

## DRAKENSTEIN MUNISIPALITEIT

**AANSOEK OM HERSONERING EN VERGUNNINGSGEBRUIK INGEVOLGE ARTIKEL 15(2) VAN DIE DRAKENSTEIN VERORDENING OP MUNISIPALE GRONDGEBRUIKBEPLANNING, 2018 EN TEGNIESE GOEDKEURING INGEVOLGE ARTIKEL 13 VAN DIE DRAKENSTEIN SONERINGSKEMA, 2018: ERF 11919 PAARL**

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Kennis geskied hiermee ingevolge Artikels 45(1) en 46(1) van die Drakenstein Verordening op Munisipale Grondgebruikbeplanning, 2018, dat 'n aansoek soos hieronder uiteengesit ontvang is en gedurende normale kantoorure ter insae is by die Munisipale Kantore, Grondgebruikbeplanning en Opmetings Afdeling, Nedbankgebou, 4de Vloer, h/v Bergrivier Boulevard en Bredastraat, Paarl (Tel: 021 807 4832):

Eiendom : Erf 11919 Paarl  
 Aansoeker : David Hellig & Abrahamse Landmeters (Kontak nr: 021 872 4086)  
 Eienaar : Messrs La Concorde Builders Precinct (Kontak nr: 021 872 3147)  
 Ligging : Geleë wes van Ceciliastraat en suid van die treinbrug op pad na die Bergrivier Boulevard kruising, Suider-Paarl  
 Grootte : ±3,2971ha  
 Sonering : Industriële Sone

Voorstel : **Hersonering** van 'n gedeelte van Erf 11919 Paarl (±1,98ha), vanaf Industriële Sone na Gemengde Gebruiksone, ten einde twee addisionele kommersiële geboue op te rig;

**Vergunningsgebruik** vir grootmaat kleinhandel, ten einde 'n enkel kleinhandelwinkel met 'n vloeroppervlakte van ±2405m<sup>2</sup> binne-in een van die addisionele kommersiële geboue te akkommodeer; en

**Tegniese goedkeuring** ten einde besigheidspersone van ±1234m<sup>2</sup> en ±2016m<sup>2</sup>, onderskeidelik toe te laat. **Geliewe kennis te neem dat die aansoek om tegniese goedkeuring nie onderhewig is aan 'n reg tot beswaar en/of appèl nie.**

Gemotiveerde besware/kommentare wat voldoen aan Artikel 50 van die Drakenstein Verordening op Grondgebruikbeplanning, 2018, kan skriftelik gerig word aan Die Stadsbestuurder, Drakenstein Munisipaliteit, Posbus 1, Paarl, 7622 of [customer@drakenstein.gov.za](mailto:customer@drakenstein.gov.za), teen nie later nie as **Maandag, 20 Januarie 2020**.

Indien 'n persoon nie kan lees of skryf nie, kan so 'n persoon sy beswaar/kommentaar mondelings by die Munisipale Kantore, Nedbankgebou, 4de Vloer, h/v Bergrivier en Bredastraat, Paarl, aflê, waar 'n personeellid sal help om sy kommentaar/vertoë op skrif te stel.

**28 November 2019**

**DR J H LEIBBRANDT**  
**STADSBESTUURDER**  
**Paarl Post – 28/11/2019**

**DRAKENSTEIN MUNICIPALITY**

**APPLICATION FOR REZONING AND CONSENT USE IN TERMS OF SECTION 15(2) OF THE DRAKENSTEIN BY-LAW ON MUNICIPAL LAND USE PLANNING, 2018 AND TECHNICAL APPROVAL IN TERMS OF SECTION 13 OF THE DRAKENSTEIN ZONING SCHEME BY-LAW, 2018: ERF 11919 PAARL**

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Notice is hereby given in terms of Sections 45(1) and 46(1) of the Drakenstein By-Law on Municipal Land Use Planning, 2018, that an application as set out below has been received and can be viewed during normal office hours at the Municipal Offices, Land Use Planning and Surveying Section, Nedbank Building, 4<sup>th</sup> Floor, c/o Berg River Boulevard and Breda Street, Paarl (Tel: 021 807 4832):

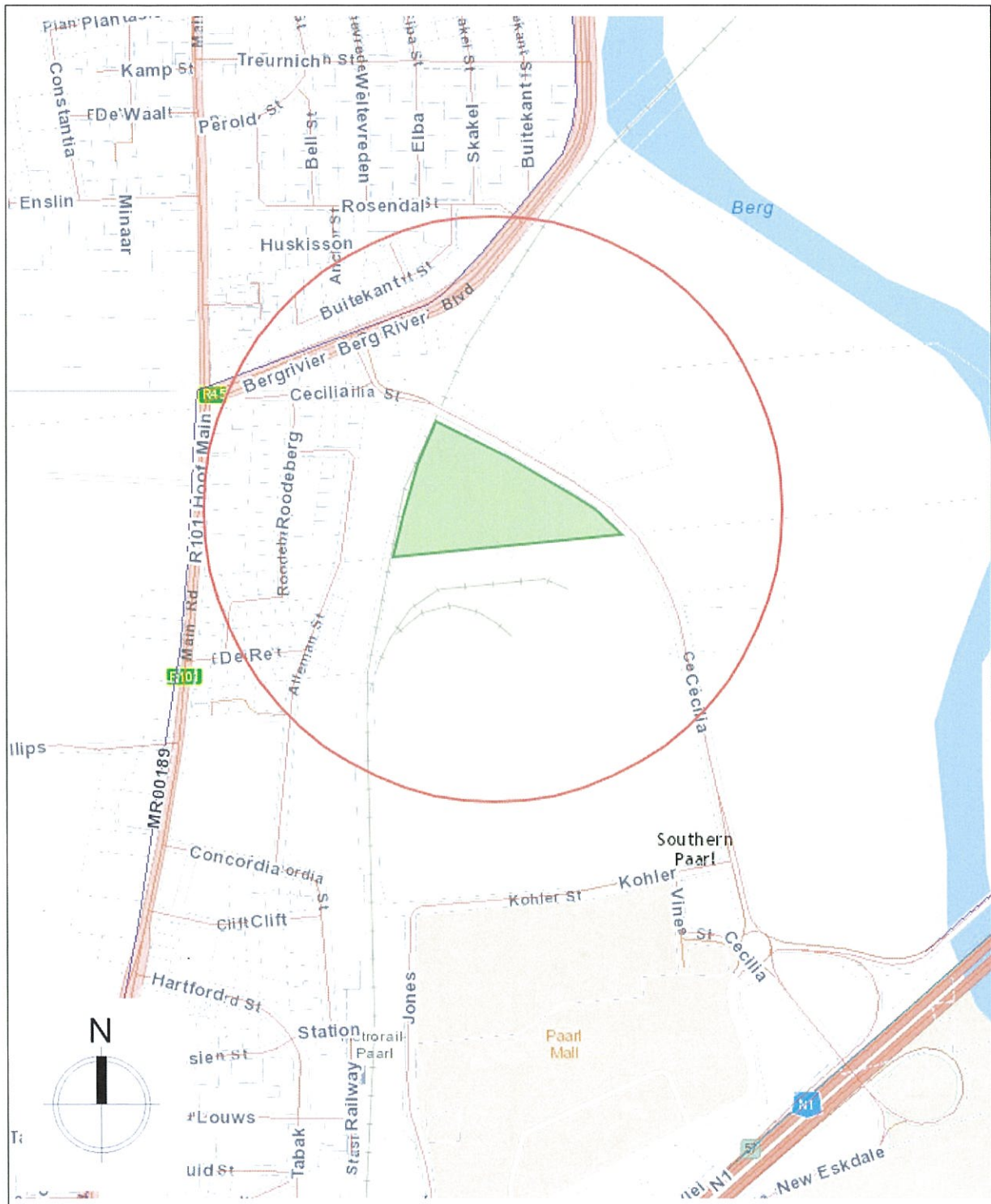
Property	:	Erf 11919 Paarl
Applicant	:	David Hellig & Abrahamse Land Surveyors (Contact no: 021 872 4086)
Owner	:	Messrs La Concorde Builders Precinct (Contact no: 021 872 3147)
Locality	:	Located west of Cecilia Street and south of the railway bridge towards the Berg River Boulevard intersection, Southern Paarl
Extent	:	±3,2971ha
Zoning	:	Industrial Zone
Proposal	:	<p><b><u>Rezoning</u></b> of a portion of Erf 11919 Paarl (±1,98ha) from Industrial Zone to Mixed Use Zone, in order to erect two additional commercial buildings;</p> <p><b><u>Consent Use</u></b> for big box retail, in order to accommodate a single retail business with a floor area of ±2405m<sup>2</sup> within one of the proposed new commercial buildings; and</p> <p><b><u>Technical Approval</u></b> in order to permit business premises of ±1234m<sup>2</sup> and ±2016m<sup>2</sup>, respectively. <b>Kindly note that the technical approval application is not subject to a right of objection and/or appeal.</b></p>

Motivated objections/comments which complies with Section 50 of the Drakenstein By-Law on Municipal Land Use Planning 2015, can be lodged in writing to The City Manager, Drakenstein Municipality, P O Box 1, Paarl, 7622 or [customercare@drakenstein.gov.za](mailto:customercare@drakenstein.gov.za), by no later than **Monday, 20 January 2020.**

Persons who are unable to read or write, can submit their objections/comments verbally at the Municipal Offices, Nedbank Building, 4<sup>th</sup> Floor, c/o Berg River Boulevard and Breda Street, Paarl, where they will be assisted by a staff member, to put their comment in writing.

**28 November 2019**

**DR J H LEIBBRANDT**  
**CITY MANAGER**  
**Paarl Post – 28/11/2019**



LOCALITY PLAN : ERF 11919 PAARL



