

ERF 2861, WHALE COAST VILLAGE MALL, BERGSIG STREET, SANDBAAI, OVERSTRAND MUNICIPAL AREA: APPLICATION FOR THE AMENDMENT OF A CONDITION OF AN EXISTING APPROVAL: MR JH VENTER ON BEHALF OF WHALE COAST VILLAGE MALL (PTY) LTD

Notice is hereby given in terms of Section 48, as well as Section 16(2)(h) of the Overstrand Municipality Amendment By-Law on Municipal Land Use Planning, 2020 (By-law) that the above application has been received in order to change the operating hours of the existing carwash from 07:00 - 19:00, Mondays to Saturdays, excluding Sundays and public holidays, to 07:00 - 19:00, Mondays to Sundays.

Full details regarding the proposal are available for inspection during weekdays between 08:00 and 16:30 at the Department: Town Planning, Paterson Street, Hermanus. Any comments must be in writing and reach the Municipality (16 Paterson Street, Hermanus / (f) 0283132093 / (e) alida@overstrand.gov.za) on or before **8 October 2021**, quoting your name, address and contact details, interest in the application and the reasons for comment. Telephonic enquiries can be made to **Mr H Boshoff** at 028 313 8900. The Municipality may refuse to accept comments received after the closing date. Any person who cannot read or write may visit the Town Planning Department where a municipal official will assist them to formalize their comment.

ERF 2861, WHALE COAST VILLAGE MALL, BERGSIGSTRAAT, SANDBAAI, OVERSTRAND MUNISIPALE AREA: AANSOEK OM WYSIGING VAN 'N VOORWAARDE VAN 'N BESTAANDE GOEDKEURING: MNR JH VENTER NAMENS WHALE COAST VILLAGE MALL (PTY) LTD

Kennis word hiermee gegee ingevolge Artikel 48, asook Artikel 16(2)(h) van die Overstrand Munisipaliteit Wysigingsverordening vir Munisipale Grondgebruikbeplanning, 2020 (Verordening) dat bogenoemde aansoek ontvang is ten einde die bedryfsure van die bestaande motorwas fasiliteit te verander vanaf 07:00 – 19:00, Maandae tot Saterdag, Sondag en publike vakansiedae uitgesluit, na 07:00 – 19:00, Maandae tot Sondag.

Volle besonderhede rakende die voorstel is beskikbaar vir inspeksie gedurende weekdae tussen 08:00 en 16:30 by die Departement: Stadsbeplanning, Patersonstraat 16, Hermanus. Enige kommentaar op die voorstel moet skriftelik wees en die Munisipaliteit (Patersonstraat 16, Hermanus / (f) 0283132093 / (e) alida@overstrand.gov.za) bereik voor of op **8 Oktober 2021**, met u naam, adres en kontakbesonderhede, belang in die aansoek sowel as die redes vir kommentaar. Telefoniese navrae kan gerig word aan **Mnr H Boshoff** by 028-313 8900. Die Munisipaliteit mag weier om die kommentaar te aanvaar na die sluitingsdatum. Enige persoon wat nie kan lees of skryf nie kan die Departement Stadsbeplanning besoek waar hul deur 'n munisipale amptenaar bygestaan sal word ten einde hul kommentaar te formaliseer.

ERF 2861, WHALE COAST VILLAGE MALL, BERGSIG STREET, SANDBAAI, UMMANDLA WOMASIPALA WASE-OVERSTRAND: ISICELO SOKULUNGISWA KOMQATHANGO WEMVUME ESELE INIKEZELWE: MR JH VENTER EGAMENI LEWHALE COAST VILLAGE MALL (PTY) LTD

Isaziso sinikwe ngokwemiqathango yeCandelo 48, ngokunjalo neCandelo 16(2)(h) loMthetho kaMasipala oLungisiweyo woMasipala wase-Overstrand ongoCwangciso lokuSetyenziswa koMhlaba kaMasipala, 2020 (uMthetho kaMasipala) sokokuba isicelo esingasentla sifunyenwe ukulungiselela ukuguqulwa kweeyure zokusebenza zendawo yokuhlanjwa kweemoto else ikho ukususela ngentsimbi yesi-07:00 – 19:00, ngeMivulo ukuya kutsho ngemiGqibelo, kungabandakanywa iiCawa neentsuku zeholide zikarhulumente, ukuya kwintsimbi yesi-7:00 – 19:00, ngeMivulo ukuya kutsho ngeeCawa.

linkcukacha ezipheleleyo malunga nesi sindululo ziyafumaneka ngeentsuku zomsebenzi phakathi kweyure yesi-08:00 neye-16:30 kwiSebe: Town Planning, Paterson Street, Hermanus. Naziphi na izimvo mazibe zezibhaliweyo yaye kufuneka zifike kuMasipala (16 Paterson Street, Hermanus / (f) 0283132093 / (e) alida@overstrand.gov.za) ngomhla okanye ngaphambi komhla **wama-8 uOktobha 2021**, unike igama lakho, idilesi neenkukacha zonxibelelwano nawe, umdla wakho kwesi sicelo nezizathu zokunika izimvo. Xa ufuna ukubuza into malunga nesi saziso ungatsalela umxeba **Mnu. H. Boshoff** kule nombolo 028-313 8900. UMasipala angala ukuzamkela izimvo ezifike emva komhla wokuvula. Nabani na ongakwaziyo ukufunda okanye ukubhala makaye kwiSebe loYilo lweDolophu apho igosa likamasipala liya kumncedisa azibhale izimvo zakhe.





26 May 2021

The Municipal Manager
Overstrand Municipality
Hermanus

Dear Sir

WHALE COAST MALL WATERWISE CAR WASH (Trading as Eco Car Wash): MOTIVATION FOR THE APPLICATION FOR THE WAIVER OF TRADING DAY RESTRICTIONS IMPOSED WHEN ORIGINAL APPLICATION FOR THE ESTABLISHMENT OF THE CAR WASH HAD BEEN GRANTED.

A. BACKGROUND

The approval by Overberg Municipality for the establishment of a Car Wash facility at Whale Coast Mall had been granted on condition that such a facility does not operate/conduct business on Public Holidays and Sundays.

B. APPLICATION TO WAIVE RESTRICTIVE TRADING CONDITIONS

The owners of Whale Coast Mall, being Whale Coast Village Mall (Pty) Ltd, HCI-Whale Coast Village (Pty) Ltd and Sandbaai Development Trust hereby wish to apply to the Overstrand Municipality to waive the restrictive trading conditions.

C. MOTIVATION.

Eco Car Wash is part of the total offering presented by Whale Coast Mall to the inhabitants of and visitors to the Overberg region in general and Hermanus more specifically.

The retail sector of the Mall operates on a seven-day basis and legally, save for conditions imposed on liquor outlets in general as well as current curfew regulations, there is no legal restriction on the days and hours businesses are allowed to keep their doors open to the public.

As much as the Eco Car Wash is currently complying with the restrictive condition, such condition is hampering its financial viability as it is precluded from trading on some of the potential most active days, being Sundays and Public Holidays. Statistics have proven that the footfall at the centre, per hour trading, to be the highest on Sundays and Public Holidays.

Very often visitors to Hermanus wish to have their vehicles cleaned before departing to the destination of origin (on Sundays and Public Holidays) only to learn with disappointment that the most convenient Car Wash Facility is not open for trade. It is also very convenient for visitors to Whale Coast Mall to have their vehicles cleaned while shopping in the Centre.

A recent online "petition" in support of trading on Sundays and Public Holidays has yielded some 63 positive and no negative response with a few minutes.

Eco Car Wash currently directly provides to the livelihood of 10 families, and this can increase significantly should it be able to trade on Sundays and Public Holidays.

The original restriction imposed was based on one nearby residents fear that the anticipated noise that will emanate from the Car Wash will disturb the "tranquility" in the surrounds on Sundays Public holidays. During recent communication with the concerned resident, he confirmed that he is satisfied that the noise from the Car Wash does not have the negative impact as envisaged.

D. CONCLUSION

From the above it is evident that the waiving of the restrictive conditions will have no negative effect on the surrounding area but rather enhance the financial viability of the operation.

Your kind and positive consideration will be appreciated.

Yours Faithfully



Maryke Potgieter
CENTRE MANAGER

R43 MAIN ROAD

EXISTING PARKING

ARGON STREET

WHALE COAST MALL
EXISTING RETAIL CENTRE
CONSOLIDATED ERF 2381

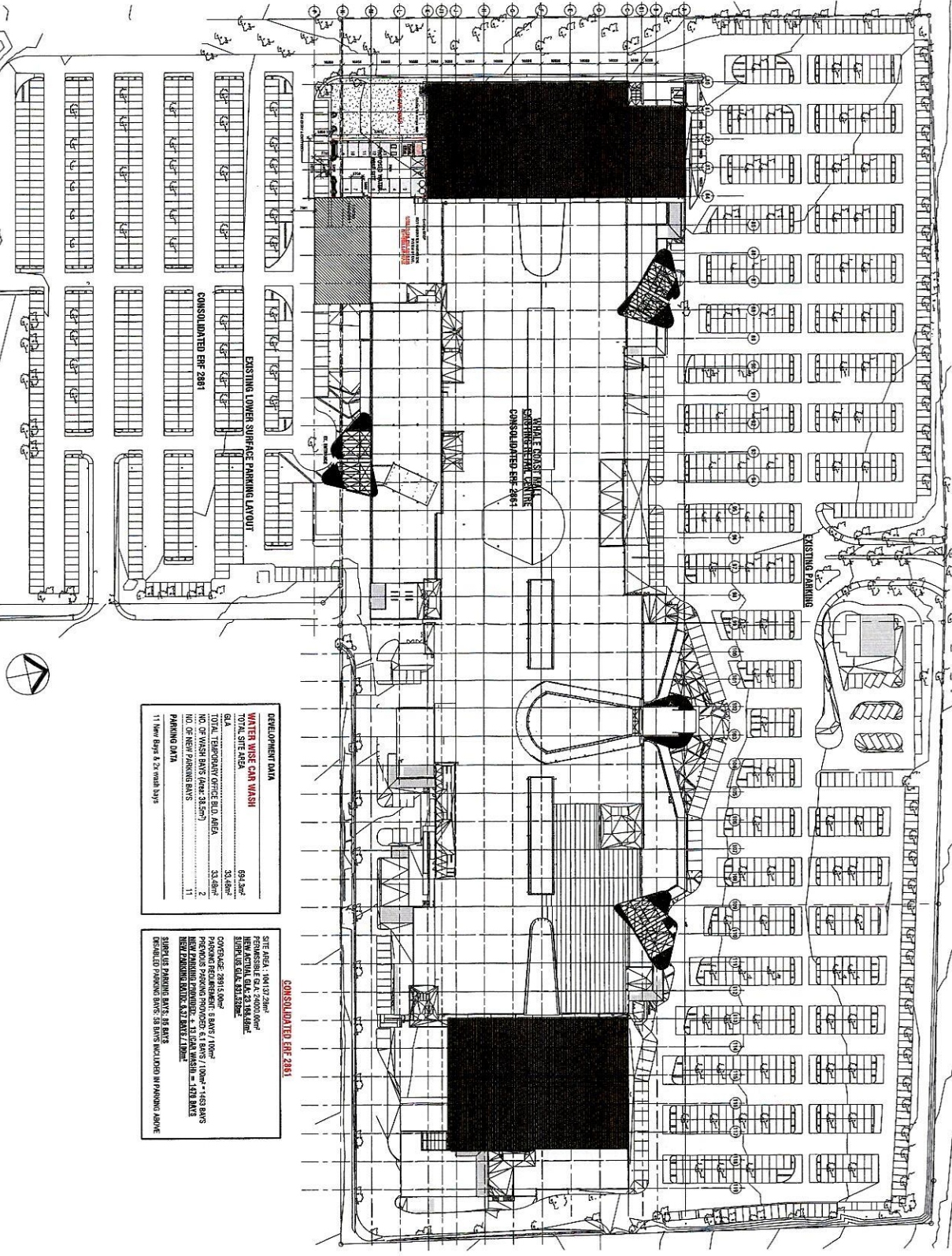
EXISTING LOWER SURFACE PARKING LAYOUT

CONSOLIDATED ERF 2381

DEVELOPMENT DATA	
WATER WISE CAR WASH	69.43m²
TOTAL SITE AREA	33.48m²
G.I.A.	33.48m²
TOTAL TEMPORARY OFFICE B.U. AREA	33.48m²
NO. OF WASH BAYS (Area 38.5m²)	2
NO. OF NEW PARKING BAYS	11
PARKING DATA	
11 New Bays & 32 Wash Bays	

CONSOLIDATED ERF 2381

SITE AREA: 104 137.28m²	
PERMANENT G.I.A. 5,400.00m²	
TEMPORARY G.I.A. 33.48m²	
SURPLUS G.I.A. 931.82m²	
CONCRETE: 2901.60m²	
PARKING REQUIREMENT: 8 BAYS / 100m²	
PREVIOUS PARKING PROVIDED: 61 BAYS / 100m² = 1483 BAYS	
NEW PARKING PROVIDED: 11 BAYS / 100m² = 148 BAYS	
NEW PARKING BAYS: 32 BAYS / 100m²	
SURPLUS PARKING BAYS: 32 BAYS	
DEVELOPED PARKING BAYS: 32 BAYS INCLUDING HYPERMARKET ADJACENT	



1 | WHALE COAST MALL SITE PLAN

DENARIUS STREET



GENERAL

KEY PLAN

REVISIONS

SIGNATURES

PROJECT

TITLE

1. THE CLIENT HAS BEEN ADVISED THAT THE INFORMATION CONTAINED HEREIN IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT TO BE USED FOR ANY OTHER PURPOSE. THE CLIENT HAS BEEN ADVISED THAT THE INFORMATION CONTAINED HEREIN IS NOT TO BE USED FOR ANY OTHER PURPOSE. THE CLIENT HAS BEEN ADVISED THAT THE INFORMATION CONTAINED HEREIN IS NOT TO BE USED FOR ANY OTHER PURPOSE.

Partners
Boegertman
Architects

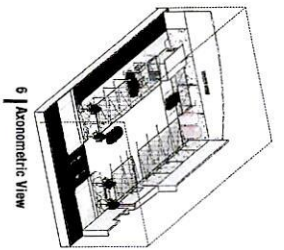
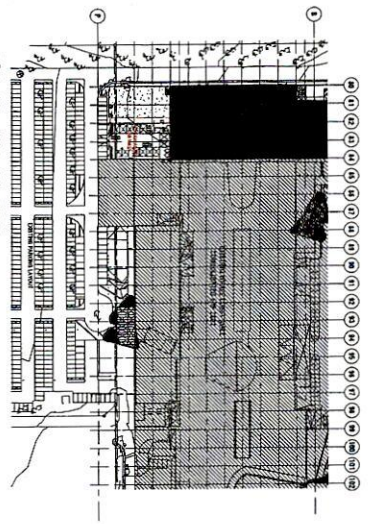
HERMANUS

WHALE COAST MALL

DOORSTANANT

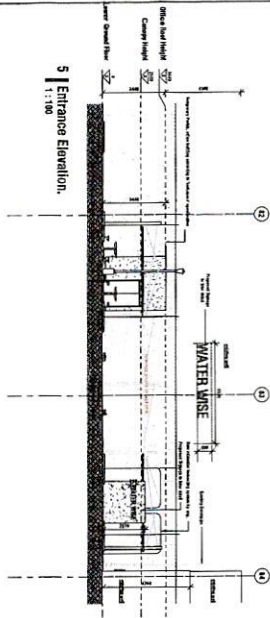
WHALE COAST MALL SITE PLAN

SCALE: 1:500 @ A3
DATE: 01/01/2011
BY: 0011
8

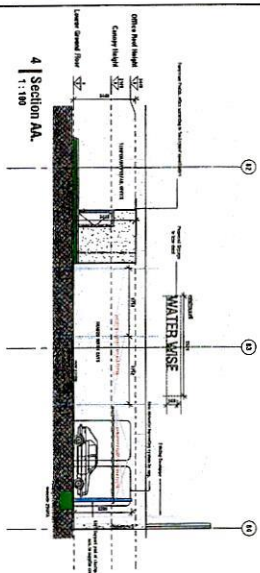


6 Axonometric View

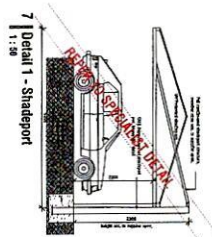
2 Key Plan - Water Wise WCH
1:100



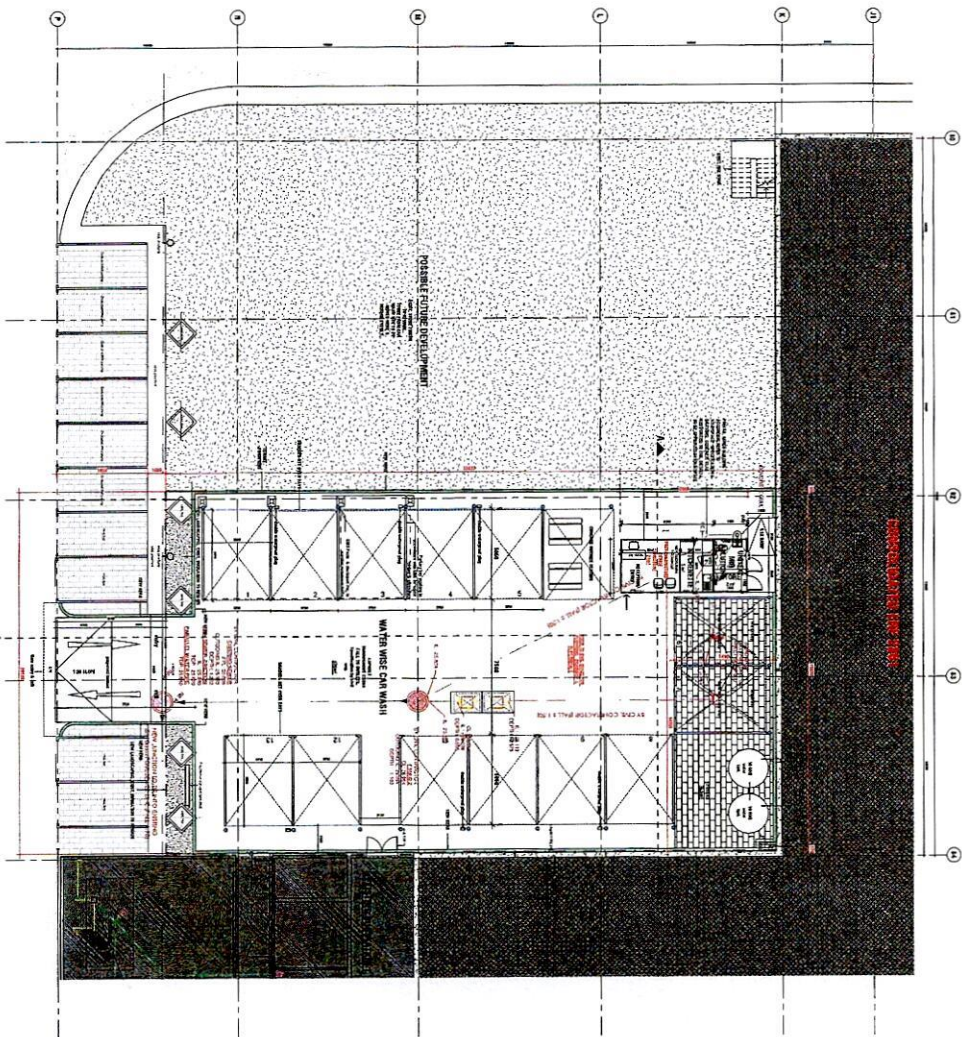
5 Entrance Elevation
1:100



4 Section AA
1:100



7 Detail 1 - Shedsport
1:10



DEVELOPMENT DATA	
TOTAL SITE AREA	674 m ²
GFA	1,000 m ²
NET DEVELOPABLE GROUND FLOOR AREA	1,000 m ²
NET DEVELOPABLE FIRST FLOOR AREA	1,000 m ²
NET DEVELOPABLE SECOND FLOOR AREA	1,000 m ²
NET DEVELOPABLE THIRD FLOOR AREA	1,000 m ²
NET DEVELOPABLE FOURTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE FIFTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE SIXTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE SEVENTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE EIGHTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE NINTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE TENTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE ELEVENTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE TWELFTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE THIRTEENTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE FOURTEENTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE FIFTEENTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE SIXTEENTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE SEVENTEENTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE EIGHTEENTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE NINETEENTH FLOOR AREA	1,000 m ²
NET DEVELOPABLE TWENTIETH FLOOR AREA	1,000 m ²

GENERAL

REVISIONS

KEY PLAN

CLIENT

PROJECT

TITLE



WHILE COAST MALL

HERMANUS

WATERWISE PLAN, SECTION

1:100

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