



ATHOLL AREA residents' &
ratepayers'
association

Dear Residents,

Developments, Developments, Developments!

It is not just Atholl at risk with major developments – see the extract below from a communication to Sandhurst Residents:

“It is not alarmist in the least to say that Sandhurst is under attack from development outside of what could be regarded as within the accepted norms of progress.

Development applications target massive densification (often more than 90 units per hectare) and high-rise buildings (far in excess of the current three-storey limit for Sandhurst).

There are multiple applications in for developments beyond 10 stories – sometimes 15”.

Since our last newsletter, the update on key suburb developments as below:

The Mosque

AARRA and residents objected to the initial decision by the Municipality to allow a 1640m² building on the site 4 Ayr Road. The objection outlined the impact to neighbours of such a sizeable development and traffic concerns. However, although we await the actual detail as to the outcome, the Municipality have dismissed our objection – this in effect gives the go ahead to develop.

There are now two choices – pursue the matter through the High Court, and if necessary the Constitutional Court at great cost to both parties – or engage with the Islamic Institute applicants.

Our current position is that we have 180 days to object via the High Court, but in the meantime, a number of applicants and objectors have met to discuss a scaled down version of the initial proposal which will have minimal impact on the surrounding area, all parking concerns are resolved and the development be suitable for the suburb.

Once we have made progress in this regard, we will communicate with the suburb and objectors if this is a suitable way forward.

100 Pretoria Avenue

Despite our objections prior and during the Tribunal, the Municipality has supported a 5 storey and 120 units per hectare development on the corner of Pretoria Avenue and Wierda Road East. The impact to neighbours is significant and our town planner Rick Raven is objecting accordingly.

101 East Road

AARRA along with neighbours objected to the application of a 4 storey and 80 units per hectare development in the heart of the suburb. We attended the Tribunal and we await a response from council.

Atholl Square Shopping Centre

This centre does need a makeover! The developers (PIC) have proposed a 10 storey multi use development including, Hotel, Gym, Office and Retail. Our role is to ensure the development does not impact neighbours too severely and that the increase in traffic is manageable on the roads – especially the single lane winding Wierda Road East.

We have met the developers and await a proposed way forward.

Municipality Development Meeting

In October 2018, two Trustees – Ian Logan and Anton Jooste met the MMC for Development Planning as well as various other colleagues to discuss our concerns with development of the suburb.

We can't say it was the most successful meeting as they are set on development. However, we raised our concerns around harmonious living,

being exploited by developers and the lack of consideration to our objections. We have followed up with a letter and hopefully we can reengage in due course.

Crime & Security

In October 2018, there were the following reported incidents in the AARRA:

- Two house robberies,
- One street robbery
- One green belt robbery
- One lock tampering.

Fortunately there were no serious injuries.

Please be aware of follow-homes which, especially in the run up to the year-end.

Crime & Grime

As a service to the suburb, AllWE employs two gardeners who work on a weekly basis to empty the refuse bins

In addition, potholes and defective streetlights are reported to the City of Johannesburg and they remove illegal posters and boards.

If there

Atholl parkrun

Wow! What a huge success this has turned out to be!

Jean Baillee (one of the AARRA Trustees) and her team are doing an exceptional job for the community.

The parkrun has just completed their 35th event and it continues to grow in popularity, especially with the warmer weather. We are averaging between 250 and 300 participants every week.

It is an event for all ages – and not just runners. There are walkers – and many people arrive with their dogs.

The event is entirely organized by volunteers and we are always looking for new ones. Volunteering is great fun, even for those who don't walk or run the course. It is great to be outdoors and there is a wonderful camaraderie and sense of community spirit.

If you would like to get involved, visit the below for more information:

www.aarra.co.za or www.parkrun.co.za/atholl/volunteer/

AARRA Membership

The only way we can deliver a service is through financial contribution from membership fees.

As Trustees, all our time is voluntary – but we often have to obtain a legal opinion or town planning advice, as well as costs of a website, marketing etc.

All we ask for is your R600 Annual contribution.

On behalf of residents, Beagle Watch / CSS contributes R50 per month for each of its armed response customers who live in Atholl.

If you are not a Beagle Watch / CSS armed response customer, can you kindly send your Name, Address & Contact Numbers to chairman@aarra.co.za

and make your contributions to the AARRA bank account as follows:

Bank Details: Standard Bank Sandton Account # 002882345

Branch code 019 205

We appeal to residents to contribute to AARRA in order to keep the suburb as one of the finest addresses in Johannesburg.

With increased participation from residents, we can continue to maintain our beautiful suburb.

AARRA TRUSTEES

NOVEMBER 2018