

**ERF 2837, 33 INDUSTRY CIRCLE GANSBAAI INDUSTRIAL, OVERSTRAND MUNICIPAL AREA:
APPLICATION FOR CONSENT USE: SYNERGY MARKET ON BEHALF OF ANCAR BELEGGINGS BK**

Notice is hereby given in terms of Section 48 of the Overstrand Municipality Amendment By-Law on Municipal Land Use Planning, 2020 (By-Law) that an application has been received for consent use (business premises) in terms of Section 16(2)(o), in order to accommodate the existing business (Synergy Market) on the property.

Full details regarding the proposal are available for inspection during weekdays between 08:00 and 16:30 at the Department: Town Planning, Paterson Street, Hermanus and at the Gansbaai Library, Main Road, Gansbaai. Any written comments must be submitted in accordance with the provisions of Sections 51 and 52 of the said By-Law and reach the Municipality (16 Paterson Street, Hermanus / (f) 0283132093 / (e) alida@overstrand.gov.za) on or before **28 October 2022**, quoting your name, address and contact details, interest in the application and reasons for comment. Telephonic enquiries can be made to **Mr SW van der Merwe** at 028-313 8900. The Municipality may refuse to accept comments received after the closing date. Any person who cannot read or write may visit the Town Planning Department where a municipal official will assist them in order to formalize their comment.

**Erf 2837, 33 INDUSTRIE SIRKEL, GANSBAAI INDUSTRIEL, OVERSTRAND MUNISIPALE AREA:
AANSOEK OM VERGUNNINGSGEBRUIK: SYNERGY MARKET NAMENS ANCAR BELEGGINGS BK**

Kennis word hiermee gegee ingevolge Artikel 48 van die Overstrand Munisipaliteit Wysigingsverordening vir Munisipale Grondgebruikbeplanning, 2020 (Verordening) dat 'n aansoek ontvang is om vergunningsgebruik (besigheidsperseel) ingevolge Artikel 16(2)(o), ten einde die bestaande besigheid (Synergy Market) op die eiendom te akkommodeer.

Volle besonderhede rakende die voorstel is beskikbaar vir inspeksie gedurende weksdae tussen 08:00 en 16:30 by die Departement: Stadsbeplanning, Patersonstraat 16, Hermanus en by die Gansbaai Biblioteek, Hoofweg, Gansbaai. Enige skriftelike kommentaar moet ingevolge die bepalinge van Artikels 51 en 52 van die Verordening ingedien word en die Munisipaliteit (Patersonstraat 16, Hermanus / (f) 0283132093 / (e) alida@overstrand.gov.za) bereik voor of op **28 Oktober 2022**, met u naam, adres en kontakbesonderhede, belang in die aansoek, sowel as die redes vir kommentaar. Telefoniese navrae kan gerig word aan **Mnr SW van der Merwe** by 028-313 8900. Die Munisipaliteit mag weier om die kommentaar te aanvaar na die sluitingsdatum. Enige persoon wat nie kan lees of skryf nie kan die Departement Stadsbeplanning besoek waar hul deur 'n munisipale amptenaar bygestaan sal word ten einde hul kommentaar te formaliseer.

**ISIZA SAMA-2837, 33 INDUSTRY CIRCLE EGANSBAAI INDUSTRIAL, UMMANDLA KAMASIPALA WASE-
OVERSTRAND: ISICELO SOKUSETYENZISWA KWEMVUME: SYNERGY MARKET EGAMANENI LE-
ANCAR BELEGGINGS BK**

Isaziso sinikwe ngokuphathelele kwiCandelo lama-48 - lomThetho kaMasipala wesiLungiso wase-Overstad kuYilo lokuSetyenziswa koMhlaba kaMasipala (*the Overstrand Municipality Amendment By-Law on Municipal Land Use Planning*), 2020, (UmThetho kaMasipala) ukuba isicelo semvume sifunyenwe (izakhiwo zamashishini) ngokuphathelele kwiCandelo le-16(2)(o), ukuze kubonelelwe ubukho beshishini (Synergy Market) kumhlaba.

Linkcukacha ezipheleleyo malunga nesi sindululo ziyafumaneka ngeentsuku zomsebenzi phakathi kweyure-08:00 ne-16:30 kwiSebe: Town Planning, 16 e-Paterson Street, e-Hermanus, kunye neThala lencwadi e-Gansbaai, kwisitalato sase Main Road, e-Gansbaai. Naziphi na izimvo ezibhaliweyo mazingeniswe ngokwezibonelelo zamaCandelo 51 nelama-52 alo Mthethwana zithunyelwe kuMasipala (16 Paterson Street, Hermanus / (f) 0283132093 / (e) alida@overstrand.gov.za) ngomhla okanye ngaphambi komhla wama **28 EyeDwarha (uOktobha) 2022**, unike igama lakho, idilesi neenkukacha zonxibelelwano nawe, umdla wakho kwesi sicelo nezizathu zokunika izimvo. Xa ufuna ukubuza into malunga nesi saziso ungafonela **kuMnu SW van der Merwe** ku-028-313-8900. Umasipala angala ukuzamkela izimvo ezifike emva komhla wokuvala. Nabani na ongakwaziyo ukufunda okanye ukubhala makaye kwiSebe loYilo lweDolophu apho igosa likamasipala liya kumncedisa azibhale izimvo zakhe.

Motivational Report for ERF 2837 Gansbaai Operating as Synergy Market

A-Synergy Market has been operating in the well established Industrial area in Gansbaai for the last 2 years. ERF 2837 is part of a small complex within the Industrial area with a free established road Network and sufficient parking within the complex.

This application is for an established business and in no way interfere or obstruct any of the other Tenants of the complex.

B-As Synergy Market has been in operation for the last 2 years without causing problems or Disruption to fellow tenants ,we humbly request that this application will be viewed in a Favourable light.

C-As Synergy Market is a fresh produce supplier it is beneficial for the agricultural community to To have a direct offset for their produce example vegetables, fruit, honey, milk etc. As this is the only establishment of its kind in the area it is not a threat to any businesses in the Complex.

D-To my knowledge, no studies of any kind have been performed as this business , complex and Industrial area have been established for a number of years.

E-Synergy Market will in no way require any additional services from the Municipal Engineering Services. The access, roads and parking facilities have been found to be well established and Adequate.

F-There will be no further development as ERF 2837 is well demarcated and is only a minor part of a Fixed complex.

G-I feel that this section is not applicable to Synergy Market because there is no possibility of Interfering with the concerns re: Spatial Justice, Sustainability or Efficiency.

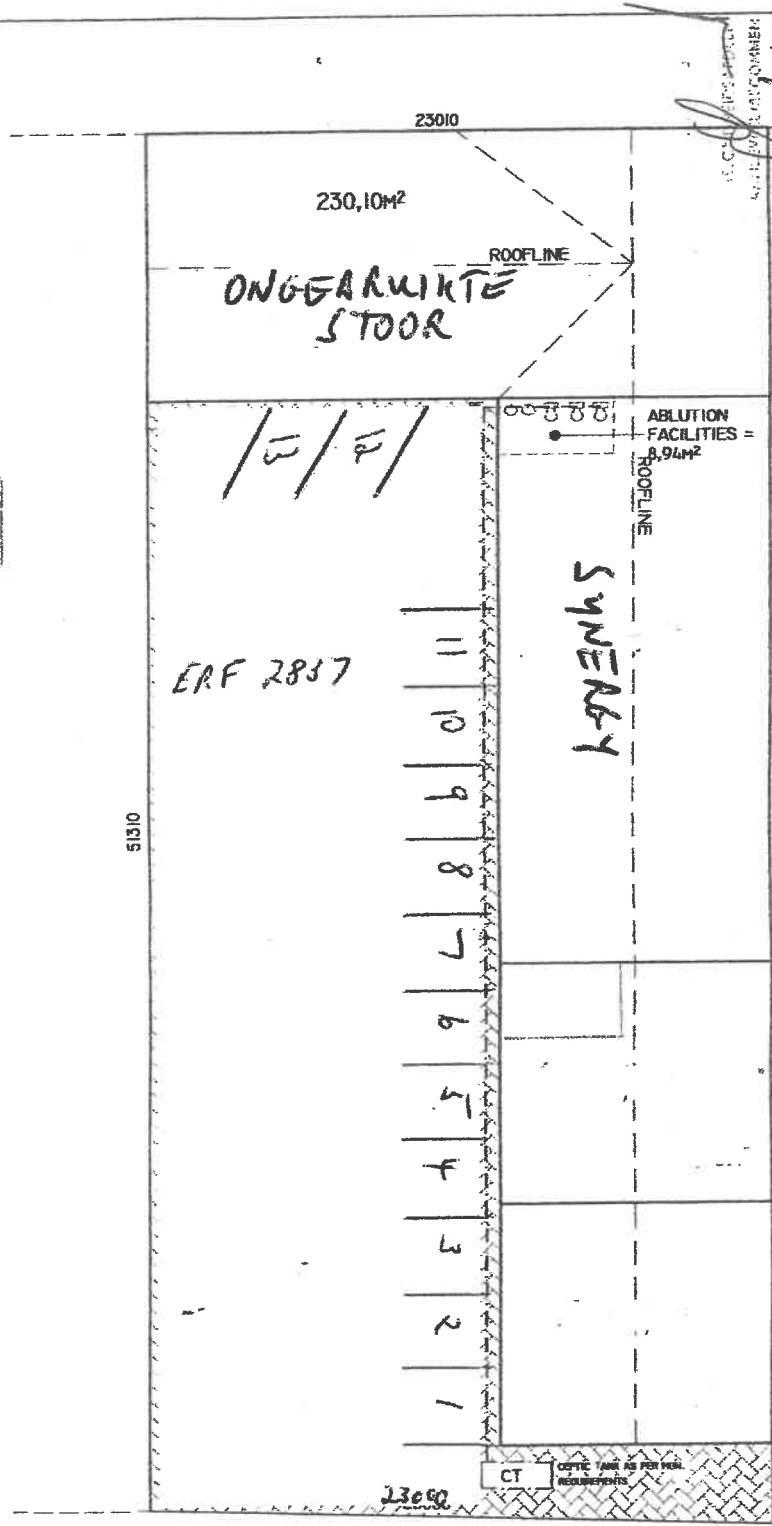
The Market will however be able to provide employment for one or two employees with a growth Of business once the Trading Licence has been approved.

L. Kemm



Synergy Market

AREA OF BUILDING = 620,20M²
 AREA OF PLOT = 1188M²
 TOTAL COVERAGE = 52,20M²



23010
 ROOFLINE
 230,10M²
 ONGEARWIKTE
 STOOR
 ROOFLINE
 ABLUTION
 FACILITIES =
 8,96M²
 ROOFLINE
 SYNEATY
 52010
 3000
 GANSBAAI
 MUNICIPALITY
 2011/102
 GANSBAAI

APPROVED
 BUILDING DEPARTMENT
 GANSBAAI

APPROVED
 TOWN PLANNING
 GANSBAAI

ERF 2837

PARKERWITTEG
 ERF 2837

INDUSTRY CIRCLE
 SITE PLAN 1:200

SCALE = 1:200
 FEBRUARY 2002
 DRAWN:
 A THERON 083 333 7131

PROPOSED INDUSTRIAL
 PARK, ERF 2837,
 GANSBAAI FOR: ANCAR
 INVESTMENTS