



Lêer verw: 15/3/6-11/Erf_10,11,12, 74
15/3/12-11/Erf_10,11,12, 74

Navrae:
Mnr HL Olivier

28 February 2025

CK Rumboll and Partners
P O Box 211
MALMESBURY
7299

By Registered Mail

Sir/Madam

PROPOSED SUBDIVISION AND CONSOLIDATION OF ERVEN 10, 11, 12 AND 74, RIEBEEK KASTEEL

Your application with reference RK/14192/JL/GB dated 28 November 2024 on behalf of Swartland Municipality refers.

- A** By virtue of the authority delegated to the Senior Manager: Development Management in terms of Council Decision 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 of 25 March 2020), the application for subdivision of erven 10,11,12 and 74, Riebeeck Kasteel is approved in terms of Section 70 of the By-Law.
- B** By virtue of the authority delegated to the Senior Manager: Development Management in terms of Council Decision 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 of 25 March 2020), the application for consolidation of portions of erven 10,11,12 and 74, Riebeeck Kasteel, is approved in terms of Section 70 of the By-Law.

The approvals in A and B above is subject to the following conditions that:

1. TOWN PLANNING AND BUILDING CONTROL

- (a) Erf 10 be subdivided into a remainder and a newly created portion ($\pm 70\text{m}^2$ in extent);
- (b) Erf 11 be subdivided into a remainder and a newly created portion ($\pm 3491\text{m}^2$ in extent);
- (c) Erf 12 be subdivided into a remainder and a newly created portion ($\pm 206\text{m}^2$ in extent);
- (d) Erf 74 be subdivided into a remainder and a newly created portion ($\pm 206\text{m}^2$ in extent);
- (e) The newly created portion as mentioned above be consolidated in order to create one cadastral unit for the existing market square;

2. WATER

- (a) The newly created erf be provided with a single connection;

3. SEWERAGE

- (a) The newly created erf be provided with a single connection;

- 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!

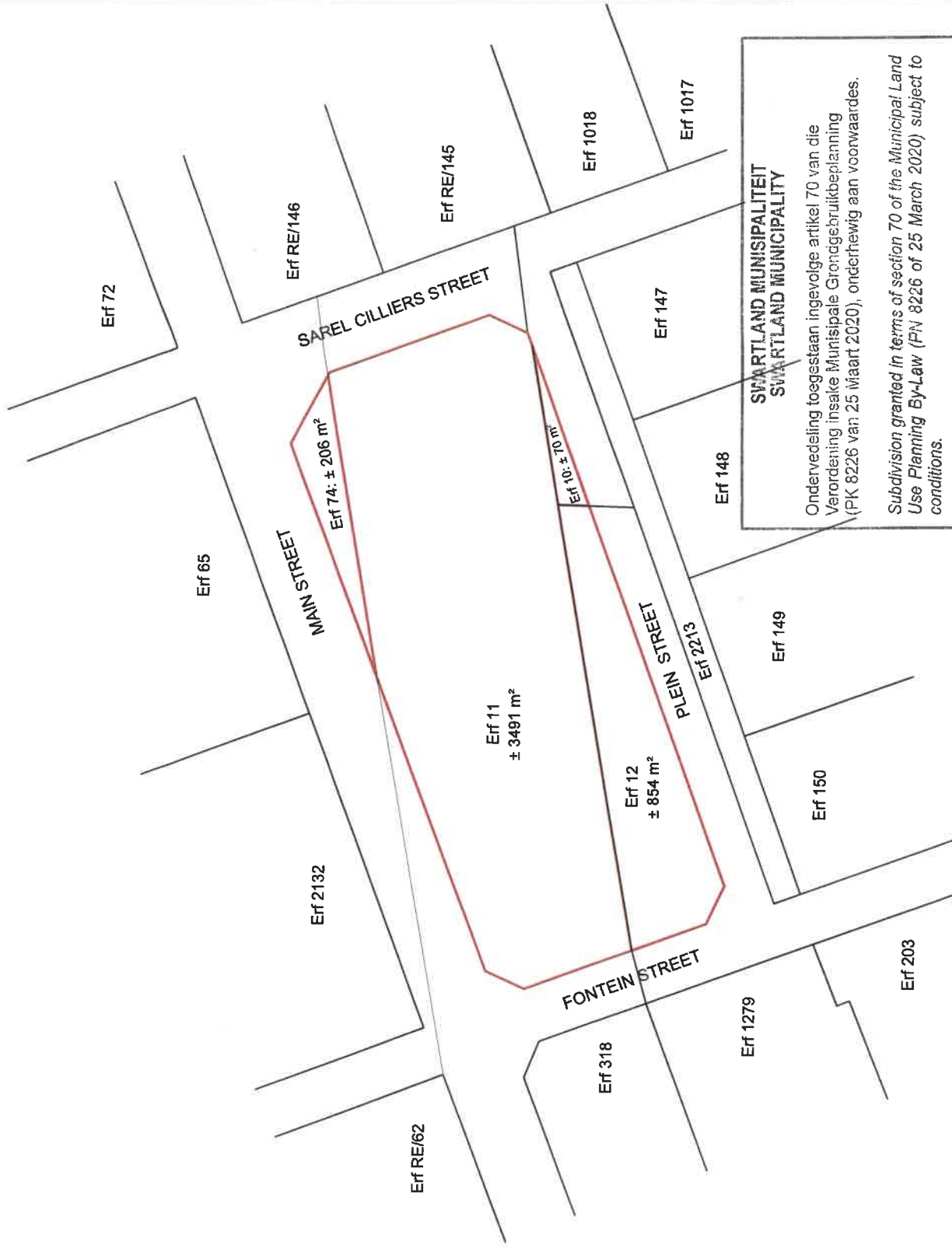
The approval is valid for a period of 5 years, in terms of section 76(2) of the By-Law from date of decision. All conditions of approval be implemented before the subdivision can vest and the new erf registered. Failing to comply will cause the approval to lapse. Should all conditions of approval be met within the 5 year period, the new zoning becomes permanent and the approval period will no longer be applicable

Yours faithfully


MUNICIPAL MANAGER
via Department Development Management
/ds

Copy : The Surveyor General, Private Bag X9028, Cape Town, 8000
 Director : Civil Engineering Services
 Director : Financial Services

LEGEND	
KEY:	Open Space Zone 1
Zoning	
Subdivision Lines	
Portion A of Erf 10	± 70 m²
Portion A of Erf 11	± 3491 m²
Portion A of Erf 12	± 854 m²
Portion A of Erf 74	± 206 m²
TITLE: SUBDIVISION PLAN ERVEN 10, 11, 12 & 74 RIEBEEK KASTEEL	
PHYSICAL ADDRESS: ERF 10, 11, 12, 74, RIEBEEK KASTEEL, 7300	
NOTE: ALL AREAS AND DISTANCES ARE SUBJECTED TO SURVEYING	
 C.K. RUMBOLD & VENNOTE TOWN PLANNERS PROFESSIONAL SURVEYORS 16 RAINIER STREET, MALMESBURY Tel: 022 482 1845 Fax: 022 487 1661 Email: planning@rumbold.co.za	
DATE: NOVEMBER 2024	AUTHORITY: SWARTLAND MUNICIPALITY
REFERENCE: RK/14192/JUGB	



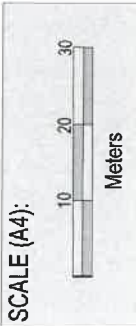
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Ondervdeling toegestaan ingevolge artikel 70 van die Verordening insake Munisipale Grondgebruikbeplanning (PK 8226 van 25 Maart 2020), onderhewig aan voorwaardes.

Subdivision granted in terms of section 70 of the Municipal Land Use Planning By-Law (PN 8226 of 25 March 2020) subject to conditions.

Amraynar
MUNICIPALITY MANAGER

2025/02/28
DATE



LEGEND	
KEY:	Open Space Zone 1
Zoning	
Subject Erf (Market Square)	
Consolidation Line	
Portion A of Erf 10	± 70 m ²
Portion A of Erf 11	± 3491 m ²
Portion A of Erf 12	± 854 m ²
Portion A of Erf 74	± 206 m ²
Consolidated Erf	± 4621 m ²



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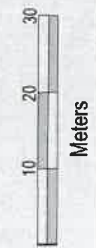
Konsolidasie toegestaan ingevolge artikel 70 van die Verordening insake munisipale Grondgebruikbeplanning (PK 8226 van 25 Maart 2020) onderhewig aan voorwaardes.

Consolidation granted in terms of section 70 of the Municipal Land Use Planning By-Law (PN 8226 of 25 March 2020), subject to conditions.

2025/02/28
DATE

[Signature]
MUNICIPAL MANAGER

SCALE (A4):



Meters