



**MEETING OF THE  
MUNICIPAL PLANNING TRIBUNAL  
(MPT)**

**MINUTES**

<b>DATE:</b>	<b>24 JANUARY 2018</b>
<b>VENUE:</b>	<b>TOWN PLANNING COMMITTEE ROOM HERMANUS</b>
<b>TIME:</b>	<b>14:00</b>

# **OVERSTRAND**

## **MUNICIPAL PLANNING TRIBUNAL**

### **MINUTES OF A MEETING OF THE MUNICIPAL PLANNING TRIBUNAL, HELD IN THE TOWN PLANNING COMMITTEE ROOM, HERMANUS, ON 24 JANUARY 2018, AT 14:00**

---

**PRESENT:**

**MEMBERS:**

Mr S Müller, Director : Infrastructure & Planning  
Mr R Williams, Director : Community Services  
Mr S Madikane, Director : LED  
Ms D Arrison, Director : Management Services  
Ms H Janser, Directorate Development  
Management

**OFFICIALS:**

Mr R Kuchar, Senior Manager : Town Planning &  
Property Management  
Ms H van der Stoep, Senior Town Planner  
Mr H Olivier, Senior Town Planner  
Mr P Roux, Town Planner  
Ms S Swart, Council Support Services

**APOLOGIES:**

None

**ATTENDANCE REGISTER : MEETING OF MUNICIPAL PLANNING TRIBUNAL : 24 JANUARY 2018 AT 14:00**

NAME	DESIGNATION	ORGANISATION	TEL. NO.	E-MAIL ADDRESS	SIGNATURE
S MULLER	CHAIRPERSON	OVERSTRAND MUNICIPALITY	028 313 8019	<a href="mailto:smuller@overstrand.gov.za">smuller@overstrand.gov.za</a>	
R WILLIAMS	VICE-CHAIRPERSON	OVERSTRAND MUNICIPALITY	028 313 8029	<a href="mailto:rwilliams@overstrand.gov.za">rwilliams@overstrand.gov.za</a>	
S MADIKANE	MPT MEMBER	OVERSTRAND MUNICIPALITY	028 313 8066	<a href="mailto:smadikane@overstrand.gov.za">smadikane@overstrand.gov.za</a>	
D ARRISON	MPT MEMBER	OVERSTRAND MUNICIPALITY	028 313 8004	<a href="mailto:darrison@overstrand.gov.za">darrison@overstrand.gov.za</a>	
H JANSER	MPT MEMBER	DIR: DEV MANAGEMENT	021 483 3544	<a href="mailto:Helene.Janser@westerncape.gov.za">Helene.Janser@westerncape.gov.za</a>	
R KUCCHAR	AUTHORISED OFFICIAL	OVERSTRAND MUNICIPALITY	028 313 8087	<a href="mailto:rkuchhar@overstrand.gov.za">rkuchhar@overstrand.gov.za</a>	
S VAN DER MERWE	SR TOWN PLANNER	OVERSTRAND MUNICIPALITY	028 313 8938	<a href="mailto:svandermewe@overstrand.gov.za">svandermewe@overstrand.gov.za</a>	
H VAN DER STOEP	SR TOWN PLANNER	OVERSTRAND MUNICIPALITY	028 313 8906	<a href="mailto:hvanderstoep@overstrand.gov.za">hvanderstoep@overstrand.gov.za</a>	
P ROUX	TOWN PLANNER	OVERSTRAND MUNICIPALITY	028 313 8900	<a href="mailto:proux@overstrand.gov.za">proux@overstrand.gov.za</a>	
H OLIVIER	TOWN PLANNER	OVERSTRAND MUNICIPALITY	028 313 8900	<a href="mailto:holivier@overstrand.gov.za">holivier@overstrand.gov.za</a>	
S SWART	COUNCIL SUPPORT	OVERSTRAND MUNICIPALITY	028 313 8006	<a href="mailto:sswart@overstrand.gov.za">sswart@overstrand.gov.za</a>	

**1. OPENING**

The Chairperson, Mr S Müller, opened the meeting and welcomed those present.

**2. APPLICATIONS FOR LEAVE OF ABSENCE**

None

**3. CONFIRMATION OF MINUTES****3.1 Minutes of a Municipal Planning Tribunal Meeting held on 29 November 2017****RESOLVED:**

that the Minutes of the Municipal Planning Tribunal Meeting held on **29 November 2017, be confirmed.**

#### 4. ITEMS FOR CONSIDERATION

##### 4.1

**PORTION 25 (PORTION OF PORTION 2) OF THE FARM RIVERSIDE NO. 644, DIVISION CALEDON, ERVEN 1909 – 1914, 2275 AND 1198, STANFORD, OVERSTRAND MUNICIPAL AREA : PROPOSED REZONING, SUBDIVISION, DEPARTURE, AMENDMENT OF THE OVERSTRAND GROWTH MANAGEMENT STRATEGY AND APPROVAL OF STREET NAMES : STANFORD AFFORDABLE HOUSING PROJECT : MESSRS URBAN DYNAMICS ON BEHALF OF OVERSTRAND MUNICIPALITY**

**PTN 25 (PTN OF PTN 2) / 644 RCAL (3554)**

**P Roux**

**(028) 313 8900**

**Hermanus Administration**

**14 November 2017**

---

#### **EXECUTIVE SUMMARY**

An application has been received on 19 December 2016 from Messrs Urban Dynamics on behalf of the Overstrand Municipality on Portion 25 (portion of Portion 2) of the Farm Riverside No. 644, Division Caledon, Erven 1909 – 1914, 2275 and 1198, Stanford, Overstrand Municipal Area, for the following:

#### **RESOLVED:**

1. that the objections be noted;
2. that, in terms of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 (By-Law), the application to develop a housing development on Portion 25 (Portion of Portion 2) of the farm Riverside No. 644, Division Caledon, which includes the following:
  - ❖ rezoning in terms of Section 16(2)(a) of Portion 25 (Portion of Portion 2) of the farm Riverside No. 644 from Agriculture Zone 1 to Subdivisional Area;
  - ❖ subdivision in terms of Section 16(2)(d) in order to create 770 Residential Zone 1, 6 Community Zone 1, 7 Business Zone 3, 12 Open Space Zone 2, 1 Authority Zone and Transport Zone 2 (roads) erven;
  - ❖ departure in terms of Section 16(2)(b) in order to relax the lateral building lines applicable to the proposed residential erven from 1m to 0m (only one (1) lateral building line of the respective erven will be relaxed);
  - ❖ approval of new street names in terms of Section 96 of the Overstrand By-Law on Municipal Land Use Planning, 2015,

**be approved** in terms of the provisions of Section 61 of the said By-Law;

3. that in terms of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 (By-Law) the application on Erven 1909-1914, 2275 and 1198, Stanford, which includes the following:
- ❖ subdivision in terms of Section 16(2)(d) of the Remainder of Erf 1198, Stanford to create Portion A approximately 287m<sup>2</sup> in extent;
  - ❖ closure in terms of Section 16(2)(n) of Portion A (public road) of the Remainder of Erf 1198;
  - ❖ rezoning in terms of Section 16(2)(a) of Portion A and Erven 1909-1914 and 2275, Stanford from Transport Zone 2 and Residential Zone 1 respectively, to Transport Zone 2;
  - ❖ consolidation in terms of Section 16(2)(e) of Portion A and Erven 1909-1914 and 2275, Stanford to create application Area B;
  - ❖ subdivision in terms of Section 16(2)(d) to create Portion C (proposed road ±571m<sup>2</sup>) and the Remainder (existing taxi rank);
  - ❖ rezoning in terms of Section 16(2)(a) from Portion C to public road; and
  - ❖ consent use in terms of Section 16(2)(o) to accommodate shops and informal trading on the taxi rank site (Remainder),

**be approved** in terms of the provisions of Section 61 of the said By-Law.

4. that the decision in paragraphs 1 and 2 above be subject to the following conditions:
- (a) that should top structures (units) be developed in this project a Layout Plan be submitted showing the building lines, placement of the units and unit types (single or double storey) prior to the building plan submission phase;
  - (b) that all conditions imposed by Eskom, Fire Services, District Health, Department of Environmental Affairs and Development Planning, (Environmental Authorisation), Breede-Gouritz Catchment Management Agency and Telkom be complied with;
  - (c) that all conditions in the Municipal Services Report be complied with;
  - (d) that the provision of street names be noted and that the list of names be work shopped with the Social Compact;
  - (e) that this approval does not absolve the applicant from compliance with any other relevant legislation, and
  - (f) that all other development parameters as prescribed in the relevant Zoning Scheme be complied with.

5. that the applicant and objectors be notified of their right of appeal in terms of Section 78 of the Overstrand Municipality By-Law on Land Use Planning, 2016 with regard to the above decision.

**RECOMMENDATION TO COUNCIL :**

that the application for the deviation of the Overstrand Growth Management Strategy (2010) in order to provide a residential density of 30 units in lieu of the 10 - 20 units per hectare in terms of the provisions of the Municipal Systems Act, 2000 (Act 32 of 2000), **be recommended for approval.**

**RESPONSIBLE OFFICIAL :****P ROUX**

**4.2****ERF 1391, CHURCH STREET, HAWSTON, OVERSTRAND MUNICIPAL AREA :  
CONSENT USE : WRAP ON BEHALF OF NW REA****1391 HHW (3611)****H Olivier****(028) 313 8900****Hermanus Administration****5 January 2018**

---

**EXECUTIVE SUMMARY**

An application has been received on 10 March 2017 from WRAP on behalf of NW Rea on Erf 1391, Hawston in terms of Section 16(2)(o) of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 for a consent use in order to accommodate a proposed new hotel on the property concerned, and also to accommodate a flat on ground floor level.

**RESOLVED:**

1. that the application in terms of Section 16(2)(o) of the Overstrand Municipal By-Law on Municipal Land Use Planning, 2016 (the By-Law) on Erf 1391, Hawston for a consent use to operate a hotel on the property concerned and also to accommodate a flat on ground floor level, **be approved** in terms of the provisions of Section 61 of the By-Law, subject to the following conditions:
  - (a) that development be in line with the site development plan 4, which were submitted with this application;
  - (b) that commercial rates and service tariffs, as determined by the annual budget be made applicable, which tariffs are automatically adjusted in terms of the annual budget;
  - (c) that the facility complies with Health and Safety Legislation and that this approval will be subject to regular inspections by the Fire Control Co-ordinator and the Health Inspector;
  - (d) that this approval does not absolve the owner/applicant from compliance with any other relevant legislation;
  - (e) that building plans be submitted to the Building Department for approval, and that all conditions of the Building – and the Fire Department be complied with at that stage;
  - (f) that all the conditions in the Services Report be complied with;
  - (g) that all conditions imposed by the Fire Department be complied with;



- (h) that all the conditions by Telkom be complied with, and
  - (i) that all the conditions by Eskom be complied with.
2. that the applicant and objectors be notified of their right of appeal in terms of Section 78 of the Overstrand Municipality By-Law on Land Use Planning, 2016 with regard to the above conditions of approval.

**RESPONSIBLE OFFICIAL :**

**H OLIVIER**

## 4.3

**ERF 3023, 61 PALMIET ROAD, KLEINMOND, OVERSTRAND MUNICIPAL AREA  
: PROPOSED CONSENT USE : DP & I ERASMUS**

3023 KMM (3697)

H van der Stoep

22 December 2017

(028) 313 8900

Hermanus Administration

---

**EXECUTIVE SUMMARY**

An application has been received on 31 May 2017 from DP & I Erasmus in terms of Section 16(2)(o) of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 for a consent use to use the existing dwelling house on the property concerned for tourist accommodation.

**RESOLVED:**

1. that the application in terms of Section 16(2)(o) of the Overstrand Municipal By-Law on Municipal Land Use Planning, 2016 (the By-Law) on Erf 3023, Kleinmond for a consent use to operate a three (3) bedroom guest house, **be approved** in terms of the provisions of Section 61 of the By-Law, subject to the following conditions:
  - (a) that only three (3) bedrooms, including the two primary right bedrooms, are allowed – thus restricting the guesthouse to a total of three (3) guestrooms;
  - (b) that parking be provided on-site for five (5) vehicles;
  - (c) that the guest house only be utilised in line with the finally approved site development plan;
  - (d) that the facility be utilised as a guesthouse only;
  - (e) that the guesthouse is utilised as such – no self-catering will be permitted;
  - (f) that the owner/manager resides on the premises, and that the owner be responsible for the proper management of the guesthouse;
  - (g) that the owner and his successors in title prevent the occurrence of any public nuisance, which, through an act or omission materially interferes with the comfort, peace and quiet of the surrounding area, and should the owner or his successor in title fail to comply with such condition, they will make themselves liable to further legal action;

- (h) that no facilities (bar/restaurant or any other) be provided for non-residents of the accommodation establishment and that these facilities only be used by bona-fide guests of the establishment;
  - (i) that the selling or serving of liquor on the premises will be subject to the applicant obtaining the necessary Liquor Licence;
  - (j) that a maximum of one (1) permanently demarcated parking bay per guest room and two (2) for the owner/manager be provided within the erf boundaries, subject to the approval of the Authorised Official;
  - (k) that commercial rates and service tariffs, as determined by the annual budget, be made applicable, which tariffs are automatically adjusted in terms of the annual budget;
  - (l) that the accommodation facility complies with Health and Safety Legislation and that this approval will be subject to regular inspections by the Fire Control Co-ordinator and the Health Inspector;
  - (m) that a single non-illuminated sign that complies with the Municipal By-Law on Signage, may be displayed on the premises, and that the existing flag pole be removed;
  - (n) that the guesthouse be conducted in such a manner that it is not found to be detrimental to the peacefulness and amenity of the surrounding area;
  - (o) that a R918 Certificate of Acceptability must be applied for at the Overberg District Municipality;
  - (p) that this approval does not absolve the owner/applicant from compliance with any other relevant legislation;
  - (q) that, should any building alterations be required, building plans should be submitted to the Building Department for approval;
  - (r) that all the conditions in the Services Report be complied with; and
  - (s) that all conditions imposed by the Fire Department be complied with.
2. that the applicant and objector be notified of their right of appeal in terms of Section 78 of the Overstrand Municipality By-Law on Land Use Planning, 2016 with regard to the above conditions of approval.

**RESPONSIBLE OFFICIAL :****H VAN DER STOEP**

## 4.4

**ERF 593, 26 DUIKER STREET, VERMONT, OVERSTRAND MUNICIPAL AREA :  
REMOVAL OF RESTRICTONS AND DEPARTURE : MESSRS PLAN ACTIVE ON  
BEHALF OF THE NAAS MULLER FAMILY TRUST**

593 HVM (3662)

H Olivier

24 November 2017

(028) 313 8900

Hermanus Administration

**EXECUTIVE SUMMARY**

An application has been received on 25 April 2017 from Messrs Plan Active on behalf of the Naas Muller Family Trust on Erf 593, Vermont for the following:

- ❖ Removal of restrictive title conditions in terms of Section 16(2)(f) of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 for the removal of the restrictive condition in Title Deed T77726/2016, Page 3, Paragraph E.a.:

*“E. SUBJECT FURTHER to the following conditions contained in Deed of Transfer No. T3680/1962 in favour of South Western Districts Land and Finance Corporation Limited (hereinafter referred to as the Transferor Company) and its successors-in-title to the Remainder of the land held by Deed of Transfer No 7023/1935 namely:*

- a. Save with the consent of the Transferor Company in writing no building or structure or any portion thereof except boundary walls and fences shall be erected nearer than 3.15 metres to the street line which forms a boundary of the said property, and no such building or structure shall be situate within 1.57 metres of the lateral boundary common to any adjoining Lot, nor save with the consent aforesaid, may the property (or any lot if the property sold comprises more than one Lot) be subdivided:”*
- ❖ Departure in terms of Section 16(2)(b) of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 to depart from the Overstrand Zoning Scheme in order to relax the western lateral building line from 2m to 0,8m to accommodate a proposed single garage and carport and to relax the street building line from 4m to 1m to accommodate the proposed carport and a brick water silo.

The relaxation application to accommodate the brick silo was withdrawn in the public participation process.

**RESOLVED:**

1. that the application in terms of Section 16(2)(f) of the Overstrand Municipal By-Law on Municipal Land Use Planning, 2016 on Erf 593, Vermont for the removal of restrictive condition E.a. of Title Deed T77726/2016, **be approved**;
2. that the application in terms of Section 16(2)(b) of the Overstrand Municipal By-Law on Municipal Land Use Planning, 2016 on Erf 593, Vermont for a departure to relax the western lateral building line from 2m to 0,8m to accommodate a proposed single garage and carport and to relax the street building line from 4m to 1m to accommodate the proposed carport, **be approved**;
3. that the approvals in Points 1. and 2. be subject to the following conditions:
  - (a) that the carport roof be amended to a maximum height of 3m (in line with Point 16.1.2 in the Zoning Scheme Regulations);
  - (b) that the approval for the departure is only for the building line relaxations as indicated on Plan No. VERM-01-01 (excluding the water silo);
  - (c) that building plans be submitted to the Building Department for approval, and that all conditions of the Building- and the Fire Department be complied with at that stage;
  - (d) that all other development parameters as prescribed in the relevant Zoning Scheme be complied with;
  - (e) that this approval does not absolve the owner/applicant from compliance with any other relevant legislation;
  - (f) that all the conditions in the Services Report be complied with;
  - (g) that all the conditions of Telkom be complied with; and
  - (h) that all the conditions of Eskom be complied with.
4. that the applicant and objectors be notified of its right of appeal in terms of Section 78 of the Overstrand Municipality By-Law on Land Use Planning, 2016 with regard to the above decision.

**RESPONSIBLE OFFICIAL:****H OLIVIER**

## 4.5

**ERF 3965, 70 DIASTELLA ROAD, BETTY'S BAY, OVERSTRAND MUNICIPAL AREA : PROPOSED REMOVAL OF RESTRICTIVE CONDITIONS AND DEPARTURE : JA & JA COPE**

**3965 KBB (3755)**

**H van der Stoep**

**16 January 2018**

**(028) 313 8900**

**Hermanus Administration**

### EXECUTIVE SUMMARY

An application has been received on 22 August 2017 from JA & JA Cope on Erf 3965, Betty's Bay for the following:

- ❖ Removal of restrictive title condition with reference to Clause B.7. of Title Deed T2653/11 applicable to Erf 3965, Betty's Bay in terms of Section 16(2)(f) of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 from 3m to 1,96m to accommodate the existing house.

The restrictive condition contained in Title Deed T26532/11 to be removed read as follows:

Condition B.7. :

*"No building or structure or any portion thereof except boundary walls and fences, shall, except with the consent of the Administrator, be erected nearer than 5 metres to the street line which forms a boundary of this erf, nor within 3 meters of the rear or 3 metres of the lateral boundary, common to any adjoining erf, provided that with the consent of the Local Authority:-"*

- ❖ Departure in terms of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 to relax the lateral building line from 2m to 1,96m to accommodate the existing house.

### RESOLVED:

1. that the application in terms of Section 16(2)(f) of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 for the removal of restrictive title conditions with reference to Clause B.7. of Title Deed T26532/11 applicable to Erf 3965, Betty's Bay, **not be approved**, due to the following reasons:
  - (a) the existing dwelling is in close proximity to the neighbouring erf and additions on first floor level to 1,96m may have an impact in terms of value and privacy; and

- (b) the possibility of future extensions to the 1,96m on first floor level to habitable space becomes a reality and is not supported by the Municipality.
2. that the application in terms of Section 16(2)(f) of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 for the removal of restrictive title conditions with reference to Clause B.7. of Title Deed T26532/11 applicable to Erf 3965, Betty's Bay, **be amended** to read as follows:
- “(a) *No building or structure or any portion thereof except boundary walls, fences and the existing house shall, except with the consent of the Administrator, be erected nearer than 5 metres to the street line which forms a boundary of this erf, nor within 3 metres of the rear or 3 metres of the lateral boundary, common to any adjoining erf, provided that with the consent of the Local Authority:-*
- (b) *that the amendment only refer to the existing house at 1,96m, as submitted with the application.*’
3. that the application in terms of Section 16(2)(b) of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 on Erf 3965, Betty's Bay for a departure in order to relax the lateral building line from 2m to 1,96m to accommodate the existing house, **be approved**;
4. that the amendment in Point 2. and the approval in Point 3. be subject to the following conditions:
- (a) that the approval for the departure is only for the building line relaxation as indicated on Plan Numbers 06, 07, 08, 09, 10 and 11 dated 26 April 2016, as submitted with the application;
- (b) that building plans be submitted to the Building Department for approval, and that all conditions of the Building- and the Fire Department be complied with at that stage;
- (c) that all other development parameters as prescribed in the relevant Zoning Scheme be complied with;
- (d) that this approval does not absolve the owner/applicant from compliance with any other relevant legislation; and
- (e) that all the conditions in the Services Report be complied with.
5. that the applicant and objector be notified of its right of appeal in terms of Section 78 of the Overstrand Municipality By-Law on Land Use Planning, 2016 with regard to the above decision.

**RESPONSIBLE OFFICIAL:****H VAN DER STOEP**

## 4.6

**ERF 4174 (UNREGISTERED REMAINDER), 303 SEVENTH STREET, VOËLKLIP, HERMANUS : APPLICATION FOR CONSENT USE (GUEST HOUSE) : MESSRS PLANACTIVE ON BEHALF OF JM & CP SWARBRECK**

**4174 HVK (3585)**

**SW van der Merwe  
17 October 2017**

**(028) 313 8900**

**Hermanus Administration**

---

**EXECUTIVE SUMMARY**

An application for consent use in terms of Section 16(2)(o) of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 to establish a four (4) bedroom guest house on Erf 4174 (unregistered remainder) has been received on 15 June 2017 from Messrs PlanActive on behalf of JM & CP Swarbreck.

**RESOLVED:**

1. that the objections be noted;
2. that the application in terms of Section 16(2)(o) of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 for a consent use to operate a four (4) bedroom guesthouse on unregistered Remainder of Erf 4174, Hermanus (Voëlklip), **be approved** in terms of the provisions of Section 61 of the said By-Law, be subject to the following conditions:
  - (a) that this approval only has reference to the Remainder of Erf 4174 depicted on Layout Plan H 4174/2017 dated 10/05/2017 and Site Plan her4174gh3.drw dated 20/01/2015;
  - (b) that all the relevant conditions of the Fire Department and Telkom be complied with;
  - (c) that building plans be submitted to the Building Department for approval and that all comments from the Fire and Building Departments be complied with at that stage;
  - (d) that the conditions compiled in the Services Report be adhered to;
  - (e) that the facility be utilised as a four (4) bedroom guesthouse only;
  - (f) that the owner/manager resides on the premises permanently;
  - (g) no self-catering rooms are permitted;



- (h) that no facilities (bar/restaurant or any other) be provided for non-residents of the accommodation establishment and that these facilities only be used by bona-fide guests of the establishment;
  - (i) that the selling or serving of liquor on the premises will be subject to the landowner/s obtaining the necessary liquor licence;
  - (j) that the parkings bays, as per the parking layout, be permanently and clearly demarcated and maintained by the landowner/s within the erf boundaries – no on-street parking is allowed for guests;
  - (k) that commercial rates and service tariffs, as determined by the annual budget, are applicable, which tariffs are automatically adjusted in terms of the annual budget;
  - (l) that the accommodation facility complies with Health and Safety Legislation and that this approval will be subject to regular inspections by the Fire Control Co-ordinator and the Health Inspector;
  - (m) that only a single non-illuminated signage that complies with the Municipal By-Law on Signage, be displayed on the premises;
  - (n) that a R918 Certificate of Acceptability must be from the Overberg District Municipality;
  - (o) that deliveries to the guesthouse may not be done with a delivery vehicle exceeding 3500kg;
  - (p) that the conditions of approval pertaining to the subdivision of Erf 4174, Hermanus as set out in the letter dated 22 March 2017, be complied with;
  - (q) that this approval does not absolve the applicant from compliance with any other relevant legislation; and
  - (r) that all other applicable development parameters as prescribed in the relevant Zoning Scheme be complied with.
3. that the applicant and objectors be notified of their right of appeal in terms of Section 78 of the Overstrand Municipality By-Law on Land Use Planning, 2016 with regard to the above decision.

**RESPONSIBLE OFFICIAL:****S VAN DER MERWE****The meeting adjourned at 14:45**