



File ref: 15/3/7-12/Erf_1995,637
15/3/13-12/Erf_1995,637

Enquiries:
Mr AJ Burger

20 March 2026

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MALMESBURY
7299

via e-mail: planning2@rumboll.co.za

Sir / Madam

PROPOSED CLOSURE OF PUBLIC PLACE ON FARM GROENE RIVIER NR 637, DIVISION MALMESBURY AND EXEMPTION OF SUBDIVISION AND CONSOLIDATION OF ERF 1995, RIEBEEK WEST

Your application with reference number RW/14888/NJdK, dated 12 November 2025, on behalf of FD Colmaire regarding the subject, refers.

A. By virtue of the authority delegated to the Senior Manager: Development Management, in terms of Council Resolution 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, dated 25 March 2020), application for the closure of a public place on a portion of farm Groene Rivier no 637, Division Malmesbury, is approved in terms of section 70 of the By-Law, as follows:

1. A portion (2811m² in extent) of farm 637/0 be closed as a public place (public street).

B. The subdivision of farm 637/0 and the consolidation with erf 1995, Riebeek West, is consistent with the requirements of Section 34 of Swartland Municipality: Municipal Land Use Planning By-Law (PG 8226 of 25 March 2020) and is therefore exempted from approval from Swartland Municipality.

Kindly provide Swartland Municipality with copies of the approved Surveyor General diagrams for record keeping purposes.

C. GENERAL

1. In terms of Chapter 12.9 – Deemed Zoning, the portion of farm 637/0 that is being consolidated with erf 1995 is deemed to be zoned as Agricultural zone 1.
2. The approval is valid for a period of 5 years, in terms of section 76(2) of the By-Law from date of decision. Should an appeal be lodged, the 5 year validity period starts from the date of outcome of the decision on the appeal.
3. The applicant/objectors be informed of the right to appeal against the decision of the Municipal Planning Tribunal in terms of section 89 of the By-Law. Appeals be directed, in writing, to the Municipal Manager, Swartland Municipality, Private Bag X52, Malmesbury, 7299 or by e-mail to swartlandmun@swartland.org.za, within 21 days of notification of the decision. An appeal is to comply with section 90 of the By-Law and be accompanied by a fee of R5000-00 in order to be valid. Appeals that are received late and/or do not comply with the aforementioned requirements, will be considered invalid and will not be processed.

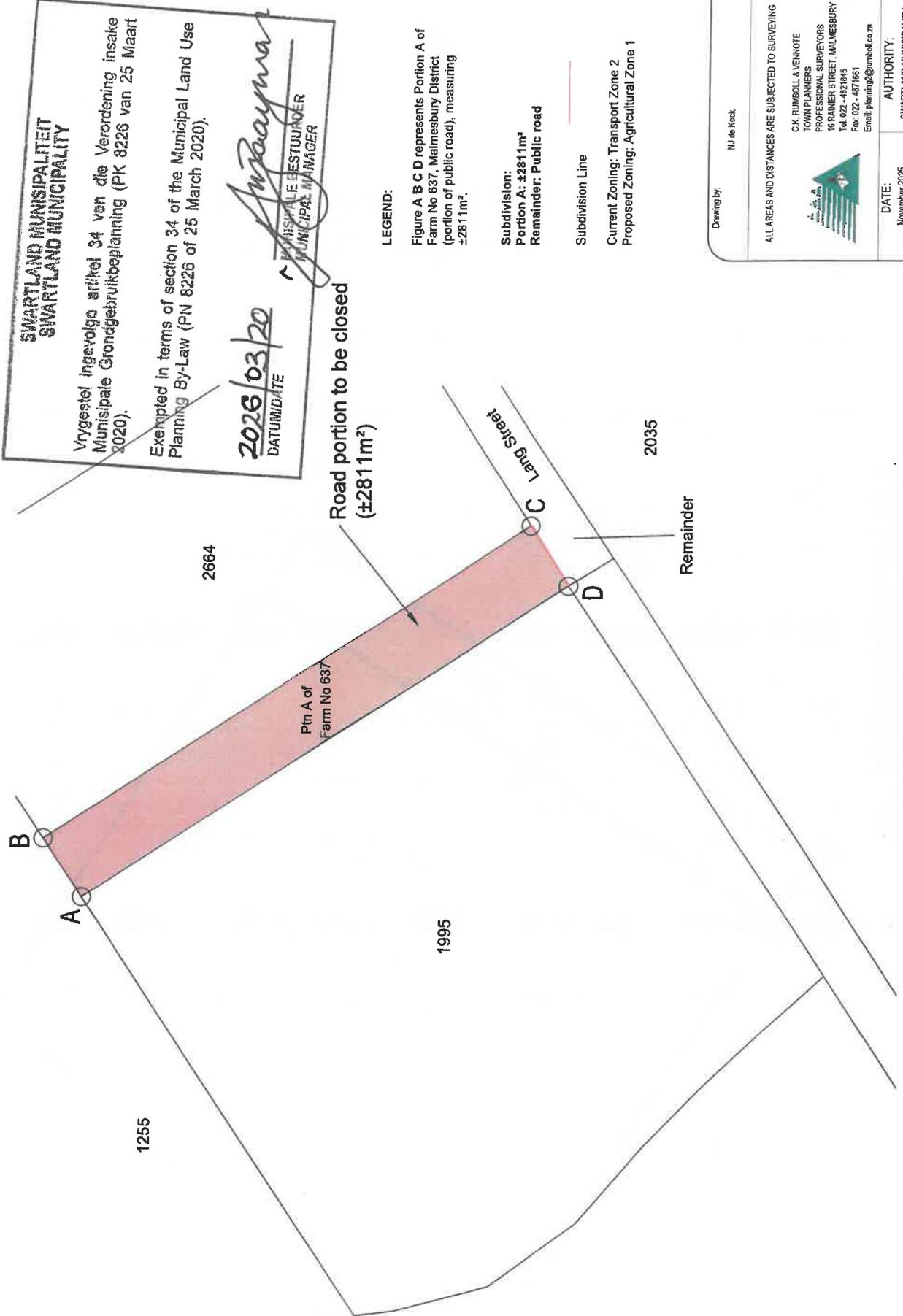
- Swartland vooruitdenkend 2040 - waar mense hul drome uitleef!
- Swartland forward thinking 2040 - where people can live their dreams!
- ISwartland ijonge phambili ku2040 -apho abantu beza kufezekisa amaphupho abo!

Yours sincerely


MUNICIPAL MANAGER
per Department Development Services
A/B/ds

Copies: *Land Surveyor General Private Bag X9028, Cape Town, 8000*
Department: Financial Services
Department: Civil Engineering Services
Forent.colmaire@wanadoo.fr

PLAN OF EXEMPTED SUBDIVISION: FARM NO. 637, MALMESBURY DISTRICT



SWARTLAND MUNISIPALITEIT
SWARTLAND MUNICIPALITY

Vrygestel ingevolge artikel 34 van die Verordening insake Munisipale Grondgebruikbeplanning (PK 8226 van 25 Maart 2020).

Exempted in terms of section 34 of the Municipal Land Use Planning By-Law (PN 8226 of 25 March 2020).

2026/03/20
DATUM/DATE

[Signature]
MUNISIPALE BESTUURDER
MUNICIPAL MANAGER

LEGEND:

Figure A B C D represents Portion A of Farm No 637, Malmesbury District (portion of public road), measuring ±2811m².

Subdivision:
Portion A: ±2811m²
Remainder: Public road

Subdivision Line

Current Zoning: Transport Zone 2
Proposed Zoning: Agricultural Zone 1

Drawing by: N.J. de Kock

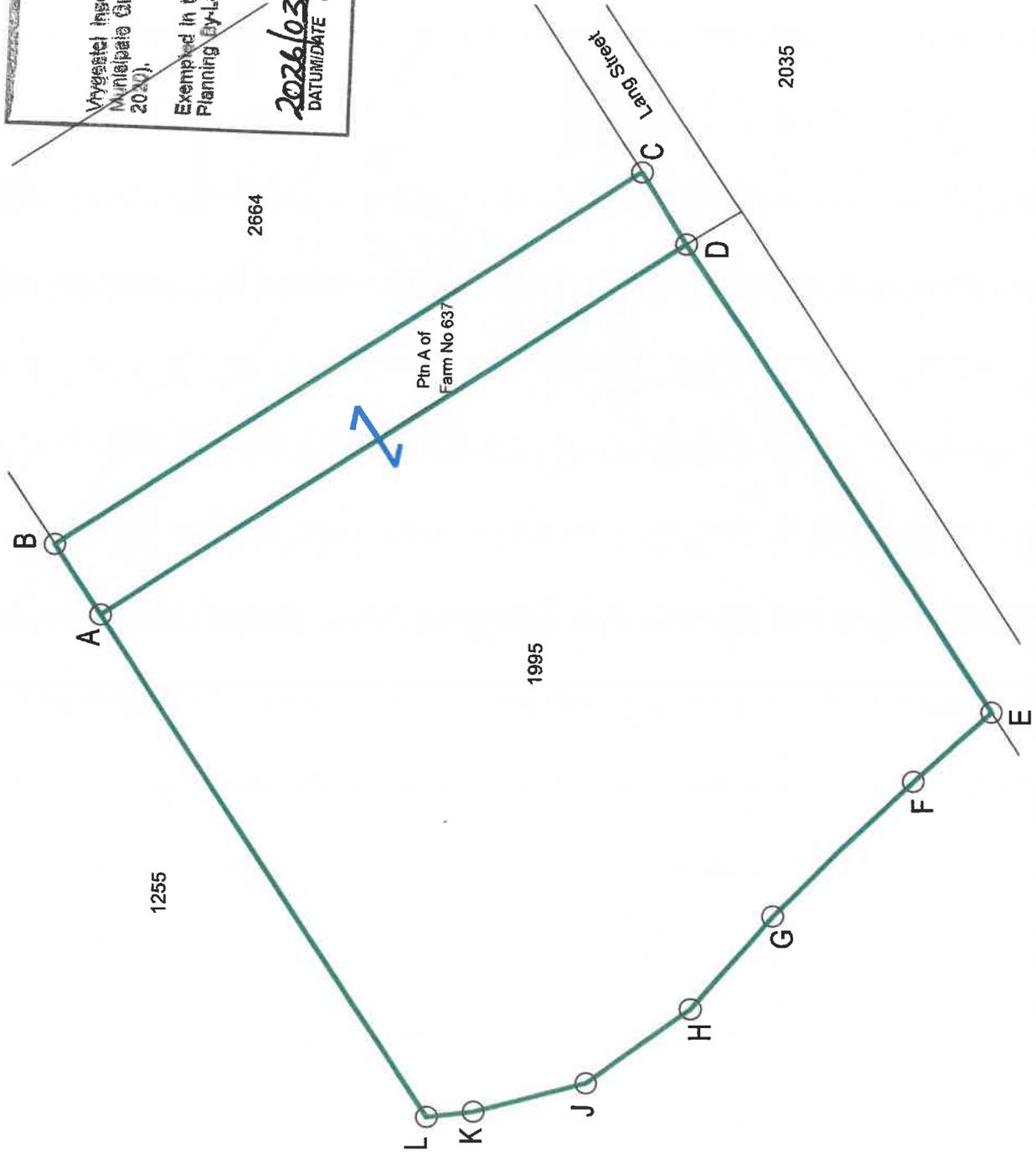
ALL AREAS AND DISTANCES ARE SUBJECT TO SURVEYING

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DATE: November 2025
AUTHORITY: SWARTLAND MUNICIPALITY

REF: RW/14680JUK
SCALE: NTS

PLAN OF EXEMPTED CONSOLIDATION: ERF 1995, RIEBEEK WEST WITH PORTION A OF FARM NO. 637, MALMESBURY DISTRICT



SWARTLAND MUNICIPALITY
EWANGELIUM MUNICIPALITY

Mydsatel inswaakge artikel 34 van die Verordening insake Munisipale Grondgebruikbeplanning (PK 8226 van 25 Maart 2020).

Exempted in terms of section 34 of the Municipal Land Use Planning By-Law (PN 8226 of 25 March 2020).

2026/03/20
 DATUM/DATE

[Signature]
 MUNICIPAL MANAGER

LEGEND:

figure A B C D represents Portion A of Farm No 637, Malmesbury District, measuring ±2811m²;

Figure A D E F G H J K L represents Erf 1995, Riebeeek West, measuring 2.0515Ha;

Consolidation:
 ±2811m²
 2.0515Ha
 ±2.3326Ha

Consolidation →
 Zoning: Agricultural Zone 1

Drawing by: NJ de Kock	
ALL AREAS AND DISTANCES ARE SUBJECT TO SURVEYING	
C.K. RUMBOLL & VEINNOTE TOWN PLANNERS PROFESSIONAL SURVEYORS 18 RAINIER STREET, MALMESBURY Tel: 022-4821846 Fax: 022-4871661 Email: planning@trumboll.co.za	
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