

Human Settlements

Your ref:

Our ref: CF30/02377

Date: 15 May 2026

Who deals with this: A Mjojeli

Tel: +27 (0) 41 506 5263

Fax: +27 (0) 41 506 2167

PO Box 9, Port Elizabeth, 6000

Republic of South Africa

e-Mail: amjojeli@mandelametro.gov.za

ATT: BLACKHOUND ARCHITECTURE AND RENDERING

Dear Sir / Madam

SITE DEVELOPMENT PLAN: ERF 2377 THEESCOMBE

I refer to your letter requesting approval of the Site Development Plan for the proposed **Function Venue**.

Please be advised that your plans referenced drawing no. **20250602_STABLES_MS01** submitted in compliance with the Nelson Mandela Bay Municipality Land Use Scheme are approved, subject to the conditions as listed below.

Human Settlements (Town Planning)

In order, subject to:

- Comply with all conditions on checklist.

Human Settlements (Building Inspectorate)

In order subject to:

- Building plan submission.

Infrastructure and Engineering (Roads and Storm water)

Site Plan noted:

- Professional engineer to be appointed to undertake all the required civil engineering works, specifically roads and stormwater management.
- Proposed access points along Kragga Kamma Road are noted and partially approved subject to consent obtained from the Eastern Cape Department of Transport.
- Further conditions to be made on submission engineers design drawings.

Infrastructure and Engineering (Transportation)

Site Plan noted:

- All the required number of parking bays are to be demarcated onsite.
- No parking on the road reserve will be permitted; the accommodation of public transport drop-off/pickup points within the site should be clearly indicated on-site with the appropriate signage also provided.
- All the TIA conditions of approval must be adhered to.
- Further comments on submission of building plans.

Human Settlements (Architecture)

In order.

Public Health (Waste Management)

Refuse storage area to be indicated on plan as discuss, as well as proof of refuse collection contract to be submitted.

Electricity & Energy

If additional electrical supply required an application will be required.

Safety & Security (Fire)

In order.

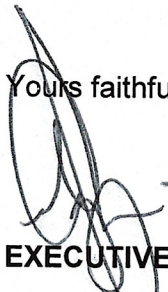
Environmental Health (Health)

In order.

Please be advised that all the above-mentioned conditions will need to be complied with before this Department will consider any building plans for approval. No building work or occupation of such buildings may take place until such time as this Department has released the approved building plans for the proposed development.

A copy of the approved Site Development Plan is attached for your records. Kindly provide a copy of the approved Site Development Plan simultaneously when the Building Plans are submitted for approval.

Yours faithfully



EXECUTIVE DIRECTOR: HUMAN SETTLEMENTS

ENCLOSURE: As stated

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