STELLENBOSCH

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2026-04-22

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MINUTES

40TH COUNCIL MEETING OF THE COUNCIL OF STELLENBOSCH MUNICIPALITY

2026-04-22 AT 13:00

M I N U T E S

40TH MEETING OF COUNCIL

OF STELLENBOSCH MUNICIPALITY

2026-04-22

ITEM	SUBJECT	PAGE
1.	**OPENING AND WELCOME**	
2.	**MAYORAL ADDRESS**	
3.	**COMMUNICATIONS BY THE SPEAKER**	
4.	**COMMUNICATIONS BY THE MUNICIPAL MANAGER**	
5.	**DISCLOSURE OF INTERESTS**	
6.	**APPLICATIONS FOR LEAVE OF ABSENCE**	
7.	**APPROVAL OF THE MINUTES OF PREVIOUS MEETING/S**	
7.1	Minutes of the 39th Council meeting held on 2026-03-31	4
8.	**STATUTORY MATTERS**	
8.1	MONTHLY FINANCIAL STATUTORY REPORTING: DEVIATIONS FOR 11 MARCH 2026 TO 09 APRIL 2026	5
8.2	OVERSIGHT ROLE OF COUNCIL: SUPPLY CHAIN MANAGEMENT POLICY-REPORT ON THE IMPLEMENTATION OF THE SUPPLY CHAIN MANAGEMENT POLICY OF STELLENBOSCH MUNICIPALITY: QUARTER 3 (01 JANUARY 2026 – 31 MARCH 2026)	6
8.3	MFMA SECTION 52 REPORTING UP TO THE QUARTER ENDING MARCH 2026	7
9.	**ITEMS FOR NOTING**	
9.1	**REPORT/S BY THE EXECUTIVE MAYOR**	
9.1.1	REPORT ON THE DECISIONS TAKEN BY THE EXECUTIVE MAYOR ON MATTERS RESOLVED UNDER AUTHORITY DELEGATED TO THE EXECUTIVE MAYOR IN CONSULTATION WITH THE MAYORAL COMMITTEE [JANUARY 2026 – MARCH 2026]	8
9.1.2	REPORT ON THE DECISIONS TAKEN BY THE EXECUTIVE MAYOR FOR THE QUARTER: JANUARY – MARCH 2026	9
9.2	**REPORT/S BY THE SPEAKER**	
9.2.1	QUARTERLY REPORT – WARD COMMITTEE FUNCTIONING 3RD QUARTER OF 2025/2026 FINANCIAL YEAR	10
9.3	**REPORT/S BY THE MUNICIPAL MANAGER**	
9.3.1	DECISIONS TAKEN BY DIRECTORATES IN TERMS OF DELEGATED AUTHORITY FROM 1 JANUARY 2026 UNTIL 31 MARCH 2026	11
10.	**CONSIDERATION OF ITEMS BY THE EXECUTIVE MAYOR: [ALD J FASSER]**	
10.1	**COMMUNITY AND PROTECTION SERVICES: [PC: CLLR S HENEKE]**	
	NONE	
10.2	**SPORTS, YOUTH AND CULTURE: [PC: CLLR N OLAYI]**	
	NONE	
10.3	**CORPORATE SERVICES: [PC: CLLR L NKAMISA]**	
10.3.1	RETURN ITEM: FEEDBACK ON PUBLIC PARTICIPATION PROCESS AFTER THE PUBLICATION OF THE INFORMATION STATEMENT OF THE INTENTION TO DISPOSE OF A PORTION OF FARM 528 AND A PORTION OF FARM 529C STELLENBOSCH, ALSO FORMERLY KNOWN AS MOUNTAIN BREEZE CARAVAN PARK	12
10.4	**FINANCIAL SERVICES: [PC: ALD JC ANTHONY]**	
	NONE	
10.5	**HUMAN SETTLEMENTS: [PC: CLLR R DU TOIT]**	
10.5.1	EVICTIONS STATUS QUO AND PROPOSED TEMPORARY RELOCATION TO IDENTIFIED AREAS WITHIN THE STELLENBOSCH MUNICIPAL AREA (WC024)	14
10.6	**INFRASTRUCTURE SERVICES: [PC: CLLR R PHEIFFER]**	
	NONE	

TABLE OF CONTENT

ITEM	SUBJECT	PAGE
10.7	**PARKS, OPEN SPACES AND ENVIRONMENT: [PC: CLLR J WILLIAMS]**	
	NONE	
10.8	**PLANNING, LOCAL ECONOMIC DEVELOPMENT AND TOURISM: [PC: CLLR T KUMM]**	
10.8.1	ADAM TAS CORRIDOR (ATC): APPROVAL OF THE TERMS OF REFERENCES FOR THE ADAM TAS CORRIDOR STEERING COMMITTEE AND THE DEVELOPMENT FACILITATION UNIT (DFU)	16
10.8.2	RENAMING OF THE NPK BUILDING	18
10.9	**RURAL MANAGEMENT AND ENVIRONMENT: [PC: CLLR C MANUEL]**	
	NONE	
10.10	**MUNICIPAL MANAGER [G METTLER]**	
	NONE	
11.	**CONSIDERATION OF ITEMS, REPORTS, COMMUNICATIONS, PETITIONS AND APPLICATIONS SUBMITTED VIA THE OFFICE OF THE MUNICIPAL MANAGER**	
11.1	**MUNICIPAL PUBLIC ACCOUNTS COMMITTEE: (MPAC): [CLLR WF PIETERSEN]**	
	NONE	
12.	**REPORTS BY THE MUNICIPAL MANAGER [G METTLER]**	
12.1	RECRUITMENT OF AN ADDITIONAL AUDIT AND PERFORMANCE AUDIT COMMITTEE (APAC) MEMBER	20
12.2	SUBMISSION OF ADJUSTED AND REVISED HUMAN RESOURCE MANAGEMENT POLICIES TO COUNCIL FOR APPROVAL	21
13.	**CONSIDERATION OF NOTICES OF QUESTIONS AND NOTICES OF MOTIONS RECEIVED BY THE SPEAKER**	
	NONE	
14.	**CONSIDERATION OF URGENT MOTIONS**	
15.	**URGENT MATTERS SUBMITTED BY THE MUNICIPAL MANAGER [G METTLER]**	
16.	**REPORT/S SUBMITTED BY THE SPEAKER**	
	NONE	
17.	**REPORT/S SUBMITTED BY THE EXECUTIVE MAYOR**	
	NONE	
18.	**MATTERS TO BE CONSIDERED IN-COMMITTEE**	
	SEE PINK DOCUMENTATION	

MINUTES **40TH MEETING OF THE COUNCIL OF STELLENBOSCH MUNICIPALITY** **2026-04-22**

PRESENT The Speaker, Cllr Q Smit [Chairperson]
The Executive Mayor, Ald JS Fasser
The Council Whip, Cllr P Crawley

COUNCILLORS

RA Adams
J Andrews
Ald JC Anthony
R Cupido
JA Davids
I De Taillerfer
R Du Toit
A Ferns
E Groenewald (online via MS Teams)
AJ Hanekom
SC Heneke
J Joon
O Jooste
TO Kumm
JC Macfarlane
C Manuel
EP Masimini
NE Mcombring (online via MS Teams)
XL Mdemka
L Nkamisa
M Nkopane
N Ntsunguzi
N Olayi
Z Olayi
RO Pheiffer
WF Pietersen
Ald JP Serdyn
SR Schäfer
A Tomose
RB Van Rooyen

****

OFFICIALS

Municipal Manager (G Mettler)
Chief Financial Officer: (K Carolus)
Director: Community and Protection Services G Boshoff)
Director: Infrastructure (S Chandaka)
Director: Planning and Economic Development (A Barnes)
Chief Audit Executive (L Mvandedwa)
Manager: Informal Settlements Development (J Robyn)
Senior Administration Officer (T Samuels)

****

1.	**OPENING AND WELCOME**

The Speaker welcomed all present at the 40th Council meeting which was held in the Council Chamber.

2.	MAYORAL ADDRESS

NONE

3.	COMMUNICATIONS BY THE SPEAKER

- "Deadline for the completion of Disclosure of Interest Forms is end of business on 22 April 2026.
- Deadline for the submission of the nomination of panel members for the Advisory Committee – Civic Honours is 15 May 2026.
- Deadline for inputs of Ward allocation/Ward Committee Policy is 28 April 2026.
- Only Councillors who attended the Council In-Committee meeting held on 14 October 2025 will be permitted to attend this In-Committee session (item 23.2).

AMENDMENTS

There are amendments on the following items:

Items 10.3.1; 10.5.1 and 12.1 and 23.2.

ITEMS FOR NOTING

The following items are for noting:

Items 8.1; 8.3; 9.1.1; 9.1.2; 9.2.1 and 9.3.1.

CONSENSUS ITEMS

The following are consensus items:

Items 8.1; 8.2; 9.2.1 and 9.3.1.

The following Councillors celebrated their birthdays during April:

Councillor R Pheiffer – 4 April
Councillor E Groenewald – 18 April
Councillor P Crawley – 19 April
Councillor N Mcombring – 24 April
Councillor M Danana – 30 April

In-Committee Item 23.2

Speaker informed Council that the In-Committee Item 23.2 (including the external legal opinion) has been unlawfully circulated on a social media platform. Speaker indicated awareness of the origin and distribution of the report, noting that it was shared by an individual without authorization. It was further noted that even members of this Council have since posted comments in relation to the circulated material. Speaker placed it on record that, upon the close of the meeting, an immediate investigation will be initiated by his Office to identify all individuals involved in the distribution and discussion of the confidential report, including Ward Committee members and Councillors. The investigation will address the unauthorized disclosure of confidential information into the public domain.

He further stated that, subject to the outcome of the investigation, appropriate disciplinary action will be instituted against those found responsible, in accordance with applicable legislation.

The Speaker highlighted that the unauthorized disclosure constitutes a serious infringement on the Municipal Manager's rights to fairness and due process, including her right to respond to the contents of the report. It was noted that, should the Municipal Manager elect to pursue legal action in her personal capacity, she will receive the full support of the Speaker's Office.

Councillors were cautioned once again about the responsible use of social media and the potential consequences of misconduct in this regard. The Speaker expressed concern that certain comments made by Councillors on the social media platform were inappropriate and detrimental to the reputation of this Council. These Councillors will also be included in the investigation and may be subject to disciplinary action.

Speaker requested that this matter be noted for the record.

4. COMMUNICATIONS BY THE MUNICIPAL MANAGER

The Municipal Manager, Ms G Mettler, informed the meeting that a By-election will be held in Ward 16 on 29 April 2026. Political parties were urged to adhere to the rules of the Independent Electoral Commission (IEC) to ensure a free and fair electoral process. It was noted that the Municipal Party Liaison Committee (MPLC) met earlier in the day in preparation for the by-election.

The Municipal Manager further indicated that party agent training will be conducted and encouraged all political parties to ensure their agents attend, as this will assist in managing any challenges that may arise on voting day. Appreciation was extended to political parties that consistently attend MPLC meetings, noting their contribution to the smooth functioning of the electoral process.

Concerns relating to safety were acknowledged. The IEC and the municipality have engaged with the South African Police Service (SAPS), as the primary authority responsible for safety, and law enforcement support will be provided where necessary. Planning engagements have already taken place in this regard.

The Municipal Manager noted that a number of applications for special votes have been received. Special voting will take place on the day prior to the election, commencing at 08:30. Voters who applied for home visits were requested to ensure their availability, as the IEC will not return to a residence if the voter is absent, and such individuals will be required to vote on the official voting day. A briefing session will be held on the morning of the special vote with political parties and agents, after which IEC teams will be deployed.

The Municipal Manager further informed Council that the municipality is currently assessing storm damage sustained over the past weekend within the affected areas of WC024. Recent rainfall has significantly increased dam levels due to the volume of water received over a short period. The Municipal Manager requested that Directors convey appreciation to municipal staff who responded to emergencies, including those on standby and those who worked under adverse weather conditions. Acknowledgement was also given to the Mayor, Portfolio Councillor, and Ward Councillors for their support, noting this as an example of effective governance.

In closing, the Municipal Manager reminded members that Freedom Day will be commemorated on 27 April and emphasized the importance of reflecting on the sacrifices made in achieving democracy. Members were encouraged to uphold accountability in their roles, recognizing it as fundamental to sustaining democracy and freedom.

Thank you very much.

5.	DISCLOSURE OF INTERESTS

NONE

6.	APPLICATION FOR LEAVE OF ABSENCE

6.1 The following applications for leave of absence were approved in terms of the Rules of Order By-Law of Council:-

Cllr M Slabbert	-	22 April 2026
Cllr RB Hendrikse	-	22 April 2026
Cllr NR Ndalasi	-	22 April 2026
Cllr GA Petersen	-	22 April 2026
Cllr WC Petersen	-	22 April 2026
Cllr MG Rataza	-	22 April 2026
Cllr M van Stade	-	22 April 2026
Cllr J Williams	-	22 April 2026

7.	CONFIRMATION OF THE MINUTES OF PREVIOUS MEETING/S

7.1	39TH COUNCIL MEETING: 2026-03-31

The minutes of the 39th Council meeting: 2026-03-31 **were confirmed as correct without any changes.**

8.	STATUTORY MATTERS

8.1	MONTHLY FINANCIAL STATUTORY REPORTING: DEVIATIONS FOR 11 MARCH 2026 TO 09 APRIL 2026

Collaborator No:
IDP KPA Ref No: Good Governance and Compliance
Meeting Date: 15 April 2026 and 22 April 2026

1. SUBJECT: MONTHLY FINANCIAL STATUTORY REPORTING: DEVIATIONS FOR 11 MARCH 2026 TO 09 APRIL 2026

2. PURPOSE

To comply with Regulation 36(2) of the Municipal Supply Chain Management Regulations and Section 36 of the Supply Chain Management Policy 2025/2026 to report the deviations to the Council.

3. DELEGATED AUTHORITY

Council

For noting.

4. EXECUTIVE SUMMARY

Regulation 36(2) of the Municipal Supply Chain Management Regulations and Section 36 of the Supply Chain Management Policy (2025/2026) stipulate that SCM deviations be reported to the Council. In compliance thereto, this report presents to the Council the SCM deviations that occurred during 11 March 2026 to 09 April 2026.

40TH COUNCIL MEETING: 2026-04-22: ITEM 8.1

NOTED

that there were no deviations approved for the month of 11 March 2026 to 09 April 2026.

FOR FURTHER DETAILS CONTACT:

NAME	***Dalleel Jacobs***
POSITION	***Senior Manager SCM***
DIRECTORATE	***Finance***
CONTACT NUMBERS	***021 808 8137***
E-MAIL ADDRESS	***Dalleel.Jacobs@stellenbosch.gov.za***
REPORT DATE	***02 April 2026***

8.2	OVERSIGHT ROLE OF COUNCIL: SUPPLY CHAIN MANAGEMENT POLICY-REPORT ON THE IMPLEMENTATION OF THE SUPPLY CHAIN MANAGEMENT POLICY OF STELLENBOSCH MUNICIPALITY: QUARTER 3 (01 JANUARY 2026 – 31 MARCH 2026)

Collaborator No:
IDP KPA Ref No: Financial Sustainability
Meeting Date: 15 April 2026 and 22 April 2026

1. SUBJECT: OVERSIGHT ROLE OF COUNCIL: SUPPLY CHAIN MANAGEMENT POLICY-REPORT ON THE IMPLEMENTATION OF THE SUPPLY CHAIN MANAGEMENT POLICY OF STELLENBOSCH MUNICIPALITY: QUARTER 3 (01 JANUARY 2026 – 31 MARCH 2026)

2. PURPOSE

To submit to Management a report for the period 01 January 2026 – 31 March 2026 on the implementation of Council's Supply Chain Management Policy. The report covers the performance of the various delegated functions and the implementation thereof.

3. FOR DECISION BY MUNICIPAL COUNCIL

Section 6 (3) & 4 of the SCM Policy 2025/2026 determines that the Accounting Officer must within 10 days at the end of each quarter; submit a report on the implementation of the SCM Policy to the Executive Mayor. This report must be made public in accordance with Section 21A of the Municipal Systems Act (32 of 2000).

4. EXECUTIVE SUMMARY

On a quarterly basis the Accounting Officer must submit a report on the implementation of the Supply Chain Management Policy to the Executive Mayor. In terms of the SCM Regulations and Council's SCM Policy the SCM unit has been delegated to perform powers and functions that related to the procurement of goods and services, disposal of goods no longer needed, the selection of contractors to aid in the provision of municipal services.

40TH COUNCIL MEETING: 2026-04-22: ITEM 8.2

RESOLVED (nem con)

(a) that Council approves this report and **ANNEXURE A** attached to the report, and

(b) that the report be made public in accordance with Section 21A of the Municipal Systems Act.

FOR FURTHER DETAILS CONTACT:

NAME	*Dalleel Jacobs*
CONTACT NUMBERS	*8137*
E-MAIL ADDRESS	*Dalleel.Jacobs@Stellenbosch.gov.za*
DIRECTORATE	*Supply Chain Management*
REPORT DATE	*02 April 2026*

8.3	MFMA SECTION 52 REPORTING UP TO THE QUARTER ENDING MARCH 2026

Collaborator No:
IDP KPA Ref No: Financial Sustainability
Meeting Date: 22 April 2026

1. SUBJECT: MFMA SECTION 52 REPORTING UP TO THE QUARTER ENDING MARCH 2026

2. PURPOSE

To comply with Section 52(d) of the Municipal Finance Management Act and report to Council on the implementation of the budget; and service delivery budget plan of the Municipality for the 3rd Quarter of the 2025/2026 financial year.

3. DELEGATED AUTHORITY

THE EXECUTIVE MAYOR TO SUBMIT TO COUNCIL

In terms of section 52 (d) of the Municipal Finance Management Act:

"The mayor of a municipality—

(d) must, within 30 days of the end of each quarter; submit a report to the council

4. EXECUTIVE SUMMARY

The Executive Mayor must provide general political guidance over the fiscal and financial affairs of the Municipality and is required by Section 52(d) of the Municipal Finance Management Act to submit a report on the implementation of the budget and the financial and non-financial performance of the Municipality, to the Council within 30 days after end of each quarter.

The Section 52 report is a summary of the budget performance. It compares the implementation of the budget to the commitments made and contained in the Service Delivery and Budget Implementation Plan (SDBIP), and is intended to enable Council to give effect to their oversight responsibility.

This report provides the overall performance of the Municipality for the period 1 January 2026 to 31 March 2026.

40TH COUNCIL MEETING: 2026-04-22: ITEM 8.3

NOTED

the Section 52 Report (including quarterly performance report) – Third Quarter.

FOR FURTHER DETAILS CONTACT:

NAME	**Monique Steyl**
POSITION	***Senior Manager Financial Management Services***
DIRECTORATE	***Financial Services***
CONTACT NUMBER	***021 – 808 8512***
E-MAIL ADDRESS	***Monique.Steyl@stellenbosch.gov.za***
REPORT DATE	***10 April 2026***

9.	**ITEMS FOR NOTING**

9.1	**REPORT/S BY THE EXECUTIVE MAYOR**

9.1.1	**REPORT ON THE DECISIONS TAKEN BY THE EXECUTIVE MAYOR ON MATTERS RESOLVED UNDER AUTHORITY DELEGATED TO THE EXECUTIVE MAYOR IN CONSULTATION WITH THE MAYORAL COMMITTEE [JANUARY 2026 – MARCH 2026]**

Collaborator No:
IDP KPA Ref No: Good Governance
Meeting Date: 22 April 2026

1. SUBJECT: REPORT ON THE DECISIONS TAKEN BY THE EXECUTIVE MAYOR ON MATTERS RESOLVED UNDER AUTHORITY DELEGATED TO THE EXECUTIVE MAYOR IN CONSULTATION WITH THE MAYORAL COMMITTEE [JANUARY 2026 – MARCH 2026]

2. PURPOSE

To inform Council of the decisions taken by the Executive Mayor on matters resolved under the authority delegated to the Executive Mayor, in consultation with the Mayoral Committee, for meetings from January 2026 to March 2026 **(**see **APPENDIX 1)**.

3. DELEGATED AUTHORITY

As per the delegations from Council and powers vested in the Executive Mayor by legislation. In terms of the Stellenbosch Municipality System of Delegations (2019) EM12 and section 56(5) of the Structures Act, the Executive Mayor must report to Council at such intervals as the latter may determine on decisions taken.

The Executive Mayor is herewith reporting on the decisions taken by the Executive Mayor in consultation with the Mayoral Committee.

4. EXECUTIVE SUMMARY

In terms of the Municipal Structures Act 117 of 1998 Section 56 (5) it is stated that:

"An Executive Mayor must report to the municipal council on all decisions taken by the Executive Mayor."

40TH COUNCIL MEETING: 2026-04-22: ITEM 9.1.1

NOTED

the decisions taken by the Executive Mayor taken in consultation with the Mayoral committee meeting from January 2026 until March 2026.

FOR FURTHER DETAILS CONTACT:

NAME	DONOVAN MULLER
POSITION	***MANAGER: COUNCIL SUPPORT***
DIRECTORATE	***CORPORATE SERVICES***
CONTACT NUMBERS	***021 8088314***
E-MAIL ADDRESS	Donovan.Muller@stellenbosch.gov.za
REPORT DATE	***10 April 2026***

9.1.2	REPORT ON THE DECISIONS TAKEN BY THE EXECUTIVE MAYOR FOR THE QUARTER: JANUARY – MARCH 2026

Collaborator No:
IDP KPA Ref No: Good Governance
Meeting Date: 22 April 2026

1. SUBJECT: REPORT ON THE DECISIONS TAKEN BY THE EXECUTIVE MAYOR FOR THE QUARTER: JANUARY – MARCH 2026

2. PURPOSE

To inform Council of the decisions taken by the Executive Mayor from January 2026 to March 2026 **(**see **APPENDIX 1)**.

3. DELEGATED AUTHORITY

As per the delegations from Council and powers vested in the Executive Mayor by legislation.

For Notification

4. EXECUTIVE SUMMARY

In terms of the Municipal Structures Act 117 of 1998 Section 56 (5) it is stated that:

"An Executive Mayor must report to the municipal council on all decisions taken by the Executive Mayor."

40TH COUNCIL MEETING: 2026-04-22: ITEM 9.1.2

NOTED

the report on the decisions taken by the Executive Mayor for the Quarter: January – March 2026.

FOR FURTHER DETAILS CONTACT:

NAME	DONOVAN MULLER
POSITION	***MANAGER: COUNCILLOR SUPPORT***
DIRECTORATE	***CORPORATE SERVICES***
CONTACT NUMBERS	***021 8088314***
E-MAIL ADDRESS	***Donovan.Muller@stellenbosch.gov.za***
REPORT DATE	***09 April 2026***

9.2	REPORT/S BY THE SPEAKER

9.2.1	QUARTERLY REPORT – WARD COMMITTEE FUNCTIONING 3RD QUARTER OF 2025/2026 FINANCIAL YEAR

Collaborator No:
IDP KPA Ref No: Good Governance
Meeting Date: 22 April 2026

1. SUBJECT: QUARTERLY REPORT – WARD COMMITTEE FUNCTIONING 3RD QUARTER OF 2025/2026 FINANCIAL YEAR

2. PURPOSE

For Council to take note of the Functioning of Ward Committees within the Stellenbosch municipal areas.

3. DELEGATED AUTHORITY

For notification by Municipal Council.

4. EXECUTIVE SUMMARY

In terms of Section 73 of the Local Government: Municipal Structures Act, no 117 of 1998 and Regulations, Ward Committees must be established for each ward within the municipal area within 120 days after the election.

The System of Delegations of the Stellenbosch Municipality (S6 and S7) designates the Speaker of Stellenbosch Municipality to facilitate the establishment of Ward Committees in line with the provisions and stipulations of the Municipal Structures Act and Council's policy for the establishment of Ward Committees.

At the Council meeting of 30 March 2022, Council noted the establishment of Ward Committees for all 23 wards within the Stellenbosch Municipality.

Wards who did not have the full complement of Ward Committees members were allowed to co-opt members in line with Council Policy and Procedures for Ward Committees. All ward committees are fully functional and are performing all duties as set out in the Policy and Procedures for Ward Committees.

Attached herewith as ANNEXURE A is a table outlining the functioning of all Ward Committees for the period January - March 2026, including dates and number of Ward Committee meetings held to date.

40TH COUNCIL MEETING: 2026-04-22: ITEM 9.2.1

NOTED

(a) that Council notes the functioning of Ward Committees in all 23 wards;

(b) that Council takes note of the number of Ward Committee and Sector meetings held to date in all 23 wards from January - March 2026.

FOR FURTHER DETAILS CONTACT:

NAME	Jacqueline Beerwinkel
POSITION	***EXECUTIVE SUPPORT OFFICER***
DIRECTORATE	***CORPORATE SERVICES***
CONTACT NUMBERS	***021808 8618***
E-MAIL ADDRESS	***Jacqueline.Beerwinkel@stellenbosch.gov.za***
REPORT DATE	***08 April 2026***

9.3	REPORT/S BY THE MUNICIPAL MANAGER [MS G METTLER]

9.3.1	DECISIONS TAKEN BY DIRECTORATES IN TERMS OF DELEGATED AUTHORITY FROM 1 JANUARY 2026 UNTIL 31 MARCH 2026

Collaborator No:
IDP KPA Ref No: Good Governance and Compliance
Meeting Date: 22 April 2026

1. SUBJECT: DECISIONS TAKEN BY DIRECTORATES IN TERMS OF DELEGATED AUTHORITY FROM 1 JANUARY 2026 UNTIL 31 MARCH 2026

2. PURPOSE

To submit a report to Council on decisions taken by the Municipal Manager and Directors in accordance with Council's System of Delegations for the period 1 January 2026 to 31 March 2026, in compliance with Section 63 of the Local Government: Municipal Systems Act, read together with the System of Delegations approved by Council.

3. DELEGATED AUTHORITY

Council.

4. EXECUTIVE SUMMARY

In view of the applicable legislative stipulations, attached hereto as **Annexure 1** is a consolidated summary of the decisions taken by each Directorate during the reporting period.

Furthermore, it should be noted that this summary reflects only those delegations exercised by Senior Managers, as duly authorised by Council in terms of the approved System of Delegations.

40TH COUNCIL MEETING: 2026-04-22: ITEM 9.3.1

NOTED

the decisions taken for the period 1 January 2026 until 31 March 2026, by the following Section 56 Managers:

- Municipal Manager and Acting Director Corporate Services - Ms G Mettler (1 January 2026 – 31 March 2026);
- Chief Financial Officer – Mr Kevin Carolus (1 January 2026 – 31 March 2026);
- Director Infrastructure Services – Mr S Chandaka (1 January 2026 – 31 March 2026);
- Director Planning and Economic Development – Mr A Barnes (1 January 2026 – 31 March 2026);
- Director Community and Protection Services – Mr G Boshoff (1 January 2026 – 31 March 2026).

FOR FURTHER DETAILS CONTACT:

NAME	*G Mettler*
POSITION	*Municipal Manager*
DIRECTORATE	*Office of the Municipal Manager*
CONTACT NUMBERS	*021 808 8025*
E-MAIL ADDRESS	*municipal.manager@stellenbosch.gov.za*
REPORT DATE	*1 April 2026*

10.	**CONSIDERATION OF ITEMS BY THE EXECUTIVE MAYOR: [CLLR J FASSER]**

10.1	**COMMUNITY & PROTECTION SERVICES: (PC: CLLR S HENEKE)**

NONE

10.2	**SPORT, YOUTH AND CULTURE: (PC: CLLR N OLAYI)**

NONE

10.3	**CORPORATE SERVICES: (PC: CLLR L NKAMISA)**

10.3.1	**RETURN ITEM: FEEDBACK ON PUBLIC PARTICIPATION PROCESS AFTER THE PUBLICATION OF THE INFORMATION STATEMENT OF THE INTENTION TO DISPOSE OF A PORTION OF FARM 528 AND A PORTION OF FARM 529C STELLENBOSCH, ALSO FORMERLY KNOWN AS MOUNTAIN BREEZE CARAVAN PARK**

Collaborator No:
IDP KPA Ref No: Good Governance
Meeting Date: 25 March 2026 and 22 April 2026

1. SUBJECT: RETURN ITEM: FEEDBACK ON PUBLIC PARTICIPATION PROCESS AFTER THE PUBLICATION OF THE INFORMATION STATEMENT OF THE INTENTION TO DISPOSE OF A PORTION OF FARM 528 AND A PORTION OF FARM 529C STELLENBOSCH, ALSO FORMERLY KNOWN AS MOUNTAIN BREEZE CARAVAN PARK

2. PURPOSE

To provide feedback to Council after a Public Participation Process was followed to advertise the intention of Council to dispose of portions of Farm 528 and 529C Stellenbosch, also known as Mountain Breeze Caravan Park.

3. DELEGATED AUTHORITY

Council.

4. EXECUTIVE SUMMARY

Mountain Breeze was a very successful caravan park which sometimes had up to 70 camping sites occupied over the weekend or school holidays. The previous tenant terminated her lease agreement in 2021 and the property has since then been mostly vacant and had no lease agreement in place since then. An item was prepared for Council to consider a way forward with the property in July 2021. At the Council meeting held on 28 July 2021, Council decided to provide an opportunity for the public to submit written inputs on the future use of portions of Farm 528 and 529 Stellenbosch, before deciding on a way forward. The public notice requested inputs on/before 3 September 2021. Various written submissions were received. After taking the comments received into consideration Council resolved on 30 March 2022 as follows:

(a) that Council takes note of all the proposals received;

(b) that Council identifies Portions 528 and 529C, Stellenbosch as not currently needed for minimum municipal services;

(c) that a call for proposal for development of the facilities for Cycling, hiking groups, an Eco-education and Adventure centre for school groups along with overnight facilities be advertised;

(d) that the existing buildings and infrastructure be use for the above purpose;

(e) that the facility to be leased for a period of 5 years; and

(f) that successful lessee enters into a rental agreement with the municipality and be responsible for the security, maintenance and the payment of all services of the facility.

40TH COUNCIL MEETING: 2026-04-22: ITEM 10.3.1

RESOLVED (majority vote with 1 abstention)

Amended recommendations

(a) that the previous Council resolution to sell the Mountain Breeze property be rescinded by Council, and

(b) that the property is not needed for minimum level of basic service delivery in terms of section 14(2)(a) of the Municipal Finance Management Act;

(c) that the Council approves the leasing of the property for a period of 20 years via a tender to a private or non-government organisation to run the caravan park and campsite in line with its historic use and zoning.

(d) that a valuator be appointed to determine market-related lease price; and

(e) that an information statement be prepared for approval by Council to indicate Council's intention to lease the property.

FOR FURTHER DETAILS CONTACT:

NAME	**Yolande van den Berg**
POSITION	***Head: Contract Management***
DIRECTORATE	***Corporate Services***
CONTACT NUMBERS	***021-8088073***
E-MAIL ADDRESS	**yolande.vandenberg@stellenbosch.gov.za**
REPORT DATE	***2026/02/20***

10.4	FINANCIAL SERVICES: (PC: ALD JC ANTHONY)

NONE

10.5	HUMAN SETTLEMENTS: (PC: CLLR R DU TOIT)

10.5.1	EVICTIONS STATUS QUO AND PROPOSED TEMPORARY RELOCATION TO IDENTIFIED AREAS WITHIN THE STELLENBOSCH MUNICIPAL AREA (WC024)

Collaborator No:
IDP KPA Ref No: Good Governance and Compliance
Meeting Date: 22 April 2026

1. SUBJECT: EVICTIONS STATUS QUO AND PROPOSED TEMPORARY RELOCATION TO IDENTIFIED AREAS WITHIN THE STELLENBOSCH MUNICIPAL AREA (WC 024)

2. PURPOSE:

2.1.1. To provide Council of progressive case law with respect to evictions in terms of PIE and ESTA.

2.1.2. To provide an overview of Stellenbosch Municipality's attempts over several years to address Court ordered evictions.

2.1.3. To provide Council with an overview of vacant land studies that were undertaken overtime.

2.1.4. To provide a way forward in addressing emergency housing at various locations throughout the Municipality.

2.1.5. To obtain a formal resolution and guidance on the placement strategy for households currently under, or pending, judicial eviction orders.

3. DELEGATED AUTHORITY

Council.

4. EXECUTIVE SUMMARY

Stellenbosch Municipality is currently grappling with a severe emergency housing shortage while under a Constitutional mandate to prevent homelessness following court-ordered evictions. Central to resolving this crisis is meaningful engagement, a legal requirement for early negotiation between the Municipality and evictees to investigate feasible outcomes and mitigate the trauma of displacement.

Furthermore, the *Bromwell* judgment necessitates providing alternative accommodation in a meaningful location, ensuring proximity to original livelihoods, schools, and social networks. Prioritising these locations is essential for achieving spatial and social justice, as it counteracts the historical trend of pushing the poor to the urban periphery. However, relocating families to distant areas often severs their sense of place and community connection, resulting in educational interruptions and increased financial strain.

40TH COUNCIL MEETING: 2026-04-22: ITEM 10.5.1

RESOLVED (majority vote)

Amended recommendations (recommendation (g) was added)

(a) that Council takes note that 90 eviction matters were received since August 2025;

(b) that Council takes note that 16 households have been evicted since 15 January 2026;

(c) that Council takes note that the current relocation sites are at capacity;

(d) that Council takes note of the previous vacant land studies that were undertaken;

(e) that Council takes note of the two (2) ways in which emergency housing sites are identified;

(f) that Council notes the following sites as dedicated emergency housing sites; and

	Vacant Site	Area (Settlement)	Previous / Current Use	Ownership	Strategy (S#)
1	Erf 2,	La Motte	Decommissioned sewerage works	Stellenbosch Municipality	S2
2	Farm 736/5 & 737/8,	Klapmuts	Invaded by small farmers	Stellenbosch Municipality	S2/S1
3	Portion of Farm 1024/3,	Wemmershoek	Riemvasmaak informal settlement	Stellenbosch Municipality	S2
4	Erf RE/6846,	Cloetesville	Vacant erf	Stellenbosch Municipality	S2
5	Farm RE 527,	Jamestown	Mountainview (TRA)	Stellenbosch Municipality	S1
6	Erf 11452 – 11463,	Idas Valley	Vacant erven	Stellenbosch Municipality	S3

(g) that Council identify the precinct 10/Adam Tas Corridor as the primary TRA development, and that a workshop be given to the Council.

FOR FURTHER DETAILS CONTACT:

NAME	*Johru Robyn*
POSITION	*Manager: Informal Settlements Development*
DIRECTORATE	*Planning and Economic Development*
CONTACT NUMBERS	*021- 808 8460*
E-MAIL ADDRESS	*Johru.Robyn@stellenbosch.gov.za*
REPORT DATE	*2026-03-30*

10.6	INFRASTRUCTURE SERVICES : (PC : R PHEIFFER)

NONE

10.7	PARKS,OPEN SPACES AND ENVIRONMENT: (PC: CLLR J WILLIAMS)

NONE

10.8	PLANNING AND LOCAL ECONOMIC DEVELOPMENT AND TOURISM: (PC: CLLR T KUMM)

10.8.1	ADAM TAS CORRIDOR (ATC): APPROVAL OF THE TERMS OF REFERENCES FOR THE ADAM TAS CORRIDOR STEERING COMMITTEE AND THE DEVELOPMENT FACILITATION UNIT (DFU)

Collaborator No: 803524
IDP KPA Ref No: Valley of Opportunity
Meeting Date: 15 April 2026

1. SUBJECT: ADAM TAS CORRIDOR (ATC): APPROVAL OF THE TERMS OF REFERENCES FOR THE ADAM TAS CORRIDOR STEERING COMMITTEE AND THE DEVELOPMENT FACILITATION UNIT (DFU)

2. PURPOSE

To request Council to approve the Terms of References (ToRs) for the Adam Tas Corridor Steering Committee and the Adam Tas Corridor Development Facilitation Unit (DFU) as part of the institutional arrangements required to support the implementation of the Adam Tas Corridor Local Spatial Development Framework (LSDF) and the ATC Overlay Zone.

3. DELEGATED AUTHORITY

Council.

4. EXECUTIVE SUMMARY

The Adam Tas Corridor (ATC) is one of the most significant catalytic spatial transformation projects within Stellenbosch Municipality. The project area covers approximately 375 hectares of largely underutilised industrial and agricultural land along Adam Tas Road, connecting Kayamandi, Cloetesville, and the Stellenbosch town centre.

To realise the vision of transforming this corridor into a mixed-use, inclusive, and integrated urban development area, Council approved the ATC Local Spatial Development Framework (LSDF) and associated development guidelines in October 2022. To enable implementation, Council subsequently approved the ATC Overlay Zone (promulgated in November 2023), which allocates development rights and conditions to facilitate coordinated development.

40TH COUNCIL MEETING: 2026-04-22: ITEM 10.8.1

RESOLVED (majority vote with 1 abstention)

(a) that Council approves the Terms of Reference for the Adam Tas Corridor Steering Committee, attached as **APPENDIX 1**;

(b) that Council approves the Terms of Reference for the Adam Tas Corridor Development Facilitation Unit (DFU), attached as **APPENDIX 2**; and

(c) that Council supports the implementation of the institutional arrangements required to advance the implementation of the Adam Tas Corridor Local Spatial Development Framework and Development Guideline.

FOR FURTHER DETAILS CONTACT:

NAME	**Jeremy Benjamin**
POSITION	***Senior Manager: Development Planning***
DIRECTORATE	***Planning and Economic Development***
CONTACT NUMBERS	***021 808 8197***
E-MAIL ADDRESS	***Jeremy.benjamin@stellenbosch.gov.za***
REPORT DATE	***7 April 2026***

10.8.2	RENAMING OF THE NPK BUILDING

Collaborator No:
IDP KPA Ref No: Valley of Opportunity
Meeting Date: 15 April 2026

1. SUBJECT: RENAMING OF THE NPK BUILDING

2. PURPOSE

To obtain approval from Council to rename the NPK Building in terms of clause 12 of the Stellenbosch Municipality Policy for the Naming and Renaming of Streets, Public places, Natural areas, Artefacts and Council-owned building and Facilities, 2022 (**ANNEXURE A**).

3. DELEGATED AUTHORITY

Council.

4. EXECUTIVE SUMMARY

The Municipality, following the acquisition of the NPK building as a new municipal office facility and client service walk-in centre, initiated a collaborative public participation process to invite residents to submit name suggestions for the building. All submissions received were collated with a full list of proposed names **(ANNEXURE C)**. This necessitated the Municipal Manager to establish a Municipal Renaming Committee to assess all the proposals received, against the criteria and rules as set out in the Policy in order to make recommendations to Council.

40TH COUNCIL MEETING: 2026-04-22: ITEM 10.8.2

RESOLVED (majority vote with 1 abstention)

(a) that the renaming of the NPK building be re-advertised for proposals for new names in line with the Renaming Policy of Council, clear guidelines to be included in the advert; and

(b) that the re-advertisement be in the form of a competition and the Administration be task with seeking sponsored prices.

NAME	*Geraldine Mettler*
POSITION	*Municipal Manager*
DIRECTORATE	*Office of the Municipal Manager*
CONTACT NUMBERS	*021 808 8025*
E-MAIL ADDRESS	*Municipal.manager@stellenbosch.gov.za*
REPORT DATE	*9 April 2026*

10.9	**RURAL MANAGEMENT: (PC: CLLR C MANUEL)**

NONE

10.10	**MUNICIPAL MANAGER (G METTLER)**

NONE

11.	**CONSIDERATION OF ITEMS, REPORTS, COMMUNICATIONS, PETITIONS AND APPLICATIONS SUBMITTED VIA THE OFFICE OF THE MUNICIPAL MANAGER**

11.1	**MUNICIPAL PUBLIC ACCOUNTS COMMITTEE (MPAC): [CLLR WF PIETERSEN]**

NONE

12.	REPORTS BY THE MUNICIPAL MANAGER (G METTLER)

12.1	RECRUITMENT OF AN ADDITIONAL AUDIT AND PERFORMANCE AUDIT COMMITTEE (APAC) MEMBER

Collaborator No:
IDP KPA Ref No: Good Governance and Compliance
Meeting Date: Council: 22 April 2026

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1. RECRUITMENT OF AN ADDITIONAL APAC MEMBER WITH ICT EXPERTISE

2. PURPOSE

To obtain Council's approval to initiate the recruitment of an additional APAC member with expertise in Information and Communication Technology (ICT).

3. DELEGATED AUTHORITY

The delegated authority for the appointment of APAC members is Council.

4. EXECUTIVE SUMMARY

In terms of Section 166 of the Municipal Finance Act (MFMA), Act No 56 of 2003, each municipality must have an Audit Committee. The Audit Committee is an independent advisory body which must advise Council, the political office bearers, the accounting officer, the management and staff of the municipality. The Act requires the Council to appoint the Audit Committee members and the Chairperson.

Stellenbosch Municipality (SBM) currently has an established APAC composed of four (4) independent external members appointed by the Council. However, none of the current members is an expert in ICT governance.

40TH COUNCIL MEETING: 2026-04-22: ITEM 12.1

RESOLVED (majority vote)

Amended recommendations

(a) that Council approves the Municipal Manager (MM) to initiate the recruitment and appointment processes for one (1) additional APAC member with expertise in ICT; and

b) that Council appoints the Executive Mayor (Mr. Ald JS Fasser), APAC Chairperson (Mr. L Nene) and MM (Ms. G Mettler) to serve on the Nominations and Selection Committee responsible for overseeing the recruitment of APAC member and making recommendations to Council for appointment.

FOR FURTHER DETAILS CONTACT:

NAME	***Lunga Mvandedwa, CIA***
POSITION	***Chief Audit Executive***
DIRECTORATE	***Municipal Manager***
CONTACT NUMBERS	***0218088555***
E-MAIL ADDRESS	***Lunga.Mvandedwa@stellenbosch.gov.za***
REPORT DATE	***14 April 2026***

12.2	SUBMISSION OF ADJUSTED AND REVISED HUMAN RESOURCE MANAGEMENT POLICIES TO COUNCIL FOR APPROVAL – TASK JOB EVALUATION AND EMPLOYEE ASSISTANCE PROGRAMME

Collaborator No:
IDP KPA Ref No: Good Governance and Compliance
Meeting Date: 22 April 2026

1. SUBJECT: SUBMISSION OF ADJUSTED AND REVISED HUMAN RESOURCE MANAGEMENT POLICIES TO COUNCIL FOR APPROVAL – TASK JOB EVALUATION AND EMPLOYEE ASSISTANCE PROGRAMME

2 PURPOSE

To formally submit the following adjusted and/or revised Human Resource Management policies to Council for consideration and approval, following the completion of the prescribed collective consultation processes:

2.1 Task Job Evaluation Policy; and

2.2 Employee Assistance Programme (EAP) Policy.

3. DELEGATED AUTHORITY

Council.

4. EXECUTIVE SUMMARY

The Municipality is legally obliged to ensure that its Human Resource Management policies remain current, legally compliant, operationally effective and aligned with applicable labour legislation, collective agreements and good governance principles. In pursuit of this obligation, the aforementioned policies were reviewed and/or adjusted to address operational requirements, legislative developments, organisational alignment and best practice within local government.

In compliance with section 23 of the Constitution of the Republic of South Africa, 1996, the Labour Relations Act 66 of 1995, the applicable collective agreements of the South African Local Government Bargaining Council (SALGBC), and the Municipality's consultative framework, the draft policies were referred to the Local Labour Forum (LLF) for consultation.

The LLF, exercising its consultative mandate, in turn referred the policies to the Human Resources Development Sub-Committee for detailed engagement and consultation. The Human Resources Development Sub-Committee convened on various dates since August 2025, during which the policies were substantively considered, debated and refined. The consultative process in respect of the aforementioned policies was finalised on 28 January 2026, whereafter the policies were confirmed as consultatively concluded and suitable for submission to Council for approval.

Council is accordingly requested to consider and approve the policies as consultatively finalised.

40TH COUNCIL MEETING: 2026-04-22: ITEM 12.2

RESOLVED (majority vote with 1 abstention)

that Council approves

(a) the Task Job Evaluation Policy; and

(b) the Employee Assistance Programme (EAP) Policy

as consulted and finalised through the Local Labour Forum and the Human Resources Development Sub-Committee on 28 January 2026 and 12 March 2026 respectively.

FOR FURTHER DETAILS CONTACT:

NAME	*Alexander Kannemeyer*
POSITION	*Senior Manager Human Resources*
DIRECTORATE	*Corporate Services*
CONTACT NUMBERS	*021 – 808 8751*
E-MAIL ADDRESS	*Alexander.Kannemeyer@stellenbosch.gov.za*
REPORT DATE	*10 APRIL 2026*

13.	**CONSIDERATION OF NOTICES OF QUESTIONS AND NOTICES OF MOTIONS RECEIVED BY THE SPEAKER**

NONE

14.	**CONSIDERATION OF URGENT MOTIONS**

NONE

15.	**URGENT MATTERS SUBMITTED BY THE MUNICIPAL MANAGER**

NONE

16.	**REPORTS SUBMITTED BY THE SPEAKER**

NONE

17.	**REPORTS SUBMITTED BY THE EXECUTIVE MAYOR**

NONE

18.	**MATTERS TO BE CONSIDERED IN–COMMITTEE**

(SEE PINK DOCUMENTATION)

The meeting adjourned at 14:45.

CHAIRPERSON: ……

DATE: ……

Confirmed on ……