



Enquiries: Mr. C. Petersen  
Contact number: 021 807 6351  
Reference: 15/4/1/1/3 (7225) P  
Date: 25 June 2025

C Le Grange  
141 Main Street  
**PAARL**  
7646

Sir / Madam

## APPLICATION FOR RELAXATION OF RESTRICTIVE TITLE DEED CONDITION: ERF 7225 PAARL

Your building plan application with reference no. 2255928 refers.

You are hereby notified that the Authorised Employee of Drakenstein Municipality grants authorisation for the following application as contained in Condition II (A) (c) and (d) of the Deed of Transfer No. T33897/2017:

1. Application for relaxation of restrictive title deed condition in order to develop proposed braai area by relaxing the title deed 3.15m southern common boundary building line to 1.515m, applicable to Erf 7225 Paarl; and
2. Application for relaxation of restrictive title deed condition in order to exceed the maximum coverage of 36.42% to 38%, applicable to Erf 7225 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**