



Enquiries: Mr. C. Petersen  
Contact number: 021 807 6351  
Reference: 15/4/1/1/3 (8474) W  
Date: 28 October 2024

CA Dampies  
70 Springbok Street  
**Wellington**  
7655

Sir / Madam

**APPLICATION FOR DEPARTURE FROM LAND USE RESTRICTION: ERF 8474 WELLINGTON**

Your building plan application with reference no. 2078819 refers.

You are herewith notified that the Authorised Employee of Drakenstein Municipality approved 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 exceed the permissible coverage from 60% to 85%, applicable to Erf 8474 Wellington;
2. Application for departure from land use restriction in order to develop a proposed second dwelling by relaxing the 1.5m north-western and north-eastern common boundary building line to 0.0m collectively, applicable to Erf 8474 Wellington; and
3. Application for departure from land use restriction in order to develop a proposed braai area by relaxing the 2.0m street boundary building line to 0.845m, applicable to Erf 8474 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**

**MANAGER: LAND DEVELOPMENT MANAGEMENT**