



OFFICE OF THE MUNICIPAL MANAGER
BERGRIVIER MUNICIPALITY
P.O. BOX 60
PIKETBERG
7320

**MINUTES OF THE AUTHORISED OFFICIAL, PLANNING DIVISION EVALUATION HELD ON MONDAY,
5 JUNE 2023 AT 10:30 AT THE MUNICIPAL OFFICES, PIKETBERG**

PRESENT

Authorised Official (Manager: Planning and Environmental Management: W Wagener)

ACTION

AON001/06/2023

**APPLICATION FOR REMOVAL OF RESTRICTIONS AND SUBDIVISION: ERF 342, VELDDRIF
V. 342**

RESOLUTION: APPROVED CONDITIONALLY

That the application for removal of restrictive title conditions E. 6. (a) & (d) as contained in the deed of transfer T 52231/2017 and the subdivision of Erf 342, Velddrif into two portions namely Portion A ($\pm 665\text{m}^2$ in extent) and Remainder Erf 342, Velddrif ($\pm 822\text{m}^2$ in extent) in accordance with the subdivision plan, **be approved**, in terms of section 60 of the Bergrivier Municipality By-Law on Municipal Land Use Planning, subject to:

1. The provision of the subdivided portions with separate water, electricity, access and conservancy tanks. Electrical connections up to the erf boundaries must be done by an electrical contractor, for the cost of the applicant; and
2. Bulk Service Contributions, as predetermined in the Municipal Budget, be paid for each additional erf created by subdivision OR each additional unit created. In addition to this, the developer will be responsible for the provision and upgrading of all service infrastructure required as a result of additional burden created by the development, as negotiated and agreed upon between the developer and the Municipality's Directorate: Technical Services by means of a Services;

**TOWN AND REGIONAL
PLANNER: WEST
(HANNES
VERMEULEN)**

REASONS FOR RESOLUTION

The application is considered consistent with the development principles of LUPA and SPLUMA. The proposed application furthermore is aligned with the guidelines of Municipal Spatial Development Framework, and is considered desirable from a planning perspective taking into account the relevant factors of consideration as determined in terms of section 65 of Bergrivier Municipality By-Law on Municipal Land Use Planning.



AON002/06/2023

APPLICATION FOR SUBDIVISION: ERF 534, VELDDRIF V. 534

RESOLUTION: APPROVED CONDITIONALLY

That the application for subdivision of Erf 534, Velddrif into four portions namely Portion 1 (±502m² in extent), Portion 2 (±500m² in extent), Portion 3 (±500m² in extent) and Remainder (±2329m² in extent) in accordance with the subdivision plan, **be approved**, in terms of section 60 of the Bergrivier Municipality: By-Law on Municipal Land Use Planning, subject to:

TOWN AND REGIONAL PLANNER: WEST (HANNES VERMEULEN)

1. The provision of the subdivided portions with separate water and electricity connections, as well as conservancy tanks and access right of way servitude. Electrical connections up to the erf boundaries must be done by an electrical contractor, for the cost of the owner;
2. Bulk Service Contributions, as predetermined in the Municipal Budget, be paid for each additional erf created by subdivision OR each additional unit created. In addition to this, the developer will be responsible for the provision and upgrading of all service infrastructure required as a result of additional burden created by the development, as negotiated and agreed upon between the developer and the Municipality's Directorate: Technical Services by means of a Services Level Agreement (SLA). The SLA will be drawn up by a municipal appointed attorney for the account of the developer.

REASONS FOR RESOLUTION

The application is considered consistent with the development principles of LUPA and SPLUMA. The proposed application furthermore is aligned with the guidelines of Municipal Spatial Development Framework, and is considered desirable from a planning perspective taking into account the relevant factors of consideration as determined in terms of section 65 of the Bergrivier Municipality: By-Law on Municipal Land Use Planning.

EVALUATION COMPLETED AT 11:00

CONFIRMED AS A TRUE VERSION OF THE PROCEEDINGS


AUTHORISED OFFICIAL

05/06/2023
DATE