

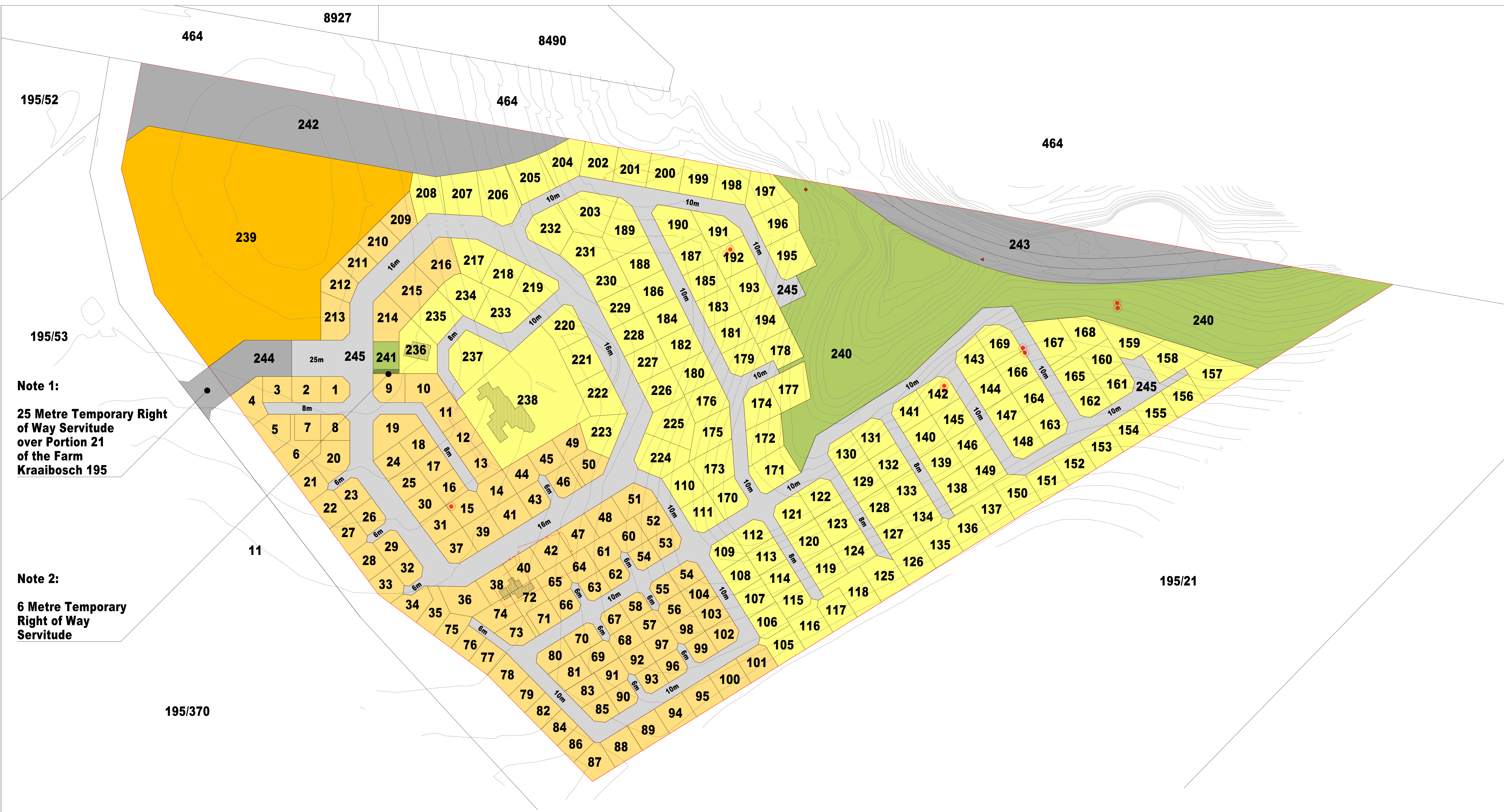
1. Application is made in terms of section 15 (2)(a) of the Land Use Planning By-Law for the George Municipality, 2015 to rezone Portion 88 of the Farm Kraaibosch 195 from Agricultural Zone I to a Subdivision Area consisting of Single Residential Zone I (± 7.45 hectare), General Residential Zone II (± 4.33 hectare), General Residential Zone II (± 2.01 hectare), Open Space Zone II (± 2.55 hectare), Transport Zone III (Private Road) (± 3.57 hectare) and Transport Zone II (Public Road) (±1.9 hectare) erven as indicated in Table 1 which will be developed at an average density of approximately 11 units per hectare.

2. Application is made in terms of section 15 (2)(d) of the Land Use Planning By-Law for the George Municipality, 2015 to subdivide the Subdivision Area into the following erven:

- 126 Single Residential Zone I erven (Portions 1 to 104 and 217 to 238);
- 112 General Residential Zone II erven (Portions 105 to 208 and 209 to 216);
- 1 General Residential Zone II erf (Portion 239);
- 2 Open Space Zone II erven (Portions 240 and 241);
- 3 Transport Zone II (Public Road) erven (Portions 242 to 244)
- 1 Transport Zone III (Private road) erf (Portion 245).

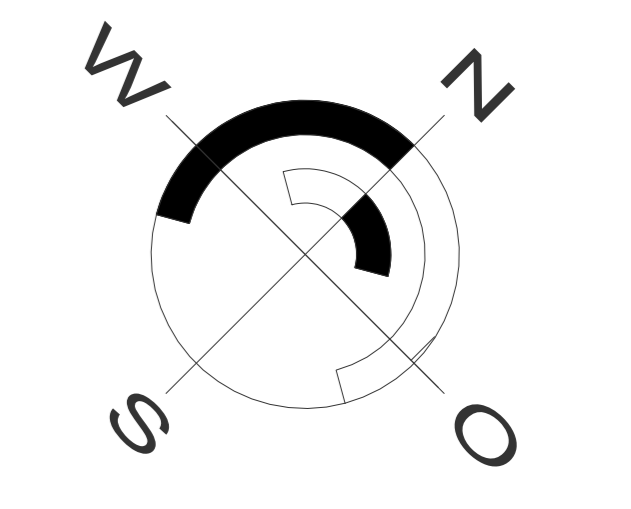
3. The development will be developed in five phases as indicated on Figure 1. The following time frames will be applicable to the four phases:

- Phase 1: Date of approval plus 12 months
- Phase 2: From month 12 to month 24
- Phase 3: From month 24 to month 60
- Phase 4: From month 36 onwards
- Phase 5: From month 54 onwards



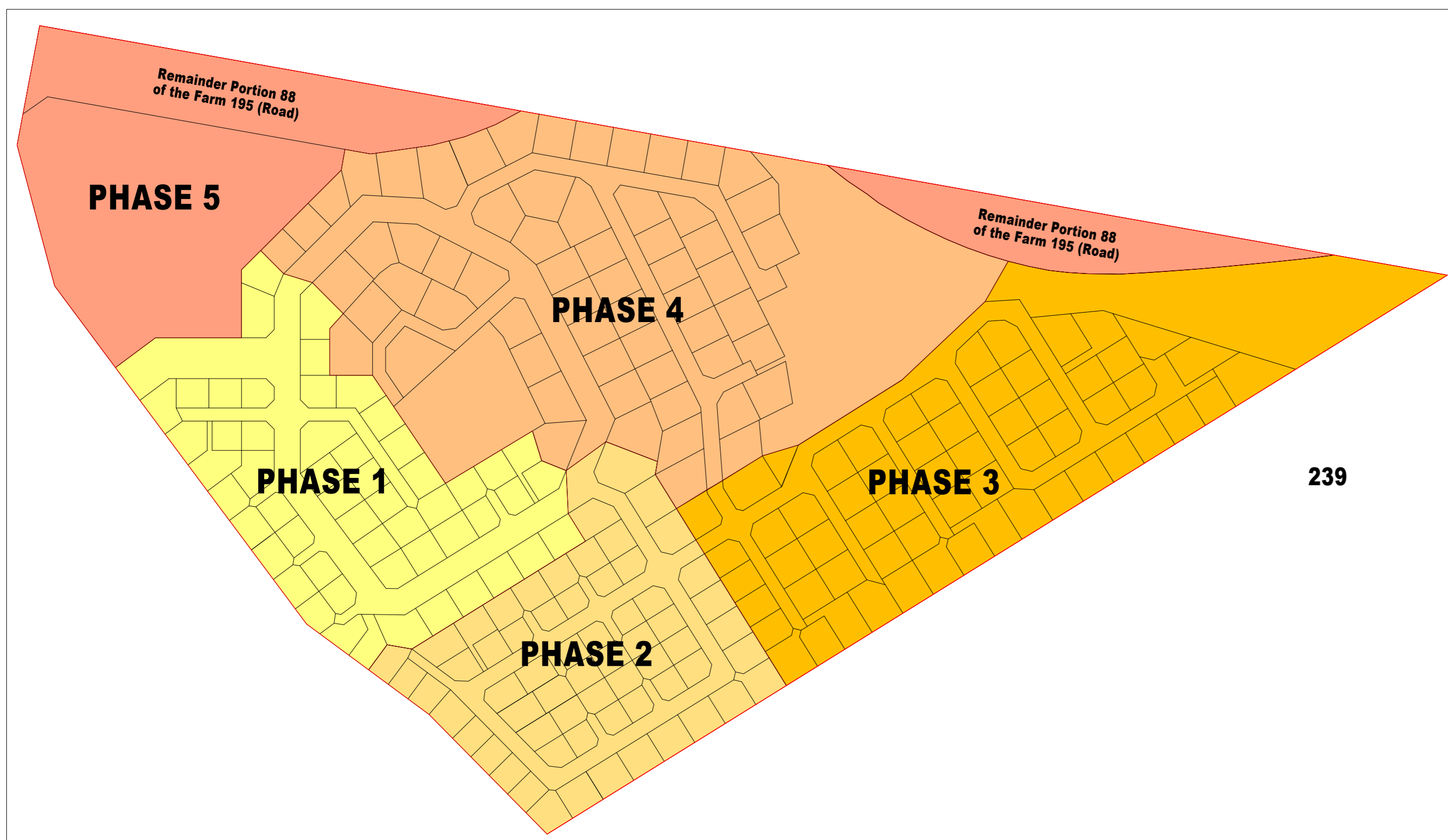
**Note 1:**  
25 Metre Temporary Right of Way Servitude over Portion 21 of the Farm Kraaibosch 195

**Note 2:**  
6 Metre Temporary Right of Way Servitude



REVISION	DATE	DESCRIPTION	BY
WYSIGING	DATUM	BESKRYWING	DEUR

**FIGURE 1: PHASING PLAN**



Legend	
Phase	Portion Nr
1	1 - 50, 209 - 216, 241, 244, 245
2	51 - 111, 224, 245
3	112 - 171, 245
4	172 - 208, 217 - 223, 225 - 238, 240, 245
5	239, 242 - 243

**NOTE: PHASING PLAN IS NOT DRAWN TO SCALE**

**TABLE 1: LAND USE TABLE**

Portion Nr	Zoning Reference	Zoning	Area (ha)	% of Total
1 - 104, 209 - 216,		General Residential Zone II	4, 33	20
105 - 208, 217 - 238		Single Residential Zone I	7, 45	34
239		General Residential Zone II (Group housing @ 35 units per hectare)	2, 01	9
240 - 241		Open Space Zone II (Private Open Space)	2, 55	12
242 - 244		Transport Zone II (Public Road)	1, 90	9
245		Transport Zone III (Private Road)	3, 57	16
<b>TOTAL</b>			<b>21, 8</b>	<b>100</b>

Note: All figures in Table 1 have been rounded of to the second decimal point

**TABLE 2: SYMBOLS**

Symbol	Description
	Existing buildings
	Fences
	Embankments
	Electricity poles
	Servitude Areas (Refer to plan notes)
	Contours (1 metre)

**Proposed rezoning and subdivision: Portion 88 of the Farm Kraaibosch 195**

**Rezoning and subdivision plan**



SCALE: **1: 1500 (A1)** SKAAL:

PLANNED BEPLAN	<b>AA</b>	PLAN NO. PLAN NR.	<b>195/88 SDP</b>
DRAWN GETEKEN	<b>AA</b>	REV NO. WYSG. NR.	<b>195/88GEO</b>
DATE DATUM	<b>February 2019</b>	NAME NAAM	<b>Subdivision Plan</b>

ALL MEASUREMENTS APPROXIMATE ALLE AFMETINGS BY BENADERING

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