



**Enquiries**

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File ref: 18/36/306

27 August 2024

Via Email

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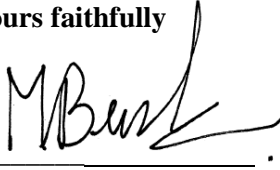
For Attention: Shaun McMillan

**SUBDIVISION: PORTION 36 OF THE FARM WITTEDRIFT NO 306, BITOU MUNICIPALITY**

1. The Acting Director: Economic Development and Planning made the following decision on 27/08/2024.
2. That the following applications be **refused** in terms of Section 60 of the Bitou By-law on Municipal Land Use Planning 2015 for:
  - a) The subdivision of Portion 36 of the Farm Wittedrift No 306 into two portions. Ptn A measuring 26.2 Ha and the Remainder measuring 13.1ha).
3. *Reasons* for the above *decision* are as follows:
  - a) The proposed subdivision will lead to the fragmentation of rural land units.
  - b) The subdivision is inconsistent with the spatial objectives of the SDF.
  - c) The proposed subdivision is inconsistent with the land development principles as contained in Chapter VI of LUPA (act 3 of 2014 as amended).
4. You are hereby informed of your right to appeal to the Appeal Authority in terms of section 79(2) of the said legislation.
5. Such an appeal must be submitted in writing to the Municipal Manager, Bitou Municipality, Private Bag X1002, Plettenberg Bay, 6600, within 21 days this letter was emailed or sent to the electronic address
6. The attached appeal form must be completed and should be directed to the Municipal Manager, Bitou Municipality, Private Bag X1002, Plettenberg Bay, 6600, within 21 days this letter was emailed or sent to the electronic address.
7. If you exercise your right to appeal, you are requested to simultaneously serve notice of the appeal on any person who commented on the application and any other persons as the Municipality may determine. Proof of serving the notification must be submitted to the Municipality, within 14 days of serving the notification.
8. The notice must be served in accordance with section 35 of the said legislation and in accordance with the additional requirements as may be determined by the Municipality. The notice must invite persons to comment on the appeal within 21 days from date of registration of this letter.

9. Kindly note that no appeal right exists in terms of Section 62 of the Local Government Municipal Systems Act, No 32 of 2000.
10. A notification in terms of Section 61 of the Bitou Municipality Land Use Bylaw (2015) will confirm the coming into operation of the approval, if no appeals were received within 21 days this letter was emailed or sent to the electronic address.

**Yours faithfully**

A handwritten signature in black ink, appearing to read 'T Wildeman', written over a horizontal line.

**T Wildeman**

**Acting Director: Economic Development and Planning**