

ANNEXURE E21: PROOF OF LAND USE RIGHTS



17 November 2020

TO WHOM IT MAY CONCERN

ZONING CERTIFICATE

The zoning of Farm 1259, Paternoster, is certified as :

UNDETERMINED

The Vredenburg-Saldanha Zoning Scheme Regulations determine that the property can be utilised

EXISTING USES ONLY

Undetermined is defined as follows : *Means the continuous use of such building or land for the purposes for which such building or land was actually and lawfully used on the effective date or immediately prior to the amendment of one or more of the provisions of the scheme regulations, as the case may be, and includes a use of a building or land approved by the Council pending the promulgation of the scheme regulations.*

Note the following:

- *The extract information above primarily states land use rights as reflected in the relevant scheme regulations and doesn't necessarily include reference to all previous land use approvals, restrictions, exclusions or departures. As such, you are therefore required to check the subject property's title deed for any restrictions that might be more onerous and/or records of any other previous approvals, consents, exclusions or departures granted from the zoning scheme regulations.*
- *Use of the property in accordance with the above specified zoning category does not exempt the owner / occupier from compliance with any other legal or statutory requirement which may affect the property.*
- *This document has no status unless signed by the Senior Manager: Land Use and Development Control or other person exercising specific sub-delegated powers.*

Yours faithfully

for MUNICIPAL MANAGER
/cm

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