



Enquiries: Mr. C. Petersen
Contact number: 021 807 6351
Reference: 15/4/1 (17363) P
Date: 28 July 2025

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Sir / Madam

APPLICATION FOR DEPARTURE: ERF 17363 PAARL (HUGUENOT ESTATE)

Your land use application with reference 2280859, dated 18 June 2025, refers.

1. You are herewith notified that **provisional approval has been granted** in terms of Section 60(1)(a) of the Drakenstein By-law on Municipal Land Use Planning, 2018 for a departure from the land use restrictions applicable to all Conventional Housing Zone erven within Huguenot Estate development located on Erf 17363 Paarl, as follows:

- Relaxation of the lateral common boundary building lines between the Conventional Housing Zone erven from 1.0m to 0m.

2. Reasons for the above decision are as follows:

- The building line relaxation shall not apply to the site boundaries of Huguenot Estate;
- The building line relaxation will allow for the execution of the development, without negatively affecting the area surrounding the development; and
- No properties within the development have been transferred and no party within the development's rights can be negatively affected by the proposal.

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.**

Yours faithfully,

H. G. STRIJDOM

MANAGER: LAND DEVELOPMENT MANAGEMENT