



**DRAKENSTEIN**

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Contact number: 021 807 6351  
Reference: 15/4/1/1/3 (22116) P  
Date: 22 November 2022

I J Fortuin  
35 Neil Moses Street  
**PAARL**  
7646

Sir / Madam

**APPLICATION FOR DEPARTURE FROM LAND USE RESTRICTION: ERF 22116 PAARL**

Your building plan application with reference no. 1964944 refers.

You are herewith notified that the Authorised Employee of Drakenstein Municipality approved the following applications in terms of Section 60(1)(a) of the Drakenstein By-law on Municipal Land Use Planning, 2018:

1. Application for departure from land use restriction in order to develop a proposed lounge extension by relaxing the 2.00m street building line to 1.05m, applicable to Erf 22116 Paarl; and
2. Application for departure from land use restriction in order to develop a second dwelling by relaxing the 2.00m street building line and the 1.50m side building line to 1.00m and 0.00m respectively, applicable to Erf 22116 Paarl; and
3. Application for departure from land use restriction in order to exceed the permissible coverage from 60% to 67.6%, applicable to Erf 22116 Paarl.

Reasons for the above decision are as follows:

- No objections were received against the application; and
- The proposed building work will have little to no impact on the existing built environment.

Your attention is drawn to the general right of appeal to the Executive Mayor being the Appeal Authority, in terms of Section 79(3) of the Drakenstein By-law on Municipal Land Use Planning, 2018, by any person whose rights are affected by the decision, within **21 days** from the date of the registration of the letter, being 13 December 2022. **This approval is therefore suspended until further notice.**

Yours faithfully,

**H. G. STRIJDOM**  
**MANAGER: LAND DEVELOPMENT MANAGEMENT**