



STELLENBOSCH MUNICIPALITY

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MUNICIPALITY

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Roads, Transport and Stormwater

**NOTICE FOR PUBLIC COMMENT
PROPOSED LEASE OF A PORTION OF LAND AT THE BERGZICHT TAXI RANK
SITE FOR THE DEVELOPMENT OF AN ELECTRIC MINIBUS TAXI (E-MBT'S)
CHARGING FACILITY**

Municipal Notice No. 125/2023

1. PURPOSE

The purpose of this notice is to provide information to the public and to request public input/comments or alternative proposals for the proposed leasing of a portion of land at the Bergzicht Taxi Rank site, for the development of an Electric Minibus Taxi Charging Facility.

2. BACKGROUND

The Municipality has received an application from FLX EV to lease a portion of land at Bergzicht Taxi Rank, for the proposed development of an Electric Minibus Taxi charging facility. FLX EV is a South African manufacturer, importer and builder of e-MiniBus Taxi's, that aims to develop South Africa's first public transport charging facility and to pilot the transition of the South African Minibus Taxi industry to electric vehicles.

At the 12th Council meeting, held on the 29th of March 2023, Council took note of the application from FLX EV to lease a portion of the Bergzicht Taxi Rank and resolved to lease the identified portion to FLX EV in principal, provided that the intention to lease the portion be advertised for public input / comments or alternative proposals. In addition, Council resolved that the lease term, which will be less than 10 years, and be finally determined when the item next returns to Council, (taking into consideration the capital investment that FLX EV intends to make). Council also resolved that the Municipal Manager be mandated to negotiate a lease agreement, based on market related rental with FLX EV taking into account the capital advantages for the Municipality.

The portion of land at the Bergzicht Taxi Rank Site, has been identified as a suitable location for a Minibus Taxi Charging Facility. The site initially housed illegal occupants in dilapidated buildings, the buildings have subsequently been demolished and the site cleared. The extent of the proposed leased area is approximately 950 square meters, and the value is estimated at less than 5 million rands. The proposed leased area is not identified as land needed to provide the minimum level of basic services.

3. DISCUSSION

3.1 Reason(s) for proposal to grant rights to use, control or manage the relevant capital asset.

The application aligns with alternative and sustainable energy initiatives that the municipality had embarked upon during the energy crisis. The Municipality endeavours to implement alternative and sustainable energy initiatives that are environmentally friendly and would aid energy security. The proposed charging facility aligns with the initiative since both grid-tied electricity and solar-generated electricity will be used at the charging station. The application also aligns with the municipality's strategy to lower carbon emissions in the Transportation Sector.

The proposal also aligns with current land use operations and will be an extension of existing taxi operations, supporting and improving the functioning of the rank. The proposed leased area will be jointly managed by the applicant and the taxi association, with the exception of the specialist management of the charging facilities by FLX EV, operational management will be similar to the existing taxi rank.

3.2 Expected benefits to the municipality that may result from the granting of the right.

The granting of rights will aid the municipality's energy security initiative since the aim of the charging station, is ultimately to be fully sustainable with on-site energy generation and excess energy being fed back into the grid. The granting of rights will also aid local economic development by creating employment opportunities for unemployed persons at the charging facility. With effective management of the area, there will be less risk of the area being illegally occupied. It should be noted that this proposal will be the first public transport minibus taxi charging facility in the world, the municipality will therefore be the first, and gain first-hand knowledge on the implementation of zero carbon emissions, minibus taxi transport service.

3.3 Expected proceeds to be received by the Municipality from the granting of the right.

The Municipality will derive income from the electricity usage at the charging facility, income will also be derived from the proposed leasing of property.

3.4 Expected gain or loss that will be realised or incurred by the municipality arising from the granting of the right.

It is expected that a gain will be realised by the municipality through capital investment of infrastructure by FLX EV, and through proceeds from electric charging and rental income.

3.5 Location and context

Bergzicht Taxi Rank and a lease period, not more than 10 years.

3.6 Public Comment invited:

The public are herewith invited to provide input/comment/alternative proposals to the municipality on the proposal to enter into a lease agreement with FLX EV for the development of a minibus taxi charging facility at the Bergzicht Taxi Rank Site.

3.7 Addressing of Comments

Any proposals or comments may be forwarded to:

engineering.services@stellenbosch.gov.za or submitted to the **Municipal Office located at 71 Plein Street, Ecclesia Building, 2nd Floor.**

The official date for public release is 24 August 2023.

Comments must be submitted on or before 29 September 2023 any persons who are unable to read and write or have any sight disability will be assisted by an official at the above-mentioned office, should they not be able to provide comments on their own accord.

**Preshane Chandaka
Director: Infrastructure Services
22/08/2023**