

L. GERICKE
1375

10 April 1995

Messrs Wallis & Abrahams
P O Box 27842
GREENACRES
6057

Dear Sir

"WATERWAYS" DEVELOPMENT

With reference to your letters regarding the above dated 3 February 1995 I wish to inform you that during a Council meeting held on 30 March 1995 it was inter alia resolved as follows :

"

- a] That the content of the following correspondence be noted:
- letter from Messrs Wallis & Abrahams dated 3 February 1995;
 - memorandum from the Deputy Town Secretary: Town Planning dated 10 March 1995;
 - memorandum from the Town Electrotechnical Engineer dated 14 March 1995;
- b] That the development plan in respect of Waterways, erf 3093, be approved, subject to the following conditions:
- i] 3m lateral/rear building lines [units 32 - 38 will be affected]
 - ii] with the exception of units 1 - 9 and 10 - 13, a 5m lagoon boundary building line to be maintained [including the swimming pool]
 - iii] on-site parking to be provided in accordance with the provisions of the Zoning Scheme
 - iv] a public walkway to the satisfaction of Council to be constructed along the waterfront
 - v] approval by the National Parks Board for all jetties and launching

points

- vi] maximum height of development 8m above natural ground level
- vii] minor deviations from the plan may be permitted in the discretion of the Town Clerk
- viii] no excavations be carried out in the vicinity of the electrical cables prior to the Electrotechnical Engineer pointing out the exact location thereof
- ix] proper arrangements being made, to the satisfaction of the Town Engineer, to ensure future access to the development on erf 3093 across erf 3094;
- x] the existing stream through the property must be accommodated to the satisfaction of the Council and the National Parks Board and this shall include the 1:50 year flood conditions;
- xi] the water supply to erf 3093 be provided from the old Main Road by the applicant to Council's satisfaction and a servitude registered by the applicant where required by Council;
- xii] the existing Council sewer line in the South East corner of erf 3093 be relocated and reconstructed by the applicant to Council's satisfaction and a servitude registered by the applicant to accommodate the sewer."

Yours faithfully

J W SMIT
CHIEF EXECUTIVE/TOWN CLERK

/Is

ZONING CERTIFICATE

It is hereby certified that Erf 3093, Knysna is presently zoned for Resort Purposes in terms of the Knysna Zoning Scheme.

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CHIEF EXECUTIVE/TOWN CLERK

MUNICIPALITY / MUNISIPALITEIT

- 8 OCT 1996

KNYSNA

WATERWAYS

APRIL '95

DEVELOPMENT PLAN SHOWING PROPOSED
BUILDINGS ON ERF 3093 KNY'SNA

REVISION NO 1

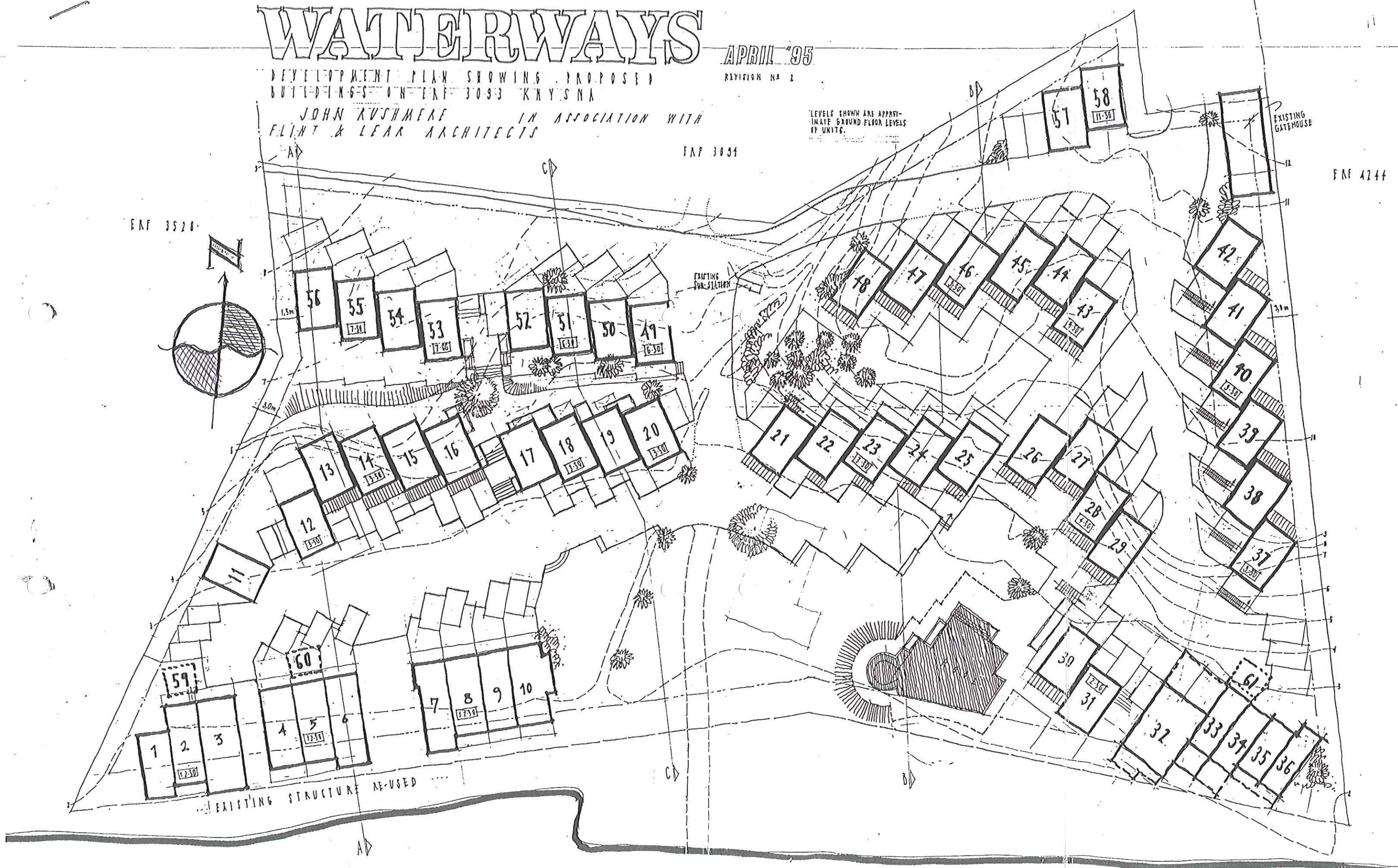
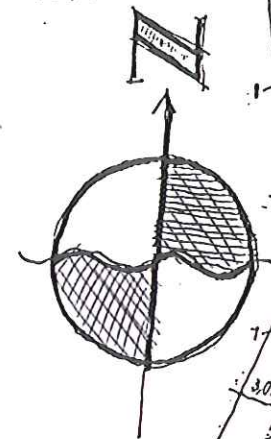
JOHN KUSHMERK IN ASSOCIATION WITH
FLINT & LEAR ARCHITECTS

LEVELS SHOWN ARE APPROXIMATE
GROUND FLOOR LEVELS
OF UNITS.

ERF 3093

ERF 4244

ERF 3528



KNYSNA RIVER - ESTUARY

