

**HELDERBERG**

**DEVELOPMENT**

**LAW UNIT**

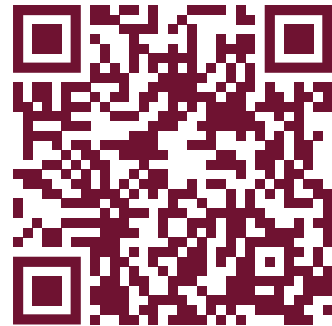
**STBB** The  
Big Small  
Firm



## THE FIRM

Established in 1900, STBB is a firm of approximately 110 business-minded lawyers practising from 13 offices throughout South Africa.

By understanding our clients' needs and objectives, we strive to deliver cost-effective legal solutions for all business and personal matters. We are committed to developing close working relationships with our clients, enabling us to succeed consistently on their behalf.



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about STBB

## WHY WAS THE DEVELOPMENT LAW UNIT FORMED?

STBB's Development Law Unit (DLU) came into existence during April 2015.

The groundbreaking initiative was timed to coincide with changing legislation and processes relating to land development, implemented from 1 July 2015 onwards, such as the coming into effect of the Spatial Planning and Land Use Management Act (on a national level) and the gradual implementation of the Land Use Planning and Land Use Management regulations (Western Cape).

The DLU was warmly received by developers, town planners, and environmental practitioners and also welcomed by the Western Cape Department of Environmental Affairs and Development Planning.

## WHAT IS ITS FUNCTION?

Through the DLU, we have combined various specialist legal fields to form a single unit, thus giving us the ability to furnish our clients with specialist advice in a comprehensive and integrated manner. The property development sector in South Africa is multifaceted, strictly regulated, and complex. The only effective manner in which the legal field can play its role in this sector is to integrate the required legal expertise intelligently, which is exactly what STBB's Development Law Unit has done.

Importantly, the DLU functions as a watchdog for our developers from inception of a project until successful completion and, in the process, strengthens the developer's position. Objections against developments, review letters from authorities and minutes of meetings are strictly scrutinised and advice is furnished throughout the development application process.

In light of the various specialist legal fields represented by the members of the DLU, we believe that we are better placed and equipped than any other law firm to furnish sound legal advice to property developers, development consultants (town planners, environmental consultants, engineers, architects, etc.), local authorities and financial institutions.

## TYPICAL INSTRUCTIONS

- Advising and drafting of constitutions for homeowners' associations as well as management and conduct rules for bodies corporate and also obtaining the required CSOS approval.
- Registrations of non-profit companies for homeowners' associations if required.
- Advising on structures, exclusive use areas, and phasing of developments.
- Assisting with due diligence investigations.
- Assisting developers with all aspects of general and special meetings in terms of the constitution and rules of the association or body corporate during the development period.

## LEGAL FIELDS OF EXPERTISE COVERED BY THE UNIT

- Property law
- Planning law
- Environmental law
- Local government law
- Construction law
- Water law
- Associated legal fields: constitutional law, administrative law, and expropriation
- Commercial contracts

## THE HELDERBERG DLU TEAM

The Helderberg Development Law Unit has four senior professionals addressing all requirements of land development in the various applicable areas of law.

### Directors

- Annetjie Coetsee
- Annemarie Van Vuuren
- Ghislaine Barends
- Hein Nauschutz

## WHERE IS THE DLU TEAM BASED?

Although permanently based in Helderberg, the DLU does not function separately or distinctly from the other departments or disciplines in STBB, but forms part of any legal team where it can add value. It is already rendering high-quality specialist legal advice in the field of development law in an integrated manner with other legal fields practised by the STBB professional team.

## STBB HELDERBERG

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Visit [www.stbb.co.za](http://www.stbb.co.za) to make the DLU the starting point of your development and let us undertake the journey to success together.



## PUBLICATIONS

### *PROPERTY LAW UPDATE*

A weekly update on important cases impacting all spheres of property law and conveyancing.

### *ALL ABOUT PROPERTY NEWSLETTER*

A monthly newsletter providing a snapshot of important news, cases, and legislative updates impacting development law, municipal and planning law, environmental law, property law, and conveyancing.

Our publications keep developers, planners, land surveyors, architects, and municipal land planning officials informed of daily judgments and legislative developments on all levels of government as they happen.

## BANK PANELS

STBB is included on the panels of FNB, Absa, Nedbank, Standard Bank, Mercantile Bank, SAHL, Discovery Bank, Investec, RMB, Standard Bank Property Finance, Nedbank CPF, Absa Commercial Property Finance, Absa Private One, Absa Wealth, FNB Commercial, Nedcor Private Wealth, Reichmans Capital, Al Baraka Bank, Grindrod Bank, Capitec, FNB Islamic Bank, and Old Mutual.



# CONTACT US

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**Big** enough to take  
on any challenge.

**Small** enough to  
make it personal.

## AREAS OF EXPERTISE

- All Conveyancing
- Commercial Law
- Commercial Property Law
- Constitutional Law
- Construction Law
- Correspondent Services
- Divorce, Child and Family Law
- Insolvency Law
- Insurance Law
- Labour Law
- Litigation and Dispute Resolution
- Mergers and Acquisitions
- Motor Vehicle Accident and Personal Injury Claims
- Municipal Planning Law
- Non-Resident Services
- Property Development and Environmental Law
- Residential Property Law
- Wills, Trusts, and Deceased Estates

## RECENT DEVELOPMENTS BY STBB HELDERBERG

1. 17 On Cluver (Stellenbosch)
2. 28 On St James (Somerset West)
3. Van Riebeeck Manor (Somerset West)
4. Storage Strand (Strand)
5. Storage Paarl (Paarl)
6. Storage Broadlands (Strand)
7. Paardevlei Lifestyle Estate (Somerset West)
8. De Zicht (Milnerton)
9. Paardevlei Square (Somerset West)
10. The Jade (Somerset West)
11. Sandown (Sandown)
12. Mode de Vie (Somerset West)
13. Bay Village (Gordons Bay)
14. Take Five (Somerset West)
15. The One (Stellenbosch)
16. De Aan-Zicht (Milnerton)
17. De Kuile (Kuils River)
18. Fynbos (Sandown)
19. Greenbay (Gordons Bay)
20. The Huntsman (Somerset West)
21. Newinbosch (Stellenbosch)
22. Drakenzicht (Paarl)
23. Avenue on Parel Vallei (Somerset West)
24. Paddocks (Somerset West)
25. Firgrove Industrial Park and Extensions (Firgrove)
26. Riverside Business Park (Firgrove)
27. Lady Blake Estate (Wellington)
28. Wilde Paarde Estate (Paarl)
29. Devonvale (Stellenbosch)
30. Oakview (Johannesdal, Stellenbosch)
31. Somerset Lodge (Somerset West)
32. Endeavour (Hermanus)
33. Fraaigelegen (Hermanus)
34. 5 Acacia Street (Durbanville)
35. Kleijne Wingerd (Kuils River)

36. The Meade (George)
37. Abland – Phesantekraal
38. Mossel Bay Heights (Mossel Bay)
39. Rockcliff Turnkey and Sectional Title Developments (East London)

## DEVELOPMENTS IN PROGRESS BY STBB HELDERBERG

1. Suikerbos (Sandown)
2. Groenspruit (Gordons Bay)
3. De Buurt (Milnerton)
4. The Bosk – Newinbosch (Stellenbosch)
5. Stellenbosch Village (Stellenbosch)



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