

**SWARTLAND MUNICIPALITY**

**NOTICE 97/2023/2024**

**PROPOSED REZONING AND DEPARTURE OF DEVELOPMENT**

**PARAMETERS ON ERF 1885, MOORREESBURG**

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Applicant:	C K Rumboll & Partners, P O Box 211, Malmesbury, 7299. Tel nr. 022-4821845
Owner:	J M Saani, 29 Protea Street, Moorreesburg, 7310. Tel nr 061 2450 102
Reference number:	15/3/3-9/Erf_1885 15/3/4-9/Erf_1885
Property description:	Erf 1885, Moorreesburg
Physical address:	29 Protea Street, Moorreesburg

**Detailed description of proposal:**

An application for rezoning of Erf 1885, Moorreesburg, in terms of section 25(2)(a) of Swartland Municipality : Municipal Land Use Planning By-Law (PG 8226 of 25 March 2020) has been received. It is proposed that Erf 1885 be rezoned from Residential Zone 2 to Business Zone 2 in order to authorize the existing shop. A portion of the property is also used as a dwelling house.

The application for a departure of the development parameters on Erf 1885, Moorreesburg in terms of section 25(2)(b) of Swartland Municipality: Municipal Land Use Planning By-law (PG 8226 of 25 March 2020) has been received. The departures entails the following:

- Departure of the 3m side building (southern boundary) to 1,5m;
- Departure of the required 3 on-site parking bays to 0 parking bays with regard to the shop.

Notice is hereby given in terms of section 55(1) of the By-law on Municipal Land Use Planning that the abovementioned application has been received and is available for inspection from Monday to Thursday between 08:00-13:00 and 13:45 - 17:00 and Friday 08:00-13:00 and 13:45 - 15:45 at the Department Development Services, office of the Senior Manager : Development Management, Municipal Office, Church Street, Malmesbury. **Any written comments whether an objection or support may be addressed in terms of section 50 of the said legislation to The Municipal Manager, Private Bag X52, Malmesbury, 7299/Fax – 022-487 9440 /e-mail – swartlandmun@swartland.org.za on or before 29 July 2024 at 17:00, quoting your name, address or contact details as well as the preferred method of communication, interest in the application and reasons for comments.** Telephonic enquiries can be made to the town planning division (Alwyn Burger, Herman Olivier or Annelie de Jager) at 022-487 9400. The Municipality may refuse to accept comment received after the closing date. Any person who cannot write will be assisted by a municipal official by transcribing their comments.

**J J SCHOLTZ**  
**Municipal Manager**

Municipal Office  
1 Church Street  
MALMESBURY  
7300

**28 June 2024**

**SWARTLAND MUNISIPALITEIT**

**KENNISGEWING 97/2023/2024**

**VOORGESTELDE HERSONERING EN AFWYKING VAN  
ONTWIKKELINGSPARAMETERS OP ERF 1885, MOORREESBURG**

Aansoeker:	Planscape, Posbus 557, Moorreesburg. 7310. Tel no. 022-4334408
Eienaar:	JM Saani, Proteastraat 29, Moorreesburg, 7310. Tel no. 0612450102
Verwysingsnommer:	15/3/3-9/Erf_1885 15/3/4-9/Erf_1885
Eiendomsbeskrywing:	Erf 1885, Moorreesburg
Fisiese Adres:	Proteastraat 29, Moorreesburg

**Volledige beskrywing van aansoek:**

Die aansoek om hersonering van erf 1885, Moorreesburg, ingevolge artikel 25(2)(a) van Swartland Munisipaliteit : Verordening insake Munisipale Grondgebruikbeplanning (PK 8226 van 25 Maart 2020), is ontvang. Die voorstel is dat erf 1885 hersoneer word vanaf Residensiële sone 2 na Sakesone 2 ten einde die bestaande winkel te wettig. 'n Gedeelte van die perseel word ook aangewend as 'n woonhuis.

Die aansoek om afwyking van ontwikkelingsparameters op erf 1885, Moorreesburg, ingevolge artikel 25(2)(b) van Swartland Munisipaliteit : Verordening insake Munisipale Grondgebruikbeplanning (PK 8226 van 25 Maart 2020), is ontvang. Die afwykings behels die volgende:

- Afwyking van die 3m syboullyn (suidelike grens) na 1,5m;
- Afwyking van die vereiste 3 op-perseel parkeerplekke na 0 parkeerplek ten opsigte van die winkel.

Kennis word hiermee gegee ingevolge artikel 55(1) van Swartland Munisipaliteit : Verordening insake Munisipale Grondgebruikbeplanning dat bogenoemde

aansoek ontvang is en beskikbaar is vir inspeksie vanaf Maandag tot Donderdag tussen 08:00-13:00 en 13:45 - 17:00 en Vrydag 08:00-13:00 en 13:45 - 15:45 by Department Ontwikkelingsdienste, kantoor van die Senior Bestuurder : Bou-Omgewing, Munisipale Kantoor, Kerkstraat, Malmesbury. Enige skriftelike kommentaar hetsy 'n beswaar of ondersteuning kan ingevolge artikel 60 van genoemde wetgewing aan Die Munisipale Bestuurder, Privaatsak X52, Malmesbury, 7299/Faks – 022-487 9440/e-pos – [swartlandmun@swartland.org.za](mailto:swartlandmun@swartland.org.za) gestuur word voor of op **29 Julie 2024 om 17:00**. **Die kommentaar moet asseblief u naam, adres en kontakbesonderhede asook die voorkeurwyse waarop daar met u gekommunikeer moet word aandui, sowel as u belang by die aansoek asook redes vir u kommentaar.** Telefoniese navrae kan gerig word aan die stadsbeplanningsafdeling (Alwyn Burger of Herman Olivier) by 022-487 9400. Die Munisipaliteit mag kommentaar wat na die sluitingsdatum ontvang word weier. Persone wat nie kan skryf nie sal deur 'n munisipale amptenaar bygestaan word om hulle kommentaar op skrif te stel.

**J J SCHOLTZ**  
**Munisipale Bestuurder**

Munisipale Kantoor  
Kerkstraat 1  
MALMESBURY  
7300

**28 Junie 2024**