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waar mense hul drome kan uitleef!

Lêer verw: 15/3/3-15/Farm_554/39

Navrae:
Mr AJ Burger

23 November 2023

CK Rumboll & Partners
PO Box 211
MALMESBURY
7299

By Registered Mail

Sir/ Madam

PROPOSED REZONING OF PORTION 39 OF FARM JACOBUSKRAAL NO. 554, DIVISION MALMESBURY

Your application, with reference 13239/MAL/NG/EM, dated 21 August 2023, on behalf of Weskus Kwekery CC, regarding the subject refers.

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 rezoning of portion 39 of the farm Jacobuskraal, no. 554, Division Malmesbury, is approved in terms of Section 70 of the By-Law, subject to the conditions that:

1. TOWN PLANNING AND BUILDING CONTROL

- a) A portion (104m² in extent) of Portion 39 of the farm Jacobuskraal no 554, Division Malmesbury, be rezoned from Agricultural Zone 1 to Agricultural Zone 2 in order to accommodate a gin distillery, as presented in the application;
- b) Building plans be submitted to the Senior Manager: Development Management for consideration and approval;
- c) Application be made to the West Coast District Municipality for a compliance certificate for the handling of foodstuff;
- d) A trade licence be obtained from Swartland Municipality for the operation of the agricultural industry;
- e) Application be submitted to the Senior Manager: Development Management for the construction and/or attaching of advertising signs, for consideration and approval;

2. WATER

- a) No municipal drinking water be provided;
- b) Water that is supplied for drinking complies to SANS 241;

3. SEWERAGE

- a) Sewer services can only be provided by means of a vacuum tanker. In order to utilise this service, sufficient on site storage must be provided;

Rig asseblief alle korrespondensie aan:

Die Munisipale Bestuurder
Privaatsak X52
Malmesbury 7299

Darling Tel: 022 492 2237

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

Yzerfontein Tel: 022 451 2366

4. REFUSE REMOVAL

- a) If any of the municipal dump sites are to be used, pre-paid coupons must be obtained from a municipal office and supplied to the dump site before refuse can be dumped;

5. GENERAL

- a) Compliance be ensured with the letter from the Department of Water Affairs & Sanitation with reference 16/2/7/G21A/A/8, dated 3 October 2023;
- b) Compliance be ensured with the letter from OpenServe with reference WWIP_WYFN3628_23, dated 4 October 2023;
- c) 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 against the appeal;
- d) All conditions of approval be implemented before the new land use come into operation/or occupancy certificate be issued and failing to do so the approval will lapse. Should all conditions of approval be met within the 5 year period, the land use becomes permanent and the approval period will no longer be applicable.

Yours faithfully



MUNICIPAL MANAGER
via Department Development Services

AJB/ds

Copies: *Director : Civil Engineering Services*
 Director : Financial Services
 Building Control Officer
 Weskus Kwekery CC, PO Box 393, Yzerfontein, 7351
 Email: ronelle@buffalodrift.co.za & claire_fenn@yahoo.com