

STELLENBOSCH

STELLENBOSCH • PNIEL • FRANSCHHOEK

MUNISIPALITEIT • UMASIPALA • MUNICIPALITY

Application Number: LU/7478

Erf Number: Erf 8206, Stellenbosch

Your Reference Number: None

Enquiries: N Dafeti / N Petersen

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Contact No. 021 808 8680 / 8318

Date: 13 March 2019

REGISTERED MAIL

Marthinus Wessel Scheepers

PO Box 12824

Die Boord

STELLENBOSCH

7613

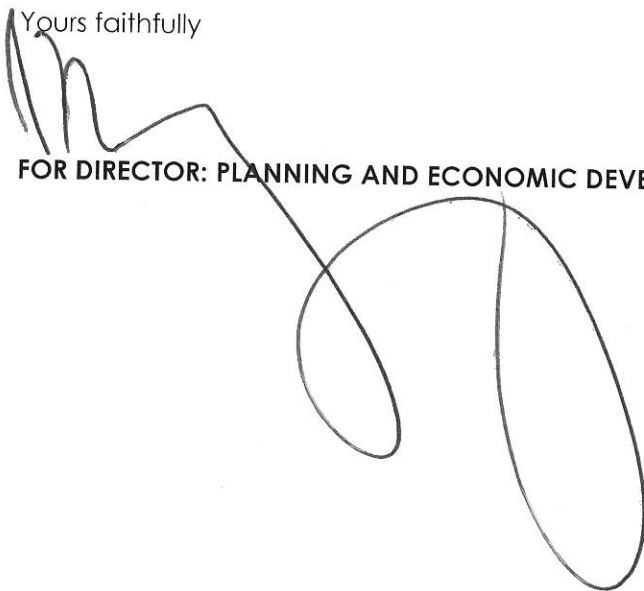
Sir/Madam

APPLICATION FOR TEMPORARY DEPARTURE: ERF 8206, 29 LOVELL STREET, DIE BOORD, STELLENBOSCH

1. The application in the above regard, refers.
2. The Municipal Planning Tribunal, on 8 February 2019, **refused in whole**, in terms of Section 60 of the Stellenbosch Municipal Land Use Planning By-law, promulgated by Notice no 354/2015 dated 20 October 2015, the application for temporary departure to use dining room within existing dwelling to host conferences/meetings on Erf 8206, Stellenbosch
3. **REASONS FOR THE DECISION**
 - (i) The proposed non-residential use shall create a nuisance and be detrimental to the residential character or amenity of the neighbourhood due to increased traffic flow, road congestion and blocked driveways;
 - (ii) The proposal is non-residential in nature and incompatible with an established residential neighbourhood of Die Boord, as it has a commercial element ; and
 - (iii) Adequate on-site parking is not provided, the existing on-site parking is strictly for the guesthouse, and an additional of 4 parking bays is required for the proposed use (conference/meeting).
 - (iv) The property is not located along a high activity road.
4. You are hereby informed of your right to appeal to the Appeal Authority in terms of section 79(2) of the said legislation.

5. If you intend to appeal, the appeal form, which can be obtained from our Advice Centre; Land Use Management, Ground floor, Plein Street, Stellenbosch or the municipal website at www.stellenbosch.gov.za/planning_portal, must be completed and should be directed to the Appeal Authority and received by the Municipal Manager at PO Box 17, Stellenbosch, 7599 or faxed to 021 886 6749, or hand delivered to the Office of the Municipal Manager, third floor, Plein Street, Stellenbosch within 21 days of registration of this decision letter together with proof of payment of the appeal fee (*only applicable to applicant appeals*). See the approved tariff structure on the municipal website.
6. In the event of an applicant appeal, you as applicant are requested to simultaneously serve notice of the appeal on any person who commented on the application and any other persons as the Municipality may determine (see attached list). Proof of serving the notification must be submitted to the Municipality, within 14 days of serving the notification.
7. The notice must be served in accordance with section 35 of the said legislation and in accordance with the additional requirements as may be determined by the Municipality. The notice must invite persons to comment on the appeal within 21 days from date of notification of the appeal.
8. Kindly note that no appeal right exists in terms of Section 62 of the Local Government Municipal Systems Act, No 32 of 2000.
9. Kindly note the above decision is suspended and may therefore not be acted on until such time as the period for lodging appeals has lapsed, any appeal has been finalised and you've been advised accordingly.

Yours faithfully



A large, stylized handwritten signature in black ink, consisting of several loops and a long horizontal stroke, extending from the left side of the page towards the right.

FOR DIRECTOR: PLANNING AND ECONOMIC DEVELOPMENT

COPIES TO INTERESTED AND AFFECTED PARTIES: ERF 8206 STELLENBOSCH

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Mr/Mrs MB and KS Landsdell
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