

Menslike Nedersettings, Beplanning en Ontwikkeling
Human Settlements, Planning and Development

Collaborator No.: 3104359
Reference / Verwysing: Erven140 to 143, Blanco
Date / Datum: 23 May 2025
Enquiries / Navrae: Primrose Nako

Email: Candice@sp-solutions.co.za

CANDICE MAASDORP
10 Plein Street
DURBANVILLE
7550

APPLICATION FOR CONSOLIDATION: ERVEN 140 TO 143, BLANCO

Your application in the above regard refers.

The Senior Manager: Town Planning (Authorised Official) has, under delegated authority, 4.17.1.24 of 30 June 2022 decided:

- (a) That the application for Consolidation in terms of Section 15(2)(e) of the Land Use Planning By-Law for George Municipality, 2023 of Remainder Erf 140, Remainder Erf 143, Erf 140 and Erf 141, Blanco:

BE APPROVED in terms of Section 60 of the said By-Law for the following reasons:

REASONS FOR DECISION:

- (a) The proposed consolidation will not have a significant adverse impact on the surrounding built environment, natural environment, streetscape, traffic movement or on neighbours' rights and amenities.
- (b) No additional or enhanced rights are created.
- (c) No negative impacts on bulk engineering services are foreseen.

Subject to the following conditions imposed in terms of Section 66 of the said By-Law, namely:

CONDITIONS OF THE DIRECTORATE: HUMAN SETTLEMENTS, PLANNING AND DEVELOPMENT:

1. That in terms of the provisions of the Land Use Planning By-law for the George Municipality 2023, the approval shall lapse if not implemented within a period of five (5) years from the date of when the approval comes into operation
2. This approval shall be as indicated on Proposed Consolidation Plan indicated as Drawing Nr. 14.048_01 dated 1 March 2024, drawn by Sustainable Planning Solutions and attached as "Annexure B", which bears Council's stamp and shall not be construed as to depart from any other Council requirements or legal provisions.
3. The approval will only be regarded as implemented on the approval of the SG Diagram at the Surveyor General as well as the issuing of a certificate of registered title in terms of the Deeds Registries Act.

Notes:

- *An approved Surveyor General and Consolidation diagrams must be submitted to the Directorate: Human Settlements, Planning and Development (GIS Section) for record purposes.*
- *As built building plans (site plan) for the school (indicating the new erf boundaries) must be submitted for approval in accordance with the National Building Regulations for record purposes.*

You have the right to appeal to the Appeal Authority against the decision of the Authorised Employee in terms of Section 79(2) of the Land Use Planning By-Law for George Municipality, 2023.

A detailed motivated appeal with reasons should be directed to the Appeal Authority and received by the Director: Human Settlements, Planning and Development, P O Box 19, George, 6530 or Directorate: Human Settlements, Planning and Development, 5th floor, Civic Centre, York Street, George **on or before 13 June 2025** and simultaneously submit a copy of the appeal on any person who commented, made representations or objected to the application in the above regard. Please also note that the appeal must be e-mailed to the administrative officer mentioned above.

An appeal that is not lodged within the applicable period mentioned above or that does not comply with Section 79 of the Land Use Planning By-Law for George Municipality, 2023, will be deemed invalid in terms of Section 80 of said By-Law.

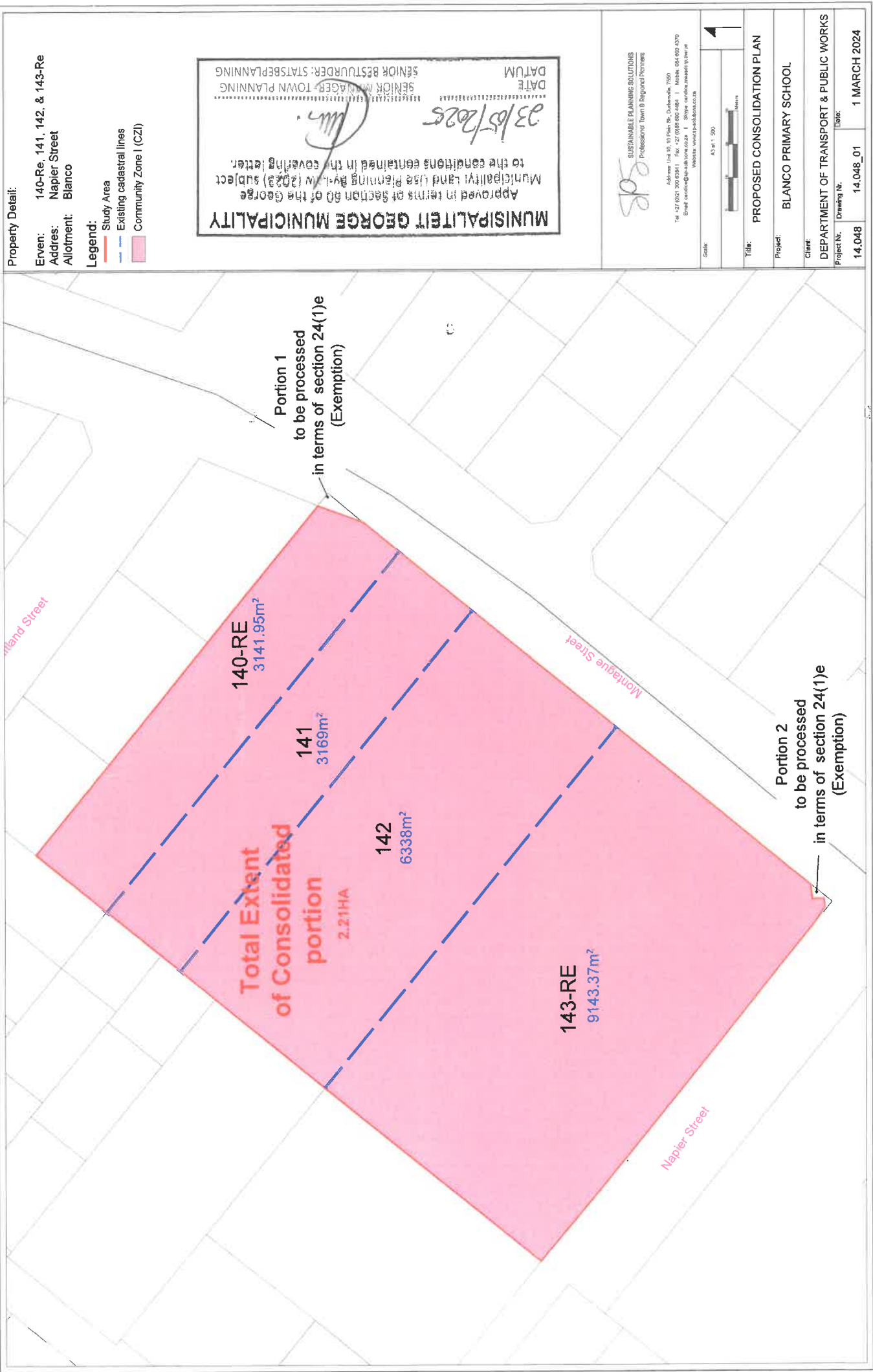
Kindly note that no appeal right exists in terms of Section 62 of the Local Government Municipal Systems Act, No 32 of 2000.

Please also note that in terms of Section 80(14) of the Land Use Planning By-Law for George Municipality, 2023, the above decision is suspended until such time as the period for lodging an/appeal(s) has lapsed, any appeal(s) has been finalised and you have been advised accordingly.

Yours faithfully


C PETERSEN
SENIOR MANAGER: TOWN PLANNING

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Property Detail:

Erven: 140-Re, 141, 142, & 143-Re
Address: Napier Street
Allotment: Blanco

Legend:
Study Area
Existing cadastral lines
Community Zone I (CZI)

MUNICIPALITEIT GEORGE MUNICIPALITY
Approved in terms of section 60 of the George Municipality Land Use Planning By-Law (2023) subject to the conditions contained in the covering letter.
DATE 03/05/2025
SENIOR MANAGER: TOWN PLANNING
SENIOR BESTURDER: STADSBEPLANNING

SUSTAINABLE PLANNING SOLUTIONS
Professional: Town & Regional Planners

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Scale: A3 at 1:500

PROPOSED CONSOLIDATION PLAN

Project: BLANCO PRIMARY SCHOOL

Client: DEPARTMENT OF TRANSPORT & PUBLIC WORKS
Project No: 14,048 Drawing No: 14,048_01 Date: 1 MARCH 2024