



CLEAN AUDITS SINCE 2010/11



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File ref: 15/3/10-8/Erf\_9388

Enquiries:  
Mr HL Olivier

3 September 2021

C K Rumboll & Partners  
P.O. Box 211  
MALMESBURY  
7299

**By Registered Mail**

Sir / Madam

**PROPOSED CONSENT USE ON ERF 9388, MALMESBURY**

Your application with reference MAL/12000/JL/KS dated 2 July 2021 on behalf of the F van der Merwe, refers.

- A. By virtue of the authority that is delegated to the Senior Manager: Built Environment in terms of Council Decision No. 4.1 dated 28 March 2019 as determined in Section 79(1) of the Swartland Municipal Land Use Planning By-Law (PG 8226 of 25 March 2020), the application for consent use on erf 9388, Malmesbury is hereby approved in terms of Section 70 of the abovementioned By-Law, subject to the conditions that:

**1. TOWN PLANNING AND BUILDING CONTROL**

- (a) The approval authorises a double dwelling house on erf 9388, Malmesbury;
- (b) The double dwelling comply with all requirements of the zoning scheme regulations;
- (c) Building plans be submitted to the Senior Manager: Built Environment for consideration and approval;

**2. WATER**

- (a) The property be provided with a single water connection and no additional connections be provided;

**3. SEWERAGE**

- (a) The property be provided with a single sewer connection and no additional connections be provided;

**4. REFUSE REMOVAL**

- (a) The basic refuse removal tariff be charged for each dwelling on the property;

**5. DEVELOPMENT CHARGES**

- (a) The development charge towards the regional bulk supply of water amounts to R6 534,30 (R10 890,50 x 0.6 for Single Res High density) and is for the account of the owner/developer at building plan stage. The amount is due to Swartland Municipality, valid for the financial year of 2021/2022 and may be revised thereafter (mSCOA: 9/249-176-9210);
- (b) The fixed development charge towards bulk water reticulation amounts to R7 340,83 and is payable by the owner/developer at building plan stage. The amount is due to Swartland

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

Municipality, valid for the financial year of 2021/2022 and may be revised thereafter (mSCOA 9/249-174-9210);

- (c) The fixed development charge towards sewerage amounts to R3 631,57 and is payable by the owner/developer at building plan stage. The amount is due to Swartland Municipality, valid for the financial year of 2021/2022 and may be revised thereafter (mSCOA 9/240-184-9210);
- (d) The fixed development charge towards streets and stormwater amounts to R 5 410,05 and is payable by the owner/developer at building plan stage. The amount is due to Swartland Municipality, valid for the financial year of 2021/2022 and may be revised thereafter. (mSCOA 9/249-144-9210);
- (e) The fixed development charge towards electricity, to the amount of R 4 358,90 is payable by the owner/developer at building plan stage. The amount is payable to Swartland Municipality, valid for the financial year of 2021/2022 and may be revised thereafter (mSCOA 9/253-164-9210);
- (f) The Council's resolution dated May 2021 makes provision for a 40% rebate applicable on the development charges of Swartland Municipality. The rebate is valid for the 2021/2022 financial year and may be revised thereafter. The rebate is not applicable to point 5(a);

## 6. GENERAL

- (a) The approval is, in terms of section 76(2)(w) of the By-law, valid for 5 years. All conditions of approval be complied with before the occupancy certificate for the proposed second dwelling be issued.
- (b) The approval does not exempt the applicant from adherence to any and all other legal procedures, applications and/or approvals related to the intended land use, as required by provincial, state, parastatal and other statutory bodies.

Yours faithfully

  
**MUNICIPAL MANAGER**  
per Department Development Services

HLO/ds

Copies:     *Department Financial Services*  
              *Department Civil Engineering Services*  
              *Building Control Officer*  
              *F van der Merwe, 1 Simmentaler Street, Malmesbury, 7300*