

Our Ref: Pr21/34b06

01 December 2021

Your Ref:

**BY E-MAIL:** [smadumbo@knysna.gov.za](mailto:smadumbo@knysna.gov.za)  
[nvonya@knysna.gov.za](mailto:nvonya@knysna.gov.za)

Knysna Municipality  
P.O. Box 21  
Knysna  
6570

**FOR ATTENTION: MR. SHAUN MADUMBO**

Dear Sir,

**PROPOSED TEMPORARY LAND USE DEPARTURE: UITZICHT 216 PTN 108, KNY**

Our application for a temporary land use departure on Portion 108 of the Farm Uitzicht No 108, dated 28 October 2021, and your e-mail correspondence of 26 November 2021 requesting additional information refer.

1. Our application was submitted in terms of the Knysna Municipality By-law on Municipal Land Use Planning (2016). The applicant is aware that this by-law has been repealed and the Knysna Municipality: Spatial Planning and Land Use Management By-law (2021) has been promulgated in September 2021.
2. This addendum hereby revokes all references to the Knysna Municipality By-law on Municipal Land Use Planning (2016) in our submission and hereby amend the current application to be submitted in terms of Section 15(2)(c) of the to the Knysna Municipality: Spatial Planning and Land Use Management By-law (2021).
3. Our client does not have any copies of approved building plans for the existing outbuilding. We investigated the municipal building plan records and could also not find anything. The Applicant purchased the property during May 2001, and from the 2000 NGI Aerial Photo (refer to the image below), it is apparent that the existing outbuilding was on the property before the applicant took ownership of the property. It is the considered opinion, that the land development application, must first be approved, before the "as-built" building plans for this structure can be submitted and considered. It is the considered opinion that since the application matrix does not list the requirement to submit copies of approved building plans, the application under consideration cannot be considered as incomplete: the Pre-Application Minutes required that plans of the house to be submitted, and this was indeed done.



We trust the above is in order, and that this application can now be considered as complete. Please do not hesitate to contact the writer if you require any additional information.

Yours faithfully,

**MARIKE VREKEN**  
Pr. Pln 1101 M SAPI 10233