



# STELLENBOSCH

STELLENBOSCH • PNIEL • FRANSCHHOEK

MUNISIPALITEIT • UMASIPALA • MUNICIPALITY

Application Number: LU/7323

Erf Number: Erf 11188, Stellenbosch

Your Reference Number:

Enquiries: N Dafeti / B Mdoda

Email: [Nopinki.Dafeti@stellenbosch.gov.za](mailto:Nopinki.Dafeti@stellenbosch.gov.za) / [Bulelwa.Mdoda@stellenbosch.gov.za](mailto:Bulelwa.Mdoda@stellenbosch.gov.za)

Contact No. 021 808 8640 / 8690

## REGISTERED MAIL

S E & S H Donaldson  
34 Van Der Stel Street  
Stellenbosch  
7600

Sir/Madam

## APPLICATION FOR TEMPORARY DEPARTURE: ERF 11188, STELLENBOSCH

1. The above application refers.
2. The Municipal Planning Tribunal, on 6 September 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 a temporary departure in order to utilise the existing unit (Unit 6) for office purposes on Erf 11188, Stellenbosch.
3. **REASONS FOR REFUSAL**
  - (i) On-site parking as illustrated by the applicant is impractical;
  - (ii) The applicant cannot provide on-site parking as required by the Stellenbosch Municipality Zoning Scheme Regulations, July 1996;
  - (iii) The proposed parallel parking pose a challenge for neighbouring parking area to safely enter and/or exit their premises;
  - (iv) There is limited onsite space to manoeuvre/and or to make a U-turn to exit onto Dorp Street and reversing into Dorp Street to exit the site is not allowed.

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](http://www.stellenbosch.gov.za/planning_portal), must be completed and should be directed to the Appeal Authority and received by the Municipal Manager at P O 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: <http://www.stellenbosch.gov.za/documents/idp-budget/2017-2/4873-appendix-3-tariff-book-2017-2018/file>
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. 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 until such time as the period for lodging appeals has lapsed, any appeal has been finalised and you've been advised accordingly.

Yours faithfully



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**FOR DIRECTOR: PLANNING AND ECONOMIC DEVELOPMENT**

3/10/19

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**DATE**