



DRAKENSTEIN

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Contact number: 021 807 6485
Reference: 15/4/1/1/3 (7238) P
Date: 03 February 2023

DS/D Coetzee
10 Savoy Street
PAARL
7646

Sir / Madam

APPLICATION FOR RELAXATION OF RESTRICTIVE TITLE DEED CONDITION: ERF 7238 PAARL

Your building plan application with reference no. 1811698 refers.

You are hereby notified that the Authorised Employee of Drakenstein Municipality grants authorisation for the following application as contained in Condition B (c) of the Deed of Transfer No. T20784/11:

1. Application for relaxation of restrictive title deed condition in order to develop proposed dwelling additions and fireplace by relaxing the 3,15m title deed common boundary building line to 1,48m and 0,00m respectively, applicable to Erf 7238 Paarl; and
2. Application for relaxation of restrictive title deed condition in order to develop proposed additions by exceeding the permissible title deed coverage from 33,3% to 37,5%, applicable to Erf 7238 Paarl.

Reasons for the above decision are as follows:

- No objection were received against the application; and
- The proposal will not have a negative 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. **This approval is therefore suspended until further notice.**

Please note that the relaxation of the restrictive title deed restriction is not a formal approval for the removal, suspension or amendment of restrictive conditions in terms of the Drakenstein Municipal Land Use Planning By-Law, 2018.

Yours faithfully

H. G. STRIJDOM
MANAGER: LAND DEVELOPMENT MANAGEMENT