

WESTCLIFF RESIDENTS ASSOCIATION

GUIDELINES TO BE ADOPTED BY COMMITTEE
ARISING OUT OF RESPONSES TO QUESTIONNAIRE

PREAMBLE

With due regard to the opinions expressed by residents in the Questionnaire circulated in 2007, your Committee will, subject to the test of reasonableness and merit in each case, including the effect on amenities of neighbours, employ the following guidelines for its future deliberations and actions.

1. Preserve the existing residential character of Westcliff as the overriding guideline.
2. Oppose any relaxation of building lines and side space lines.
3. Consider applications for second subsidiary dwellings provided they are in compliance with the relevant provisions of the Johannesburg Town Planning Scheme of 1979.
4. Not object to the use of residences for "Home Office" use provided it is in compliance with the relevant provisions of the Johannesburg Town Planning Scheme of 1979 and does not constitute a nuisance to residents.
5. Oppose residential buildings of more than two storeys.
6. Oppose unsightly fences and walls.
7. Oppose all subdivisions of stands resulting in residential portions of land less than 2000 m² in extent.
8. Oppose desecration of prominent ridges and steep slopes.
9. Oppose any re-zoning of existing residential 1 property for business purposes.
10. Oppose any usage of property that constitutes a nuisance to residents or detracts from the overriding guideline stated in 1 above.

11. Continue to partake in the work of the Joint Plans Committee in its task of examining, from a Heritage point of view, any proposals to alter, add to, or demolish any building older than 60 years.
12. Continue working with the City Council to enhance services in the suburb.
13. Encourage and support the use of speedbumps and traffic calming circles wherever necessary.
14. Develop security strategies for the suburb as a whole and promote community involvement in security initiatives.
15. Encourage Johannesburg City Council building inspectors to exercise proper control over use of pavements for building operations.