LOCALITY MAP: (True to scale)

Outeniqua Strand

Farm 373

MORRISON ROAD

Erf 720

Dwarswegstrand

Nature on Sea

N

INSERT 1: SDP (True to scale - SEE ANNEXURE 7 FOR A3)

Proposed Subdivision, Rezoning and Consent Use: Erf 720, Dwarswegstrand

Application is being made for the following in terms of the By-law on Municipal Land Use Planning of Mossel Bay (2015):

1. Subdivision of Erf 720 i.t.o. Section 15.2(d) as follows:
   1.1 Portion A = ± 1.8ha;
   1.2 Rem. Erf 720 = ± 2.2ha; and

2. Rezoning of Portion A i.t.o. Section 15.2(a) from Open Space Zone II to Resort Zone I; and

3. Consent Use i.t.o. Section 15.2(o) for Conference Facility on Portion A.

Remarks:

1. The proposed development of 26 tourist accommodation units is shown on Site Development Plan (Insert 1) which was compiled with the use of an aerial survey of the Milkwood and other conservation worthy indigenous trees. SDP was amended in order to address and mitigate issues raised during the EIA PPP process. Final SDP Drawing No.: 1903141/C/100 Revision R.

2. The land concerned was initially zoned Resort Zone II. When the subdivision of the erven on Erf 610 was implemented the remainder thereof, viz Erf 720, converted to Open Space Zone II (Private Open Space) as an interim zoning until the need for a more functional use complimenting the Resort Zone II development is determined.
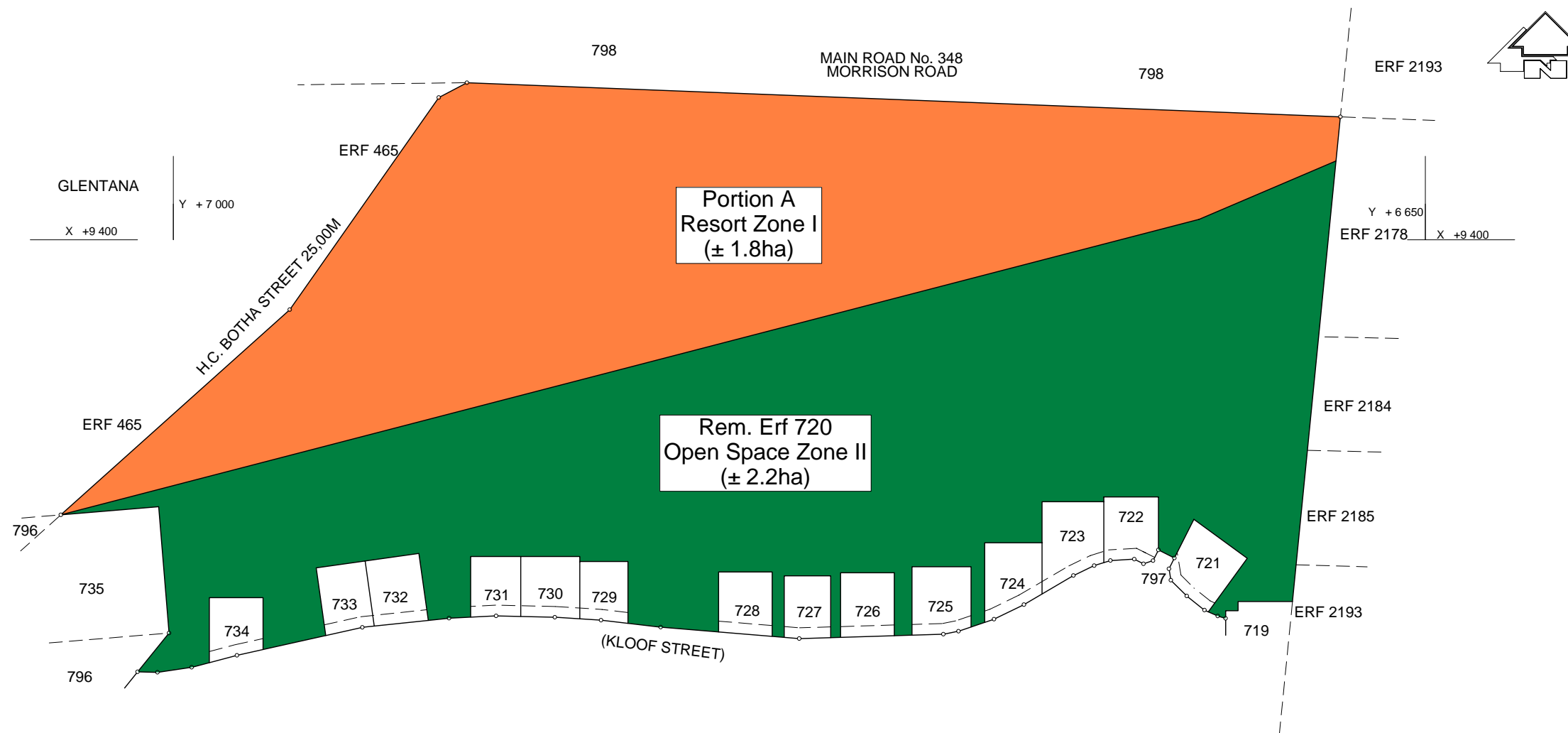
Notes:

1. Cadastral information: Beacon Survey.
2. Aerial survey: Dennis Smalberger Surveyors.
3. Identification of trees: Cape EAPrac Environmental Consultants.

ERF 720 Situated in the Mun. of Mossel Bay and Administrative District of George

Stads - en Streekbeplanners Town and Regional Planners

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SKAAL	1:1500 (A3)		SCALE
BEPLAN PLANNED	D.N.	PLAN NO	OT/DGI/100-3
GETEKEN DRAWN	A.H.		
DATUM DATE		FEBRUARY 2024	

MAIN ROAD No. 348
MORRISON ROAD

798   798   ERF 2193

ERF 465

GLENTANA   Y + 7 000

X +9 400

Portion A
Resort Zone I
(± 1.8ha)

Y + 6 650

ERF 2178   X +9 400

ERF 465

H.C. BOTHA STREET 25.00M

Rem. Erf 720
Open Space Zone II
(± 2.2ha)

ERF 2184

796

ERF 2185

735   722

723

724   ERF 2193

733 732   731 730 729   728 727 726 725   797 721 719

734

796   (KLOOF STREET)

N