



CONSECUTIVE CLEAN AUDITS



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File ref: 15/3/10-14/Erf 2721

Enquiries:
Me A. de Jager

5 March 2021

CK Rumboll & Partners
P.O. Box 211
MALMESBURY
7299

Per Registered Mail

Dear Sir/Madam

PROPOSED CONSENT USE ON ERF 2721, YZERFONTEIN

Your application with reference no. YZR/11682/ZN/, dated 20 November 2020, on behalf of W. and J.J. Ollewagen, refers.

By virtue of the authority delegated to the Senior Manager: Built Environment 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), the application for consent use on Erf 2721, Yzerfontein, is approved in terms of Section 70 of the By-Law, subject to the conditions that:

1. TOWN PLANNING AND BUILDING CONTROL

- a) The consent use authorises a service trade (165m² in extent) in order to facilitate a micro winery, as presented in the application;
- b) The consent use also authorises a tasting facility (97m² in extent) inside the existing restaurant, as presented in the application;
- c) At least thirty parking bays and two loading bays be provided on the land unit, as presented in the application;
- d) The parking and loading bays be finished with a permanent, dust free material, be it concrete, tar, paving or any other material pre-approved by the Director: Civil Engineering Services. The parking and loading bays be clearly marked;
- e) Building plans be submitted to the Senior Manager: Built Environment for consideration and approval;
- f) Should any advertising signs be constructed or attached to the building, application be submitted to the Senior Manager: Built Environment, for consideration and approval;
- g) Application be made to the Director: Development Services for a business licence;
- h) Application for a Certificate of Compliance be submitted to the West Coast District Municipality for consideration and approval;
- i) All winemaking activities be restricted to take place within the buildings and that nothing will be stored or operated outside;
- j) Any waste material that will be created be removed immediately from site;

2. WATER

- a) The existing water connection be used and that no additional connections will be provided;

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**

Darling Tel: 022 492 2237

Yzerfontein Tel: 022 451 2366

3. SEWERAGE

- a) The property be provided with a conservancy tank of a capacity previously approved by the Director: Civil Engineering Services and that the tank be accessible to the municipal service truck via the street;
- b) Sewerage services can only be provided for household sewerage;

4. GENERAL

- a) The approval is, in terms of section 76(2)(w) of the By-Law, only valid for a period of 5 years. All conditions of approval must be complied with before the occupancy certificate be issued and failing to do so will result in the approval lapsing;

Yours sincerely


MUNICIPAL MANAGER
per Department Development Services
Add/ds

Copies: *Department Financial Services*
 Department Civil Engineering Services
 Building Control Officer
 W. & J.J.Ollewagen, P.O. Box 75, Blackheath, 7579