



Dr. Ralph Links
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Municipal Notice No: 253/2024.

**NOTICE OF LAND USE APPLICATIONS/
GRONDGEBRUIKAANSOEK KENNISGEWING/
ISAZISO NGESICELO SOKUSETYENZISWA KOMHLABA**

**BITOU MUNICIPALITY (WC047)
NOTICE NUMBER: 253/2024.**

Property description/ Grondbeskrywing/ Inkcazo yepropati	Type of Application/Aansoek/ Uhlobo lweSicelo
Erf 169, Plettenberg Bay	- The rezoning of Plettenberg Bay Erf 169 from ‘Single Residential Zone I’ to ‘General Residential Zone II’ to allow three (3x) residential apartments in terms of Section 15(2)(a) of the Bitou Municipality Land Use Planning Bylaw, 2015. - A permanent departure for the relaxation of building lines on Erf 169 Plettenberg Bay, in terms of Section 15(2)(b) of the Bitou Municipality Land Use Planning Bylaw, 2015; to allow: - Relaxation of the street building line (along Harker Street) from 5m to 3.26m to allow a portion of the garage; - Relaxation of the street building line (along Harker Street) from 5m to 0.98m to allow portions of levels 4 and 5 of the existing building; - Relaxation of the street building line (along Harker Street) from 5m to 3.90m to allow a portion of the entrance portico; - Relaxation of the northern lateral building line from 4.5m to 2.7m to allow a portion of the garage. - Relaxation of the northern lateral building line from 4.5m to 3.36m to allow a portion of level 1 to level 5 of the existing building; - Relaxation of the street building line (along Odland Street) from 5m to 0m to allow the swimming pool on the ground floor; - Relaxation of the street building line (along Odland Street) from 5m to 4.51m to allow the swimming pool on level 2; - Relaxation of the street building line (along Odland Street) from 5m to 4.5m to allow the balcony on level 2; - Relaxation of the southern lateral building line from 4.5m to 1.5m to allow a portion of level 1 to level 5 of the existing building; and - Relaxation of the southern lateral building line from 4.5m to 2.58m to allow a jacuzzi on level 4 of the existing building.
Erf 169, Plettenbergbaai	- Die hersonering van Plettenbergbaai Erf 169 van 'Enkelwoongebied I' na 'Algemene Woongebied II' om drie (3x) woonwoonstelle toe te laat ingevolge Artikel 15(2)(a) van die Bitou Munisipaliteit se Grondgebruikbeplanningsverordening, 2015. 'n Permanente vertrek vir die verslapping van boulyne op Erf 169 Plettenbergbaai, ingevolge Artikel 15(2)(b) van die Bitou Munisipaliteit se Grondgebruikbeplanningsverordening, 2015; Om toe te laat: - Verslapping van die straatboulyn (langs Harkerstraat) van 5m tot 3,26m om 'n gedeelte van die motorhuis toe te laat; - Verslapping van die straatboulyn (langs Harkerstraat) van 5m tot 0,98m om gedeeltes van vlak 4 en 5 van die bestaande gebou toe te laat; - Verslapping van die straatboulyn (langs Harkerstraat) van 5m tot 3,90m om 'n gedeelte van die ingangsportiek toe te laat; - Verslapping van die noordelike laterale boulyn van 4,5 m tot 2,7 m om 'n gedeelte van die motorhuis toe te laat. - Verslapping van die noordelike laterale boulyn van 4,5m tot 3,36m om 'n gedeelte van vlak 1 tot vlak 5 van die bestaande gebou toe te laat; - Verslapping van die straatboulyn (langs Odlandstraat) van 5m tot 0m om die swembad op die grondvloer toe te laat; - Verslapping van die straatboulyn (langs Odlandstraat) van 5m tot 4,51m om die swembad op vlak 2 toe te laat; - Verslapping van die straatboulyn (langs Odlandstraat) van 5m tot 4,5m om die balkon op vlak 2 toe te laat; - Verslapping van die suidelike laterale boulyn van 4,5m tot 1,5m om 'n gedeelte van vlak 1 tot vlak 5 van die bestaande gebou toe te laat; En - Verslapping van die suidelike laterale boulyn van 4,5 m tot 2,58 m om 'n jacuzzi op vlak 4 van die bestaande gebou toe te laat.

Application is available for viewing at Municipal office, 50 Melville’s Corner, during office hours/ Aansoek kan bestudeer word by Kantoor 50, Mellville’s Corner gedurende kantoorure/ Ikopi yesicelo iyafumaneka ukuze ijongwe kwi-ofisi kaMasipala kwiyunithi engu-50 Melville’s Corner, ngamaxesha omsebenzi aqhelekileyo.

Enquiries may be directed to/ Navrae kan gerig word na/ Imibuzo inokubhekiswa kuyo Town planning at 044 501 3303/ townplanning@plett.gov.za

Comments/objections with reasons must be delivered or e-mailed to townplanning@plett.gov.za within 30 days from the date of publication of this notice, and must include the name & contact details of the person concerned. Kommentare/ besware kan na townplanning@plett.gov.za gerig word binne 30 van publikasie van hierdie kennisgewing en moet ‘n naam en kontakbesonderhede insluit./ Naziphi na izimvo/izichaso ezinezizathu mazisiwe okanye zithunyelwe nge-imeyile apha townplanning@plett.gov.za zingadlulanga iintsuku ezingama-30 ukususela kumhla wokupapashwa kwesi saziso, kwaye mazibandakanye igama neenkukacha zoqhagamshelwano zaloo mntu uchaphazelekayo.

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Bitou Local Municipality