challenges in terms of the following categories of information:

- Housing
- Water
- Sanitation and waste water
- First order roads
- Institutional interventions, and
- Inform the reader on an Action Plan to implement the process.

Later CIP's will expand this first version in subsequent years to also address the following additional functions:

- Solid waste

- Electricity, and
- Institutional development needs, and
- Financial sustainability.



K5

PUBLIC PARTICIPATION PLAN

K5: Public Participation Plan

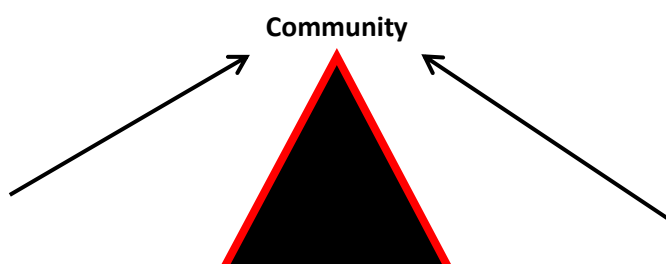
PUBLIC PARTICIPATION ON IDP

Public participation and consultation occurred in the form of stakeholder interview, workshops with the ward committees and representative forum meetings. Interviews categorized as follows:

- Zululand District Municipality, which is responsible for the provision of bulk infrastructure, district planning, local economic development, etc
- Provincial governments such as Department of Agriculture, Social Welfare and Development, Health etc.
- National government such as the Department of Land Affairs and the Regional Land Claims Commission.

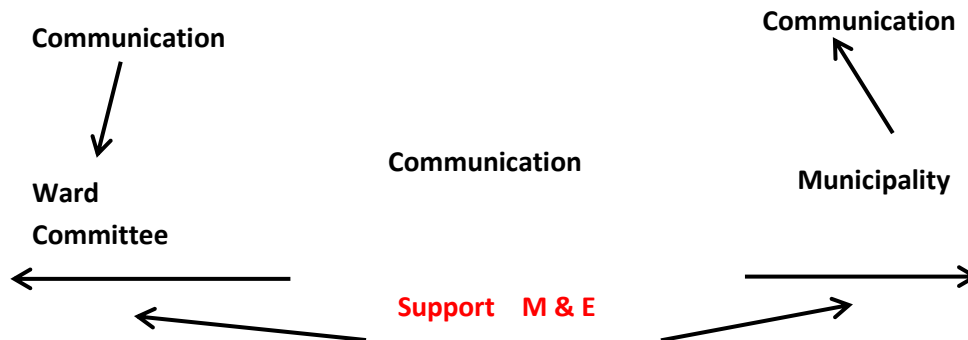
Ward Committee workshops were intended to facilitate a process of prioritising projects for the 2009 /2010 IDP review and budget. They also provide an opportunity for the senior municipal officials to engage with communities in terms of projects that have been implemented and further activities to ensure the sustainability of such projects.

Figure : Feedback links between community, ward committee and municipality



M & E Feedback on Projects & Performance

Funding & Support



1. Context of Public Participation

It appears in Chapter 4 of the Municipal Systems Act, Act 32 of 2000 that a municipality must encourage and create conditions for the local community to participate in the affairs of the municipality, including the preparation, implementation and review of its Integrated Development Plan. In this context, the municipality has committed to a participatory process of IDP review whereby the community will play a meaningful role.

2. Mechanisms for Public Participation

The following mechanisms must be used for participation:

- **IDP Representative Forum**

This forum should represent all stakeholders and be as inclusive as possible and it must meet as the action programme.

- **Media**

Local newspapers circulating within the municipal area of jurisdiction will be used to inform on progress and issuing public notices on the IDP processes.

- **Ward Committees and Community Development Workers**

As formal structures established in terms of the Municipal Structures Act, the Ward Committees and Ward Councillors will be used as a link between the municipality and communities, to obtain information on any other information on progress on the IDP implementation.

- **Municipal Notice Boards**

The municipal notice boards will be used to inform stakeholders of crucial meetings.

3. Mechanism on Alignment

A. Alignment between National and Local Government

eDumbe Municipality will endeavour to align the IDP review process with relevant national legislation, policies, programmes (CBPWP, ASGISA, Water, ISRDP, Urban Renewal Programme, etc.) and financial plans (e.g. MTEF, MTEP)

B. Alignment between Provincial and Local Government

Alignment between the province and the municipality will occur at the IDP Representative Forum. The process will have to be able to integrate the plans, programmes and budgets of the Provincial Sector Departments into the Municipal IDP.

C. Alignment between District and Local Municipality

Alignment at this level will be co-ordinated at the Zululand District Municipality's IDP Steering Committee (IDP Planners Forum). The main function of the Committee is to monitor progress in the various review processes and to ensure agreement between the district and the local municipality in terms of the framework plan.

D. Alignment at Local Municipal Level

The Municipal Manager / Development Planner (IDP Manager) with the support of the IDP Steering Committee will ensure that all the role-players are performing their duties. Performance in terms of expected roles and responsibilities will be monitored at the Steering Committee meetings and corrective measures be taken should there be unsatisfactory performance.

The alignment with other border municipalities I.e Abaqulusi & uPongolo as well as Mkhondo Municipality situated at Mpumalanga Province should be strengthened as and when necessary.



K6

LAND REFORM

PLAN

K6: Land Reform Plan

The PSEDS for Kwazulu-Natal states the following regarding the Zululand District: (which automatically applies to eDumbe Municipality)

Agriculture and Land Reform:

- Development of agriculture along Ulundi – Richards Bay corridor
- Support land reform beneficiaries – Pongola Poort dam (Gumbi claim)
- Support for existing and potential land reform cluster projects across Zululand with respect to livestock, maize, bio fuels, green beans etc.
- Development of livestock and game farming potential on Trust land & land acquired by land reform beneficiaries
- Develop Ulundi, Nongoma & Vryheid as agricultural service and agri-processing centres

Tourism

- Zulu heritage route: expansion of this & improve road links
- Amakosini eco-tourism hub
- Ulundi Airport: improve use for charter tourism – link to eco & cultural tourism
- Improved linkages between eco-tourism opportunities (Ithala) and Mpumalanga

Services

- Formalise and plan eDumbe Municipal area in order to attract investments
- Provide adequate affordable housing and related services within the municipal area of jurisdiction.

The eDumbe Municipal Area has a wide range of settlement types and development levels that require land use planning management. These include the urban areas of Paulpietersburg/Dumbe and Bilanyoni, the small town of Luneburg, large rural settlements such as Mangosuthu Village, Ophuzane and Tholakele, the Pongola Bush Nature Reserve, portions of state owned land, Traditional Authority (TA) areas such as Dlamini TA and Mthethwa TA, as well as privately owned commercial farmland.

- The area is divided into seven wards.
- The small town of Luneburg is located approximately 30-40km northwest of Paulpietersburg, most of the rural settlements including TA's are located approximately 20km east of Paulpietersburg, and a large portion is farmland.
- There are two Private Game Ranches, and the State-owned Pongola Bush Nature Reserve.

- The main water features include; the Pongola River and Bivane River, and includes two main water bodies; the Dumbe Dam and the Bivane Dam.
- There are four levels of roads namely; Provincial Roads, District Roads, Municipal Roads, and Community Access Roads. The main connector is the Provincial Road R33.

The Spatial Development Framework makes the following recommendations;

- There are three types of **Settlement Hierarchy**:
 - A. Hub:** Paulpietersburg/Dumbe as the primary centre.
 - B. Service Satellites:** Frischgewaagd (Bilanyoni) and Luneburg.
 - C. Service Sub-Satellites:** Ekhombela, Braunschweig, Tholakele, Ophuzane, Mahlosane, Balmoral, and Enkembeni.
- There are two types of **Transport Corridors** namely Primary and Secondary Transport Corridor:
 - A. Primary Transport Corridor:** The R33, the main connector linking Paulpietersburg with Piet Retief and Vryheid.
 - B. Secondary Transport Corridors:** The road P0034, the circular provincial and district roads P0271, P0229, and D1878 linking Paulpietersburg, Bilanyoni, Enkembeni, Balmoral, and Tholakele, as well as the roads P0561, P0303, P0332, and P0045 linking Paulpietersburg, Luneburg and Braunschweig.
- The Transport corridors have informed the establishment of a primary and a secondary **Development Corridor**.
 - A. The Primary Development Corridor** is on the R34 Link road on both sides of Paulpietersburg and Dumbe.
 - B. The Secondary Development corridor** is along the P027 up to the point where it intersects with the D1878
- The development corridors have led to the identification of **Development Nodes**
 - A. A Primary Development Node** with a radius of 1km has been identified at the intersection of road P271 from Paulpietersburg and road P229 to Mangosuthu and Bilanyoni. This node is close the largest settlements but will be able to provide a service to all the rural settlements east of Paulpietersburg and north of the Bivane River. This node is also the site earmarked for the development of a MPCC.
 - B. The First Secondary Development Nodes** has been identified, one at the intersection of roads P271; D1878; D1925 and D1871. This node will be able to provide satellite services to the following settlements:
 1. Obishini

2. Balmoral
3. Enkembeni
4. Empangweni
5. Ntungwini
6. Emadulini
7. Lujojwana
8. Mpundu
9. Mahlosane

C. The **Second Secondary Development Node** has been identified on road D213 and is central to the following settlements:

1. Mahlani
2. Kwambilimbhaga
3. Mbhambazo
4. Kwambhedleni
5. Mthingana
6. Baqulusini 4 & 5

- The **Conservation Areas** identified include;
 - A.** KZN Wildlife-Ezemvelo: Pongola Bush Nature Reserve
 - B.** Protected Areas: including Dumbe Mountain, areas adjacent to Pongola Bush Nature Reserve, and areas adjacent to Pongola River and Bivane Dam,
 - C.** Minor wetlands
- The **Agricultural Lands** range from high to low agricultural potential areas.
- The **Urban Edges** are identified around the Paulpietersburg/Dumbe area and in accordance with the LUMS the Bilanyoni and Mangosuthu Villages.
- The Anglo Welsh and Geluk Mines are identified as Mining **Areas**.
- The **Intervention Areas** are also identified particularly for the purposes of rehabilitating areas where closed mines are located.
- The proposed **New Link Roads** include;
 - A.** Link between Ophuzane and Mahlani, across the Bivane River.
 - B.** Link between Enkembeni and the N2 across the Pongola River.



K7

LUMS

K7: LUMS

CHAPTER 1: INTRODUCTION TO THE SCHEME

1.1 TITLE

This Scheme shall be known as the “eDumbe Planning Scheme”.

1.2 PURPOSE

The purpose of this Scheme is to regulate land use and promote orderly development in accordance with the Municipality’s Integrated Development Plan.

1.3 SCHEME AREA

The area to which this Scheme applies consists of the area of land under the jurisdiction of the eDumbe Municipality. The Scheme has been divided into Urban and Rural Scheme areas.

1.4 PLANNING AUTHORITY

The eDumbe Local Council, herein referred to as the Municipality, shall be the authority responsible for enforcing and carrying into effect the provisions of the Scheme.

1.5 THE PLANNING SCHEME

The eDumbe Planning Scheme shall comprise of these clauses and a set of Scheme Maps, as amended.

1.6 ERECTION AND USE OF BUILDINGS AND USE OF LAND

The tables in the following chapters list those uses in the various zones which are: Permitted (P), permitted by Special Consent (C) or Prohibited (X), that is:

P = Buildings and Land Uses that may be erected and used or land may be used subject to the approval of building/layout plans as considered necessary by the Municipality.

C = Buildings that may be erected and used or land may be used only with the Special Consent of the Municipality which applications shall be accompanied by a layout plan and written motivation; and

X = Buildings that may not be erected and used and land may not be used.

1.7 ENFORCEMENT

Except as provided in 1.13 below, no person shall develop land without the approval of the Municipality and such development shall be in accordance with any and all conditions set by the Municipality. Where development takes place without the approval of the Municipality or where such development is not in accordance with this scheme or any condition set by the Municipality, a Contravention Notice shall be served by the Municipality. Where a person fails to take action in terms of the Contravention Notice such person shall be guilty of an offence.

1.8 ENVIRONMENTAL CONSIDERATION

The Environmental Controls, as described in Annexure 9, will be applied to all development applications in order to ensure environmental management is considered from the outset of an application. This will endeavor to maintain the environmental integrity of the Local Municipality. Map ... indicates the areas provisionally identified as Environmentally Significant and therefore requiring specific attention. Should environmentally sensitive areas be identified through assessments, these should be treated in like manner as that of the Environmentally Significant.

1.9 AMENDMENT OF SCHEME

The Municipality may initiate an amendment of this scheme, and an owner of land may apply for an amendment of this scheme in accordance with procedures laid down in terms of the KwaZulu-Natal Planning and Development Act, 2008 (Act 6 of 2008) hereafter referred to as the Act.

1.10 APPEAL

Appeal procedures are laid down in the Ordinance and the Act.

1.11 DEVELOPMENT CONTROL URBAN AREAS

In the Urban Zones set out in Chapter 4 various development controls are set which will need to be met for development proposed. **Annexure 1** to **Annexure 8** are also relevant in terms of development control.

1.12 NON-CONFORMING EXISTING USE, EXEMPTIONS AND RELAXATIONS

Controls relating to existing uses that were approved prior to the adoption of this scheme and which do not conform to the adopted controls are set in **Annexure 2**. Exemptions and Relaxations of certain controls are set out in **Annexure 2**.

1.13 DEVELOPMENT CONTROL RURAL AREAS

1.13.1 Development in the Rural zones, excluding the Rural Settlement zone which covers land that falls under the control of Traditional Leadership, shall be subject to control under Act 70 of 70 or any other Act that supersedes the requirements of Act 70 of 70. Control of agricultural uses in these areas shall rest with the National Department of Agriculture, but shall take into account the planning scheme recommendations in these regards.

1.13.2 In the Rural Settlement zone, Homesteads shall remain under control of Traditional Leadership, and be exempt from application to the Municipality. This shall include permission for planting of crops.

1.14 SUBDIVISION OF LAND

An application to subdivide land shall be made in terms of the requirements set in Chapter 3 of the Act. In urban areas, subdivision resulting in 5 new erven or less shall be exempt from the giving of public notice.

1.15 ALTERATION, SUSPENSION AND DELETION OF RESTRICTIONS RELATING TO LAND

Application for the alteration, suspension or deletion of restrictions relating to land shall be undertaken in accordance with Chapter 6 of the Act.

1.16 GUIDELINE DOCUMENTS AND APPLICATION FORMS RELATING TO APPLICATION IN TERMS OF THE ORDINANCE AND ACT

Guideline Documents and Application Forms are available, and may be updated independently of the Scheme.

CHAPTER 2: GENERAL DEFINITIONS

In these Clauses, unless the context otherwise indicates, any word shall, when used in the Scheme, have the same meaning as is assigned to it in the Act, otherwise it shall have the meaning assigned to it in these definitions:

2.1 ACT

Means the KwaZulu-Natal Planning and Development Act, 2008 (Act No. 6 of 2008).

2.2 AGRICULTURAL BUILDING

Means a building used in connection with, or which would ordinarily be incidental to, or reasonably necessary in connection with the use of the site of that building as agricultural land.

2.3 AMENITY

Means a pleasant living/ working/ recreational environment which is compatible to the surrounding land use.

2.4 ANCILLARY USE

Means a use incidental to and customarily associated with a specific principal use, located on the same lot or subdivision.

2.5 APPEAL TRIBUNAL

Is the Town Planning Appeals Board established in terms of Section 73 *bis* of the Ordinance or the KwaZulu-Natal Planning or Development Appeal Tribunal established by Section 100(1) of the Act whichever is applicable at the time of application.

2.6 APPLICANT

Means the owner(s) or lessee(s) of property, or their agent(s), or person(s) who have contracted to purchase property contingent upon their ability to acquire the necessary consents under this Scheme or the agent(s) of such persons.

2.7 ARCADE

Means an area forming part of a building which may or may not be covered, reserved exclusively for pedestrian traffic, but may include fountains, benches and

other similar features and shall nowhere have a total width of less than 4 metres and an unobstructed width of less than 2 metres.

2.8 AUTHORITY

Means the written authority given by the Municipality in terms of their statutory powers.

2.9 AWNING

Means a roof-like cover that is attached to and projects from the wall of a building used either for the purpose of shielding from the elements or as an architectural feature.

2.10 BALCONY

Means any internal or external portion of a building, of which portion one of its sides is not permanently closed and is open to the elements, and which portion shall have direct access to the building.

2.11 BASEMENT

Means the floor below the ground floor of any building and shall qualify as a basement where the major portion of such floor of a building has more than 50% of its volume below the lesser of either the mean finished ground level or the natural ground level immediately surrounding the building.

2.12 BUILDING

Means any structure or erection of an immovable nature for whatever purpose used including any tank, swimming pool or radio-mast and any wall, retaining wall or close-boarded fence more than two metres in height at any point, but excluding any open fence, post, steps, pier, ramp, fountain, statue, fish-pond, pergola or other garden ornamentation.

2.13 BUILDING LINE

Means the distance that a building must be set back from the edge of the road reserve.

2.14 BYLAW

Means the bylaws or regulations of the Municipality in force in the area of a Scheme.

2.15 CARAVAN

Means any vehicle permanently fitted out for use by persons for living and sleeping purposes whether or not such vehicle is a trailer or motor driven “Camper Van”.

2.16 CARPORT

Means a permanent roofed structure, not completely enclosed to be used for vehicle parking (see also Roof).

2.17 CHILD MINDING FACILITY

A building, or portion of a building, which is used for the daytime care of six or less children (see note at the end of these definitions and Home Activity/Home Business).

2.18 COMMISSION

Means the Planning and Development Commission established in terms of the Town Planning Ordinance No. 27 of 1949, as amended.

2.19 COMMON LAND

Means that portion of a medium density housing site which is set aside for the use and enjoyment of all the occupants of the dwelling units on that site and from which the general public may be excluded.

2.20 COMPOSITE BUILDING

Means a building in which the ground floor is used exclusively for commercial purposes and the upper floors for residential purposes.

2.21 CONTRAVENTION NOTICE

Means written notice served in terms of Section 77 (1) of the Ordinance or a notice contemplated in Section 79(1) of the Act.

2.22 CORRIDOR

Means any internal or external access way providing common access in a building and without limiting the generality hereof shall include stairwell, lift shaft and access galleys.

2.23 COURT

Means an open, unoccupied space, on the same lot with a building and bounded on 2 or more sides by the walls of a building.

2.24 COVERAGE

Means the proportion of a lot covered by buildings or structures of a permanent nature, and is expressed as a percentage of the lot area as defined. Thus 25% coverage means that only one quarter of the lot may be covered by buildings. Only roofed areas are included in the coverage.

2.25 CRÈCHE (SEE ALSO HOME ACTIVITY AND DAY CARE CENTRE)

Means a building or portion of a building for the care of seven or more infants and/or young pre-school children during the daytime absence of their parents or guardians (see Note at the end of these definitions).

2.26 DATE OF ADOPTION

Means the date upon which this Scheme was first adopted by the Municipality in terms of Section 47 *bis* (4) of the Ordinance or Section 13 (1) (a) of the Act; provided that where any provision of this scheme is subsequently varied by way of amendment or revision, the 'date of adoption' of any such varied provision shall be the date upon which it is adopted/approved in terms of Section 13 (1) (a) of the Act.

2.27 DAYS

Shall be consecutive calendar days unless otherwise stated.

2.28 DETACHED

Means any building or structure that does not have a wall or roof in common with any other building or structure.

2.29 DEVELOP LAND or DEVELOPMENT

Means to erect a building on any land or to alter or extend any building or to lay out or adapt such land for any use or purpose.

2.30 DORMITORY

Means a structure intended principally for sleeping accommodation, and where no individual kitchen facilities are provided, where such structure is related to an educational or public institution or is maintained and operated by a recognized non-profit welfare organization.

2.31 DUPLEX FLAT

Means a dwelling unit in a Medium density housing development each such unit consisting of a ground floor and one upper floor connected by an internal staircase and having direct access to a private open area.

2.32 DWELLING UNIT

Means a set of interleading rooms, including a kitchen, designed and used as a self-contained unit for occupancy by one family for living and sleeping purposes, but shall not include a building which in the opinion of the Municipality is designed in such a way as to enable it to be utilised by two or more separate households.

2.33 DWELLING UNIT CURTILAGE

Means a single defined area of land forming part of a medium density housing site comprising the land upon which a dwelling is erected or is intended to be erected together with such private open areas and other areas as are reserved for the exclusive use of the occupants of the dwelling unit.

2.34 EFFECTIVE DATE

The effective date is the date that the Municipality's decision to adopt this Planning Scheme, or any subsequent amendment thereto, comes into effect in terms of Section 16 of the Act.

2.35 EXISTING BUILDING

Means a building lawfully erected before the date of adoption or a building erected in accordance with plans which were approved by the Municipality prior to that date.

2.36 EXISTING LOT

Means a lot existing at the date of adoption.

2.37 FAMILY

Means an individual, or 2 or more persons related by blood, marriage, or legal adoption, or a group of not more than 6 persons who are not so related, living together as a single household (see also Household).

2.38 FLOODLINE

Means the 1:100 year floodline referred to in the National Water Act (No. 92 of 1995), as amended, the maximum level likely to be reached on an average every 100 years by flood waters in any river, stream or watercourse.

2.39 FLOOR AREA

The floor area of a building shall be taken as the sum of the roofed areas of the building at each floor level, measured over and including wall thicknesses, lift shafts, staircases, storage rooms, balconies and access galleries, but excluding mandatory external open emergency stairways and basements.

2.40 FLOOR AREA RATIO

Means the ratio of the total floor area of the buildings on a lot (or a defined piece of land in the case where there are no cadastral boundaries), to the lot area (or site area in the case of the latter), and which is expressed as a decimal, e.g. a Floor Area Ratio of 0,5 means that the floor area of the buildings on a particular lot is half the lot area.

2.41 FRONTAGE

Means the length of the boundary of a lot which fronts onto an existing or proposed street.

2.42 GROSS LEASABLE FLOOR AREA

Means the floor area of a building taken as the sum of the roofed areas of the building at each floor level, measured over and including wall thicknesses, lift shafts, staircases, roofed motor vehicle parking, balconies and access galleries (see also Basement, Roof and Storey).

2.43 GROSS OFFICE AREA

Means the sum of the floor area of the office space in a building including storage, corridors, lift shafts, staircases, kitchens and conveniences, and shall include wall thickness and basements used other than for parking purposes.

2.44 GROSS SHOP AREA

Means the sum of the floor areas of both the storage and retail areas of a shop and shall include wall thickness and basements used other than for parking purposes, but shall exclude public conveniences.

2.45 GROUND FLOOR

Means the storey of a building or portion of a building on or nearest the mean natural ground level immediately surrounding the building, provided it is not a basement.

2.46 HEIGHT

Means the height of a building in storeys and is expressed as a number.

2.47 HOME ACTIVITY (SEE ALSO HOME BUSINESS)

Means an activity or use established in, or in conjunction with a Dwelling Unit or a structure erected on the Site of an existing Dwelling Unit which -

- (1) shall be restricted to one person who shall reside on the property;
- (2) shall occupy a minor portion of the Dwelling Unit;
- (3) shall not involve or require any alteration or additions to the Dwelling Unit;
- (4) shall not involve any industrial or workshop activity;
- (5) shall not generate traffic sufficient to warrant the provision of additional parking;
- (6) shall not include the storage or display of any goods or items associated

with the activity, nor the direct sale of goods or items, from the Site;

- (7) shall not involve the exhibition on the property of any notice or sign, or the quoting of the residential address in any advertisement of the activity;
- (8) shall, in the case of any structure erected for the purpose of the activity, be deemed to be associated with the Dwelling Unit and shall be not larger than 5% of the Site area but shall not, in any event, exceed 20m².
- (9) shall, in the case of the keeping of livestock, be subject to the requirements of the Health and other Bylaws.
- (10) in the case of the establishment of a child-minder / playschool –
 - (i) generally, shall be operated by one person only, although an assistant may be employed at the discretion of the Council;
 - (ii) shall not involve any additions or alterations to the Dwelling Unit and / or Outbuildings, other than those required by the State and Municipal Health Authorities;
 - (iii) shall be limited to the accommodation and care of not more than six children, other than those of the applicant; and
 - (iv) shall be limited to operate between the hours of 07h00 and 17h30; (see Note at the end of the definitions and section 11.10 Exemptions).

2.48 HOME OWNERS ASSOCIATION

Means a company registered in terms of Section 21 of the Companies Act, No. 61 of 1973, as amended, membership of which shall be exclusive to and compulsory for the freehold or registered leasehold owners of dwelling unit curtilages in a Medium Density Housing Site.

2.49 HOME PLANT NURSERY

Means any land or building for the propagation and rearing of plants for gain, provided:

- that the sale of plants from the property and the storage and sale of products associated with horticultural and garden decor shall require Council's Special Consent;
- that any structure/building developed and/or used in connection therewith shall not exceed 50m² coverage (which shall form part of the total allowable coverage on the property);

- the person operating the Home Plant Nursery shall reside on the property in question;
- not more than 3 persons shall be employed on the property

2.50 HOMESTEAD

Means land and/or buildings allocated by customary law to a bona fide member of a tribe recognised in terms of the Amakhosi and Isiphakanyiswa Act (Act No of 1994) for the accommodation of an extended family and may include areas for the cultivation of trees and crops, a kraal for livestock and an enclosure for poultry.

2.51 HOSPITAL

Means an institution, designed for the diagnosis, care and treatment of human illness, including surgery and primary treatment (see Institution)

2.52 HOTEL

Means a facility offering transient lodging accommodation to the general public, and providing additional services, such as restaurants, meeting/conference rooms, entertainment, recreational facilities, and in respect of which a hotel liquor licence has been, or is intended to be, issued under the Liquor Act, (No. 27 of 1989), as amended, but excludes any off-sales facility (see Residential Building and Annexure 2)

2.53 INDUSTRIAL BUILDING

Means a Factory as defined in Annexure 6.

2.54 KITCHEN

Means any room, all or part of which is designed and/or used for storage, refrigeration, cooking and the preparation of food.

2.55 LAYOUT PLAN

Means a plan showing the relative location of lots, public places, roads, or development on land intended for development or subdivision and the purposes for which the lots are intended to be used.

2.56 LOT

- a) A piece of land registered in the Deeds Registry or other registration office as an erf, lot, site, plot or stand, or shown as a lot on a General Plan of an approved township, and includes more than one lot if such lots are tied or consolidated;
- b) Every defined portion of a piece of land laid out as a township, but not approved or recognised as such under any law;
- c) Portion of a lot;
- d) A farm or portion thereof which is subject to a Scheme;

Provided that where, as a provision of the Scheme, a proposed road or a change in zoning divides a registered subdivision into two or more portions, the term "Lot" shall apply to each of such portions as if they had been separately registered.

2.57 LOT AREA

Means the area of a lot, less the area of any public-right-of-way, road servitude, land set aside for new road or road widening, to which the lot may be subject, but shall include any registered servitude for overhead or underground services.

2.58 LOT DEPTH

Means the average distance between the front and rear lot lines or between the front line and the intersection of the two side lines, if there is no rear line.

2.59 MAISONETTE

Means a two storey building consisting of 2 dwelling units placed one above the other with separate entrances.

2.60 MALL

Means an area of land open to the air and reserved exclusively for pedestrian traffic but may include fountains, benches and other similar features as well as kiosks for, inter alia, the sale of refreshments

2.61 MEC

Means the MEC of Co-operative Governance, Traditional Affairs and Housing or any other MEC appointed by the Premier of the Province of KwaZulu-Natal to attend to issues raised in the Act.

2.62 MOBILE HOME

Means a factory-assembled structure, 12,5 m or greater in length and 3,3 m or greater in width, with the necessary service connection, so made as to be movable on a site as a unit with or without wheels, and designed for use as a permanent dwelling unit and which complies with the S.A.B.S. specification 1122-1976, provided that a motor driven "Camper Van" shall not be deemed to be a Mobile Home (see Chalet Development / Holiday Dwelling)

2.63 MOBILE HOME PARK SITE

Means a portion of land upon which mobile homes are accommodated or are intended to be accommodated, regardless of whether or not a charge is made for such accommodation.

2.64 MOTOR VEHICLE SHOW-ROOM (OR SALES AREA)

Means buildings or an open area used for the display, sale and/or rental of new or used motor vehicles.

2.65 MUNICIPALITY

Means the eDumbe Local Municipality.

2.66 NET DEVELOPABLE AREA

Means the surveyed area of a lot less that area which by virtue of soil instability, liability to flooding, inaccessibility of topography or slopes steeper than 1:3 or the existence of an environmentally sensitive area, renders such area in the opinion of the Municipality as being undevelopable.

2.67 NET SITE OR LOT AREA

Means the area of a site or lot, less the area of any public right of way, road servitude, new road reservation or road widening reservation to which the lot may be subject, but shall include any registered servitude for overhead or underground services. In the determination of minimum lot areas, the Net Lot Area is to be used. While in the case of “hatchet-shaped” or “panhandle” lots, the Net Lot Areas shall also exclude the area of any access way (see also Lot).

2.68 OCCUPANT

Means any person occupying a building or land irrespective of whether such occupation is legal or not.

2.69 ORDINANCE

Means the Town Planning Ordinance No. 27 of 1949, as amended.

2.70 OUTBUILDING

A building, or portion of a building, or portion of a building used, constructed, designed or adapted for use as rooms for domestic staff, a storeroom, a workshop, the garaging for motor vehicles, or any other use which is deemed by the Municipality to be an outbuilding use. The size and design of an outbuilding or outbuildings shall be to the satisfaction of the Municipality.

2.71 OWNER

Means the person registered in the Deeds Registry as the owner of the land or the person who, for the time being, receives the rent in respect of the land or any building thereon, whether on his/her own account or as the agent or trustee, and includes the liquidator or legal representative, provided that such a liquidator or legal representative is acting within the authority conferred upon him by law.

2.72 PERMANENT

Means a Use, Building or Structure which is not a Temporary Use or Building or Structure.

2.73 PERMITTED USE

Means any building or land use allowed in a land use zone and subject to the provisions applicable to that zone as contemplated in this Scheme.

2.74 PREMIER

Means the Premier of the Province of KwaZulu-Natal.

2.75 PERSON

Means any individual, firm, co-partnership, joint venture, association, social club, fraternal organization, company, joint stock association, corporation, estate, trust, organization, business, business trust, public agency, institution and its political subdivisions or instrumentalities, syndicate or any group or combination thereof, acting as a unit, including any trustee or assignee.

2.76 PRINCIPAL USE

Means the primary or predominant use of any land, lot, building or structure.

2.77 PRIVATE OPEN AREA

Means a usable area, exclusive of utility areas, driveways and parking areas, which is open to the sky and which is adjacent to and has direct access from a dwelling unit on a medium density housing site, such private open area being reserved for the exclusive use of the occupants of the associated dwelling, but may include covered open areas (patios) and verandas.

2.78 QUARRY

Means a place where rock, ore, stone and similar materials are excavated, processed for sale or for off-site use (see also Extractive Industry).

2.79 REAR BOUNDARY

Means that boundary of a lot which is furthest from any street boundary, and which does not meet any street boundary.

2.80 RESIDENTIAL DENSITY

Means the number of permitted dwelling units, determined by dividing the surveyed area of the lot, (excluding the area of an access way on a "hatchet -shaped" lot), by the minimum lot size applicable to the zone in which the lot is situated, and adjusting this figure to the nearest whole number. The permitted density may be expressed in terms of dwelling units per hectare.

2.81 ROOF

Means a permanent upper, external manufactured structure or covering of a building, provided that shade-cloth shall be deemed to be a permanent manufactured material.

2.82 ROUNDING OF QUANTITIES

Means the consideration of distances, unit density, density bonus calculations, or other aspects of development or the physical environment expressed in numerical quantities which are fractions of whole numbers; the numbers are to be rounded to the nearest highest whole number when the fractions is .5 or more, and to the next lowest whole number when the fraction is less than .5, except as otherwise provided in the Scheme.

2.83 SATISFACTORILY SEWERED

In relation to a lot means either:

- a) That the lot is capable of being connected to a municipal sewer and the sewerage system including the reticulation and the disposal works is capable of accepting and treating the sewage from the lot.

OR

- b) In the event that the conditions set out in (a) just above cannot be met, that the lot is capable of satisfactorily supporting an appropriate system for the treatment of the sewerage from the lot in accordance with the report prepared by a Registered Professional Engineer and supported by percolation tests carried out on the lot in accordance with the requirement of the South African Bureau of Standards.

2.84 SCHEME

Means the eDumbe Planning Scheme as amended from time to time.

2.85 SCHEME MAP

Is the Map forming part of the eDumbe Planning Scheme as adopted by the Municipality.

2.86 SECOND DWELLING UNIT

Means a second dwelling unit which, in the case of a proposed attached second dwelling unit shall not exceed 25 percent of the existing floor area of the principal use, i.e. a dwelling house, or in the case of a proposed detached second dwelling unit, shall not exceed 60 m², on a lot designated for residential purposes/use, and which combined floor areas shall not exceed the permitted floor area ratio, and provided that such second dwelling unit shall not be used as a Bed and Breakfast without the Council's consent. Provided, further, that no Second Dwelling Unit shall be permitted on a lot less than 700 m² in extent (see Section on Exemptions)

2.87 SEMI-DETACHED HOUSE

Means a building other than a single family dwelling comprising 2 or more dwelling units contained in one building, both on the ground floor and each provided with a separate entrance.

2.88 SIDE BOUNDARY

Means any boundary of a lot which meets a street boundary and any other boundary and which is neither a street boundary nor a rear boundary.

2.89 SIMPLEX UNIT

Means a dwelling unit in a single storey building where each such unit has direct access to a private open area.

2.90 SPECIAL CONSENT

Means the special consent of the Municipality where such special consent relates to any application made in terms of Section 67 bis of the Ordinance, or Section 5(d) (ii) read with Section 17 of the Act.

2.91 STATIC CARAVAN

Means a factory-assembled structure without any accessories which is less than 12,5 metres in length and 3,3 metres in width but greater than 7 metres in length and 2,3 metres in width, with the necessary connection, so made as to be movable on a site as a unit, on its wheels, and designed as a temporary holiday unit (See Chalet Development / Holiday Dwelling).

2.92 STOREY

Means a room or set of rooms at any level, including any room the floor of which is split into two or more levels, and shall have the following implications:

- (a) the floors of a building not used for residential purposes but used solely for the purpose of parking vehicles, installations, such as transformer and meter rooms, or storage shall not count as a storey provide such an area or areas constitutes a Basement in terms of clause 2.1.10;
- (b) if the ground floor of a building is elevated above the mean finished ground level immediately surrounding the building by a structure it shall count as a storey(s);
- (c) a pitched roof containing a habitable room and any other type of style of roof which contains or supports any rooms, structures or features over and above those mentioned in paragraph (e) below and which the Municipality considers to be habitable shall count as a storey.
- (d) a storey shall not be higher than 4,5 metres. If a storey is higher than this, each 4,5 metres or part thereof shall count as a storey. Provided however that in a multi-storey residential building each storey shall not be higher than 3 metres or part thereof.
- (e) with the exception of lift rooms, stairwells and pitched roofs any structures or architectural features situated on the roof of a building and greater than 1,2 metres in height shall constitute a storey.

2.93 STREET LINE / BOUNDARY

Means a boundary of a lot which is coincident with the boundary of an existing or proposed street or road reserve.

2.94 STREET

Means any registered public or private road or thoroughfare used by vehicles, which affords a primary means of access to abutting property, but does not include a driveway.

2.95 SUBDIVIDE

Means the division of a piece of land into two or more portions.

2.96 TEA GARDEN

Means a building or portion of a building or land used primarily for the preparation and sale of light meals, confectionery, and non-alcoholic beverages, but shall preclude any use as defined under shop (see Home Business).

2.97 TEMPORARY USE, BUILDING OR STRUCTURE

Means a use, building or structure established for a specified period of time, with the intent to discontinue such use, building or structure at the end of the designated time period.

2.98 TERRACE HOUSE

Means a dwelling unit in a building comprising three or more dwelling units, each having a separate entrance on the ground floor with direct access to a private open space area or areas.

2.99 TRANSIENT

Means a continuous period of 2 weeks or less.

2.100 USABLE COMMON OPEN SPACE

Means that usable portion of the common land which is not occupied by vehicular road carriageway, parking areas and communal facilities of a non-recreational nature, but includes walkways, structures intended for recreational use and a children's playing area or areas.

2.101 USE

Means the purpose (type and extent) for which land or a building is arranged, designed, or intended, or for which either land or a structure is occupied or maintained.

2.102 UTILITY AREA

Means the outdoor private area adjacent to or associated with the kitchen side of a Medium Density Housing unit, the screening of which shall be to the satisfaction of the Municipality and which includes patios, verandas and drying areas.

2.103 VETERINARY CLINIC/HOSPITAL

Means a place where animals or pets are given medication or surgical treatment and are cared for during the time of such treatment; the ancillary use of the premises

as a kennel or a place where animals or pets are boarded for remuneration (see Office and Home Business).

2.104 ZERO BUILDING LINE

Means the location of a structure on a lot in such a manner that one or more of the structure's sides rest directly on a lot line, or boundary line of a subdivision.

2.105 ZONE

Means that portion of the area shown on the Scheme Map, by distinctive colouring or edging or in some other distinctive manner for the purpose of indicating the restrictions imposed by this Scheme on the erection and use of buildings or structures, or the use of land.

CHAPTER 3: URBAN LAND USES

(Note: Building shall *mutatis mutandis* include use of land)

Unless the context of this Scheme clearly indicates to the contrary, the following building types and Land Use types have the meaning and interpretation given below:

3.1 ABATTOIR

Means a place where livestock is killed and prepared for distribution to butcher shops and food markets.

3.2 AGRICULTURAL INDUSTRY

Means a use or building used for the intensive production in any form whatsoever, of poultry, game birds, livestock, vegetables, fruit and allied products, and includes any final processing of these commodities.

3.3 AGRICULTURAL LAND

Means arable, meadow or pasture land, market gardens, poultry farm, nursery garden and land used for the purpose of breeding or keeping domestic animals, poultry or bees and includes any Agricultural Buildings connected therewith, but excludes Agricultural Industry use and buildings, and buildings connected with the housing of cats and dogs.

3.4 BED AND BREAKFAST ESTABLISHMENT

Means a dwelling unit in which not more than 50% of the bedrooms are provided for overnight guests for compensation, on a daily or weekly basis, with or without meals (see Note at the end of these definitions).

3.5 BETTING DEPOT

A building used for the purpose of a bookmakers premises or a totalisator agency in terms of Section 22 (1) and 28 (3) of the Horse Racing and Betting Control Consolidation Ordinance, 1957 (Ordinance No. 28 of 1957).

3.6 BOARDING HOUSE

Means a dwelling unit, or part thereof, in which lodging is provided by the owner or operator who resides on the premises, to three or more but not more than fourteen boarders (see Note at the end of these definitions).

3.7 CARAVAN PARK

Means an area of land provided with adequate ablution and sanitary facilities with or without a communal kitchen, constructed with permanent materials arranged for the accommodation of caravans, or factory assembled structures, provided also with permanent water points, approved refuse receptacles and containing within the curtilage a sufficient open space for recreational purposes, and may also include one dwelling unit for caretaker or manager's use.

3.8 CHALET DEVELOPMENT/HOLIDAY DWELLING

Means a grouping of a number of chalets on a lot; a chalet meaning a detached habitable building or factory assembled structures used as a holiday dwelling with a floor area not exceeding 60m² and not less than 16m² consisting of not more than 3 living rooms with or without sanitary convenience, bathroom, shower, and kitchen, together with approved outbuildings or ancillary buildings to be used in conjunction with a chalet or series of chalets, but shall not include a dwelling house or residential building.

3.9 COMMERCIAL WORKSHOP

Means a light industrial building wherein the primary purpose is the selling of goods or services by retail and where the processes are operated specifically in conjunction with a shop or office to which the public, as customers, has access and includes such uses as a watch repairer, shoe repairer, valet service, radio/television repairer,

computer repair, electrician and may include a jobbing printer, but excludes a garage or service station.

3.10 DAY CARE CENTRE

Means a facility operated for the purpose of providing care, protection and guidance to seven or more individuals during only part of a 24 hour day. Day care centre includes crèches, nursery schools, pre-schools and extended pre-school or school day care facilities, but excludes public and private education facilities or any facility offering care to individuals for a full 24 hour period (see Note at the end of the definitions).

3.11 DWELLING HOUSE

Means a building constructed, used or adapted to be used, as a Dwelling Unit to accommodate one family and which includes not more than one kitchen, habitable rooms for the accommodation of *bona fide* domestic staff, outbuildings and accessories as are ordinarily used therewith.

3.12 EDUCATIONAL BUILDING

Means a building used as a school, college, technical institute, academy, research laboratory, lecture hall, convent, monastery, gymnasium, public library, art gallery, museum or for other instruction together with any associated land or buildings and includes a dormitory, but does not include a reformatory.

3.13 EXTRACTIVE INDUSTRY

Means the process of extracting, mining, winning or quarrying of raw materials from the ground, including gravel, sand and stone (see also Quarry) and includes buildings connected with such operations and crushing plant.

3.14 FUNERAL PARLOUR/UNDERTAKER

Means a building or land used for the purpose of funeral management and/or for the reception of human corpses prior to burial or cremation and may include;

- a) A shop intended primarily for public reception and for the sale and display of those commodities required for cemetery purposes, funerals and services ordinarily ancillary to funeral management;
- b) A funeral chapel; and
- c) A workshop for the manufacture of coffins and funeral furniture; but expressly excludes a monumental mason and/or crematorium.

3.15 GARAGE

Means a building used for the servicing, repair, storage, display, sale, spray painting, panel beating, fuelling or washing and cleaning of vehicles, together with facilities connected with these activities, including the storage and sale of fuel, lubricants, motor spares and accessories, tourist maps, brochures and including an office, storeroom, workshop, grease pit and machinery; provided that the bulk storage of fuel may be included only by special consent (see also Service Station).

3.16 GENERAL INDUSTRIAL BUILDING

Means an Industrial Building as defined in the Scheme and includes a building used for the general repair of motor vehicles, but does not include a Garage, Service Station or Special Industrial Building.

3.17 GUEST HOUSE

A building, or group of buildings, under single management containing both rooms and dwelling units available for temporary rental to transient individuals or families. Meals may be provided on the premises. A lounge or bar where liquor is sold and consumed on the premises may only be permitted with Council's Special Consent and the necessary liquor licence (see also Transient and the Note at the end of the definitions).

3.18 HOME BUSINESS

Means the conducting of an occupational activity or use in, or in conjunction with, a Dwelling Unit or residential building which –

- a) shall be limited to the Owner of the property, who shall reside thereon, provided that the Council may in exceptional circumstances, and if it is satisfied that the prime use of the Dwelling Unit as a residence will in no way be prejudiced, permit the activity to be conducted by a person other than the Owner;
- b) shall not involve work on motor vehicles other than that relating to vehicle servicing and minor related repairs;
- c) shall not involve the regular parking of more than two motor vehicles on or adjacent to the Site at any one time, nor any vehicle with a tare mass

exceeding 2000kg, being parked on or adjacent to the Site and such parking to be located to the rear of the Dwelling Unit, where possible;

- d) shall not involve the regular congregation of more than five persons on the Site nor the employment of more than three persons on the Site;
- e) shall not produce a noise level exceeding 7db above the ambient noise level, measured at any point on the property boundary;
- f) shall not utilise machinery other than electrically-driven or hand machinery, provided that no single machine shall be rated at more than 1,5 kW;
- g) shall not involve any activity or work between the hours of 9:00pm. and 6.00am, except with the specific approval of the Council;
- h) shall not occupy a floor area greater than 10% of the total area of the Site subject to this not being in excess of 25% of the floor area of the Dwelling Unit but, shall not, in any event, exceed 50m²;
- i) shall not involve the erection of sign larger than 600mm by 450mm, indicating the nature of the activity. Such sign shall be of a material and shall utilise a style and size of lettering which will complement the residential character of the Dwelling Unit, and which shall be placed on the main wall of the Building and shall be in compliance with the Signs Bylaws.
- j) may include a Child Minding Facility, Home Plant Nursery and Tea Garden (see Note at the end of the definitions).

3.19 INSTITUTION

Means a building or portion of a building used or designed for use as a charitable institute including the administration thereof, and a building designed for use as a hospital, home for the aged or for physically or mentally disabled children, nursing home, sanatorium, clinic, convalescent home, orphanage or other building used as a public or private institution, but does not include a Restricted Building. Such building or portion of a building shall be served exclusively by a communal kitchen.

3.20 KENNEL/CATTERY

The boarding, breeding, raising, grooming or training of two or more dogs, cats or other household pets of any age for commercial gain.

3.21 LAUNDERETTE

Means a building used for the purpose of washing and drying clothing and household fabrics, where the machines used are electrically operated and quiet running, and of the type which process each customer's articles individually, and which may be operated by the customer. The washing media used shall be a type that shall not cause harmful effluent to be discharged into the sewerage system

3.22 LIGHT INDUSTRIAL BUILDING

Means an industrial building as defined in the Scheme (Clause 2.1.64) in which the processes carried on or the machinery installed are such as can be carried on or installed in a Light Industrial zone without causing nuisance to other properties within such zone or to the general public, or without detriment to the amenities of other use zones, by reason of noise, vibration, smell, fumes, smoke, soot, ash, dust, grit, traffic generation, size or other causes.

3.23 MEDIUM DENSITY HOUSING

Means a group of two or more attached and/or detached dwelling units, together with such outbuildings as are ordinarily ancillary thereto, with each dwelling unit having direct access to a private open area and access to common land, the whole development having been designed as an harmonious entity. Such development may include duplex flats, semi-detached houses, terrace houses, maisonettes or dwelling houses (see Annexure I).

3.24 MOTOR VEHICLE SHOWROOM

Means a building or an area used for the display, sale and or rental of new or used motor vehicles.

3.25 OFFICE BUILDING

Means a building or part of a building used as an office and includes: a bank, building society, insurance office, post office, estate agent and other professional suites (see Professional Office), but does not include a Public Office.

3.26 PARKING GARAGE

Means a building, part of a building or land designed primarily for the purpose of parking, other than parking required in terms of this Scheme, and includes washing and servicing of motor vehicles, but does not include a building, any part of which is

designed for use as a workshop for the repair of motor vehicles or for the sale of petrol, oil and accessories.

3.27 PLACE OF PUBLIC AMUSEMENT

Means a building or land used for public entertainment and includes a theatre, cinema, music-hall, concert-hall, amusement-arcade, dance hall, skating-rink, race-track, sports-arena, exhibition-hall, billiards room and fun-fair or entertainment uses that need a license issued by the licensing authority.

3.28 PLACE OF PUBLIC ASSEMBLY

Means a building or land, used for social meetings, gatherings, religious purposes or indoor recreation, but does not include a Place of Public Amusement.

3.29 PRIVATE RECREATION AREA

Means a sports ground, playing field or other open space of a club, firm or other body, where the use thereof is restricted to the owners or members of the club, firm or other body, including buildings normally ancillary to recreation activities (see Recreational Building).

3.30 PUBLIC OFFICE

Means an office building used for any Central, Provincial or Municipal purpose, and includes an administrative office, Municipal office and town hall, government office, court house, police station, public library, public art gallery, public museum, and buildings ordinarily ancillary thereto.

3.31 RECREATIONAL BUILDING

Means a clubhouse, gymnasium, squash court, pavilion, shelter, change room and any similar building used in conjunction with a sport. A clubhouse may include dining facilities and lounges.

3.32 RESIDENTIAL BUILDING

Means a building or portion of a building other than a Dwelling House, Chalet, Duplex Flat, Medium Density Housing, Terrace House or Maisonette used for human habitation, together with such outbuildings as are ordinarily used therewith, and includes a block of flats, boarding-house, hotel, motel, residential club or hostel, but

does not include any building mentioned, whether by way of inclusion or exclusion, in the definitions of “Institution” or “Educational Building”.

3.33 RESTAURANT

Means a building or portion of a building used primarily for the preparation and sale of food, confectionery and beverages for consumption on the premises. It may include a restaurant drive-through which is defined as a use providing preparation and retail sale of food and beverages, with the added provision of 1 or more drive-through lanes for the ordering and dispensing of food and beverages to patrons remaining in their vehicles.

3.34 RESTRICTED BUILDING

Means a building used for such purposes as a clinic or hospital for infectious diseases, a jail, home for the mentally disabled or hospital, or reformatory.

3.35 SCRAP-YARD

Means an area wherein the following is conducted: the wrecking or dismantling of motor vehicles or trailers, or the storage of, sale of or dumping of dismantled, partly dismantled, or wrecked motor vehicles or their parts.

3.36 SERVICE INDUSTRIAL BUILDING

Means a light industrial building catering primarily for the local customer, and includes a builder's yard and allied trades, laundry, bakery, dairy depot, dry-cleaning and similar types of use, on condition that they are not detrimental to the amenities of adjoining properties or of properties in other use zones in the proximity by reason of noise, vibrations, smell, fumes, smoke, soot, ash, dust, grit, traffic generation or by reason of nuisance otherwise caused. The sale of products, parts and / or accessories related to but secondary to the particular industry shall be permitted but not any activity which is defined as a Shop in the Scheme.

3.37 SERVICE STATION

Means a building

(a) wherein is sold, by retail sale only:

- (i) petrol or petroleum derivatives capable of use in internal combustion
- (ii) engines,

- (iii) lubricating oils and greases,
 - (iv) spare parts, including electrical equipment,
 - (v) tyres, tubes, valves and repair equipment, or
 - (vi) tourist brochures and other such incidentals,
and
- (b) where the following operations are carried on:

- (i) running repairs of a minor nature;
- (ii) lubricating and greasing;
- (iii) washing and cleaning;

but shall not include panel-beating, spray painting or the carrying out of vehicle body/repair work or repairs of a major nature to the engine or transmission system thereof, a Motor Vehicle Showroom or a Scrap-yard (see also Garage). (Note: The storage of fuel may require consent in terms of the Environmental Conservation Act, No. 73 of 1989).

3.38 SERVICE WORKSHOP

Means a Light Industrial use of a building or land in which not more than five (5) persons are employed and includes a building in which less than three (3) persons are employed, whether or not mechanical power is used and providing service direct to the retail customer, excluding a public garage. The sale of products, parts and / or accessories related to but secondary to the particular industry, shall be permitted but not any activity which is defined as a Shop in the Scheme.

3.39 SHOP

Means a building or land used for any retail trade or business wherein the primary purpose is the selling of goods and appliances by retail and includes a building used for the purpose of a hairdresser, ticket agency, video-hire, showroom (other than a motor vehicle showroom), auction mart or for the sale of food and drink for consumption off the premises (i.e. fast-food restaurant) or for the reception of goods to be washed, cleaned, altered, dry-cleaned or repaired and includes ancillary buildings ordinarily incidental to the conduct of the retail business, but does not include an industrial building, garage, milk depot, service station, warehouse, hotel, restaurant or Place of Public Amusement.

3.40 SPECIAL INDUSTRIAL BUILDING

Means a building intended for use for any of the purposes set out in Schedule A of the Offensive Trade Regulations of Natal made under Section 138 of the Public Health Act of 1919 and published in Government Notice 1047 of 25 June 1924 (see Annexure 5).

3.41 TAVERN

Means a building or portion of a building used or constructed or designed or adapted to be used for the consumption of liquor on the premises and may include the consumption of non-alcoholic beverages and the preparation and consumption of food, but shall not include the sale of the aforesaid items for consumption off the premises. Such use must have been legalised by means of a liquor licence in terms of Schedule 1 of the Liquor Act 1995 (Act N^o 57 of 1995). The municipality may stipulate:

- a) the location of taverns in relation to community facilities;
- b) the hours of operation;
- c) the location of the tavern on the property; and
- d) the type of other goods permitted to be sold.

The area of the building to be occupied shall not exceed a floor area of 50m².

3.42 TRANSPORTATION TERMINAL

Means land, buildings, or part of a building used for the purpose of parking six or more buses or taxis, or as a public transport station and associated parking area. It includes a bus and taxi rank.

3.43 TUCK SHOP/ SPAZA SHOP

The sale of day-to-day convenience goods from a dwelling unit, associated outbuilding or container where the goods are generally sold through a window, door-way or hatchway, and does not include a walk-in shop where goods are on public display (see Home Business). The types of goods which may be sold include fresh produce, confectionary products, non-alcoholic beverages, limited quantities of staple foods, magazines and newspapers. It may also be known as a spaza shop. The Municipality may stipulate:

- a) the maximum size of the tuck shop;
- b) hours of operation;
- c) that the tuck shop may be operated from a dwelling or a container;
- d) whether the tuck shop should be separated from the residential component of

- a dwelling;
- e) the type of other goods permitted to be sold;
- f) on or off-site parking requirements; and
- g) the amount of additional storage space permitted.

3.44 WAREHOUSE

Means a building used primarily for the storage of goods except those of an offensive or dangerous nature and includes premises used for businesses of a wholesale nature, but does not include buildings intended for retail businesses.

NOTE: In terms of the definitions detailed above, in the approval of any land use, the Municipality may stipulate any condition it considers necessary to protect the amenity of the area, including those such as: maximum size; who shall operate any activity; circumstances for the operation of an activity; maximum number of vehicles permitted on any premises; number of formal parking bays required; maximum number of employees; number of children to be cared for (creche); maximum noise level; hours of operation; maximum number of rooms to be let; maximum number of guests; whether the owner is required to be resident on the property; control of signage, et

CHAPTER 4: URBAN ZONE CONTROLS

4.1 RESIDENTIAL ZONES

Table 4.1: eDumbe Urban Scheme Clauses: Low Impact Residential 1 Zone Controls

Statement of Intent Low Impact Residential 1	This zone provides for the development of dwelling houses individually located on lots of 1200m ² . Medium Density Housing is permitted by Special Consent on lots of 1 800m ² or more, dependant on adequate sewage disposal up to 10 units per hectare. A limited number of compatible ancillary uses are allowed which have a non-disruptive impact on neighbourhood amenity.
DEVELOPMENT STANDARDS	LOW IMPACT RESIDENTIAL 1
Minimum Lot Area (m ²)	1200
Maximum Number Dwelling Units/Net Hectare	10
Minimum Lot Width (m) Frontage	8
Depth to Frontage Ratio	3:1
Building Line (m)	5
Rear Space (m)	2
Side Space (m)	2
Floor Area Ratio (FAR)	0,35
Coverage (%)	35
Maximum Height	2
Minimum Width Access Way	4
Additional Controls:	
1. For Minimum Lot Frontage, Building Lines, Side and Rear Space Relaxations see Annexure 2	
2. See Annexure 4 for Medium Density Housing (MDH) Controls, MDH Minimum Lot Size 1 800m ²	
3. Within the Residential zones, Building Lines, Side and Rear space requirements do not apply to MDH dwelling unit curtilages.	

Table 4.2: Land/Building Uses: Low Impact Residential 1 Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived. P = Permitted Use			P2 = Restricted to a maximum Floor Area of 100m ² P4 = See also Exemption Section in Annexure 2 X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	X
Agricultural Industry	X	Guest House	C1	Residential Building	X
Agricultural Land	X	Home Business	C1	Restaurant	X
Bed and Breakfast	C1	Institution	X	Restricted Building	X
Betting Depot	X	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	X	Launderette	X	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	C	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	X
Day Care Centre	C1	Office Building	X	Special Industrial Building	X
Dwelling House	P4	Parking Garage	X	Tavern	X
Educational Building	C	Place of Public Amusement	X	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	C	Tuck Shop	X

Funeral Parlour / Undertaker	X	Private Recreation Area	X	Warehouse	X
Garage	X	Public Office	X	Buildings and Uses Unspecified	X

Table 4.3: eDumbe Urban Scheme Clauses: Low Impact Residential 2 Zone Controls

Statement of Intent Low Impact Residential 2	This zone provides for the development of dwelling houses individually located on lots of 350m ² . Medium Density Housing is permitted by Special consent on lots of 1 800m ² or more, dependant on adequate sewage disposal up to 15 units per hectare. A limited number of compatible ancillary uses are allowed which have a non-disruptive impact on neighbourhood amenity.
DEVELOPMENT STANDARDS	LOW IMPACT RESIDENTIAL 2
Minimum Lot Area (m ²)	350
Maximum Number Dwelling Units/Net Hectare	15
Minimum Lot Width (m) Frontage	6
Depth to Frontage Ratio	3:1
Building Line (m)	1,5
Rear Space (m)	1,5
Side Space (m)	1,5
Floor Area Ratio (FAR)	0,50
Coverage (%)	50
Maximum Height	2
Minimum Width Access Way	4
Additional Controls:	
<ol style="list-style-type: none"> For Minimum Lot Frontage, Building Lines, Side and Rear Space Relaxations see Annexure 2 See Annexure 4 for Medium Density Housing (MDH) Controls, MDH Minimum Lot Size 1 800m² Within the Residential zones, Building Lines, Side and Rear space requirements do not apply to MDH dwelling unit curtilages. 	

Table 4.4: Land/Building Uses: Low Impact Residential 2 Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived. P = Permitted Use			P2 = Restricted to a maximum Floor Area of 100m ² P4 = See also Exemption Section in Annexure 2 X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	X
Agricultural Industry	X	Guest House	C1	Residential Building	X
Agricultural Land	P	Home Business	C1	Restaurant	X
Bed and Breakfast	C1	Institution	C	Restricted Building	X
Betting Depot	X	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	X	Laundrette	X	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	C	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	X
Day Care Centre	C1	Office Building	X	Special Industrial Building	X
Dwelling House	P4	Parking Garage	X	Tavern	X
Educational Building	C	Place of Public Amusement	X	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	C	Tuck Shop	C
Funeral Parlour / Undertaker	X	Private Recreation Area	X	Warehouse	X
Garage	X	Public Office	X	Buildings and Uses Unspecified	X

Table 4.5: eDumbe Urban Scheme Clauses: Low Impact Residential 3 Zone Controls

Statement of Intent Low Impact Residential 3	This zone provides for the development of dwelling houses individually located on lots of 200m ² . A limited number of compatible ancillary uses are allowed which have a non-disruptive impact on neighbourhood amenity.
DEVELOPMENT STANDARDS	LOW IMPACT RESIDENTIAL 3
Minimum Lot Area (m ²)	200
Maximum Number Dwelling Units/Net Hectare	N/A
Minimum Lot Width (m) Frontage	6 ¹
Depth to Frontage Ratio	3:1
Building Line (m)	1.5
Rear Space (m)	1.5
Side Space (m)	1.5
Floor Area Ratio (FAR)	0,80
Coverage (%)	80
Maximum Height	2
Minimum Width Access Way	3
Additional Controls:	
1. Minimum Lot Frontage 4m for irregular shaped erven.	

Table 4.6: Land/Building Uses: Low Impact Residential 3 Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived. P = Permitted Use			P2 = Restricted to a maximum Floor Area of 100m ² P4 = See also Exemption Section in Annexure 2 X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	C
Agricultural Industry	X	Guest House	C1	Residential Building	X
Agricultural Land	P	Home Business	C1	Restaurant	X
Bed and Breakfast	C1	Institution	X	Restricted Building	X
Betting Depot	X	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	X	Launderette	X	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	C	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	X
Day Care Centre	C1	Office Building	X	Special Industrial Building	X
Dwelling House	P4	Parking Garage	X	Tavern	C
Educational Building	C	Place of Public Amusement	X	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	C	Tuck Shop	C1
Funeral Parlour / Undertaker	X	Private Recreation Area	C	Warehouse	X
Garage	X	Public Office	X	Buildings and Uses Unspecified	X

Table 4.7: eDumbe Urban Scheme Clauses: High Impact Residential 1 Zone Controls

Statement of Intent High Impact Residential 1	This zone is intended to promote the development of multi-unit residential units, each dwelling unit being for occupation by a single family. Hotels and other uses are permitted. The minimum erf size is 1 800 m ² .
DEVELOPMENT STANDARDS	HIGH IMPACT RESIDENTIAL 1
Minimum Lot Area (m ²)	1800

Maximum Number Dwelling Units/Net Hectare	30
Minimum Lot Width (m) Frontage	21
Depth to Frontage Ratio	3:1
Building Line (m)	7,5
Rear Space (m)	4,5
Side Space (m)	4,5
Floor Area Ratio (FAR)	0,75
Coverage (%)	30
Maximum Height	2
Minimum Width Access Way	9
Additional Controls:	
Minimum Parking requirements are set in Annexure 1	
2. For Minimum Lot Frontage, Building Lines, Side and Rear Space Relaxations see Annexure 2	
See Annexure 4 for Medium Density Housing (MDH) Controls.	
Building Lines, Side and Rear space requirements do not apply to MDH dwelling unit curtilages.	

Table 4.8: Land/Building Uses: High Impact Residential 1 Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived. P = Permitted Use			P2 = Restricted to a maximum Floor Area of 100m ² P4 = See also Exemption Section in Annexure 2 X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	C
Agricultural Industry	X	Guest House	P	Residential Building	P
Agricultural Land	X	Home Business	C1	Restaurant	C
Bed and Breakfast	P	Institution	P	Restricted Building	X
Betting Depot	X	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	P	Launderette	C	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	P	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	X
Day Care Centre	C1	Office Building	C	Special Industrial Building	X
Dwelling House	P	Parking Garage	X	Tavern	X
Educational Building	P	Place of Public Amusement	X	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	P	Tuck Shop	C
Funeral Parlour / Undertaker	X	Private Recreation Area	C	Warehouse	X
Garage	X	Public Office	X	Buildings and Uses Unspecified	X

Table 4.9: eDumbe Urban Scheme Clauses: Transitional High Impact Residential 1 Zone Controls

Statement of Transitional High Impact Residential 1	This zone is intended to promote the development of multi-unit residential units, each dwelling unit being for occupation by a single family. Hotels and other uses are permitted. The minimum erf size is 1 800 m ² .
DEVELOPMENT STANDARDS	TRANSITIONAL HIGH IMPACT RESIDENTIAL 1
Minimum Lot Area (m ²)	1800
Maximum Number Dwelling Units/Net Hectare	N/A
Minimum Lot Width (m) Frontage	21
Depth to Frontage Ratio	3:1
Building Line (m)	9

Rear Space (m)	4,5
Side Space (m)	4,5
Floor Area Ratio (FAR)	0,56
Coverage (%)	30
Maximum Height	2
Minimum Width Access Way	9
Additional Controls:	
Minimum Parking requirements are set in Annexure 1	
For Minimum Lot Frontage, Building Lines, Side and Rear Space Relaxations see Annexure 2	
See Annexure 4 for Medium Density Housing (MDH) Controls.	
Building Lines, Side and Rear space requirements do not apply to MDH dwelling unit curtilages.	

Table 4.10: Land/Building Uses: Transitional High Impact Residential 1 Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived. P = Permitted Use			P2 = Restricted to a maximum Floor Area of 100m ² P4 = See also Exemption Section in Annexure 2 X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	C
Agricultural Industry	X	Guest House	C1	Residential Building	X
Agricultural Land	X	Home Business	C1	Restaurant	C
Bed and Breakfast	P	Institution	C	Restricted Building	X
Betting Depot	X	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	P	Laundrette	C	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	C	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	X
Day Care Centre	C1	Office Building	C	Special Industrial Building	X
Dwelling House	P	Parking Garage	X	Tavern	X
Educational Building	C	Place of Public Amusement	X	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	C	Tuck Shop	X
Funeral Parlour / Undertaker	X	Private Recreation Area	C	Warehouse	X
Garage	X	Public Office	X	Buildings and Uses Unspecified	X

Table 4.11: eDumbe Urban Scheme Clauses: Medium Impact Residential 1 Zone Controls

Statement of Intent Medium Impact Residential 1	This zone is intended to promote the development of attached and detached dwelling units in a suburban setting developed as part of a planned residential development each unit being used for retirement housing. The minimum erf size is 1ha, with a maximum of 20 units per hectare.
DEVELOPMENT STANDARDS	MEDIUM IMPACT RESIDENTIAL 1
Minimum Lot Area (ha)	1ha
Maximum Number Dwelling Units/Net Hectare	20
Minimum Lot Width (m) Frontage	21
Depth to Frontage Ratio	3:1
Building Line (m)	9
Rear Space (m)	4,5
Side Space (m)	4,5

Floor Area Ratio (FAR)	0,30
Coverage (%)	35
Maximum Height	2
Minimum Width Access Way	9
Additional Controls:	
Minimum Parking requirements are set in Annexure 1	
For Minimum Lot Frontage, Building Lines, Side and Rear Space Relaxations see Annexure 2	
See Annexure 4 for Medium Density Housing (MDH) Controls, MDH Minimum Lot Size 1 800m ²	
Within the Residential zones, Building Lines, Side and Rear space requirements do not apply to MDH dwelling unit curtilages.	

Table 4.12: Land/Building Uses: Medium Impact Residential 1 Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived. P = Permitted Use			P2 = Restricted to a maximum Floor Area of 100m ² P4 = See also Exemption Section in Annexure 2 X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	P
Agricultural Industry	X	Guest House	C1	Residential Building	X
Agricultural Land	X	Home Business	C1	Restaurant	C
Bed and Breakfast	C1	Institution	P	Restricted Building	X
Betting Depot	X	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	C	Laundrette	C	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	P	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	P2
Day Care Centre	X	Office Building	P	Special Industrial Building	X
Dwelling House	P	Parking Garage	X	Tavern	X
Educational Building	C	Place of Public Amusement	X	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	X	Tuck Shop	X
Funeral Parlour / Undertaker	X	Private Recreation Area	P	Warehouse	X
Garage	X	Public Office	X	Buildings and Uses Unspecified	X

Table 4.13: eDumbe Urban Scheme Clauses: Tourist Residential 1 Zone Controls

Statement of Intent Tourist Residential 1	A zone developed with the specific requirement of catering for tourist accommodation and development and for the future development of tourism in the area.
DEVELOPMENT STANDARDS	TOURIST RESIDENTIAL 1
Minimum Lot Area (ha)	1ha
Maximum Number Dwelling Units/Net Hectare	N/A
Minimum Lot Width (m) Frontage	21
Depth to Frontage Ratio	3:1
Building Line (m)	79
Rear Space (m)	4,5
Side Space (m)	4,5
Floor Area Ratio (FAR)	0,20
Coverage (%)	25
Maximum Height	2
Minimum Width Access Way	9

Additional Controls:

1. Controls for Medium Density Housing as set out in Annexure 4 shall be used as a guide for a Chalet development.
2. A Caravan Park shall be laid out in accordance with the standards laid down in the Code of Practice for Caravan Parks published by the South African Bureau of Standards (Publication SABS 092/1971, as amended).

Table 4.14: Land/Building Uses: Tourist Residential 1 Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived. P = Permitted Use			P2 = Restricted to a maximum Floor Area of 100m ² P4 = See also Exemption Section X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	P
Agricultural Industry	X	Guest House	X	Residential Building	X
Agricultural Land	X	Home Business	X	Restaurant	P2
Bed and Breakfast	C1	Institution	X	Restricted Building	X
Betting Depot	X	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	X	Launderette	P	Service Industrial Building	X
Caravan Park	P	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	P	Medium Density Housing	X	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	P2
Day Care Centre	C1	Office Building	X	Special Industrial Building	X
Dwelling House	P	Parking Garage	X	Tavern	C
Educational Building	X	Place of Public Amusement	C	Transportation Terminal	C
Extractive Industry	X	Place of Public Assembly	C	Tuck Shop	P
Funeral Parlour / Undertaker	X	Private Recreation Area	P	Warehouse	X
Garage	X	Public Office	X	Buildings and Uses Unspecified	X

4.2 MIXED USE ZONES

Table 4.15: eDumbe Urban Scheme Clauses: Low Impact Mixed Use Zone Controls

Statement of Intent Low Impact Mixed Use	This zone is intended to provide for local shopping needs, personal service and related small-scale commercial uses. Minimum Lot size within this zone is 450 m ² . Where residential usage is provided this shall be in the form of a composite building which includes shopping and/or offices in which case the minimum lot size shall be 1 800m ² .
DEVELOPMENT STANDARDS	LOW IMPACT MIXED USE
Minimum Lot Area (m ²) for a composite building	1800
Minimum Lot Area (m ²) Exclusive	450
Minimum Lot Width (m) Frontage	15
Depth to Frontage Ratio	3:1
Building Line (m)	9
Rear Space (m)	2
Side Space (m)	2
Floor Area Ratio (FAR)	0,5
Coverage (%)	50
Maximum Height (Storeys)	3

Additional Controls:

1. Lot frontage for composite building shall be 21m.
2. Building Lines may be relaxed by the Municipality subject to the continuity of the shopping frontage not being disrupted.
3. FAR for residential component of a Composite Building 0,35 and Total Coverage of 50%.
4. Parking shall be provided in accordance with requirements set in **Annexure 1**.

Table 4.16: Land/Building Uses: Low Impact Mixed Use Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.			P = Permitted Use X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	X
Agricultural Industry	X	Guest House	C1	Residential Building	C
Agricultural Land	X	Home Business	P	Restaurant	C
Bed and Breakfast	P	Institution	C	Restricted Building	X
Betting Depot	C	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	C	Launderette	C	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	X
Commercial Workshop	P	Motor Vehicle Showroom	X	Shop	P
Day Care Centre	C	Office Building	X	Special Industrial Building	X
Dwelling House	C	Parking Garage	X	Tavern	C
Educational Building	C	Place of Public Amusement	X	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	C	Tuck Shop	P
Funeral Parlour / Undertaker	X	Private Recreation Area	X	Warehouse	X
Garage	X	Public Office	C	Buildings and Uses Unspecified	C

Table 4.17: eDumbe Urban Scheme Clauses: Core Mixed Use Controls

Statement of Intent Core Mixed Use	This zone is intended to provide for the continued use, enhancement and new development of retail, personal service, entertainment, office and related commercial use reinforcing the existing commercial centre. Minimum lot size within this zone is 450 m ² . Where residential usage is provided this shall be in the form of a composite building which includes shopping and/or offices in which case the minimum lot size shall be 1 800m ² .
DEVELOPMENT STANDARDS	CORE MIXED USE
Minimum Lot Area (m ²) for a composite building	1800
Minimum Lot Area (m ²) Exclusive	450
Minimum Lot Width (m) Frontage	15
Depth to Frontage Ratio	3:1
Building Line (m)	9
Rear Space (m)	2
Side Space (m)	2
Floor Area Ratio (FAR)	1,5
Coverage (%)	80

Maximum Height (Storeys)	3
Additional Controls:	
1.	Lot Frontage for composite building shall be 21m.
2.	Building Line may be relaxed by the municipality subject to the continuity of the shopping frontage not being disrupted.
3.	FAR for the residential component of Composite Building 0,35 and Total Coverage of 50%.
4.	Parking shall be provided in accordance with requirements set in Annexure 1 .

Table 4.18: Land/Building Uses: Core Mixed Use Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.			P = Permitted Use P1 = Permitted above ground floor only X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	C
Agricultural Industry	X	Guest House	P	Residential Building	P1
Agricultural Land	X	Home Business	P	Restaurant	P
Bed and Breakfast	P	Institution	C	Restricted Building	X
Betting Depot	P	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	P	Laundrette	P	Service Industrial Building	C
Caravan Park	X	Light Industrial Building	X	Service Workshop	P
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	C
Commercial Workshop	P	Motor Vehicle Showroom	P	Shop	P
Day Care Centre	C	Office Building	P	Special Industrial Building	X
Dwelling House	C	Parking Garage	P	Tavern	C
Educational Building	C	Place of Public Amusement	C	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	C	Tuck Shop	P
Funeral Parlour / Undertaker	C	Private Recreation Area	C	Warehouse	C
Garage	X	Public Office	P	Buildings and Uses Unspecified	C

Table 4.19: eDumbe Urban Scheme Clauses: Transitional Core Mixed Use Controls

Statement of Intent Transitional Core Mixed Use	This zone is intended to provide for the continued use, enhancement and new development of retail, personal service, entertainment, office and related commercial use reinforcing the existing commercial centre. Minimum lot size within this zone is 450 m ² . Where residential usage is provided this shall be in the form of a composite building which includes shopping and/or offices in which case the minimum lot size shall be 1 800m ² .
DEVELOPMENT STANDARDS	TRANSITIONAL CORE MIXED USE
Minimum Lot Area (m ²) for a composite building	1800
Minimum Lot Area (m ²) Exclusive	450
Minimum Lot Width (m) Frontage	15
Depth to Frontage Ratio	3:1
Building Line (m)	9
Rear Space (m)	2

Side Space (m)	2
Floor Area Ratio (FAR)	1,5
Coverage (%)	80
Maximum Height (Storeys)	3
Additional Controls:	
5.	Lot Frontage for composite building shall be 21m.
6.	Building Line may be relaxed by the municipality subject to the continuity of the shopping frontage not being disrupted.
7.	FAR for the residential component of Composite Building 0,35 and Total Coverage of 50%.
8.	Parking shall be provided in accordance with requirements set in Annexure 1 .

Table 4.20: Land/Building Uses: Transitional Core Mixed Use Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.			P = Permitted Use P1 = Permitted above ground floor only X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	C
Agricultural Industry	X	Guest House	C1	Residential Building	C
Agricultural Land	X	Home Business	C1	Restaurant	C
Bed and Breakfast	C	Institution	C	Restricted Building	X
Betting Depot	C	Kennels / Cattery	X	Scrap -Yard	X
Boarding House	C	Laundrette	C	Service Industrial Building	C
Caravan Park	X	Light Industrial Building	X	Service Workshop	C
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	C
Commercial Workshop	C	Motor Vehicle Showroom	C	Shop	C
Day Care Centre	C	Office Building	C	Special Industrial Building	X
Dwelling House	P	Parking Garage	C	Tavern	C
Educational Building	X	Place of Public Amusement	C	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	C	Tuck Shop	P
Funeral Parlour / Undertaker	C	Private Recreation Area	C	Warehouse	C
Garage	X	Public Office	C	Buildings and Uses Unspecified	C

Table 4.21: eDumbe Urban Scheme Clauses: Medium Impact Mixed Use 1 Zone Controls

Statement of Intent Medium Impact Mixed Use	This zone is intended to provide for business uses, as an extension to the Core Mixed Use areas. The minimum erf sizes within this zone are 450m ² .
DEVELOPMENT STANDARDS	MEDIUM IMPACT MIXED USE 1
Minimum Lot Area (m ²) for a composite building	1800
Minimum Lot Area (m ²) Exclusive	450
Minimum Lot Width (m) Frontage	15
Depth to Frontage Ratio	3:1
Building Line (m)	9
Rear Space (m)	2
Side Space (m)	2
Floor Area Ratio (FAR)	1,5
Coverage (%)	80
Maximum Height (Storeys)	3

Additional Controls:

9. Lot Frontage for composite building shall be 21m.
10. Building Line may be relaxed by the municipality subject to the continuity of the shopping frontage not being disrupted.
11. FAR for the residential component of Composite Building 0,35 and Total Coverage of 50%.
12. Parking shall be provided in accordance with requirements set in **Annexure 1**.

Table 4.22: Land/Building Uses: Medium Impact Mixed Use 1 Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.			P = Permitted Use P1 = Permitted above ground floor only X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	C
Agricultural Industry	X	Guest House	C1	Residential Building	C
Agricultural Land	X	Home Business	C1	Restaurant	C
Bed and Breakfast	C	Institution	C	Restricted Building	X
Betting Depot	C	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	C	Launderette	C	Service Industrial Building	C
Caravan Park	X	Light Industrial Building	X	Service Workshop	C
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	C
Commercial Workshop	C	Motor Vehicle Showroom	C	Shop	C
Day Care Centre	C	Office Building	C	Special Industrial Building	X
Dwelling House	P	Parking Garage	C	Tavern	C
Educational Building	X	Place of Public Amusement	C	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	C	Tuck Shop	P
Funeral Parlour / Undertaker	C	Private Recreation Area	C	Warehouse	C
Garage	X	Public Office	C	Buildings and Uses Unspecified	C

Table 4.23: eDumbe Urban Scheme Clauses: Medium Impact Mixed Use 2 (Service Station & Garage) Zone Controls

Statement of Intent Medium Impact Mixed Use 2 (Service Station & Garage)	This zone permits a service station or garage. Shops (that are restricted in terms of scale) and restaurants would be permitted through special consent. The minimum lot size for such a development is 1 800m ² .
DEVELOPMENT STANDARDS	MEDIUM IMPACT MIXED USE 2 (SERVICE STATION & GARAGE)
Minimum Lot Area (m ²) for a composite building	N/A
Minimum Lot Area (m ²) Exclusive	1800
Minimum Lot Width (m) Frontage	36
Depth to Frontage Ratio	3:1
Building Line (m)	9
Rear Space (m)	2
Side Space (m)	2
Floor Area Ratio (FAR)	0,40
Coverage (%)	70
Maximum Height (Storeys)	2
Additional Controls:	

Depth of station shall not be less than 15m.

Parking shall be provided in accordance with requirements set in **Annexure 1**.

Reference should be made to **Annexure 7**, in regard to standards for traffic generating sites.

Table 4.24: Land/Building Uses: Medium Impact Mixed Use 2 Zone (Service Station & Garage)

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.			C2 = Restricted to 100 m ² P = Permitted Use X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	X
Agricultural Industry	X	Guest House	X	Residential Building	C
Agricultural Land	X	Home Business	X	Restaurant	C
Bed and Breakfast	X	Institution	X	Restricted Building	X
Betting Depot	C	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	X	Launderette	C	Service Industrial Building	C
Caravan Park	X	Light Industrial Building	X	Service Workshop	C
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	P
Commercial Workshop	X	Motor Vehicle Showroom	P	Shop	C2
Day Care Centre	X	Office Building	X	Special Industrial Building	X
Dwelling House	X	Parking Garage	P	Tavern	X
Educational Building	X	Place of Public Amusement	X	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	X	Tuck Shop	X
Funeral Parlour / Undertaker	X	Private Recreation Area	C	Warehouse	X
Garage	P	Public Office	X	Buildings and Uses Unspecified	C

4.3 INDUSTRIAL ZONES

Table 4.25: eDumbe Urban Scheme Clauses: Low Impact Industrial Zone Controls

TABLE 6.3A: DANNHAUSER DEVELOPMENT STANDARDS	
Statement of Intent Low Impact Industrial	A zone to contain a mix of light and service industries, warehousing and associated activities.
DEVELOPMENT STANDARDS	LOW IMPACT INDUSTRIAL
Minimum Lot Area (m ²)	900
Minimum Lot Width (m) Frontage	18
Depth to Frontage Ratio	3:1
Building Line (m)	5
Rear Space (m)	2
Side Space (m)	2
Floor Area Ratio (FAR)	0,60
Coverage (%)	60
Maximum Height (Storeys)	2
Minimum Width of Access Way (m)	6
Additional Controls:	
1. The municipality may relax Lot Frontage to 9m for irregular shaped lots.	
2. Parking shall be provided in accordance with requirements set in Annexure 1 .	

Table 4.26: Land/Building Uses: Low Impact Industrial Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.			C2 = See Annexure 8 P = Permitted Use X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	X
Agricultural Industry	X	Guest House	X	Residential Building	X
Agricultural Land	X	Home Business	X	Restaurant	X
Bed and Breakfast	X	Institution	X	Restricted Building	X
Betting Depot	C	Kennels / Cattery	X	Scrap –Yard	P
Boarding House	X	Launderette	C	Service Industrial Building	P
Caravan Park	X	Light Industrial Building	P	Service Workshop	P
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	P
Commercial Workshop	P	Motor Vehicle Showroom	P	Shop	C2
Day Care Centre	X	Office Building	X	Special Industrial Building	X
Dwelling House	X	Parking Garage	X	Tavern	X
Educational Building	X	Place of Public Amusement	X	Transportation Terminal	P
Extractive Industry	X	Place of Public Assembly	X	Tuck Shop	C2
Funeral Parlour / Undertaker	C	Private Recreation Area	X	Warehouse	P
Garage	X	Public Office	X	Buildings and Uses Unspecified	C

Table 4.25: eDumbe Urban Scheme Clauses: Medium Impact Industrial Zone Controls

Statement of Intent Medium Impact Industrial	A zone to contain a mix of industrial and related land uses and activities with lesser environmental impacts and excludes heavy and noxious industry.
DEVELOPMENT STANDARDS	MEDIUM IMPACT INDUSTRIAL
Minimum Lot Area (m ²)	1 800
Minimum Lot Width (m) Frontage	18
Depth to Frontage Ratio	3:1
Building Line (m)	5
Rear Space (m)	2
Side Space (m)	2
Floor Area Ratio (FAR)	0,60
Coverage (%)	60
Maximum Height (Storeys)	2
Minimum Width of Access Way (m)	6
Additional Controls:	
The municipality may relax lot frontage to 9m for irregular shaped lots.	
Parking shall be provided in accordance with requirements set in Annexure 1 .	

Table 4.26: Land/Building Uses: Medium Impact Industrial Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.			C2 = See Annexure 8 P = Permitted Use X = Prohibited Use		
Abattoir	X	General Industrial Building	P	Recreational Building	X
Agricultural Industry	X	Guest House	X	Residential Building	X
Agricultural Land	X	Home Business	X	Restaurant	X
Bed and Breakfast	X	Institution	X	Restricted Building	X
Betting Depot	C	Kennels / Cattery	X	Scrap –Yard	P
Boarding House	X	Launderette	C	Service Industrial Building	P
Caravan Park	X	Light Industrial Building	P	Service Workshop	P
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	P
Commercial Workshop	P	Motor Vehicle Showroom	P	Shop	C2
Day Care Centre	X	Office Building	X	Special Industrial Building	X

Dwelling House	X	Parking Garage	X	Tavern	X
Educational Building	X	Place of Public Amusement	X	Transportation Terminal	P
Extractive Industry	X	Place of Public Assembly	X	Tuck Shop	C2
Funeral Parlour / Undertaker	X	Private Recreation Area	C	Warehouse	P
Garage	X	Public Office	X	Buildings and Uses Unspecified	C

4.4 CIVIC AND SOCIAL ZONES

Table 4.27: eDumbe Urban Scheme Clauses: Educational Zone Controls

Statement of Intent Educational	A zone that provides for the development of the full range of pre-primary, primary, secondary and tertiary educational facilities, including adult education and training centres with associated buildings and recreational facilities for the local and broader community.
DEVELOPMENT STANDARDS	EDUCATIONAL
Minimum Lot Area (m ² or ha)	Primary School: 1ha Secondary School: 3ha Pre-Primary School: 3600m ²
Minimum Lot Width (m) Frontage	36
Depth to Frontage Ratio	N/A
Building Line (m)	9
Rear Space (m)	4,5
Side Space (m)	4,5
Floor Area Ratio (FAR)	1,0
Coverage (%)	50
Maximum Height (Storeys)	2
Additional Controls:	
1. Minimum Lot Sizes may be reduced where special circumstances are demonstrated.	
2. Parking shall be provided in accordance with requirements set in Annexure 1 .	

Table 4.28: Land/Building Uses: Educational Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.			P = Permitted Use X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	P
Agricultural Industry	X	Guest House	C	Residential Building	C
Agricultural Land	C	Home Business	C1	Restaurant	X
Bed and Breakfast	C1	Institution	C	Restricted Building	X
Betting Depot	X	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	X	Laundrette	X	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	X
Day Care Centre	P	Office Building	X	Special Industrial Building	X
Dwelling House	P	Parking Garage	X	Tavern	X
Educational Building	P	Place of Public Amusement	X	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	P	Tuck Shop	C
Funeral Parlour / Undertaker	X	Private Recreation Area	P	Warehouse	X
Garage	X	Public Office	C	Buildings and Uses Unspecified	C

Table 4.29: eDumbe Urban Scheme Clauses: Public Buildings and Institutions Zone Controls

Statement of Intent Public Buildings and Institutions	<p>A zone which provides for municipal, institutions and public facilities related to infrastructure and services and includes prisons and juvenile facilities.</p> <p>Buildings and works incidental to the use of the land for Central, Provincial or Municipal Government purposes permitted.</p>
DEVELOPMENT STANDARDS	PUBLIC BUILDINGS AND INSTITUTIONS
Minimum Lot Area (m ² or Ha) Exclusive	N/A
Minimum Lot Width (m) Frontage	36
Depth to Frontage Ratio	N/A
Building Line (m)	9
Rear Space (m)	4,5
Side Space (m)	4,5
Floor Area Ratio (FAR)	1,0
Coverage (%)	50
Maximum Height (Storeys)	2
<p>Additional Controls:</p> <p>1. Height may be increased through Special Consent.</p>	

Table 4.30: Land/Building Uses: Public Buildings and Institutions Zone

<p>C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.</p>			<p>P = Permitted Use X = Prohibited Use</p>		
Abattoir	X	General Industrial Building	X	Recreational Building	P
Agricultural Industry	X	Guest House	X	Residential Building	X
Agricultural Land	C	Home Business	C1	Restaurant	X
Bed and Breakfast	X	Institution	P	Restricted Building	X
Betting Depot	X	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	X	Launderette	C	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	X
Day Care Centre	C	Office Building	C	Special Industrial Building	X
Dwelling House	P	Parking Garage	X	Tavern	X
Educational Building	P	Place of Public Amusement	X	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	P	Tuck Shop	X
Funeral Parlour / Undertaker	X	Private Recreation Area	P	Warehouse	X
Garage	X	Public Office	P	Buildings and Uses Unspecified	C

Table 4.31: eDumbe Urban Scheme Clauses: Worship Zone Controls

Statement of Intent Worship	<p>A zone that makes provision for, and development of, adequate worship facilities which are located in convenient core, suburban and residential locations which are accessible to all people.</p>
DEVELOPMENT STANDARDS	WORSHIP
Minimum Lot Area (m ² or Ha) Exclusive	1800

Minimum Lot Width (m) Frontage	36
Depth to Frontage Ratio	N/A
Building Line (m)	9
Rear Space (m)	4,5
Side Space (m)	4,5
Floor Area Ratio (FAR)	1,0
Coverage (%)	50
Maximum Height (Storeys)	2
Additional Controls:	
1.	Minimum Lot Size may be reduced where special circumstances are demonstrated.
2.	Height may be exceeded where special circumstances are demonstrated.

Table 4.32: Land/Building Uses: Worship Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.			P = Permitted Use X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	C
Agricultural Industry	X	Guest House	C1	Residential Building	X
Agricultural Land	C	Home Business	C1	Restaurant	X
Bed and Breakfast	X	Institution	C	Restricted Building	X
Betting Depot	X	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	X	Launderette	X	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	X
Day Care Centre	C1	Office Building	X	Special Industrial Building	X
Dwelling House	C	Parking Garage	X	Tavern	X
Educational Building	C	Place of Public Amusement	X	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	P	Tuck Shop	X
Funeral Parlour / Undertaker	X	Private Recreation Area	X	Warehouse	X
Garage	X	Public Office	C	Buildings and Uses Unspecified	C

4.5 OPEN SPACE ZONES

Table 4.33: eDumbe Urban Scheme Clauses: Active Open Space Zone Controls

Statement of Intent Active Open Space	This zone forms part of the municipal open space system and includes independent or linked open space areas for private sporting and recreational needs.
DEVELOPMENT STANDARDS	ACTIVE OPEN SPACE
Minimum Lot Area (m ² or Ha) Exclusive	N/A
Minimum Lot Width (m) Frontage	N/A
Depth to Frontage Ratio	N/A
Building Line (m)	7,5
Rear Space (m)	2
Side Space (m)	2
Floor Area Ratio (FAR)	0,15
Coverage (%)	15
Maximum Height (Storeys)	2

Additional Controls:

Table 4.34: Land/Building Uses: Active Open Space Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.			P = Permitted Use X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	P
Agricultural Industry	X	Guest House	X	Residential Building	X
Agricultural Land	C	Home Business	X	Restaurant	C
Bed and Breakfast	C	Institution	X	Restricted Building	X
Betting Depot	X	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	X	Launderette	X	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	C
Day Care Centre	C1	Office Building	X	Special Industrial Building	X
Dwelling House	C	Parking Garage	X	Tavern	X
Educational Building	C	Place of Public Amusement	C	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	C	Tuck Shop	X
Funeral Parlour / Undertaker	X	Private Recreation Area	P	Warehouse	X
Garage	X	Public Office	X	Buildings and Uses Unspecified	C

4.6 URBAN AGRICULTURE ZONES

Table 4.35: eDumbe Urban Scheme Clauses: Urban Agriculture Zone Controls

Statement of Intent Urban Agriculture	A former agricultural area which is in transition towards urban settlement, or which is settled for low impact agricultural purposes within an urban context. The minimum lot size within this zone is 2 ha.
DEVELOPMENT STANDARDS	URBAN AGRICULTURE
Minimum Lot Area (m ² or Ha)	2ha
Minimum Lot Width (m) Frontage	21
Depth to Frontage Ratio	3:1
Building Line (m)	9
Rear Space (m)	4,5
Side Space (m)	4,5
Floor Area Ratio (FAR)	0,125
Coverage (%)	12,5
Maximum Height (Storeys)	2
Additional Controls:	
1. Additional storey/s requires a Special Consent application.	

Table 4.36: Land/Building Uses: Urban Agriculture Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.	C3 = Shop: Restricted to a shop of the farm stall type with a maximum floor area of 50 m2 and in which only produce produced on the lot is sold. P = Permitted Use
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			X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	P
Agricultural Industry	C	Guest House	C	Residential Building	X
Agricultural Land	P	Home Business	C1	Restaurant	X
Bed and Breakfast	C1	Institution	C	Restricted Building	X
Betting Depot	X	Kennels / Cattery	C	Scrap –Yard	X
Boarding House	C	Laundrette	X	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	C3
Day Care Centre	C1	Office Building	X	Special Industrial Building	X
Dwelling House	P	Parking Garage	X	Tavern	X
Educational Building	C	Place of Public Amusement	X	Transportation Terminal	X
Extractive Industry	X	Place of Public Assembly	C	Tuck Shop	C
Funeral Parlour / Undertaker	X	Private Recreation Area	C	Warehouse	X
Garage	X	Public Office	X	Buildings and Uses Unspecified	C

4.7 SPECIAL ZONES

Table 4.37: eDumbe Urban Scheme Clauses: Special Zone 1 Zone Controls

Statement of Intent Special Zone 1	A zone designed to cater for a coal storage depot.
DEVELOPMENT STANDARDS	SPECIAL ZONE 1
Minimum Lot Area (m ² or Ha)	450m ²
Minimum Lot Width (m) Frontage	21
Depth to Frontage Ratio	3:1
Building Line (m)	9
Rear Space (m)	2
Side Space (m)	2
Floor Area Ratio (FAR)	N/A
Coverage (%)	N/A
Maximum Height (Storeys)	N/A
Additional Controls:	

Table 4.38: Land/Building Uses: Special Zone 1 Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.			P = Permitted Use P3 = Restricted to a coal storage and loading area X = Prohibited Use		
Abattoir	X	General Industrial Building	P3	Recreational Building	X
Agricultural Industry	X	Guest House	X	Residential Building	X
Agricultural Land	X	Home Business	X	Restaurant	X
Bed and Breakfast	X	Institution	X	Restricted Building	X
Betting Depot	X	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	X	Laundrette	X	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	X
Commercial Workshop	X	Motor Vehicle Showroom	X	Shop	X
Day Care Centre	X	Office Building	X	Special Industrial Building	X
Dwelling House	X	Parking Garage	X	Tavern	X
Educational Building	X	Place of Public Amusement	X	Transportation Terminal	C
Extractive Industry	X	Place of Public Assembly	X	Tuck Shop	X
Funeral Parlour / Undertaker	X	Private Recreation Area	X	Warehouse	P
Garage	X	Public Office	X	Buildings and Uses Unspecified	C

Table 4.39: eDumbe Urban Scheme Clauses: Special Zone 2 Zone Controls

Statement of Intent Special Zone 2	A zone designed to cater for Bus and Taxi Rank and Taxi Terminus		
DEVELOPMENT STANDARDS	SPECIAL ZONE 2		
Minimum Lot Area (m ² or Ha)	450m ²		
Minimum Lot Width (m) Frontage	21		
Depth to Frontage Ratio	3:1		
Building Line (m)	9		
Rear Space (m)	2		
Side Space (m)	2		
	Shop/ Office Building	Small Scale Economic Activities	Taxi Terminus
Floor Area Ratio (FAR)	0,16	0,04	0,10
Coverage (%)	16	4	4
Maximum Height (Storeys)	2	1	2
Additional Controls:			
a. Each operator of a small-scale economic activity may not occupy a space larger than 30 m ² . No specific town planning controls excepting those specified by the Municipality shall be implemented.			
b. In the case of Lot 612 Paulpietersburg the development must coincide with the outlay as in the drawing. The Municipality may, with the necessary discretion, allow small modifications if it is of the opinion that they will contribute to the overall development. The maximum m ² per use shall be as follows:			
- Shop / Office Building: 4 055m ²			
- Small-scale Economic Activities: 280m²			
- Taxi Terminus: 2 089m ²			

Table 4.40: Land/Building Uses: Special Zone 2 Zone

C = Permitted by Special Consent C1 = If Neighbour's consent obtained, Special Consent may be waived.			P = Permitted Use X = Prohibited Use		
Abattoir	X	General Industrial Building	X	Recreational Building	P
Agricultural Industry	X	Guest House	X	Residential Building	X
Agricultural Land	X	Home Business	X	Restaurant	C
Bed and Breakfast	X	Institution	C	Restricted Building	X
Betting Depot	C	Kennels / Cattery	X	Scrap –Yard	X
Boarding House	X	Launderette	C	Service Industrial Building	X
Caravan Park	X	Light Industrial Building	X	Service Workshop	X
Chalet Development / Holiday Dwelling	X	Medium Density Housing	X	Service Station	X
Commercial Workshop	C	Motor Vehicle Showroom	X	Shop	P
Day Care Centre	X	Office Building	P	Special Industrial Building	X
Dwelling House	X	Parking Garage	P	Tavern	X
Educational Building	C	Place of Public Amusement	X	Transportation Terminal	P
Extractive Industry	X	Place of Public Assembly	X	Tuck Shop	C
Funeral Parlour / Undertaker	X	Private Recreation Area	P	Warehouse	X
Garage	X	Public Office	X	Buildings and Uses Unspecified	C

CHAPTER 5: PUBLIC PLACES AND SERVICES

The nature, extent and location of land set aside for public purpose and services shall be as shown on the Scheme Map and the purposes for which such land may be used shall be as set out below.

5.1 Except with the authority of the Municipality granted for temporary uses at the Municipality's pleasure, and subject to no increased claims for compensation, land set aside for public purposes and services shall not be used for any purpose which would conflict with the purpose for which it has been set aside.

5.2 The Municipality may grant its authority with relevant conditions for the temporary use of land set aside for public purposes and services where it is satisfied that such use will not interfere with the amenities of the neighbourhood in which such land is situated. Such use shall only be approved subject to no increased claims for compensation and a termination date shall be specified or a means negotiated whereby the Municipality could call for the temporary use to cease within a given period. The Municipality shall be satisfied that the applicant or lessee, as the case may be, has legitimate claim for applying for or being granted such use. The Municipality may call upon the applicant, or its officials, to consult the surrounding neighbours or it may call on the applicant to apply for Special Consent. If it is subsequently found that there is, in fact, an interference with the amenities of the neighbourhood or when it becomes apparent that the land is needed for the purposes for which it is set aside, the Municipality may impose further conditions or call for the temporary use to cease.

5.3 Where any land set aside for public purposes or services is in the Municipality's ownership or otherwise under the control of the Municipality, the Municipality may undertake thereon works, the erection of buildings or development necessary for, or incidental to, the purpose for which the land is set aside.

5.4 Land set aside for public purposes or services may continue to be used for the purpose for which it was used in the effective date, provided that where the use conflicts with the purpose for which the land is reserved, it shall not be extended or rebuilt, other than as provided for in Clause 5.1.

5.5 Where pedestrian ways or pedestrian lanes are set on the Scheme Map, the Municipality may consider a consent application for the re-positioning of such pedestrian ways or lanes on the lot.

5.6 Nothing herein shall be construed as prohibiting the fencing of land in conformity with the bylaws.

Table 5.1: Public Places and Services

STATEMENT OF INTENT	ADDITIONAL CONTROLS
5.1.1. Public Open Space	

Land set aside to accommodate any independent or linked open space areas owned and maintained by a public agency for passive and active recreational purposes that are used and enjoyed by the general public and may include ancillary facilities or buildings.	Works as described in the Local Authorities Ordinance No. 25 of 1974, Sections 208 and 264, Sub-sections 14-20 and 27 are permitted and may include public parks and gardens, recreational grounds, zoological gardens and similar such uses.
5.1.2. Riverine Environment	
Land set aside which has special status due to its function and contribution to the balance of nature and the prevention of natural disasters, for example rivers and the retention of water in wetlands.	Removal of soil and stones are not permitted without the authority of the Local Authority. The Municipality shall be permitted to install underground services.
5.1.3 Amenity Area	
Land set aside to protect the quality of the natural environment but may be used by the public for passive recreation.	<ol style="list-style-type: none"> 1. A shop (restricted to a maximum area of 150m² and the sale of non-alcoholic beverages, food, confectionery, tobacco and similar commodities), car parking and public conveniences are permitted and Place of Public Amusement may be permitted by Special Consent. 2. The design and siting of any buildings, structure or land use shall take into account any indigenous vegetation and no such vegetation shall be removed without the authority of the Municipality. 3. All other uses are prohibited.
5.1.3. Conservation	
Land set aside that is natural area of land and / or water within which the conservation of the scenic beauty, indigenous flora and fauna, water course and other topographical features, places of historic or scientific interest and the like is of primary importance.	<ol style="list-style-type: none"> 1. No indigenous flora, fauna or any naturally occurring material shall be disturbed or removed. 2. Except where picnic areas and the footpaths through the vegetation have been specially demarcated, the public shall not be admitted. 3. Any work of any kind which is undertaken shall be done in accordance with a layout plan which shall be a duly adopted provision of the scheme.
5.1.4. Cemetery	
Land utilised to provide for public cemeteries, memorial parks and ancillary buildings, including crematoria .	
5.1.5. New Roads and Road Widenings of Existing Roads	
A zoning that provides for the identification, development and maintenance of the existing and future road network and buildings associated with road construction and maintenance.	
5.1.6. Existing Roads	
A zoning that provides for the identification, development and maintenance of the existing road network and buildings associated with road construction and	

maintenance.	
5.1.7. Railway	
A zoning that provides for the identification of existing and future railways, ancillary buildings (including stations) and associated activities.	
5.1.9 Airstrip	
A zoning that makes provision for airstrips as a means of access, associated with both private and public transportation i.e. air access into and out of the provincial and local boundaries for both tourists and the broader community.	
5.1.8. Utilities Facility	
A zoning which identifies existing and future infrastructural service corridors and areas required for the installation, maintenance and proper functioning thereof. Until required, these areas may be utilised on a temporary basis for specified activities and purposes.	Set aside for water works, sewage treatment works, refuse sites, sub-stations, water works, pump stations and ancillary buildings.

CHAPTER 6: RURAL LAND USES

Unless the context of this Scheme clearly indicates to the contrary, the following building types and Land Use types have the meaning and interpretation given below:

6.1 ADMINISTRATIVE/COMMUNITY

Means the use of land for administrative, community or other institutional purposes.

6.2 AGRICULTURAL INDUSTRY

Means a commercial activity supporting or complementing agricultural activities, including concentrated plant or animal production units, or related to processing or beneficiation of agricultural products.

Included are operations that supply agricultural tools and machinery and agricultural requirements such as fertiliser and stock feeds; commercial mechanical or engineering workshops; plant nurseries and production tunnels or other such structures, processing of dairy products or saw milling of timber, abattoirs, cattle feedlots, chicken batteries and piggeries and the wastes or by-products from such activities.

Excluded from the definition are any of the above activities which are carried for purely “own use” or non-commercial purposes. Also excluded are facilities for handling livestock for purposes of dipping, spraying, counting or shearing, or for basic cleaning and packaging of crops such as potatoes.

6.3 AMENITY AREA

Means land reserved for the protection of places of scenic beauty, natural vegetation, rivers and other topographical features, fauna and flora, places of historical interest and the like, but which may with the permission of the owner be used by the public for passive recreation.

6.4 AMENITY PLANTING

Means uses of plants, especially trees, for windbreaks or other shelter, ornamental purposes, or for view frames (but not for commercial timber production). A range of plants are regularly used for amenity purposes but some have become invasive and are now classified as problem species. Attention is drawn to such plants in order to prevent the inadvertent spreading of problem species. The use of the following species is particularly inadvisable:

American bramble	<i>Rubus cuneifolius</i>
Black wattle	<i>Acacia meatnsii</i>
Silver wattle	<i>A. dealbata</i>
Green wattle	<i>A. decurrens</i>
Fire thorn	<i>Pyracantha sp</i>

Silver (Grey) poplar	<i>Populus canescens</i>
Pine trees	<i>Pinus spp</i> , especially <i>P. patula</i>
Gum trees	<i>Eucalyptus spp.</i>

Cross reference to the three categories of declared weeds and invaders in the regulations for the Conservation of Agricultural Resources Act (Act 43 of 1983).

6.5 BED AND BREAKFAST ESTABLISHMENT

Means a dwelling unit in which not more than 50% of the bedrooms are provided for overnight guests for compensation, on a daily or weekly basis, with or without meals. A Municipality may stipulate:

- a) particular parking requirements in terms of number and location;
- b) a maximum number of bedrooms/beds which may be rented out;
- c) the maximum number of guests;
- d) that the owner shall also be resident on the property;
- e) whether a licence is required;
- f) whether cooking facilities are permitted in guest rooms;
- g) a minimum floor area for guest rooms; and
- h) control of signage.

6.6 BIRD SANCTUARY

Means a place dedicated to the care, rehabilitation, protection and conservation of wild and indigenous bird species, which includes breeding and research programmes, and may be open to the public for educational and recreational purposes.

6.7 BUSINESS

Means the use of land for the conduct of a business undertaking, or the use of land for an outlet through which goods or services are sold.

6.8 COMMERCIAL AFFORESTATION

The production of timber in plantations, greater than 10 ha in extent, for commercial purposes, and includes related Agricultural Buildings

Applications for timber planting permits within the Municipality, and other related matters, are to be processed in the usual manner by the KwaZulu-Natal aforestation Permit Review Panel.

Within the Municipality, commercial aforestation must follow recognised landscape management principles (UK Forestry Authority. 1992. Landscape design guidelines. HMSO Publication Centre, London). Such action is particularly important in the vicinity of scenic view points and along National Movement Corridors.

6.9 CROPPING

Means the use of land and related Agricultural Buildings for producing edible or saleable plants.

6.10 CUSTOMARY HARVESTING

Means the harvesting and collecting of natural grasses and medicinal plants on a sustainable basis in environmentally sensitive or protected areas or parks for traditional practices, and which may require permits from the relevant authority.

6.11 ENVIRONMENTAL EDUCATION

Means the use of land for teaching environmental understanding and awareness.

6.12 EXTENSIVE AGRICULTURE

Means agriculture involving the use of the natural vegetation without any attempt to increase its yield above that of the original condition, and/or the cultivation of up to 20ha of land for crops or pastures.

This refers primarily to the grazing of livestock on natural veld but does allow for a limited amount of crop or pasture production. Included is the use of facilities such as dips, spray races and holding kraals, and includes related Agricultural Buildings

6.13 FARM STALL

Means a building used for retailing of fresh farm produce produced on site, including home made items. The Municipality may stipulate the maximum size of the farm stall.

6.14 FISH FARMING

Means an area devoted to the cultivation of fish and other organisms for commercial sale, and includes related Agricultural Buildings.

6.15 FORESTRY

Means the use of land and related Agricultural Buildings for up to 10ha of exotic timber or indigenous timber production.

6.16 HORTICULTURE

Means the use of land and related Agricultural Buildings for the production of flowers, fruit or vegetables.

6.17 INDUSTRIAL DEVELOPMENT

Developments of industries, as triggered by the National Environmental Management Act (Act 107 of 1998) Environmental Impact Assessment Regulations, which are not allied with local tourism or agricultural activities.

Such developments will usually be based on some manufacturing or product processing activity but are not linked to any tourism product or activity and neither use or produce any agricultural product.

6.18 INTENSIVE AGRICULTURE

Means a farming system and related Agricultural Buildings involving high yields of crops or livestock products by means of replacing or enhancing the natural agricultural resource base.

Such activity is likely to impact significantly upon the local bio-diversity and scenic resources and consists primarily of production of monospecific crops such as maize or vegetables on areas which exceed 20ha in extent, or the grazing of livestock on improved pastures. Included are operations involving irrigation of crops or pasture and use may be made of large machines such as combine harvesters and centre-pivot irrigation systems.

6.19 INTENSIVE OR SEMI-INTENSIVE HUMAN SETTLEMENT

Means settlements which are either greater than that needed for the agricultural or other activity on the property, or which are conventional residential developments.

Such settlements may or may not be formally defined and recognised but which are at a level requiring development of some communal infrastructure and which are almost totally dependent on food brought in from other areas. At greater densities they are tending toward urban development.

6.20 LARGE SCALE TOURISM DEVELOPMENT

Development of large-scale tourism infrastructure such as large hotels, theme parks, cultural and heritage centres, camping and caravan facilities, timeshare or other such developments, Golf course Estates and other themed estates, and casinos.

Such tourism development will cater for hundreds or even thousands of visitors at any one time.

6.21 LARGE-SCALE INFRASTRUCTURAL PROJECTS

Means large-scale infrastructure which has the potential to impinge on the functional integrity of the natural environment or on the aesthetic quality of the landscape.

Included are items such as regional powerlines, major dams and water canals, reservoirs or other infrastructure associated with water reticulation schemes, highways, railways, cellular telephone masts, cableways and the like.

6.22 MINES AND QUARRIES

Means sites established for the (commercial) extraction of materials such as minerals, rock, gravel, sand or shale, or soil borrow pits, or peat extraction. Also included are any associated facilities, such as crusher or screening plants, or other works which are used to process the product of any mine or quarry.

The sites referred to may be either on dry land or may be associated with a river channel or a wetland.

6.23 NATURE AND CULTURE BASED TOURISM

Means outdoor recreation and participatory travel experience, to both natural as well as to cultural environments, that contribute to the sustainable use of these environments, respect the integrity of the host communities, and which produce economic opportunities that contribute to the long term conservation of the resource base and reinforce the concept that conservation can bring meaningful benefits.

This form of ecotourism is implemented at a low key and does not necessarily require the provision of accommodation or other built infrastructure.

6.24 NATURE AND RESOURCE CONSERVATION

Means the long term management, including the associated environmental education opportunities, of natural resources such as bio-diversity resources and sites of social, cultural, spiritual, archaeological, palaeontological, geological or scenic value, in order to ensure their continued existence in an acceptable condition, whether or not utilisation, active or passive, is taking place.

6.25 SCATTERED RESIDENTIAL AND SMALL SETTLEMENTS

Residential use of tribal, private or communally-owned land, which includes limited cropping and

ad hoc grazing, or settled countryside.

6.26 SMALL-SCALE AGRICULTURE

Means agricultural uses on small areas of land (less than 20ha in extent) or production of crops, usually for human or livestock consumption purposes, in small lands on a larger property. Excluded are numbers of adjacent small fields (lands) which are operated by individuals or families on communal land.

6.27 SMALL-SCALE TOURISM DEVELOPMENT

Means development of tourism facilities such as small-scale chalet complexes and small hotels, camping and caravan facilities, and cottage industries and art and craft outlets. Overnight visitor numbers on any one property shall not exceed one person per two hectares and shall not exceed 60 such visitors per property.

6.28 SPECIAL LANDSCAPES

Means landscapes that are important for their natural beauty or vistas or cultural, historical or geological features.

6.29 SPECIAL NATURE RESERVES

Means an area declared as a Special Nature Reserve under section 18 of the Environment Conservation Act (No. 73 of 1989).

6.30 SUB-DIVISION

Means the formal subdivision of an existing cadastrally defined unit into two or more subdivisions through the office of the Surveyor General with the intention of transferring such subdivisions to other parties.

6.31 SUBSISTENCE AGRICULTURE

Means agriculture primarily for the needs of one family or a small community. Very little of the crop or other products are sold.

NOTE: In terms of the definitions detailed above, in the approval of any land use, the Municipality may stipulate any condition it considers necessary to protect the amenity of the area, including those such as: maximum size; who shall operate any activity; circumstances for the operation of an activity; maximum number of vehicles permitted on any premises; number of formal parking bays required; maximum number of employees; number of children to be cared for (crèche); maximum

noise level; hours of operation; maximum number of rooms to be let; maximum number of guests; whether the owner is required to be resident on the property; control of signage, etc.

CHAPTER 7: RURAL ZONES

7.1 RURAL AGRICULTURE ZONE CONTROLS

Table 7.1: Land/Building Uses: Rural Agriculture Zone

Statement of Intent Rural Agriculture	The identification, protection and reservation of land which has agricultural value and that should be optimally utilised in accordance with National Department of Agriculture (NDA) legislation and provincial policy guidelines related to sustainable development, agricultural production and natural resources.		
C = Permitted by Special Consent Prohibited	P = Permitted Use X =		
Administrative/Community	X	Horticulture	P
Agri-Industry	C	Industrial development	X
Amenity Area	P	Intensive Agriculture	P
Amenity Planting	P	Intensive or Semi-intensive Human Settlement	X
Bed and Breakfast	C	Large-scale Tourism Development	X
Bird Sanctuary	C	Large-Scale Infrastructural Projects	C
Business	X	Mines and Quarries	X
Commercial Aforestation	P	Nature and Culture Based Tourism	P
Cropping	P	Nature and Resource Conservation	P
Customary Harvesting	P	Scattered Residential and Small Settlements	X
Education	C	Small-scale Agriculture	P
Environmental Education	C	Small-scale Tourism Development	C
Extensive Agriculture	P	Special Landscapes	P
Farm Stall	P	Special Nature Reserves	P
Fish Farming	P	Subdivision of Land (in line with policy of NDA)	P
Forestry	P	Subsistent Agriculture	P

7.1.1 AGRICULTURAL ASSESSMENT:

In order to inform the Rural Scheme, an “Agricultural Assessment of the eDumbe Municipal Area” was undertaken in February 2004 (see Annexure 10). The assessment:

- provides a description and assessment of the agricultural resources of the area;
- identifies areas of high, moderate and marginal agricultural potential;
- describes present agricultural land use;
- identifies potentials and opportunities for agricultural expansion and development; and

- considers possible development strategies and projects.

ENVIRONMENTAL MANAGEMENT ZONE CONTROLS

Table 7.2: Land/Building Uses: Environmental Management Zone

Statement of Intent Environmental Management	<p>The use of land for the maintenance of bio-diversity and the wilderness qualities associated with these areas, low intensity eco-tourism and sustainable catchment functioning.</p> <p>A zone where land has been set aside to ensure the conservation and protection of ecosystem services and natural areas that are essential to the sustainable development of municipalities, cities, towns and settlements.</p> <p>It includes areas requiring preservation and conservation because they provide ecosystem services or are unique landscapes or viewpoints or areas of ecological, historical or cultural importance, bio-diversity and have unique habitats or species.</p> <p>It also includes areas that, by virtue of their ecological or biological functions, provide services that contribute to the natural disaster management systems.</p>		
C = Permitted by Special Consent		P = Permitted Use	X = Prohibited
Administrative/Community	X	Horticulture	X
Agri-Industry	X	Industrial development	X
Amenity Area	P	Intensive Agriculture	X
Amenity Planting	C	Intensive or Semi-intensive Human Settlement	X
Bed and Breakfast	X	Large-scale Tourism Development	X
Bird Sanctuary	C	Large-Scale Infrastructural Projects	X
Business	X	Mines and Quarries	X
Commercial Aforestation	X	Nature and Culture Based Tourism	P
Cropping	X	Nature and Resource Conservation	P
Customary Harvesting	C	Scattered Residential and Small Settlements	X
Education	C	Small-scale Agriculture	X
Environmental Education	P	Small-scale Tourism Development	C
Extensive Agriculture	C	Special Landscapes	P
Farm Stall	X	Special Nature Reserves	P
Fish Farming	X	Subdivision of Land (in line with principles of NDA)	X
Forestry	X	Subsistent Agriculture	X

7.2 ENVIRONMENTAL INTERFACE ZONE CONTROLS

Table 7.3: Land/Building Uses: Environmental Management Zone

Statement of Intent Environmental Interface	<p>To support and protect important environmental areas by the creation of intervening interface areas where the type</p>
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	and range of land uses is limited due to their proximity to Environmental Management Zones.		
C = Permitted by Special Consent		P = Permitted Use	X = Prohibited
Administrative/Community	X	Horticulture	C
Agri-Industry	X	Industrial development	X
Amenity Area	P	Intensive Agriculture	X
Amenity Planting	P	Intensive or Semi-intensive Human Settlement	X
Bed and Breakfast	C	Large-scale Tourism Development	X
Bird Sanctuary	C	Large-Scale Infrastructural Projects	X
Business	X	Mines and Quarries	X
Commercial Aforestation	X	Nature and Culture Based Tourism	P
Cropping	C	Nature and Resource Conservation	P
Customary Harvesting	P	Scattered Residential and Small Settlements	X
Education	C	Small-scale Agriculture	P
Environmental Education	P	Small-scale Tourism Development	C
Extensive Agriculture	P	Special Landscapes	P
Farm Stall	P	Special Nature Reserves	P
Fish Farming	C	Subdivision of Land (in line with principles of NDA)	P
Forestry	X	Subsistent Agriculture	P

7.3 MIXED USE ACTIVITY ZONE CONTROLS

Table 7.4: Land/Building Uses: Mixed Use Activity Zone

Statement of Intent Mixed Use Activity	These are areas with a concentration of activities including residential, tourism and any combination of business, industrial, civic, commercial, infrastructural or other uses. It is envisaged that, in due course, an urban scheme, such as a simplified (Elementary) Planning Scheme will be introduced.		
C = Permitted by Special Consent		P = Permitted Use	X = Prohibited
Administrative/Community	P	Horticulture	P
Agri-Industry	C	Industrial development	C
Amenity Area	P	Intensive Agriculture	C
Amenity Planting	P	Intensive or Semi-intensive Human Settlement	P
Bed and Breakfast	P	Large-scale Tourism Development	C
Bird Sanctuary	P	Large-Scale Infrastructural Projects	C
Business	P	Mines and Quarries	X
Commercial Aforestation	C	Nature and Culture Based Tourism	P
Cropping	P	Nature and Resource Conservation	P
Customary Harvesting	P	Scattered Residential and Small Settlements	P
Education	P	Small-scale Agriculture	P
Environmental Education	P	Small-scale Tourism Development	P
Extensive Agriculture	P	Special Landscapes	P
Farm Stall	P	Special Nature Reserves	C
Fish Farming	C	Subdivision of Land (in line with principles of NDA)	P

Forestry	P	Subsistent Agriculture	P
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7.4 QUARRYING AND MINING ZONE CONTROLS

Table 7.5: Land/Building Uses: Quarrying and Mining Zone

Statement of Intent Quarrying and Mining	A zone which provides appropriately located land to allow the extraction of minerals and raw materials and associated business operations.		
C = Permitted by Special Consent	P = Permitted Use		X = Prohibited
Administrative/Community	P	Horticulture	X
Agri-Industry	X	Industrial development	C
Amenity Area	P	Intensive Agriculture	X
Amenity Planting	P	Intensive or Semi-intensive Human Settlement	X
Bed and Breakfast	X	Large-scale Tourism Development	X
Bird Sanctuary	X	Large-Scale Infrastructural Projects	C
Business	C	Mines and Quarries	P
Commercial Aforestation	X	Nature and Culture Based Tourism	X
Cropping	X	Nature and Resource Conservation	X
Customary Harvesting	X	Scattered Residential and Small Settlements	C
Education	C	Small-scale Agriculture	X
Environmental Education	C	Small-scale Tourism Development	X
Extensive Agriculture	C	Special Landscapes	X
Farm Stall	X	Special Nature Reserves	X
Fish Farming	X	Subdivision of Land (in line with principles of NDA)	C
Forestry	P	Subsistent Agriculture	X
		Associated or Ancillary Quarrying and Mining Uses	P

7.5 ECO-TOURISM ZONE CONTROLS

Table 7.6: Land/Building Uses: Eco-Tourism Zone

Statement of Intent Eco-Tourism Zone	The use of land for agriculture as the main economic activity and the promotion of tourism activities as an ancillary income. This zone is associated with both farming practices and tourism-related development.		
C = Permitted by Special Consent	P = Permitted Use		X = Prohibited
Administrative/Community	X	Horticulture	C
Agri-Industry	C	Industrial development	X
Amenity Area	P	Intensive Agriculture	C
Amenity Planting	P	Intensive or Semi-intensive Human Settlement	X
Bed and Breakfast	P	Large-scale Tourism Development	X

Bird Sanctuary	C	Large-Scale Infrastructural Projects	C
Business	X	Mines and Quarries	X
Commercial Aforestation	C	Nature and Culture Based Tourism	P
Cropping	C	Nature and Resource Conservation	P
Customary Harvesting	P	Scattered Residential and Small Settlements	C
Education	C	Small-scale Agriculture	P
Environmental Education	P	Small-scale Tourism Development	C
Extensive Agriculture	P	Special Landscapes	P
Farm Stall	P	Special Nature Reserves	P
Fish Farming	C	Subdivision of Land (in line with principles of NDA)	C
Forestry	C	Subsistent Agriculture	X

7.6 NATURAL MONUMENT AND AREAS OF CULTURAL SIGNIFICANCE ZONE CONTROLS

Table 7.7: Land/Building Uses: Natural Monument and areas of Cultural Significance Zone

Statement of Intent Natural Monument and areas of Cultural Significance Zone		To conserve areas of natural and cultural significance within the eDumbe Municipal area in accordance with provincial and local laws and policies.	
C = Permitted by Special Consent Prohibited		P = Permitted Use	X =
Administrative/Community	X	Horticulture	X
Agri-Industry	X	Industrial development	X
Amenity Area	P	Intensive Agriculture	X
Amenity Planting	P	Intensive or Semi-intensive Human Settlement	X
Bed and Breakfast	P	Large-scale Tourism Development	X
Bird Sanctuary	C	Large-Scale Infrastructural Projects	X
Business	C	Mines and Quarries	X
Commercial Aforestation	X	Nature and Culture Based Tourism	P
Cropping	X	Nature and Resource Conservation	P
Customary Harvesting	C	Scattered Residential and Small Settlements	X
Education	X	Small-scale Agriculture	X
Environmental Education	P	Small-scale Tourism Development	C
Extensive Agriculture	X	Special Landscapes	P
Farm Stall	X	Special Nature Reserves	P
Fish Farming	X	Subdivision of Land (in line with principles of NDA)	C
Forestry	X	Subsistent Agriculture	X

HISTORICAL AND ARCHEOLOGICAL SITES MAP:

Due to the sensitivity of certain of the “areas of natural and cultural significance” data provided by Amafa KwaZulu-Natali, a separate map depicting historical sites and known archeological sites has been created.

This “development informants” map is entitled “eDumbe Municipal Area Amafa Akwazulu-Natali: Historical and Archeological Sites”.

7.7 TRADITIONAL SETTLEMENT ZONE CONTROLS

Table 7.4: Land/Building Uses: Rural Settlement Zone

Statement of Intent Rural Settlement Zone	A zone for the development and management of land under the administration of the Traditional Authority (TA) and the Municipality and which is primarily for rural housing usage including traditional homesteads and Umuzi's and includes cropping and grazing.		
C = Permitted by Special Consent		P = Permitted Use	X = Prohibited
Administrative/Community	P	Horticulture	P
Agri-Industry	C	Industrial development	C
Amenity Area	P	Intensive Agriculture	C
Amenity Planting	P	Intensive or Semi-intensive Human Settlement	P
Bed and Breakfast	P	Large-scale Tourism Development	C
Bird Sanctuary	C	Large-Scale Infrastructural Projects	C
Business	C	Mines and Quarries	C
Commercial Aforestation	C	Nature and Culture Based Tourism	P
Cropping	P	Nature and Resource Conservation	P
Customary Harvesting	P	Scattered Residential and Small Settlements	P
Education	C	Small-scale Agriculture	P
Environmental Education	C	Small-scale Tourism Development	P
Extensive Agriculture	P	Special Landscapes	P
Farm Stall	C	Special Nature Reserves	P
Fish Farming	P	Subdivision of Land (in line with principles of TA)	P
Forestry	P	Subsistent Agriculture	P

7.8 UTILITIES AND SERVICES ZONE CONTROLS

Table 7.7: Land/Building Uses: Utilities and Services Zone

Statement of Intent: Utilities and Services	A zone for the identification of existing and future infrastructural service corridors and areas required for the installation, maintenance and proper functioning of those services. Until required, these areas may be used on a temporary basis for specified activities and purposes.		
C = Permitted by Special Consent		P = Permitted Use	X = Prohibited
Administrative/Community	C	Horticulture	X
Agri-Industry	X	Industrial development	X
Amenity Area	P	Intensive Agriculture	X
Amenity Planting	P	Intensive or Semi-intensive Human Settlement	X

Bed and Breakfast	X	Large-scale Tourism Development	X
Bird Sanctuary	X	Large-Scale Infrastructural Projects	P
Business	X	Mines and Quarries	X
Commercial Aforestation	X	Nature and Culture Based Tourism	X
Cropping	X	Nature and Resource Conservation	P
Customary Harvesting	X	Scattered Residential and Small Settlements	X
Education	X	Small-scale Agriculture	X
Environmental Education	X	Small-scale Tourism Development	X
Extensive Agriculture	P	Special Landscapes	P
Farm Stall	X	Special Nature Reserves	X



K8

DISASTER

MANAGEMENT PLAN

K8: Disaster Management Plan

WHAT IS A DISASTER

A disaster can be described as a sudden and unprepared widespread of an incident that can cause death,

injury, destruction, disruption and diseases outbreak. Usually these incidents exceed the ability of those affected. Disasters may include incidents such as floods, fires and major accidents.

WHAT IS DISASTER MANAGEMENT

A continuous process of planning and preparing for the disaster. It also includes the implementation of measures that are aimed at preventing and reducing the risk of disaster, being prepared for disasters and lastly effective response to disaster. Lastly, disaster management is aimed at recovery and rehabilitation after the disaster has stricken.

IMPORTANCE OF DISASTER MANAGEMENT

Most of the time disasters are unpredictable, they require government intervention. But they are not always unpredictable. For example floods happen flood plains and valleys. Droughts happen in areas with unstable rainfall. These predictabilities provide government with the opportunity to plan, prevent and to minimize the impacts of disaster.

When disasters occur, they negatively impact on the economy. But on the other hand, they provide an opportunity to avoid the repetition of the same disaster. That is why prominence of the disaster management plan should be on control, public education and prevention.

LEGISLATIVE FRAMEWORK

Disaster management like any endeavour is a legislative requirement. A number of policies and legislation have made it mandatory for municipalities to have disaster management plans in place. Some of those legislations are as follows:

- The National Environmental Management Act
- The National Water Act
- The National Veld and Forest Fire Act
- The South African Weather Services Act
- Various Municipal By- Laws
- The Constitution of the Republic of South Africa, 1996. Section 24

- Disaster Management Act, 2002. Act no 57 of 2002
- Municipal Structures Act, 1998
- Municipal Systems Act, 2000

INSTITUTIONAL FRAMEWORK

The White Paper on Disaster Management provides for the National framework. Then it states that these frameworks must be cascaded down to both the province and the local level. The EDumbe Municipality's institutional framework is structured as follows:

- Council committee : approves policies and budget related to disaster management and also facilitates coordination at a political level
- KZ261 Control Centre: provides administrative support to the municipality's Community Safety Department and to the community at large
- Community: ward councillors together with their ward committees facilitate the interface with communities on disaster management issues.
- Private sector: provides support in times of dire need, especially in terms of financial support to the municipality

RISK AND VULNERABILITY ASSESSMENT

In relation to disaster management, this assessment helps the municipality to easily identify risks and vulnerability that readily exist in its area of jurisdiction. This assessment is also done so as to appropriately prevent and respond to disasters effectively. EDumbe municipality's risk assessment has shown that the area is most likely to be exposed to disasters because of the following scene:

- Gravel roads [car accidents and floods]
- Lack of traffic robots [car accidents]
- Dams and rivers [floods & drought]
- High level of bushes [veld / wild fires]

OBJECTIVES OF THIS PLAN

When disasters strike, they impact on everyone. A very holistic as well as bottom up approach is thus required. This approach must involve the community when disaster management planning is done. Purpose of this disaster management plan is to ensure that there is a plan in place at all times to prevent and avoid development that could be of risk in terms of disasters. Thus the main objective of this plan is as follows:

‘A disaster management plan that is not only pro-active but also reactive to disasters so that the consequences of disaster can be compacted safely and sustainably’. A plan that is able to provide response, relief, rehabilitation and preparedness.

ROLE OF THE MUNICIPALITY IN DISASTER MANAGEMENT

According to the Municipal Systems Act, the municipality must have a disaster management plan as part of its IDP. This plan must have structures and mechanisms that will be used to best deal with disasters. In each and every municipality the Protection Services Department is responsible for disaster, In eDumbe municipality’s case; the Community Safety Department carries the responsibility. The Community Safety Department makes sure that when there is a disaster emergency response is efficient and that there is effective application of resources. Another role is that of coordinating disaster response agencies, compilation of emergency plans and disaster management education & training.

But when the disaster that has stricken exceeds the capabilities of eDumbe, our Zululand District Municipality comes in to assist. Other agencies like Red Cross, SANDF are also drawn in if the need arises.

TYPES OF DISASTERS MOST APPLICABLE TO EDUMBE

DROUGHT

1 DESCRIPTION

Drought can be classified in four different groups.

■ METEOROLOGICAL DROUGHT

This is the percentage departure from the long term average rainfall in a given region.

■ HYDROLOGICAL DROUGHT

Water shortage due to imbalance between surface water and under ground water

- i This is often out of phase with the meteorological drought

■ AGRICULTURAL DROUGHT

- i This occurs when soil moisture and rainfall are inadequate during the growing season

■ SOCIAL ECONOMIC DROUGHT

This has to do with the supply and demand of economic goods and occurs when the demand exceeds the supply of water

2. PREVENTION AND MITIGATION

■ DETERMINE EXISTING HAZZARDS

- This area has a large agricultural community, which is directly affected by
- any form of drought
- In many areas, drinking water, comes from streams and boreholes
- Very few water schemes are in place
- Dirty drinking water is a health risk

■ PREPAREDNESS AND RESPONSE (INCLUDING TRAINING & AWARENESS)

- Signs are erected to warn the community not to waste water
- All boreholes must be indicated on a map in the disaster manager's office

- Open municipal grounds, should be made available for grazing in times of need
- Fit controllable valves and meters to all major pipe lines

FIRES

1 DESCRIPTION:



■ **VELD FIRES**

These type of fires are the most commonly found. They normally occur due to neglect by human beings, but could also result from lightning.

■ PRECAUTION

- Ensure sufficient fire breaks are made
- Ensure grass is short underneath power lines and along roadsides
- Always respond to the slightest sign of smoke
- Do not try to out-run a fire, always move to the sides or back through the fire
- If your life is in danger, you should make a fire around you, in a circle that
- the main fire cannot pass to your side
- To prevent smoke hazards, stay low
- After a veld fire, always ensure all smouldering bits are put out to prevent new
- fires
- Tend to animals burnt during the fires



■ FOREST FIRES

Also very commonly found in this area and very difficult to stop.

- The heat from Forest fires is much worse than that of veld fires, especially where the Forest is not cleaned.
- It is suggested to call for real assistance as soon as possible, to prevent fast

spreading of the fire.

- These types of fires should only be approached from behind, unless you attend to back-burn into the fire.
- Fire breaks between plantations should be much wider, as a Forest fire normally runs on the tip of the trees.



■ **URBAN - STRUCTURE FIRES**

One should include vehicle fires here. These fires are mostly found during winter times, when people use fires inside buildings to warm up.

- The only precaution here, is education and preventing building of shacks close

to each other

- There is always a bigger chance of injury and damage to valuable property with these type of fires
- Never attempt to enter such areas without proper equipment, precaution as there as there are always flammable liquids and gas in a building
- All urban fires have the risk of spreading to additional buildings, so regular fire inspections and training should be done

2 PREVENTION AND MITIGATION

■ DETERMINE EXISTING HAZARDS

- This is a rural area with lots of acres of plantations, forest and grasslands
- Community is widely spread with homesteads in this areas
- Fire breaks are mainly done by foresters and farmers who do not cater for the community, photo's attached
- The eDumbe municipality does not have the man power or equipment to conduct sufficient fire breaks in its area of jurisdiction
- The community needs every piece of grassland for grazing and fire breaks are not welcomed by stock owners
- Access roads to some of these areas are non existing and a 4 x 4 vehicle is a must
- Water to fight fires is scarce and in most instances places are destroyed, because of the lack of water
- Signs are erected, to warn the community, on the dangers of veld and forest fires

■ PREPAREDNESS & RESPONSE (INCLUDING TRAINING & AWARENESS)

- **Signs are erected, to warn the community**
- Training with the involvement of all relevant role players, is essential

- Regular JOG meetings, to assure joint effort in the prevention of the hazard



When floods strike, road users come to a standstill

FLOODS

This contingency plan will include ***flooding, tropical cyclones, severe thunder storms and heavy rainfalls***, as they are all more or less from the same category.

1 DESCRIPTION:

FLOODING

Flooding occurs when water overflows its normal channels, such as river banks, streams and storm water drains, and where there is an accumulation of water.

PRECAUTION:

- Ensure that there is no construction taking place in the flood line areas.
- Always keep storm water pipes and drains clean from debris.
- Listen and adhere to warnings from the SAWS.
- Always monitor river and dam levels.
- Clean river beds and dams from debris, to prevent water accumulation.

SEVERE THUNDERSTORMS

There are four types of weather that can be generated by thunderstorms, namely ***lightning, wind, hail and tornadoes.***

PRECAUTION:

- Trim trees away from buildings, cables and roads
- Disconnect electrical appliances when storm approaches
- Stay away from trees when storm approaches

2 PREVENTION AND MITIGATION

DETERMINE EXISTING HAZARDS

- The Pongola and the Bivane rivers are the two major rivers in this area and
- regularly cross their banks
- Roads near rivers and streams should be built with drain pipes underneath
- on low levels
- Signs must be erected where occasional flooding occurs

PREPAREDNESS AND RESPONSE (INCLUDING TRAINING & AWARENESS)

- Signs are erected to warn community
- Training with involvement of all role players

- Regular JOG meetings to assure joint operations
- Regular inspections of all dams including farm dams, to ensure strength
- Regular trimming of branches and cleaning of storm water drains
- Keep school data base up to date for available shelter
- Ongoing Communication is kept between the schools and governing bodies to ensure availability of school halls in cases of emergency
- All dams including farm dams are entered into the map to monitor the closest source of water



This is

what happens when floods have stricken the area

a. COMMUNICATION:

Crisis communication plan has been put in place as to ensure that when disaster struck, communication with all role players is not hindered.

Communication will be with cell phones to KZ261 control centre and via two way radios to all relevant parties.

The area is shown on a map in the disaster manager's office as well as in the control centre

All municipal buildings and vehicles will be available and the control centre will be utilised as a coordinating point

b. DURING & AFTER OCCURANCE: (POST ACTIVE)

The situation will be evaluated by the Municipal Manager & the Head of Community Safety Reports will be made to ZDM & assistance will be called for, from all relevant parties. Rescue, cleaning & rehabilitation operations will commence immediately

■ DEBRIEFING:

As soon as possible after the incident a meeting with all stakeholders must be held, to evaluate the entire operation, and to establish do's and dont's for future reference.

c. EQUIPMENT:

- eDumbe Municipality has a limited budget and a lack of equipment, which will most definitely affect any situation negatively.

■ DISASTER MANAGEMENT, TRAFFIC & FIRE:

- 1 x Rescue vehicle equipped with first aid kit & bakkie sakkie
- x half ton LDV's.

- 1 x Equip trailer with all relevant signs, lamps & generator.
- 1 x Water Tanker
- 1 x Fire Engine equipped with Beaters

■ TECHNICAL DEPARTMENT:

- 2 x Back Actors
- 2 x Graders
- 2 x Water Tankers
- 1 x Bakkie Sakkie
- 1 x 5 Ton Truck
- 4 x Tractor Drawn Trailers
- 1 x Cherry Picker (Hydraulic crane)
- 4 x Water Extraction Pumps
- 1 x Mobile Generator

d. MAJOR ROLE PLAYERS

Main responsibilities of these role players are planning, preparedness, coordination, relief and rehabilitation.

Role Players	Contact No.	Functions
KZ261 Control Centre	0800261261	Coordinate Different Assoc & Departments
Farmers association	082 9457431	Assistance near rivers & streams with tractors & man power. Reporting of rain.
Fire Protection Association	082 9457447	Supply of clean water & water tankers
SANDF	084 5803910 034 9950475	Supply of all terrain vehicles, tents & man power.
Mondi forests	034 9951720 082 3744443	Fire tenders & manpower
M & C Forestry	083 4480966	Fire tenders & manpower
Schools		Shelter for victims
eDumbe Municipality	034 9951650 0823205384	AMT Putini Municipal Manager
EDumbe Municipality	08204190229	J. T. Mbokazi HOD Corporate Services
Protection services	082 7720523 082 6280716	Traffic control & Disaster Management
Technical Department	082 7720524 0795148933	Supply of equipment, resources & man power.

Sam Dladla	073 3430516 035 8745602	ZDM Disaster Management Centre
SAPS Paulpietersburg	0824198053 034 9958304	Crowd control & assistance during rescue operations. Law enforcement
SAPS CID Paulpietersburg	082 7713075	Assisting as per above
KZN Parks Board / Nature Conservationist / SPCA	083 3555545 083 4121469	Assisting with rehabilitation & Animal Protection.

PREPAREDNESS: [PRO ACTIVE]

All possible risk areas have been indicated on a map in the office of the manager of Protection Services & Disaster Management.

Signs have been erected to warn the community of the dangers of veld fires.

Problems experienced are discussed on a monthly basis at JOG meetings.