

ANNEXURE D

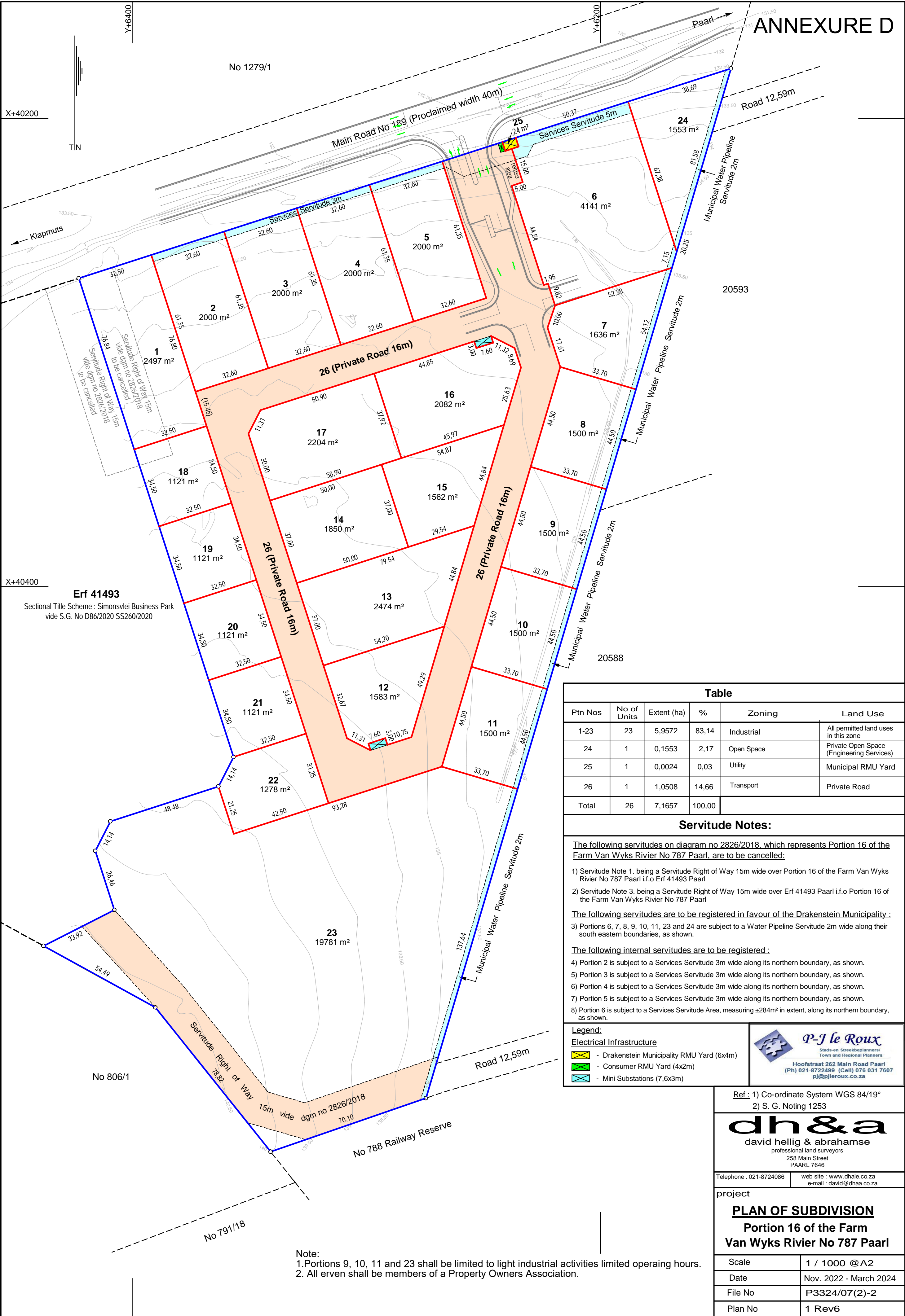


Table					
Ptn Nos	No of Units	Extent (ha)	%	Zoning	Land Use
1-23	23	5,9572	83,14	Industrial	All permitted land uses in this zone
24	1	0,1553	2,17	Open Space	Private Open Space (Engineering Services)
25	1	0,0024	0,03	Utility	Municipal RMU Yard
26	1	1,0508	14,66	Transport	Private Road
Total	26	7,1657	100,00		

Servitude Notes:

The following servitudes on diagram no 2826/2018, which represents Portion 16 of the Farm Van Wyks Rivier No 787 Paarl, are to be cancelled:

- 1) Servitude Note 1, being a Servitude Right of Way 15m wide over Portion 16 of the Farm Van Wyks Rivier No 787 Paarl i.f.o Erf 41493 Paarl
2) Servitude Note 3, being a Servitude Right of Way 15m wide over Erf 41493 Paarl i.f.o Portion 16 of the Farm Van Wyks Rivier No 787 Paarl

The following servitudes are to be registered in favour of the Drakenstein Municipality :

- 3) Portions 6, 7, 8, 9, 10, 11, 23 and 24 are subject to a Water Pipeline Servitude 2m wide along their south eastern boundaries, as shown.

The following internal servitudes are to be registered :

- 4) Portion 2 is subject to a Services Servitude 3m wide along its northern boundary, as shown.
5) Portion 3 is subject to a Services Servitude 3m wide along its northern boundary, as shown.
6) Portion 4 is subject to a Services Servitude 3m wide along its northern boundary, as shown.
7) Portion 5 is subject to a Services Servitude 3m wide along its northern boundary, as shown.
8) Portion 6 is subject to a Services Servitude Area, measuring ±284m² in extent, along its northern boundary, as shown.

Legend:

Electrical Infrastructure

- Drakenstein Municipality RMU Yard (6x4m)
- Consumer RMU Yard (4x2m)
- Mini Substations (7,6x3m)



P-J le Roux

Stads- en Streekbeplanners/
Town and Regional Planners

Hoofstraat 262 Main Road Paarl
(Ph) 021-8722499 (Cell) 076 031 7607
pj@pjleroux.co.za

Ref : 1) Co-ordinate System WGS 84/19°
2) S. G. Noting 1253

dh&a
david hellig & abrahamse
professional land surveyors

258 Main Street
PAARL 7646

Telephone : 021-8724086 web site : www.dhale.co.za
e-mail : david@dhaa.co.za

project

PLAN OF SUBDIVISION

Portion 16 of the Farm
Van Wyks Rivier No 787 Paarl

Scale	1 / 1000 @A2
Date	Nov. 2022 - March 2024
File No	P3324/07(2)-2
Plan No	1 Rev6