

SWARTLAND MUNISIPALITEIT

KENNISGEWING 16/2026/2027

**VOORGESTELDE HERSONERING EN AFWYKING VAN
ONTWIKKELINGSPARAMETERS OP ERF 1912, MALMESBURY**

Aansoeker:	CK Rumboll & Partners, PO Box 211, Malmesbury, 7299. Tel no. 022- 4821845
Eienaar:	N Nzongana, Jakarandastraat 10, Malmesbury, 7300. Tel no. 0781809072
Verwysingsnommer:	15/3/3-8/Erf_1912 15/3/4-8/Erf_1912
Eiendomsbeskrywing:	Erf 1912, Malmesbury
Fisiese Adres:	Jakarandastraat 10, Malmesbury

Volledige beskrywing van aansoek:

Die aansoek om hersonering van erf 1912, Malmesbury, 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 1912 (groot 892m²) hersoneer word vanaf Residensiële sone 1 na Sakesone 2 ten einde die perseel aan te wend as mediese spreekkamers en 'n woonstel.

Die aansoek om afwyking van ontwikkelingsparameters op erf 1912, Malmesbury, ingevolge artikel 25(2)(b) van Swartland Munisipaliteit : Verordening insake Munisipale Grondgebruikbeplanning (PK 8226 van 25 Maart 2020), is ontvang. Die afwyking behels die afwyking van die 3m syboullyn (suidwestelike grens) na 1,5m.

Die afwyking word veroorsaak deur die plasing van die bestaande geboue ten opsigte van die nuwe soneringsparameters.

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 Departement Ontwikkelingsbestuur, kantoor van die Senior Bestuurder : Ontwikkelingsbestuur, 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 gestuur word voor of op **19 Oktober 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, Herman Olivier en Annelie de Jager) 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

18 September 2026

SWARTLAND MUNICIPALITY

NOTICE 16/2026/2027

**PROPOSED REZONING AND DEPARTURE OF DEVELOPMENT
PARAMETERS ON ERF 1912, MALMESBURY**

Applicant:	CK Rumboll & Partners, P O Box 211, Malmesbury, 7299. Tel no. 022-482 1845
Owner:	N Nzongana, 10 Jakaranda Street, Malmesbury, 7300. Tel no. 078 1809072
Reference number:	15/3/3-8/Erf_1912 15/3/4-8/Erf_1912
Property description:	Erf 1912, Malmesbury
Physical address:	10 Jakaranda Street, Malmesbury

Detailed description of proposal:

An application for rezoning of erf 1912, Malmesbury 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 1912 (892m² in extent) be rezoned from Residential Zone 1 to Business Zone 2 in order to use the premises as medical consulting rooms and an apartment.

The application for the departure of development parameters on erf 1912, Malmesbury , in terms of section 25(2)(b) of Swartland Municipality : Municipal Land Use Planning By-law (PK 8226 of 25 March 2020) has been received. The departure entails the departure of the 3m side building line (south western boundary) to 1,5m.

The departure is caused by the position of the existing building with regard to the new zoning parameters.

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 Management, 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 60 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 19 October 2026 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
Church Street
MALMESBURY

18 September 2026