



MUNISIPALITEIT / MUNICIPALITY
BEAUFORT-WES/BEAUFORT WEST/BHOBHOFOLO



Notice No. // Kennisgewing Nr. 79/2018

PROPOSED REZONING AND CONSOLIDATION OF ERF 82, 2 KINNEAR STREET: BEAUFORT WEST // VOORGESTELDE HERSONERING EN KONSOLIDASIE VAN ERF 82, KINNEARSTRAAT 2: BEAUFORT-WES

Notice is hereby given in terms of Section 61 of the By-law on Municipal Land Use Planning for Beaufort West Municipality, Notice No. 72/2015 that the Authorized Official has in terms of Section 60 **approved** the above application in whole as follows:-

- (a) That the rezoning of Erf 82 from Business Zone IV to Business Zone II in terms of Section 15.2(a) of the Municipal Land Use Planning By-Law for Beaufort West, 2015; and
- (b) That the consolidation of Erf 82 with Portion A on the consolidation plan in terms of Section 15.2(e) of the Municipal Land Use Planning By-Law for Beaufort-Wes, 2015.

Be **APPROVED** in terms of Section 60 of the Municipal Land Use Planning By-Law for Beaufort West, subject to the following conditions imposed under Section 66 of the said By-Law, namely:-

- (i) That the approval of the application will expire in terms of the Municipal Land Use Planning By-law for Beaufort West, 2015 if the approval is not exercised within five (5) years from the date of this approval.
- (ii) That the approval is only valid for the consolidation as indicated on the consolidation plan, with diagram no. 344/1963, on which the Municipality's stamp has been affixed.
- (iii) That the applicant submit a diagram for approval to the Surveyor General, together with the Municipality's decision to approve the consolidation and any approval conditions imposed together with the approved consolidation plan.
- (iv) That the approved Surveyor-General Diagram is submitted to the Directorate: Corporate Services for record purposes.
- (v) That approval will be deemed to be implemented upon submission of an approved Surveyor General Diagram as well as the issue of a consolidation certificate for the consolidated property.

Reasons for the above decision are as follows:

- (i) The rezoning of erf 82 to Business Zone II is considered desirable as the zoning is more compatible with the surrounding land uses than the current Business Zone IV zoning.
- (ii) The consolation will facilitate the more effective utilization of unused land.
- (iii) The proposal does not have any negative consequences for the surrounding landowners.

Any person whose rights are affected by the above decision and or conditions may appeal to the Appeal Authority by submitting a written appeal to the Municipal Manager, Beaufort West Municipality, Private Bag 582, 112 Donkin Street, Beaufort West, 6970, so to reach the undersigned within **21 days** from the date of publication of this notice. Official appeal forms are available on request from mrs. E. du Plessis at Tel. No. 023-414 8117 or e-mail: admin@beaufortwestmun.co.za.

Kennis geskied hiermee in gevolge Artikel 61 van die Verordening op Munisipale Grondgebruik Beplanning vir Beaufort-Wes Munisipaliteit, Kennisgewing No. 72/2015, dat die Gemagtigde Beampte in terme van Artikel 60 bogenoemde aansoek in geheel soos volg **goedgekeur** het:-

- (a) Dat die hersonering van Erf 82 vanaf Sakesone IV na Sakesone II in terme van Artikel 15(2)(a) van die Verordening op Munisipale Grondgebruikbeplanning vir Beaufort-Wes, 2015; en
- (b) Dat die konsolidasie van Erf 82 met Gedeelte A soos aangetoon om die konsolidasieplan in terme van Artikel 15.2(e) van die Verordening op Munisipale Grondgebruik vir Beaufort-Wes, 2015.

GOEDGEKEUR word ingevolge Artikel 60 van die Verordening op Grondgebruikbeplanning vir Beaufort-Wes Munisipaliteit, 2015, onderworpe aan die onderstaande voorwaardes soos opgelê kragtens Artikel 55 van die genoemde verordening, naamlik:-

- (i) Dat die goedkeuring van die aansoek sal verval, ingevolge die bepalings van die Verordening op Munisipale Grondgebruikbeplanning vir Beaufort-Wes, 2015 indien die goedkeuring nie binne vyf (5) jaar vanaf die datum van hierdie goedkeuring uitgeoefen word nie.
- (ii) Dat die goedkeuring slegs geldig is vir die konsolidasie soos aangetoon op die konsolidasieplan, met diagram no. 344/1963, waarop die Munisipaliteit se stempel aangebring is.
- (iii) Dat die aansoeker 'n diagram vir goedkeuring indien by die Landmeter-Generaal, tesame met die Munisipaliteit se besluit om die konsolidasie goed te keur en enige goedkeuringsvoorwaardes wat opgelê is tesame met die goedgekeurde konsolidasieplan.
- (iv) Dat die goedgekeurde Landmeter-Generaal diagram by die Direkoraat: Korporatiewe Dienste ingedien word vir rekorddoeleindes.
- (v) Dat goedkeuring slegs as geïmplementeer beskou sal word by die indiening van 'n goedgekeurde Landmeter-Generaal diagram asook die uitreiking van 'n konsolidasiesertifikaat vir die gekonsolideerde eiendom.

Redes vir die besluitneming is soos volg:

- (i) Die hersonering van erf 82 na Sakesone II word as wenslik beskou aangesien die sonering meer versoenbaar is met die omliggende grondgebruike as die huidige Sakesone IV sonering.
- (ii) Die konsolidasie sal die meer effektiewe benutting van onbenutte grond fasiliteer.
- (iii) Die voorstel hou nie enige negatiewe gevolge in vir die omliggende grondeienaars nie.

Enige persoon wie se regte geraak word deur die bogenoemde besluit en of toestande kan 'n beroep op die appèl-owerheid deur 'n skriftelike appèl aan die Munisipale Bestuurder, Beaufort-Wes Munisipaliteit, Privaatsak 582, Donkinstraat 112, Beaufort-Wes, 6970, te rig om die ondergetekende te bereid binne **21 dae** vanaf datum van publikasie van hierdie kennisgewing. Amptelike appèlvorm is beskikbaar op aanvraag by mev. E. du Plessis by Tel. No 023-414 8117 of e-pos: admin@beaufortwestmun.co.za.

Munisipale Kantore // Municipal Offices
Donkinstraat 112 Donkin Street
Beaufort-Wes(t)
6970

K.J. Haarhoff
Munisipale Bestuurder //
Municipal Manager

Verw. / Ref. No. 12/4/4/2; 12/4/5/2
Datum / Date: 7 September 2018