



Enquiries: Mr. K. Ziervogel  
Contact number: 021 807 6485  
Reference: 15/4/1 (1694) W  
Date: 17 September 2025

PD/I Rossouw  
11 Morelig Street  
**Wellington**  
7655

Sir / Madam

**APPLICATION FOR PERMISSION IN RESPECT OF RESTRICTIVE TITLE DEED CONDITION AND DEPARTURE FROM LAND USE RESTRICTION: ERF 1694 WELLINGTON**

Your building plan application with reference no. 2292279 refers.

You are hereby notified that Drakenstein Municipality grants authorisation for the encroachments of the restrictions contained in Condition G (5) (b) and (d) of the Deed of Transfer No. T30242/2025, together with approval of 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 new second dwelling by relaxing the north eastern 1.5m common boundary building line to 1.135m, 1.150m, and 1.156m respectively, applicable to Erf 1694 Wellington; and
2. Application for departure from land use restriction in order to develop amended position of the existing built braai by relaxing the southern 1.5m common boundary building line to 1.235m, applicable to Erf 1694 Wellington.

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.

Please note that the permission granted in respect 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. Any further amendments to the property are subject to the relevant approval.

Yours faithfully,

**H. G. STRIJDOM**

**MANAGER: LAND DEVELOPMENT MANAGEMENT**