



DRAKENSTEIN

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Reference: 15/4/1 (310) W
Date: 06 August 2026

Havrad Property Investment
21 York Street
Wellington
7655

Sir / Madam

APPLICATION FOR PERMISSION IN RESPECT OF RESTRICTIVE TITLE DEED CONDITION AND DEPARTURE FROM LAND USE RESTRICTION: ERF 310 WELLINGTON

Your building plan application with reference no. 2233126 refers.

You are hereby notified that Drakenstein Municipality grants authorisation for the encroachments of the restrictions contained in Condition B (1) (b) and (d) of the Deed of Transfer No. T19545/2020, 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 second dwelling by relaxing the 4.5m street boundary building line to 4.35m, applicable to Erf 310 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.

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

SENIOR MANAGER: LAND DEVELOPMENT MANAGEMENT