

Ref. No.: JL2526-00002

01 October 2025

E-Mail: maatje@route2.co.za

Dear Applicant

DECISION: APPLICATION FOR DEPARTURES: ERF2234, JEFFREYS BAY (JL2526-00002)

With reference to your application dated 07 July 2025, the Authorised Official resolved on 30 September 2025, as follows:

Resolution

- i) That the application for departures on Erf 2234, Jeffreys Bay for the street building line from 3m to 0m and the lateral building line from 1.5m to 0m as reflected on Drawing Number 20250829_HouseRossouw_MS01 (Sheet Numbers 001, 101 and 102), dated 29 August 2025 and prepared by Dewald Mathys Potgieter, **be approved** in terms of Section 108 of the Spatial Planning and Land Use Management Bylaw: Kouga Municipality, 2016.
- ii) That the approval contemplated in paragraph 7.1 above be subject to the conditions imposed thereto in terms of Section 54 of the said bylaw.

Conditions of Approval

- a) That all other provisions of Kouga Land Use Scheme, 2021, be applicable to Erf 2234, Jeffreys Bay.
- b) That the approval only be applicable to the departures in question and does not constitute approval for any other legal requirement of the Municipality.
- c) That building plans be submitted for approval and record purposes.
- d) That this approval only be valid for a period of five (5) years from the date of final notification thereof to the applicant, whereafter it shall automatically lapse if all conditions are not satisfactorily met by the owner/developer.
- e) The approval will lapse if not implemented within 5 years from the date of final notification thereof to the applicant

Reasons for the decision

1. There are no restrictive conditions contained in the title deed prohibiting the departures on the subject property.
2. The application complies with the provisions of the Kouga Land Use Scheme, 2021 as well as the Spatial Planning and Land Use Management Bylaw: Kouga Municipality, 2016 in respect of the departures.
3. No objections were received against the application.
4. The application is supported by the relevant internal departments.
5. The application will not have a negative impact on the surrounding built environment or the character of the area.

You are hereby informed of your right to appeal the abovementioned decision in accordance with Section(s) 136 and 137 of the Spatial Planning and Land Use Management By-Law: Kouga Municipality, 2016.

Should you wish to appeal, the required appeals form can be obtained at the Kouga Municipal office. The completed form should be directed to the Appeals Authority and submitted to the Office of the Municipal Manager at PO Box 21, Jeffreys Bay, 6330, alternatively, emailed to appeals@kouga.gov.za or hand-delivered to the Office of the Municipal Manager, at 33 Da Gama Road, within 21 days of the date of notification of this decision.

If no appeal is received by the Municipality within 21 days from the date of this correspondence, the decision will be deemed final.

I trust you'll find this in order.

Yours sincerely



MR. L. RAMAKUWELA

DIRECTOR: PLANNING AND DEVELOPMENT

Refer: Avis Meyer (Town and Regional Planning) avis@kouga.gov.za

MAP 1



KOGGA
Municipality / Munisipaliteit
PLANNING & DEVELOPMENT

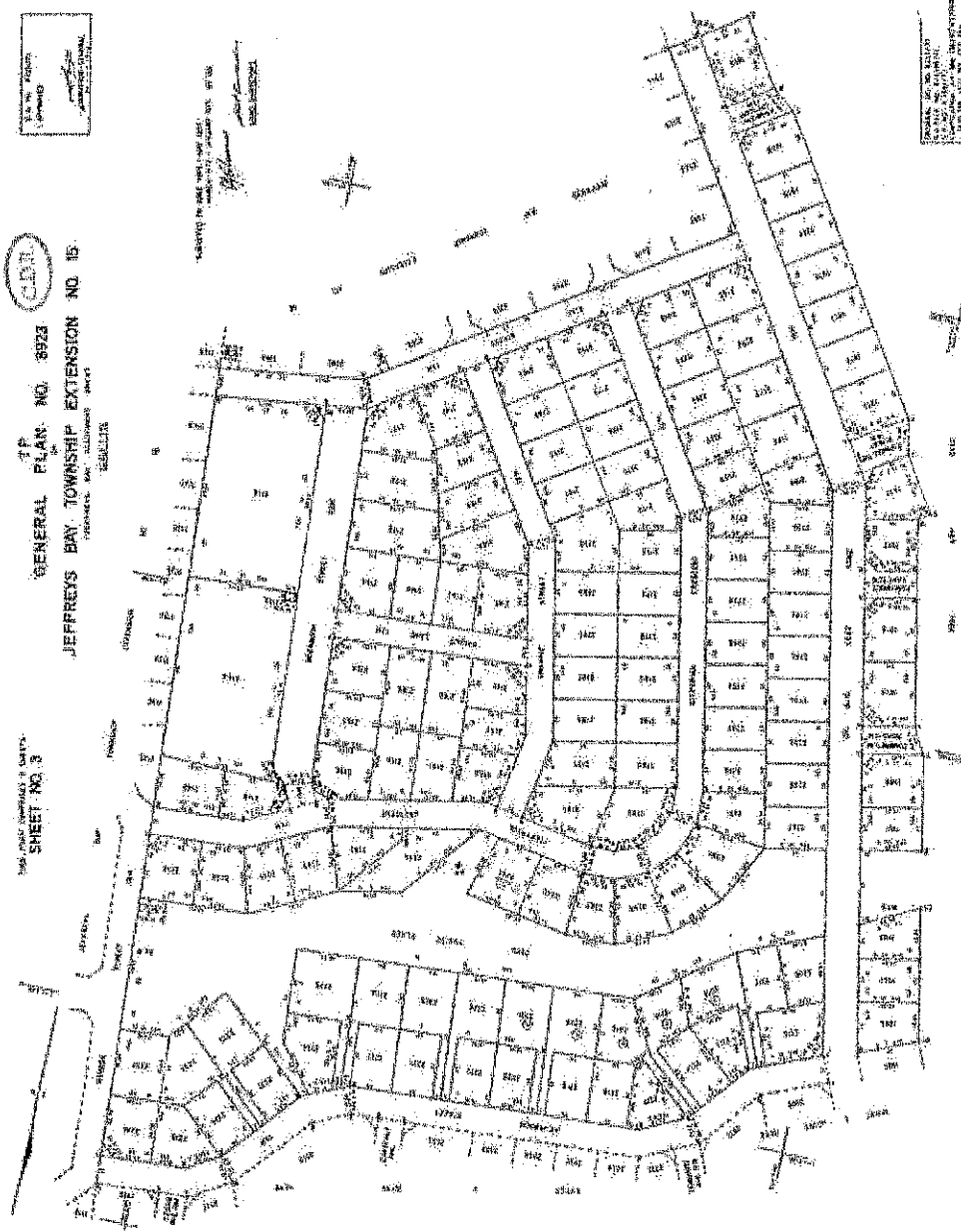
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KOMSA
Municipality / Munisipaliteit
PLANNING & DEVELOPMENT

MAP 2

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JEFFREYS BAY
PLANNING & DEVELOPMENT UNIT
JEFFREYSBAY
PLANNING & ONTMOETINGS EENHEID



TP
GENERAL PLAN NO. 8923
JEFFREYS BAY TOWNSHIP EXTENSION NO. 15
REPRESENTS THE FOLLOWING AREAS
SUBJECTS

THIS PLAN FORMS PART OF
SHEET NO. 3

8923 SH. 3

adventures to be conducted on the below-mentioned premises:

- The participant must be a resident of the United States.
- The participant must be a member of an active-duty military unit.
- The participant must be a member of a reserve component of the United States Armed Forces.
- The participant must be a member of a National Guard unit.
- The participant must be a member of a National Guard unit.
- The participant must be a member of a National Guard unit.

Consent was obtained from all participants. All procedures followed were approved by the Institutional Review Boards of the participating military units. All participants received a copy of the informed consent form and a copy of the study protocol. All participants received a copy of the study protocol. All participants received a copy of the study protocol.

PROJECT TITLE:
ADDITIONS AND ALTERATIONS ON ERF
2234, JEFFREYS BAY, WAVECREST.
JEFFREYS BAY FOR Mr & Mrs ROSSOUW

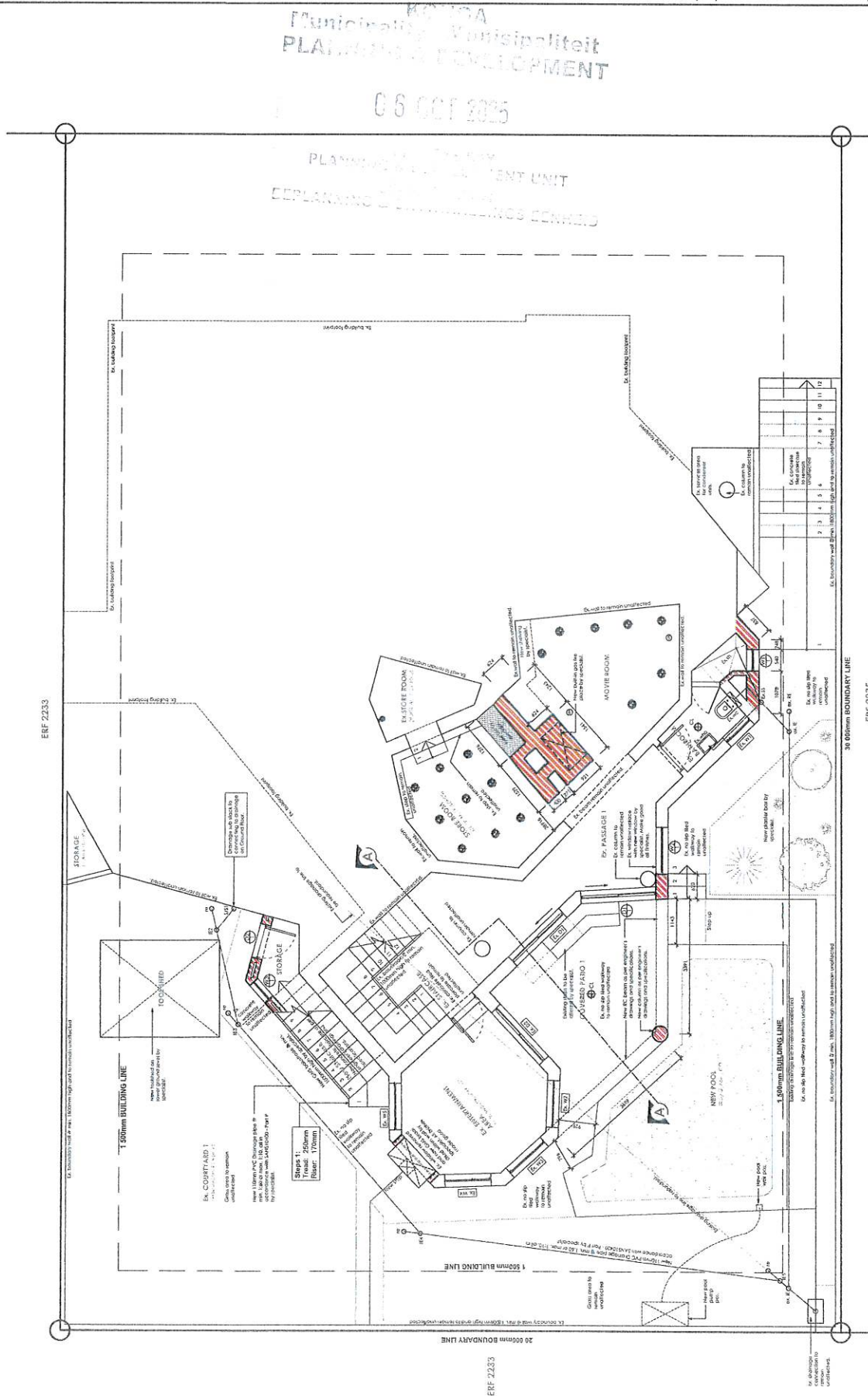
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07/07/2025 REVISION NO. 00 SHEET NO. 101	PROJECT NO. 2023_HOUSEHOLD DRAWING NO. 2023/07/2025_HOUSEHOLD_001 DATE: 29 AUG 2025 SCALE: A1
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PROJECT TITLE
ADDITIONS AND ALTERATIONS ON ERF
22234, JEFFREYS BAY, WAVECREST.
JEFFREYS BAY FOR Mr & Mrs ROSSOUW

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ARCHITECTURE & RENDERING

PROFESSIONAL SIGNATURE _____

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PROJECT NO.: 2023_HouseConsow
 DRAWING NO.: 20230829_HouseConsow_M001
 DRAWN BY: DMP
 PRINT DATE: 29 AUG 2025
 REVISION NO.: 00
 SHEET NO.: 102
 PAGE SIZE: A1



06 OCT 2025

JEFFREYS RAY
PLANNING & CONSULTANT UNIT
JEFFREYS RAY
PLANNING & CONSULTANTS LIMITED

FLOOR PLAN / GROUND FLOOR
SCALE 1:50