



MUNISIPALITEIT / MUNICIPALITY
BEAUFORT-WES/BEAUFORT WEST/BHOBHOFOLO



Notice // Kennisgewing No. 154/2024

**PROPOSED REZONING, CONSENT USES AND PERMANENT DEPARTURES: REMAINDER OF
ERF 468, 14 BIRD STREET: BEAUFORT WEST // VOORGESTELDE HERSONERING,
VERGUNNINGSGEBRUIKE EN PERMANENTE AFWYKINGS: RESTANT VAN ERF 468,
BIRDSTRAAT 14: BEAUFORT-WES**

- Applicant** : WRAP Project Office
- Owner** : Mr. L.M. Mbele
- Reference number** : 12/3/2; 12/3/3; 12/4/4/2; Erf 468, Beaufort West
- Property Description** : Erf 468, Beaufort West
- Physical Address** : 14 Bird Street, Beaufort West
- Description of proposal** : The matter for consideration is an application for:-
- The **rezoning** of the **Remainder of Erf 468, Beaufort West** in terms of Section 15(2)(a) of the Beaufort West Municipality By-Law on Municipal Land Use Planning, 2019 from **Business Zone II to Single Residential Zone I**.
 - **Consent uses** in terms of Section 15(2)(o) of the Beaufort West Municipal Land Use Planning By-Law to allow for a second dwelling larger than 60 m² and a self-catering facility in order to utilize the second dwelling as a self-catering facility.
 - **Permanent departures** in terms of Section 15(2)(b) of the Beaufort West Municipal Land Use Planning By-Law to allow for:-
 - Relaxation of the Northern side building line from 1.5 m to 0 m.
 - Relaxation of the rear building line from 1.5 m to 0 m.
 - Relaxation of the Southern side building line from 1.5 m to 0.81 m.
 - Relaxation of the street building line from 3 m to 0 m.
 - Relaxation of the coverage with 2.1% from 65% to 67.1%.

Notice is hereby given in terms of Section 45 of the By-Law on Municipal Land Use Planning for Beaufort West Municipality, that the above-mentioned application has been received and is available for inspection during weekdays between 07:30 and 16:15 at the Office of the Director: Corporate Services, 112 Donkin Street, Beaufort West. The application can also be viewed or downloaded at the following link: <https://www.beaufortwestmun.co.za/notice-no-1542024>. Any written comments may be addressed in terms of Section 50 of the said By-law to the Municipal Manager, Beaufort West Municipality, Private Bag 582, Beaufort West, 6970, Fax No. 023-415 1373, e-mail: admin@beaufortwestmun.co.za on or before **16:00 on Monday, 11 November 2024**, quoting your, name, address or contact details, interest in the application and reasons for comments. Telephonic enquiries can be made to the Senior Manager: Corporate Services, Mr P Strümpher at Tel. Nol. 023-414 8103. The Municipality may refuse to accept

comment received after the closing date. Any person who cannot write will be assisted by a Municipal Official at the abovementioned office by transcribing their comments.

- Aansoeker** : WRAP Project Office
- Eienaar** : Mnr. L.M. Mbele
- Verwysingsnommer** : 12/3/2; 12/3/3; 12/4/4/2; Erf 468, Beaufort-Wes
- Eiendomsbeskrywing** : Erf 468, Beaufort-Wes
- Fisiese adres** : Birdstraat 14, Beaufort-Wes
- Beskrywing van voorstel** : Die aangeleentheid vir oorweging is aansoeke ontvang vir:-
- Die **hersonering** van die **Restant** van **Erf 468, Beaufort-Wes** ingevolge Artikel 15(2)(a) van die Verordening op Munisipale Grondgebruikbeplanning vir Beaufort-Wes vanaf **Besigheidsone II** na **Enkel Residensiële Sone I**.
 - **Vergunningsgebruike** ingevolg Artikel 15(2)(o) van die Verordening op Munisipale Grondgebruikbeplanning vir Beaufort-Wes ten einde 'n tweede woning grootter as 60 m² en 'n selfsorgfasiliteit ten einde die tweede woning as 'n selfsorgfasiliteit te benut.
 - **Permanente afwykings** ingevolge Artikel 15(2)(b) van die Verordening op Munisipale Grondgebruikbeplanning vir Beaufort-Wes om voorsiening te maak vir:-
 - Verslapping van die Noordelike kantboulyn van 1,5 m tot 0 m.
 - Verslapping van die agterste boulyn van 1,5 m tot 0 m.
 - Verslapping van die Suidelike kantboulyn van 1,5 m tot 0,81 m.
 - Verslapping van die straatboulyn van 3 m tot 0 m.
 - Verslapping van die dekking met 2.1% vanaf 65% tot 67.1%.

Kennis geskied hiermee in terme van Artikel 45 van die Verordening op Munisipale Grondgebruikbeplanning vir Beaufort-Wes Munisipaliteit, dat die bogenoemde aansoek ontvang is en ter insae lê gedurende weksdae tussen 7:30-16:15 by die Kantoor van die Direkteur: Korporatiewe Dienste, Donkinstraat 112, Beaufort-Wes. Die aansoek kan ook aanlyn besigtig of afgelaai word by die volgende skakel: <https://www.beaufortwestmun.co.za/notice-no-1542024>. Enige skriftelike kommentaar in terme van Artikel 50 van die genoemde verordening kan gerig word aan die Munisipale Bestuurder, Beaufort-Wes Munisipaliteit, Privaatsak 582, Beaufort-Wes, 6970, Faks No. 023-415 1373, e-pos: admin@beaufortwestmun.co.za voor of op **16:00** op **Maandag, 11 November 2024**, met vermelding van u naam, adres of kontakbesonderhede, belang in die aansoek en redes vir kommentaar. Telefoniese navrae kan gerig word aan die Senior Bestuurder: Korporatiewe Dienste, Mnr. P. Strümpher by Tel. No. 023-414 8103. Die Munisipaliteit kan weier om kommentaar te aanvaar na die sluitingsdatum. Enige persoon wat nie kan skryf nie, kan by bogenoemde kantoor bygestaan word deur 'n munisipale amptenaar om sodoende kommentaar te transkribeer.

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

D.E. Welgemoed
Municipal Manager //
Munisipale Bestuurder

6970

Ref. No. // Verw. No.
Date // Datum:

12/3/2; 12/3/2; 12/4/4/2; Erf: 468 [Beaufort-Wes(t)]
11 Oktober // October 2024