



CLEAN AUDITS SINCE 2010/11



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File ref: 15/3/6-15/Farm 713, 580, 714/01  
15/3/12-15/Farm 713, 580, 714/01

Enquiries:  
A. de Jager

11 Augustus 2022

CK Rumboll & Partners  
PO Box 211  
MALMESBURY  
7299

Per Registered Post

Dear Sir/Madam

**PROPOSED SUBDIVISION AND CONSOLIDATION OF THE REMAINDER OF FARM PAPEKUILSFONTEIN NO. 713, PORTION 3 OF THE FARM PAPEKUILSFONTEIN NO. 713 AND PORTION 1 OF THE FARM CONTERBERG NO. 714, DIVISION MALMESBURY**

Your application, with reference MAL/12118/IV, dated 12 July 2022, on behalf of A. Halvorsen, regarding the subject refers.

- A. By virtue of the authority delegated to the Senior Manager: Built Environment in terms of Council Decision No. 4.1 dated 28 March 2019, as determined by Section 79(1) of the Swartland Municipality: Municipal Land Use Planning By-Law (PG 8226 of 25 March 2020), the application for subdivision of the Remainder of the farm Papekuilfontein, no 713, Division Malmesbury, is approved in terms of Section 70 of the By-Law.
- B. By virtue of the authority delegated to the Senior Manager: Built Environment in terms of Council Decision No. 4.1 dated 28 March 2019, as determined by Section 79(1) of the Swartland Municipality: Municipal Land Use Planning By-Law (PG 8226 of 25 March 2020), the application for consolidation of portions of the Remainder of the farm Papekuilfontein, no. 713, Division Malmesbury, with Portion 3 of the farm Papekuilfontein, no. 713 and Portion 1 of the farm Conterberg, no. 714, Division Malmesbury, is approved in terms of Section 70 of the By-Law.

Decisions A. and B. are subject to the conditions that:

**1. TOWN PLANNING AND BUILDING CONTROL**

- a) The Remainder of the farm Papekuilfontein, no. 713 (976,1556ha in extent), be subdivided into Portion A (280ha in extent), Portion B (346ha) and the Remainder (351ha in extent);
- b) The newly formed Portion A of the Remainder of the farm Papekuilfontein, no. 713, (280ha in extent) be consolidated with Portion 3 of the farm Papekuilen, no. 713 (143,7856ha in extent);
- c) The newly formed Portion B of the Remainder of the farm Papekuilen, no. 713 (346ha in extent), be consolidated with Portion 1 of the farm Conterberg, no. 714 (299,7862ha in extent);
- d) The owner/developer submits the subdivision and consolidation plans to the Surveyor General for approval, including proof of the following:
- The approval letter for the subdivision and consolidation, containing the conditions of approval;
  - The approved subdivision and consolidation plans;
- e) The legal certificate which authorises transfer of the subdivided portions in terms of Section 38 of the By-Law will not be issued unless all the relevant conditions have been complied with;

Rig asseblief alle korrespondensie aan:  
Die Munisipale Bestuurder  
Privaatsak X52  
Malmesbury 7299

Tel: 022 487 9400  
Faks/Fax: 022 487 9440  
Epos/Email: swartlandmun@swartland.org.za

Moorreesburg Tel: 022 433 2246

Kindly address all correspondence to:  
The Municipal Manager  
Private Bag X52  
Malmesbury 7299

Yzerfontein Tel: 022 451 2366

Darling Tel: 022 492 2237

## 2. GENERAL

- a) The approval is, in terms of section 76(2)(w) of the By-Law, valid for a period of 5 years. Building plans can only be approved once all conditions of approval have been met. The owner/developer is responsible to ensure that every condition of approval is complied with. Should all conditions not be met by the end of 5 years, the land use approval will lapse. However, should the conditions of approval be met before the 5 year period lapses, the land use will be permanent and the approval period will not be applicable anymore.




Yours sincerely

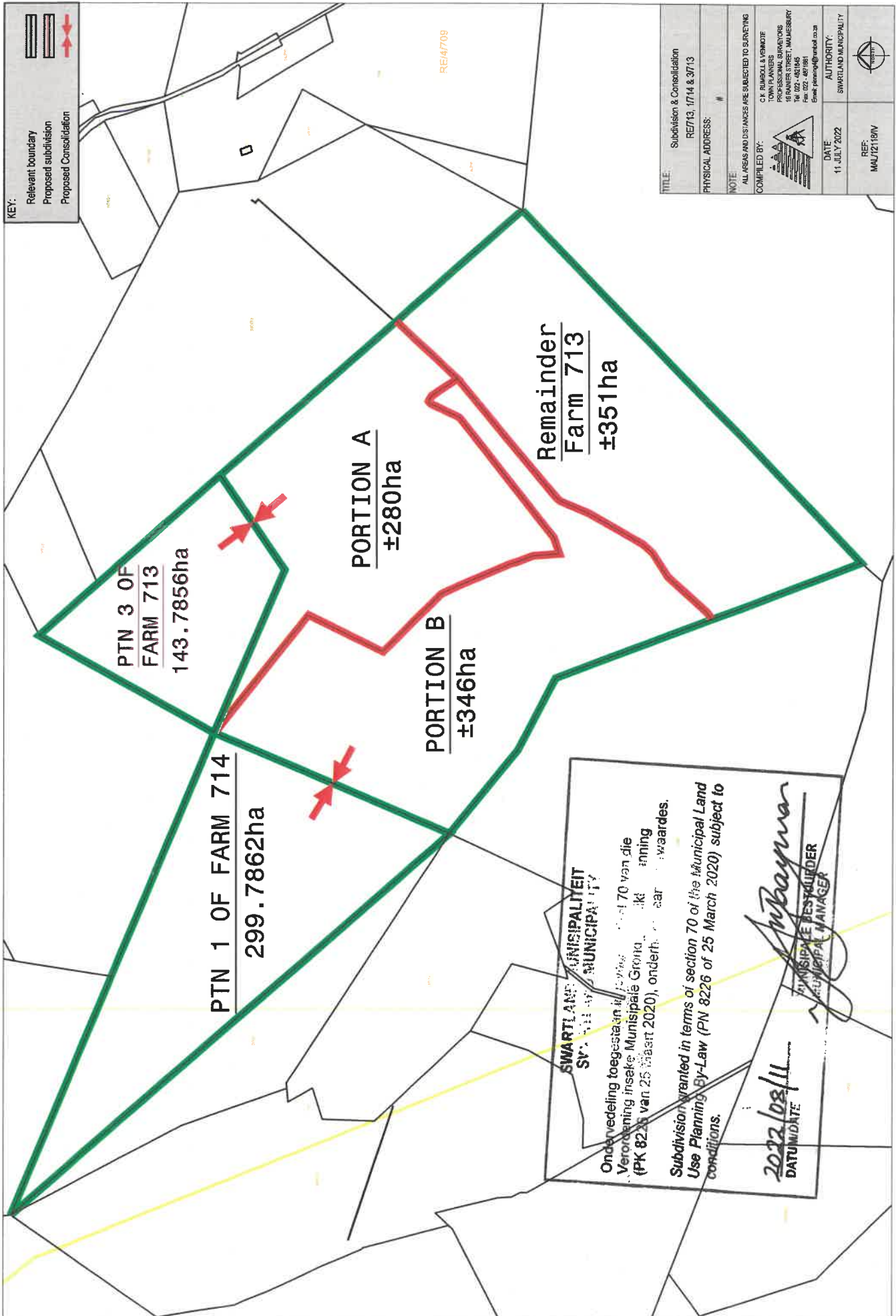


**MUNICIPAL MANAGER**  
per Department Development Services  
Add/ds

Copies:            *Surveyor General, Private Bag X9028, Cape Town, 8000*  
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**KEY:**

-  Relevant boundary
-  Proposed subdivision
-  Proposed Consolidation



RE/4709

|                   |   |
|-------------------|---|
| TITLE:            | Subdivision & Consolidation<br>RE/713, 1714 & 3713  |
| PHYSICAL ADDRESS: | #   |
| NOTE:             | ALL AREAS AND DISTANCES ARE SUBJECT TO SURVEYING  |
| COMPILED BY:      | C.K. BUMBULL & VERMOTE<br>TOWN PLANNERS<br>PROFESSIONAL ENGINEERS<br>16 RAINIER STREET, MALESBURY<br>TEL: 022 - 482 848<br>FAX: 022 - 487 1881<br>Email: planning@vermote.co.za |
| DATE:             | 11-JULY 2022  |
| AUTHORITY:        | SWARTLAND MUNICIPALITY  |
| REF:              | MAU/12/189V   |

**SWARTLAND MUNICIPALITEIT**  
SWARTLAND MUNICIPALITY

Onderverdeling toegestaan in terms van afdeling 70 van die Verordening in sake van die Munisipale Grondwet (PK 8226 van 25 Maart 2020), onderhavige voorwaarde.

Subdivision granted in terms of section 70 of the Municipal Land Use Planning By-Law (PN 8226 of 25 March 2020) subject to conditions.

2022/08/11  
DATUM/DATE

*Arbayan*  
MUNICIPALITY MANAGER