



POWER OF ATTORNEY

Owner's Name: Casper Johannes Schmidt

Identification number: 4009215012086

Capacity: Owner

Hereby, the undersigned, give consent to

ATLAS TOWER (PTY) Ltd, Reg: 2014/077051/07 and their consultant WPPlanning,

to make at their own expense, the necessary applications to the various departments in terms of the relevant legislation for the necessary statutory approvals in order to establish a telecommunication base station on:

PORTION 113 OF THE FARM RUYGTE VALLY No. 205, KNYSNA RD

This consent is in principle only and the proposed installation is subject to a formal lease agreement between the property owner and Atlas Towers (PTY) Ltd. The terms and conditions of the formal agreement shall be negotiated upon signature of the lease agreement, but subject at all times to your final approval and consent.

Signed at *Casper Schmidt*

On this the 11th day of October 2019

SIGNATURE:

Casper Schmidt
NAME: C. J. SCHMIDT.

WITNESSES:

1. *J. M. Louw*

SIGNATURE: J. M. Louw.

2. *J. M. Louw*

SIGNATURE: J.M. Louw .



Warren Petterson Planning
P.O. Box 152
Century City
7446

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ANNEXURE C: Title Deed

61

SILBERBAUERS
ATTORNEYS
CAPE TOWN

25-02-1974

18-6-1974

VIR ENDORSEMENT BY CLERK
FOR ENDORSEMENTS SEE PAGE 6 ET SEQ.

16 000,00

ORIGINAL OOR PRONKLIKE STAMPED GESEEL	
DUTY DEELREG R.	85,00
FEE FOOI...	12,50
TRANSFER DUTY HEERENDE	1270,00

14982	1974
-------	------

DEED OF TRANSFER

BY VIRTUE OF A POWER OF ATTORNEY.

Prepared by

Conveyancer.

KNOW ALL MEN WHOM IT MAY CONCERN

THAT ALAN JOHN FLEDERMAN

appeared before me, Registrar of Deeds, in Cape Town, Province of the Cape of Good Hope, he the said Appearer being duly authorised thereto by a Power of Attorney executed

at GEORGE

on the

by

15th

day of

DECEMBER,

19 73

IND.	NO.	WUM
1	15th	
P	LILIAN JESSIE MORRIS, formerly Paoliello, formerly Sterley, born Butler, Widow, in her capacity as Executrix in the Estate of the late NORMAN HOOPER MORRIS.	

- White Group -

Estate
(hereinafter styled the TRANSFEROR/).

which /....

which power, witnessed in accordance with law, was exhibited to me on this day;

And the Appearer declared that his Principal in her aforesaid capacity on 29th November, 1973,

had truly and legally sold, and that He, in his capacity as Attorney aforesaid, did by these presents, cede and transfer, in full and free property to and on behalf of

CASPER JOHANNES SCHMIDT,
(born on 21st September, 1940)

- White Group -

(hereinafter styled the TRANSFEREE).

His Heirs, Executors, Administrators or Assigns,

CERTAIN redeemed quitrent land situate in the Division of Knysna, being Portion 113 (a portion of Portion 108) of the farm RUYGTE VALLY 205;

ORIGINALLY HELD by Norman Hooper Morris by Certificate of Consolidated Title No. 22863 dated 5th November, 1964.

MEASURING as such: Three comma nought nought eight one
(3,0081) Hectares.

AS WILL more fully appear from the annexed diagram
No. 1835/73.

A. SUBJECT:

- (a) to the provisions of Section 4 of Sir John Cradock's Proclamation, 6th August, 1813, whereunder the rights on mines of precious stones, gold or silver as also the right of making and repairing public roads and raising materials for that purpose on the premises are reserved to the State ;

/(b)

(b) to the conditions referred to in Deeds of Transfer No. 500 dated 19th August, 1878, No. 3201 dated 5th April, 1928, No. 10213 dated 11th October, 1929, and No. 5927 dated 2nd July, 1924 and No. 10085 dated 5th November, 1924;

(c) to the conditions contained in said Deed of Transfer No. 500/1878, namely:

"That all drinking places for cattle and the use of fountains on the different portions of the farm shall remain as heretofore and that the rights of all roads shall be respected."

B. SUBJECT FURTHER as regards the figure lettered BCDk on Diagram No. 1602/63 to the personal servitude of usufruct conferred in terms of the Last Will and Testament dated 2nd July, 1927, of the late Sophia Hooper (born Hooper) widow, on LEONARD HUGH MATSON, born on 28th November, 1891 (mental patient) which usufruct was conveyed to him by Notarial Deed of Cession executed on 15th November, 1956 and registered on the 27th December, 1956 under No. 743/56.

C. SUBJECT FURTHER as regards the figure lettered DEFGk on the said diagram No. 1835/73 and so far as applicable to the following conditions set forth in Deeds of Partition Transfer Nos. 3552 and 3553 dated 17th March 1950, namely:-

"To a right of way to and from the remainder of the said farm "GREENMERE" along the old game track passing through the said Lot J J H (Portion 22) thereby conveyed in favour of the present and future owners of:-

(1) Lots F E M and K M Greenmere this day transferred to Magdalene Frances Morris (born van der Byl) married without community

/of



of property to Norman Hooper Morris,
No. 3550.

- (2) Lots S H and S S H Greenmere, this day transferred to the Estate of the late Sophia Hooper (born Hooper) Widow, No. 3551.
- (3) The remainder of the farm Greenmere held under Partition Transfers by Appearer's Constituents and the Estate of the late Sophia Hooper dated this day Nos. 3554, 3555, 3556 and 3557, which "old game Track" intersects the lines B C and H G on diagram of Lot J J H No. A. 1453/1930 at points approximately half way between said points B and C and G and H."

D. SUBJECT FURTHER to the following condition newly imposed by the Controlling authority, being the Administrator of the Province of the Cape of Good Hope, in terms of Section 11 of Act 21 of 1940, as amended, when approving of the subdivision of Portion 108 of the farm RUYGTE VALLY No. 205, which reads as follows:

"Mag slegs vir woondoeleindes gebruik word en geen besigheid mag daarop opgerig word nie. Nie meer as eenwoonhuis mag opgerig word nie. 'n Boulyn van 20 meter gemeet vanaf die grootpadreserwegrens moet toegepas word. Geen verdere onderverdelings mag plaasvind nie".

/WHEREFORE



S **WHEREFORE** the Appearer, renouncing all the Right and Title the ~~TRANSFEROR~~
Estate heretofore had to the premises, did, in
S consequence, also acknowledge the ~~TRANSFEROR~~ Estate
as aforesaid, to be entirely dispossessed of, and disentitled to the same and that by vir-
tue of these Presents the said TRANSFeree
His Heirs, Executors, Administrators, or Assigns, now is and henceforth
S shall be entitled thereto, conformably to local custom, the State, however, reserving its
Rights; and finally acknowledging the ~~TRANSFEROR~~ Estate
to have been satisfactorily paid the whole of the purchase money amounting to a sum of

SIXTEEN THOUSAND RAND (R16000,00)

IN WITNESS whereof, I, the said Registrar, together with the Appearer, q.q. have sub-
scribed to these Presents, and have caused my Seal of Office to be affixed hereto.

Thus done and executed at the Office of the Registrar of Deeds, at CAPE TOWN
on the 28th Day of the Month of May.
in the year of our Lord, One Thousand Nine Hundred and Seventy-four (1974)

In my presence,

Registered in the *Towns*
Register of *Knysna*
Book *4 R* Folio *4 R*

Clerk in Charge.

E. Hunt

q.q.

L. B. Bunt
Registrar of Deeds.

CASH SALE RECEIPT NO : 1437573

REF INVOICE NO : 4967392

ACC NO : 888 CASH SERVICES

DATE : 2019/10/23

CLIENT NAME: C THESEN

PICKING SLIP 1592505

PICKING SLIP 1592506

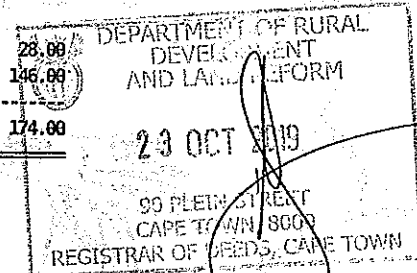
TOTAL

R

174.00

PAYMENT TYPE : CASH

*** END OF RECEIPT ***





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ANNEXURE D: Conveyancer Certificate



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The Municipal Manager
Knysna Municipality
Town planning Department
5 Clyde Street
Knysna
6750

Conveyancer's Certificate

I/we, Elzje Sophia Swanepoel
(Conveyancer's Name)

Hereby wish to certify that a search was conducted in the Deeds Registry, Cape Town, regarding the following property(ies) (Including both current and earlier title deeds/pivot deeds/ deeds of transfer):

Portion 113 (a portion of Portion 108) of the Farm Ruyte Vally No. 205, In the Knysna Municipality, Division Knysna, Province of the Western Cape, in extent 3.0081 hectares, held by the Deed of Transfer No. T14982/1974.

In respect of which it was found that there are restrictive conditions registered against such property(ies) prohibiting it from being utilised/ developed for the following purposes:

Telecommunication Base Station

There are restrictive Title Deed conditions in the Title Deed T14982/1974.

The list of restrictive Title Deed Conditions that have been considered:

- Use of Land
- Building Lines
- Height
- Number of buildings
- Bulk floor area
- Coverage/built upon area
- Subdivision
- Servitudes that may be registered over or in favour of the property
- Other restrictive conditions

The list of restrictive Title Deed Conditions that are applicable to the proposed development:

- Condition D (page 4) – Use of land

Signed at Cape Town on this 3 day of February 2020

Elzje Swanepoel
(Signature)

Postal address _____

Tel: _____
Email: _____



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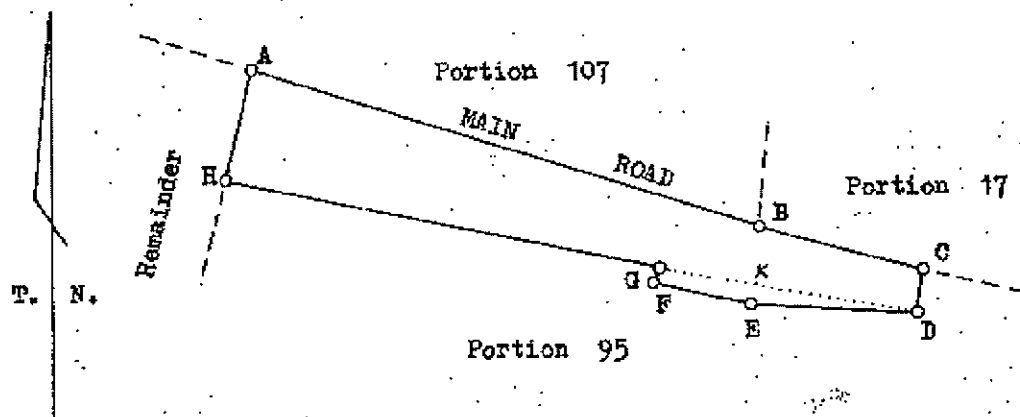
OFFICE COPY

SIDES Metres		ANGLES OF DIRECTION	CO-ORDINATES Y System Lo 23° X			S.G. No.
		Constant	±	0,00	+3780 000,00	1835/73
AB	385,00	287.50.30	A	+ 16 451,49	+ 5 645,94	Approved <i>[Signature]</i> Surveyor-General 2.5.73
BC	120,66	284.56.30	B	+ 16 085,01	+ 5 763,90	
CD	32,02	16.49.40	C	+ 15 968,43	+ 5 795,01	
DE	113,29	93.15.30	D	+ 15 977,70	+ 5 825,66	
EF	75,21	101.45.40	E	+ 16 090,81	+ 5 819,22	
FG	13,53	200.09.00	F	+ 16 164,44	+ 5 803,89	
GH	317,19	101.47.10	G	+ 16 159,78	+ 5 791,19	
HA	82,62	193.08.40	H	+ 16 470,28	+ 5 726,40	

Δ K23 + 21 524,26 + 6 454,38
Δ K24 + 11 488,27 + 7 599,16

Beacons:

- A. 20mm. x 1 meter iron peg and cairn.
B.D.E.F.G. Iron standard.
C. 20mm. x 1 meter iron peg, 6cm. under ground level.
H. Planted stone.



Scale: 1 : 5 000.

The figure A.B.C.D.E.F.G.H.

represents 3,0081 Hectares

of land, being

Portion 113 (a portion of portion 108) of the farm RUYGTE VALLY. 205
situate in the

Administrative District of KNYSNA.

Province of Cape of Good Hope.

Surveyed in OCTOBER, 1968 - JANUARY, 1973.

by me,

Land Surveyor

This diagram is annexed to

The original diagram is

File No. Knys. 205

No.
dated
l/o

14982/74

No. 1602/1963 annexed to

S.R. No. E. 465/73

Transfer Grant

Comp. AL - 23A/W34(691)

No. 1264. 458.22863

Registrar of Deeds

(Net te/toestemming - No 0793)



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ANNEXURE F: Health and Safety letter



Department of Health

Directorate: Radiation Control
Private Bag X62
BELLVILLE
7535

☎: 021 957 7483
Fax: 021 946 1589
E-mail: Leon.DuToit@health.gov.za

Enquiries: LL du Toit
Date: 11 March 2019

To whom it may concern

HEALTH EFFECTS OF CELLULAR BASE STATIONS AND HANDSETS

The Directorate: Radiation Control is the section within the National Department of Health that is responsible, from the viewpoint of human health, for regulating electronic products producing **non-ionising** electromagnetic fields (EMF), i.e. where the frequency of such EMF is less than 300 GHz. In carrying out this responsibility, the Directorate has been utilising the World Health Organization's (WHO) International EMF Project (www.who.int/peh-emf/en/) as its primary source of information and guidance with respect to the health effects of EMF. The International EMF Project was established by the WHO in 1996 to (i) assess the scientific evidence for possible adverse health effects of non-ionising electromagnetic fields on an on-going basis, (ii) initiate and coordinate new research in this regard, and (iii) compile health risk assessments for different parts of the electromagnetic spectrum. The Department of Health has been a member of the International Advisory Committee of the International EMF Project since 1998.

In June 2005 the International EMF Project hosted a workshop that was specifically aimed at considering the possible health consequences of the emissions from cellular base stations and wireless networks. The findings of this workshop were summarised in a 2-page Fact Sheet (<http://www.who.int/peh-emf/publications/facts/fs304/en/>). The following extract from this Fact Sheet is still considered by the WHO as a summary of the findings to date, i.e. ***"Considering the very low exposure levels and research results collected to date, there is no convincing scientific evidence that the weak RF signals from base stations and wireless networks cause adverse health effects."***

Another WHO Fact Sheet was published in June 2011 and reviewed in October 2014, i.e. *Electromagnetic fields and public health: mobile phones*. This Fact Sheet can be found at <http://www.who.int/mediacentre/factsheets/fs193/en/> and the conclusion is stated as follows:

“A large number of studies have been performed over the last two decades to assess whether mobile phones pose a potential health risk. To date, no adverse health effects have been established as being caused by mobile phone use.”

The WHO recommends utilising internationally recognised exposure guidelines such as those published in 1998 by the International Commission on Non-Ionizing Radiation Protection (ICNIRP) and reconfirmed in 2009 for the frequency range 100 kHz – 300 GHz (i.e. including all the frequencies employed by the cellular industry). The Department of Health likewise recommends the use of these ICNIRP guidelines to protect people against the known adverse health effects of EMF.

The numerous measurement surveys, which have been conducted around the world and in South Africa, have shown that the actual levels of public exposure as a result of base station emissions invariably are only a fraction of the ICNIRP guidelines, even in instances where members of the public have been really concerned about their exposure to these emissions. At present there is **no** confirmed scientific evidence that points to any health hazard associated with the very low levels of exposure that the general public would typically experience in the vicinity of a cellular base station. The Department is therefore satisfied that the health of the general public is not being compromised by their exposure to the microwave emissions of cellular base stations. This also means that local and other authorities, in considering the environmental impact of any particular base station, do not need to and should not attempt, from a public health point of view, to set any restrictions with respect to parameters such as distance to the mast, duration of exposure, height of the mast, etc.

The Department of Health is not able to make any pronouncements about the specific levels of EMF that a member of the public would experience at any particular base station site when it is in operation. However, generally-speaking unless a person would climb to the top of a mast (or other structure supporting an antenna) and position him/herself not more than a few meters away right in front of the active antenna, such a person would have no real possibility of being exposed to even anywhere near the afore-mentioned ICNIRP guideline limits. Since these base stations are typically cordoned off by means of barbed wire fencing and locked gates/doors in order to protect the sensitive and expensive technology, getting to a mast and actually climbing it despite the afore-mentioned security measures would certainly not be considered responsible behaviour. Even then the only real threat to the health of the person would be falling at any height from the structure in question. Based on the results of numerous global and local surveys, the experience has been that the exposure to base station EMF at ground level is typically in the range of between 0.001 – 1.0 % of the afore-mentioned ICNIRP guideline limits. Against this background of available data, there

would be no scientific grounds to support any allegation that adverse health effects might be suffered by a responsible member of the public due to the EMF emitted by a base station.

Although the Department of Health currently neither prescribes nor enforces any compulsory exposure limits for electromagnetic fields, the Department does advise all concerned (whether they be a government department, the industry or the public) that voluntary compliance with the afore-mentioned ICNIRP exposure guidelines is the recommended and science-based way to deal with any situation involving human exposure to the non-ionising electromagnetic fields emitted by cellular base stations and handsets.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'LL du Toit', written in a cursive style.

LL du Toit
DEPUTY DIRECTOR: RADIATION CONTROL



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ANNEXURE G: EIA Regulations

		<p>(f) In Western Cape:</p> <ul style="list-style-type: none"> i. A protected area identified in terms of NEMPAA, excluding conservancies; ii. In areas containing indigenous vegetation; or iii. In urban areas: <ul style="list-style-type: none"> (aa) Areas zoned for use as public open space; or (bb) Areas designated for conservation use in Spatial Development Frameworks adopted by the competent authority, or zoned for a conservation purpose.
3.	<p>The development of masts or towers of any material or type used for telecommunication broadcasting or radio transmission purposes where the mast or tower—</p> <ul style="list-style-type: none"> (a) is to be placed on a site not previously used for this purpose; and (b) will exceed 15 metres in 	<p>(a) In Free State, Limpopo, Mpumalanga and Northern Cape provinces:</p> <ul style="list-style-type: none"> i. In an estuary; ii. Outside urban areas, (aa) A protected area identified in terms of NEMPAA, excluding conservancies; (bb) National Protected Area Expansion Strategy Focus areas; (cc) Sensitive areas as identified in an environmental management framework as contemplated in

	<p>height— but excluding attachments to existing buildings and masts on rooftops.</p>	<p>chapter 5 of the Act and as adopted by the competent authority;</p> <p>(dd) Sites or areas identified in terms of an International Convention;</p> <p>(ee) Critical biodiversity areas as identified in systematic biodiversity plans adopted by the competent authority or in bioregional plans;</p> <p>(ff) Core areas in biosphere reserves;</p> <p>(gg) Areas within 10 kilometres from national parks or world heritage sites or 5 kilometres from any other protected area identified in terms of NEMPAA or from the core areas of a biosphere reserve; or</p> <p>(hh) Areas seawards of the development setback line or within 1 kilometre from the high-water mark of the sea if no such development setback line is determined; or</p> <p>iii. Inside urban areas; in:</p> <p>(aa) Areas zoned for use as public open space; or</p> <p>(bb) Areas designated for conservation use in Spatial Development Frameworks adopted by the competent authority or zoned for a conservation</p>
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		<p>(f) In Western Cape:</p> <ul style="list-style-type: none"> i. All areas outside urban areas; or ii. Areas designated for conservation use in Spatial Development Frameworks adopted by the competent authority, or zoned for a conservation purpose, within urban areas. 	
4.	The development of a road wider than 4 metres with a reserve less than 13,5 metres.	<p>(a) In Free State, Limpopo, Mpumalanga and Northern Cape provinces:</p> <ul style="list-style-type: none"> i. In an estuary; ii. Outside urban areas, in: <ul style="list-style-type: none"> (aa) A protected area identified in terms of NEMPAA, excluding disturbed areas; (bb) National Protected Area Expansion Strategy Focus areas; (cc) Sensitive areas as identified in an environmental management framework as contemplated in chapter 5 of the Act and as adopted by the competent authority; (dd) Sites or areas identified in terms of an International Convention; (ee) Critical biodiversity areas as identified in 	



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LAND USE PLANNING APPLICATION FORM

(Section 15 of the Proposed Standard Draft By-law on Municipal Land Use Planning)

KINDLY NOTE: Please complete this form using BLOCK capitals and ticking the appropriate boxes.

PART A: APPLICANT DETAILS

First name(s)	Warren				
Surname	Petterson				
South African Council for Planners (SACPLAN) registration number (if applicable)	A/189/2010				
Company name (if applicable)	Warren Petterson Planning				
Postal Address	PO Box 152				
	Century City	Postal Code	7446		
Email	dlouts@wpplanning.co.za				
Tel	021 552 5255	Fax	n/a	Cell	083 255 8349

PART B: REGISTERED OWNER(S) DETAILS (If different from applicant)

Registered owner(s)	Casper Johannes Schmidt				
Physical address	Alkant Plaas N2				
	Lake Pleasant, Sedgefield	Postal code	6573		
E-mail	casper21940@gmail.com				
Tel	044 343 1620	Fax	n/a	Cell	082 337 0303

PART C: PROPERTY DETAILS (in accordance with title deed)

Property description [Number(s) of Erf/Erven/Portion(Portion 113 of the Farm Ruygte Valley No. 205, Knysna Rd				
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s) or Farm(s), allotment area.]							
Physical Address	Begonia Street, Sedgfield						
GPS Coordinates				Town/City	Sedgfield		
Current Zoning	Agricultural Zone	Extent	3.0081 m ² (ha)	Are there existing buildings?	Y	N	
Applicable Zoning Scheme	Sedgfield Zoning Scheme Regulations, 1980						
Current Land Use	Agriculture						
Title Deed number and date	T	14982/1974					
Any restrictive conditions?	<input checked="" type="radio"/> Y	<input type="radio"/> N	If Yes, list condition(s)	D, page 4			
Are the restrictive conditions in favour of a third party(ies)?	<input type="radio"/> Y	<input checked="" type="radio"/> N	If Yes, list the party(ies)				
Is the property encumbered by a bond?	<input type="radio"/> Y	<input checked="" type="radio"/> N	If Yes, list bondholder(s)				
Any existing unauthorized buildings and/or land use on the subject property(ies)?	<input type="radio"/> Y	<input checked="" type="radio"/> N	If yes, is this application to legalize the building / land use?	<input type="radio"/> Y	<input checked="" type="radio"/> N		
Are there any pending court case(s) / order(s) relating to the subject property(ies)?	<input type="radio"/> Y	<input checked="" type="radio"/> N	Are there any land claim(s) registered on the subject property(ies)?	<input type="radio"/> Y	<input checked="" type="radio"/> N		

PART D: PRE-APPLICATION CONSULTATION

Has there been any pre-application consultation? ☒ If Yes, complete the information below and attach the minutes of the pre-application consultation.

Official's name		Reference Number		Date of consultation	
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PART E: LAND USE PLANNING APPLICATIONS IN TERMS OF SECTION 15 OF THE PROPOSED STANDARD DRAFT BY-LAW ON MUNICIPAL LAND USE PLANNING AND APPLICATION FEES PAYABLE

Tick	Section	Type of application	Cost
<input type="radio"/>	2(a)	a rezoning of land;	R
<input checked="" type="radio"/>	2(b)	a permanent departure from the development parameters of the zoning scheme;	R
<input type="radio"/>	2(c)	a departure granted on a temporary basis to utilise land for a purpose not permitted in terms of the primary rights of the zoning applicable to the land;	R
<input type="radio"/>	2(d)	a subdivision of land that is not exempted in terms of section 24, including the registration of a servitude or lease agreement;	R
<input type="radio"/>	2(e)	a consolidation of land that is not exempted in terms of section 24;	R
<input checked="" type="radio"/>	2(f)	a removal, suspension or amendment of restrictive conditions in respect of a land unit;	R
<input type="radio"/>	2(g)	a permission required in terms of the zoning scheme;	R

	2(h)	an amendment, deletion or imposition of conditions in respect of an existing approval;	R
	2(i)	an extension of the validity period of an approval;	R
	2(j)	an approval of an overlay zone as contemplated in the zoning scheme;	R
	2(k)	an amendment or cancellation of an approved subdivision plan or part thereof, including a general plan or diagram;	R
	2(l)	a permission required in terms of a condition of approval;	R
	2(m)	a determination of a zoning;	R
	2(n)	a closure of a public place or part thereof;	R
	2(o)	a consent use contemplated in the zoning scheme;	R
	2(p)	an occasional use of land;	R
	2(q)	to disestablish a home owner's association;	R
	2(r)	to rectify a failure by a home owner's association to meet its obligations in respect of the control over or maintenance of services;	R
	2(s)	a permission required for the reconstruction of an existing building that constitutes a non-conforming use that is destroyed or damaged to the extent that it is necessary to demolish a substantial part of the building.	R

TOTAL A:**R****PRESCRIBED NOTICE AND FEES** (for completion and use by official)**

Tick	Notification of application in media	Type of application	Cost
	SERVING OF NOTICES	Delivering by hand; registered post; data messages	R
	PUBLICATION OF NOTICES	Local Newspaper(s); Provincial Gazette; site notice; Municipality's website	R
	ADDITIONAL PUBLICATION OF NOTICES	Site notice, public meeting, local radio station, Municipality's website, letters of consent or objection	R
	NOTICE OF DECISION	Provincial Gazette	R
	INTEGRATED PROCEDURES	T.B.C	R

TOTAL B:**R****TOTAL APPLICATION FEES*****(TOTAL A + B)****R**

* Application fees that are paid to the Municipality are non-refundable and proof of payment of the application fees must accompany an application.

** The applicant is liable for the cost of publishing and serving notice of an application.

KNYSNA MUNICIPALITY'S BANK ACCOUNT DETAILS

Name: Knysna Municipality
 Bank: Nedbank
 Branch no.: 162645
 Account no.: 1626561826
 Payment reference: Erf Number

PART F: DETAILS OF PROPOSAL**Brief description of proposed development / intent of application:**

Consent use, permanent departure and removal of restrictive title deed condition in order to permit a freestanding base telecommunication station.

PART G: ATTACHMENTS AND SUPPORTING INFORMATION AND DOCUMENTATION FOR LAND USE PLANNING APPLICATION [section 15(2)(a) to (s) of the Proposed Standard Draft By-law on Municipal Land Use Planning]

Complete the following checklist and attach all the information and documentation relevant to the proposal. Failure to submit all information and documentation required will result in the application being deemed incomplete. It will not be considered complete until all required information and documentation have been submitted.

Information and documentation required in terms of section 38(1) of said legislation

<input checked="" type="radio"/>	N	Power of attorney / Owner's consent if applicant is not owner	<input checked="" type="radio"/>	N	Bondholder's consent (if applicable)
<input checked="" type="radio"/>	N	Resolution or other proof that applicant is authorised to act on behalf of a juristic person	<input checked="" type="radio"/>	N	Proof of registered ownership or any other relevant right held in the land concerned
<input checked="" type="radio"/>	N	Written motivation	<input checked="" type="radio"/>	N	S.G. diagram / General plan extract
<input checked="" type="radio"/>	N	Locality plan	<input checked="" type="radio"/>	N	Site development plan or conceptual layout plan
<input checked="" type="radio"/>	N	Proposed subdivision plan	<input checked="" type="radio"/>	N	Proof of agreement or permission for required servitude
<input checked="" type="radio"/>	N	Proof of payment of application fees	<input checked="" type="radio"/>	N	Full copy of the title deed
<input checked="" type="radio"/>	N	Conveyancer's certificate	<input checked="" type="radio"/>	N	Minutes of pre-application consultation meeting (if applicable)

Supporting information and documentation:

<input checked="" type="radio"/>	N	<input checked="" type="radio"/>	N/A	Consolidation plan	<input checked="" type="radio"/>	N	N/A	Land use plan / Zoning plan
<input checked="" type="radio"/>	N	<input checked="" type="radio"/>	N/A	Street name and numbering plan	<input checked="" type="radio"/>	N	<input checked="" type="radio"/>	1 : 50 / 1:100 Flood line determination (plan / report)
<input checked="" type="radio"/>	N	<input checked="" type="radio"/>	N/A	Landscaping / Tree plan	<input checked="" type="radio"/>	N	<input checked="" type="radio"/>	Home Owners' Association consent
<input checked="" type="radio"/>	N	N/A		Abutting owner's consent	<input checked="" type="radio"/>	N	<input checked="" type="radio"/>	Services Report or indication of all municipal services / registered servitudes
<input checked="" type="radio"/>	N	N/A		Copy of Environmental Impact Assessment (EIA) / Heritage Impact Assessment (HIA) / Traffic Impact Assessment (TIA) / Traffic Impact Statement (TIS) / Major Hazard Impact Assessment (MHIA) / Environmental Authorisation (EA) / Record of Decision (ROD) (strikethrough irrelevant)	<input checked="" type="radio"/>	N	<input checked="" type="radio"/>	Proof of failure of Home owner's association
<input checked="" type="radio"/>	N	<input checked="" type="radio"/>	N/A	Copy of original approval and conditions of approval	<input checked="" type="radio"/>	N	<input checked="" type="radio"/>	Any additional documents or information required as listed in the pre-application consultation
<input checked="" type="radio"/>	N	N/A		Proof of lawful use right	<input checked="" type="radio"/>	N	<input checked="" type="radio"/>	

							form / minutes
<input checked="" type="radio"/> Y	<input type="radio"/> N	<input type="radio"/> N/A	Required number of documentation copies	<input type="radio"/> Y	<input type="radio"/> N	<input checked="" type="radio"/> N/A	Other (specify)

PART H: AUTHORISATION(S) IN TERMS OF OTHER LEGISLATION

<input type="radio"/> Y	<input checked="" type="radio"/> N/A	National Heritage Resources Act, 1999 (Act 25 of 1999)	<input type="radio"/> Y	<input checked="" type="radio"/> N/A	Specific Environmental Management Act(s) (SEMA) (e.g. Environmental Conservation Act, 1989 (Act 73 of 1989), National Environmental Management: Air Quality Act, 2004 (Act 39 of 2004), National Environmental Integrated Coastal Management Act, 2008 (Act 24 of 2008), National Environmental Management: Waste Act, 2008 (Act 59 of 2008), National Water Act, 1998 (Act 36 of 1998) (strikethrough irrelevant)	
<input type="radio"/> Y	<input checked="" type="radio"/> N/A	National Environmental Management Act, 1998 (Act 107 of 1998)				
<input type="radio"/> Y	<input checked="" type="radio"/> N/A	Subdivision of Agricultural Land Act, 1970 (Act 70 of 1970)				
<input checked="" type="radio"/> Y	<input type="radio"/> N/A	Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) (SPLUMA)				
<input type="radio"/> Y	<input checked="" type="radio"/> N/A	Occupational Health and Safety Act, 1993 (Act 85 of 1993): Major Hazard Installations Regulations				
<input checked="" type="radio"/> Y	<input type="radio"/> N/A	Land Use Planning Act, 2014 (Act 3 of 2014) (LUPA)	<input type="radio"/> Y	<input checked="" type="radio"/> N/A	Other (specify)	
<input type="radio"/> Y	<input checked="" type="radio"/> N	If required, has application for EIA / HIA / TIA / TIS / MHIA approval been made? If yes, attach documents / plans / proof of submission etc.				
<input type="radio"/> Y	<input checked="" type="radio"/> N	If required, do you want to follow an integrated application procedure in terms of section 44(1) of the Proposed Standard Draft By-law on Municipal Land Use Planning? If yes, please attach motivation.				

SECTION I: DECLARATION

I hereby wish to confirm the following :

1. That the information contained in this application form and accompanying documentation is complete and correct.
2. I'm aware that it is an offense in terms of section 86(1)(e) to supply particulars, information or answers knowing the particulars, information or answers to be false, incorrect or misleading or not believing them to be correct.
3. I am properly authorized to make this application on behalf of the owner and (where applicable) that a copy of the relevant power of attorney or consent are attached hereto.
4. Where an agent is appointed to submit this application on the owner's behalf, it is accepted that correspondence from and notifications by the Municipality in terms of the by-law will be sent only to the agent and that the owner will regularly consult with the agent in this regard.
5. That this submission includes all necessary land use planning applications required to enable the development proposed herein.
6. I confirm that the relevant title deed(s) have been read and that there are no restrictive title deed restrictions, which impact on this application, or alternatively an application for removal/suspension or amendment forms part of this submission.
7. I am aware that development charges to the Municipality in respect of the provision and installation of

external engineering services are payable by the applicant as a result of the proposed development.

Applicant's signature:

Warren Petterson

Date:

27/02/2020

Full name:

Warren Petterson

Professional capacity:

Professional Planner

SACPLAN registration
number:

A/189/2010

FOR OFFICE USE ONLY

Date received:

Received by:

ANNEXURES

The following Annexures are attached for your information, only if applicable:

Please **do not submit** these Annexures with the application form.

Annexure A: Minimum requirements matrix

Annexure B: Land use planning application submission and protocol

Annexure C: Land use planning application workflow