



10 January 2024

To whom it may concern

ZONING SCHEME EXTRACT
City of Cape Town Municipal Planning By-Law, 2015

On the date reflected above, Council's records indicated the property(ies) listed below to be zoned for the following purposes:

Property description	Erf 2187, GREEN POINT
Physical address	1 THREE ANCHOR BAY ROAD
Base Zoning	Open Space 2 : Public Open Space
Subzoning	OS2
Overlay zoning (if applicable)	PT2 Zones
Primary land uses permitted	n/a
Other previously approved use rights (if any)	1500000894 (70561841)- informal trading (market) Maximum of 200 trading stalls
Road widening / new road schemes (if any)	n/a

The following must be noted when reading the zoning extract:

- The above zoning is subject to various development parameters and land use restrictions which are contained in the Development Management Scheme, a copy of which is either attached or available on request at your nearest district planning office.
- This document is provided for information purposes only.
- It is further noted that the above information doesn't necessarily include reference to all previous land use approvals, restrictions, exclusions, departures or may not reflect lapsing of approvals. The reader is advised to also check the records of any other previous approvals, consents, exclusions, departures granted from the previous zoning scheme regulations or current development management scheme or whether an approval not exercised has lapsed as well as the title deed for other restrictions that might impact on the development of the property.
- Use of the property in accordance with the above specified zoning does not exempt the owner/occupier from compliance with any other legal or statutory requirement affecting the property.

Yours faithfully

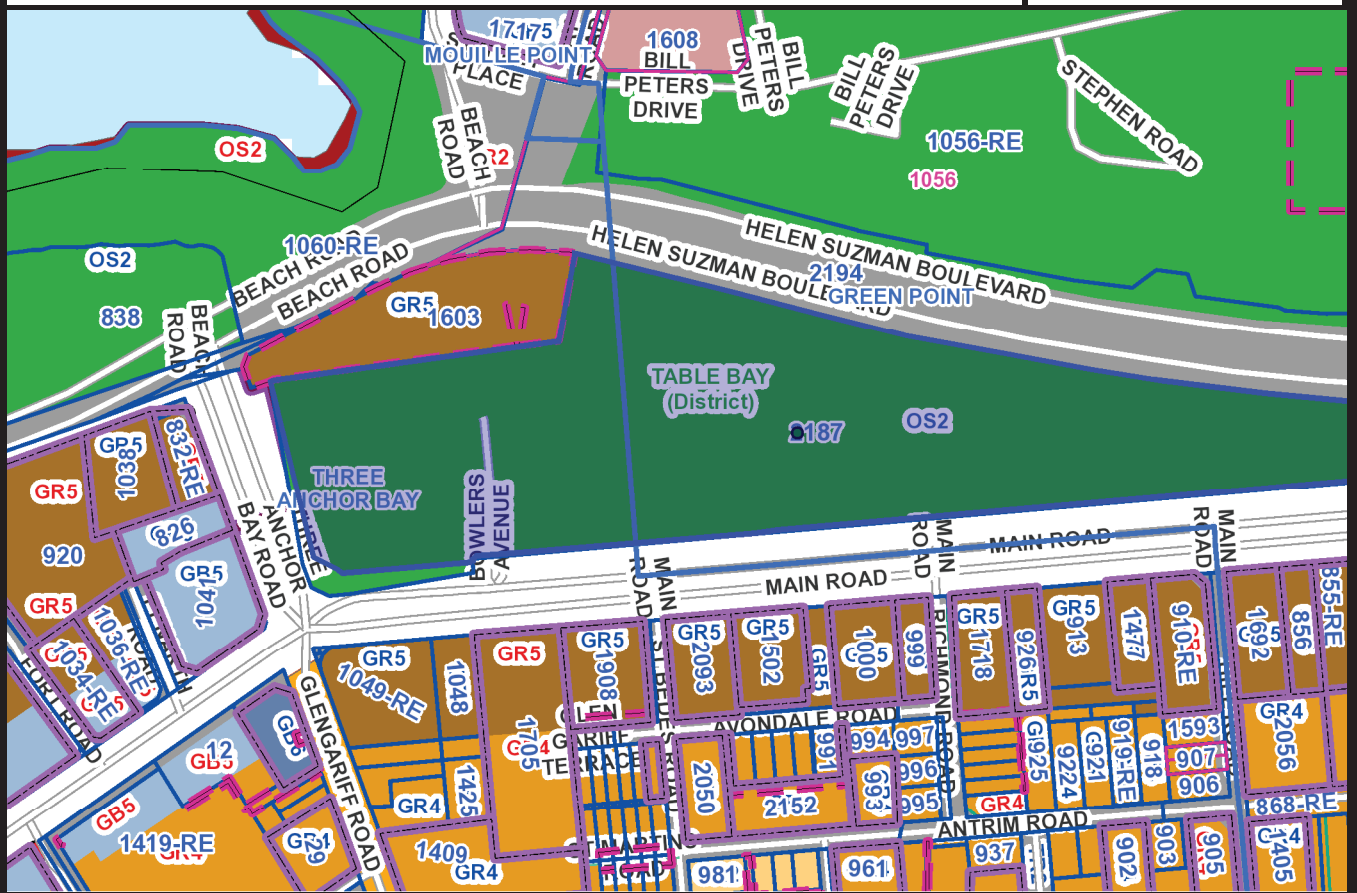
for **DIRECTOR: DEVELOPMENT MANAGEMENT**

TABLE BAY DISTRICT. MEDIA CITY BUILDING
2ND FLOOR. CNR ADDERLEY STREET AND HERTZOG BOULEVARD, CAPE TOWN 8000. PO BOX 4529

www.capetown.gov.za

ZONING MAP Development Management

ANNEXURE :



Zoning Legend

Transport 2 : Public Road and Public Parking	TR2
General Residential 5	GR5
General Residential 4	GR4
General Business 5	GB5
General Residential 2	GR2
Open Space 2 : Public Open Space	OS2
Utility	UT
General Business 6	GB6

Erf: 2187

Allotment: GREEN POINT

District: TABLE BAY

Suburb: GREEN POINT

Ward: 54

Sub Council: 16



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