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File Ref: 15/3/6-2/ErF\_989

Enquiries:  
Mr AJ Burger

23 May 2024

F Charles  
989 Mountain View Road  
CHATSWORTH  
7354

Per Registered Post

Dear Sir/Madam

### EXTENSION OF THE VALIDITY PERIOD FOR THE SUBDIVISION OF ERF 989, CHATSWORTH

Your application dated 29 July 2019, regarding the subject refers.

- A By virtue of the authority delegated to the Senior Manager: Built Environment 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 7741 of 3 March 2017), application for the extension of the validity period for the subdivision of Erf 989, Chatsworth, is approved in terms of section 70 of the By-Law.

Condition 6. of approval dated 13 August 2019 is amended as follows:

"...

#### 6. DEVELOPMENT CHARGES

- The owner/developer is responsible for the development charge of R14 170,00 toward the bulk supply of regional water, at clearance stage. The amount is payable to the Swartland Municipality, valid for the financial year of 2023/2024 and may be revised thereafter (Vote number 9/249-176-9210);
- The owner/developer is responsible for the development charge of R7 960,00 towards bulk water reticulation at clearance stage. The amount is payable to the Municipality, valid for the financial year of 2023/2024 and may be revised thereafter (Vote number 9/249-174-9210);
- The owner/developer is responsible for the development charge of R4 331,00 towards sewerage, at clearance stage. The amount is payable to the Municipality, valid for the financial year of 2023/2024 and may be revised thereafter (Vote number 9/240-184-9210).
- The owner/developer is responsible for the development charge of R4 695,00 towards waste water treatment works, at clearance stage. The amount is payable to this Municipality, valid for the financial year of 2023/2024 and may be revised thereafter. (Vote number 9/240-183-9210);
- The owner/developer is responsible for the development charge of R4 695,00 towards roads, at clearance stage. The amount is payable to this Municipality, valid for the financial year of 2023/2024 and may be revised thereafter. (Vote number 9/247-188-9210);
- The Council resolution of May 2023 makes provision for a 60% discount on capital contributions to Swartland Municipality. The discount is valid for the financial year 2023/2024 and can be revised thereafter;..."

#### B GENERAL

- All other conditions of approval of the letter dated 13 August 2019 remains applicable;

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

- b) The validity period of the application is extended for 1 year until 13 August 2025. Failure to comply with all conditions of approval will result in the approval to lapse;
- c) 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 sincerely

  
**MUNICIPAL MANAGER**  
per Department Development Services  
AJB/ds

*Copies: The Surveyor General, Private Bag X9028, Cape Town, 8000*

*Director: Civil Engineering Services*

*Director: Financial Services*

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