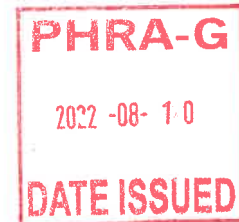
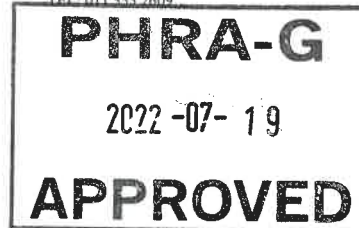




**PROVINCIAL HERITAGE RESOURCES AUTHORITY - GAUTENG**

PRIVATE BAG X33, JOHANNESBURG, 2000  
35 RISSIK STREET, SURREY HOUSE  
JOHANNESBURG, 2000  
TEL: 011 355 2609

Our Ref : H21/21  
Enquiries : Tebogo Molokomme  
Date : 19 July 2022



**Abland Pty Ltd (Ivan Wortley)**  
Tel: 076 564 7386  
E-mail: [Ivan.Wortley@abland.co.za](mailto:Ivan.Wortley@abland.co.za) / [apac.heritage@gmail.com](mailto:apac.heritage@gmail.com)

Dear Applicant

**Record of Decision**

**Phase 1 Heritage Impact Assessment Report & Motivation for Demolition of the Eyethu Cinema Located on Erf 918, Mofolo Central, Soweto, Gauteng**

1. This serves to confirm that the above-mentioned application was further tabled before the Heritage Impact Assessment (HIA) Committee on Tuesday, 19 July 2022.

2. After reviewing the report (including the additional information and the revised plans), the following recommendations were made:

- a) It **Agrees** with the contents of the report and the proposed development (alterations and partial demolition) can therefore proceed.
- b) This decision must be read in conjunction with the PHRA-G approved plans.
- c) The Eyethu Cinema was noted as a significant heritage resource with rich historic, aesthetic, scientific and social values.
- d) It was therefore noted that the revised plans no longer talk about the demolition of the property, however of incorporating the existing structure into a new development.
- e) It was noted that the proposed development will be sensitive to the heritage element of the property, and the structure/parts of the old cinema identified for conservation will be incorporated into the proposed development (shopping complex):
  - The façade on the main entrance, the steps to the main entrance, the roof and the entire 1<sup>st</sup> floor façade to the east will be retained.
  - Partial demolition of the north façade on ground floor as evident from your 3-D presentation - this facilitates a pedestrian circulation.

- The introduction of the multi-use space under the existing roof on a new suspended floor slab instead of the open-air version – this facilitates the preservation of the existing roof.
- f) There should not be any kind of removal of the top two steps of the approach to the main entrance of the theatre – due to the effect it will have on the portion of the theatre which has been earmarked for retention and restoration.
- g) A heritage specialist should be appointed to monitor the implementation of this decision and submit a close out report at the end of the project.
- h) All recommendations as outlined in the report should be adhered to.

**3. The approval of the proposed project is subject to the following conditions:**

- a) The applicant/developer must adhere to all recommendations by the heritage consultant.
- b) At any stage during the development, PHRA-G has the authority to visit or check the site.
- c) If anything/plan change during the development, you are requested to come back to the Committee to get the permission.
- d) Any graves, archaeological and palaeontological matters must be addressed with the South African Heritage Resources Agency (SAHRA), as such matters are not within the PHRA-G's jurisdiction.
- e) Should any archaeological artefacts and graves be discovered during the development, the development must be halted and a Heritage Specialist must be called to investigate the findings before the development can proceed. Alert the South African Heritage Resources Agency at this number: 021 462 4502.
- f) The Registered Interested and Affected Parties, who have been part of the initial Public Participation process, can appeal this decision within 14 days from the receipt of this letter, to [tebogo.molokomme@gauteng.gov.za](mailto:tebogo.molokomme@gauteng.gov.za). The PHRA-G Reference number and the name of the project must be clearly quoted in the letter.
- g) An A3 copy of this permit must be displayed on the main street façade and the most accessible side of the property for the 14-day appeal period.
- h) Please note that PHRA-G does not allow any display of permits or any kind of Public Participation process to take place between the 15 December of the current year and 15 January of the succeeding year.
- i) A copy of this ROD must be always kept on site.
- j) Should the permit/ROD expire before work on site has not been completed, the applicant/developer should apply for permit/ROD renewal 90 days before the expiry of the original permit/ROD.
- k) The approval is valid for two years after date of issue and not transferable.
- l) This approval does not exempt the applicant from obtaining other necessary authority approvals as prescribed by other relevant legislation and regulations.
- m) PHRA-G may not be held responsible for any costs or losses incurred in the event of the suspension or retraction of this approval for any reason.

Kind Regards

  
Ms Tebogo Molokomme  
Deputy Director

For the Heritage Impact Assessment (HIA) Committee

**Provincial Heritage Resources Authority – Gauteng (PHRA-G)**

