

<b>RESIDENTIAL I (SINGLE RESIDENTIAL)</b>			R = 255 G = 255 B = 220
<b>OBJECTIVES:</b>			
<ul style="list-style-type: none"> <li>✓ To provide adequate land for residential purposes at a low density.</li> <li>✓ To create integrated, safe, and sustainable residential environments for all communities.</li> <li>✓ To widen the scope for the introduction of non- residential uses within a residential area where there is due protection of a neighbourhood amenity by limiting such uses to local non-disruptive intermediate scale activities.</li> <li>✓ To ensure that the densities proposed in this zone also take cognizance of the need for additional public spaces and places for recreational activities.</li> </ul>			
<b>Erven Smaller than 600m<sup>2</sup></b>			
<b>ZONING USES:</b>			
<b>Permitted / Primary Uses:</b>		<b>Consent Uses:</b>	
Dwelling House		Additional Dwelling House Child Day-Care Centre Crèche Home Industry Place of Worship Tavern Tele-Communication Infrastructure Tuck Shop / Spaza Shop	
<b>BULK REGULATION:</b>			
<b>MAXIMUM DENSITY</b>	<b>MAXIMUM COVERAGE</b>	<b>MAXIMUM HEIGHT</b>	<b>OTHER</b>
Erven smaller than 600m <sup>2</sup>	60%	2 Storeys	As approved by the Municipality
<b>PARKING AND LOADING REQUIREMENTS:</b>			
Refer to Section 1.33 of the Scheme Table 1.			
<b>BUILDING LINES:</b>			
<b>STREET BOUNDARY</b>	<b>REAR BOUNDARY</b>	<b>SIDE BOUNDARY</b>	<b>OTHER BOUNDARY</b>
2m	1m	1m	As approved by the Municipality
<b>CONSENT USE REGULATIONS:</b>			
Child Day-Care Centre Crèche	Maximum Coverage: Maximum Height: Building Lines:	60% 2 Storeys As approved by Municipality	
Place of Worship Tavern Tuck Shop / Spaza Shop	Maximum Coverage: Maximum Height: Building Lines:	25% or 50m <sup>2</sup> 1 Storey As approved by Municipality	
<b>Erven Larger than 600m<sup>2</sup></b>			
<b>ZONING USES:</b>			
<b>Permitted / Primary Uses:</b>		<b>Consent Uses:</b>	
Dwelling House		Additional Dwelling House Bed and Breakfast Accommodation Child Day-Care Centre Crèche Guesthouse Home Industry Place of Worship Tavern Tele-Communication Infrastructure Tuck Shop / Spaza Shop	

<b>BULK REGULATION:</b>			
<b>MAXIMUM DENSITY</b>	<b>MAXIMUM COVERAGE</b>	<b>MAXIMUM HEIGHT</b>	<b>OTHER</b>
Erven larger than 600m <sup>2</sup>	50%	2 Storeys	As approved by the Municipality
<b>PARKING AND LOADING REQUIREMENTS:</b>			
Refer to Section 1.33 of the Scheme Table 1.			
<b>BUILDING LINES:</b>			
<b>STREET BOUNDARY</b>	<b>REAR BOUNDARY</b>	<b>SIDE BOUNDARY</b>	<b>OTHER BOUNDARY</b>
5m	2m	2m	As approved by the Municipality
<b>CONSENT USE REGULATIONS:</b>			
Child Day-Care Centre Crèche	Maximum Coverage: Maximum Height: Building Lines:	50% 2 Storeys As approved by Municipality	
Place of Worship Tavern Tuck Shop / Spaza Shop	Maximum Coverage: Maximum Height: Building Lines:	25% or 50m <sup>2</sup> 1 Storey As approved by Municipality	
<b>OTHER REGULATIONS:</b>			
<ol style="list-style-type: none"> <li>For properties larger than 350m<sup>2</sup>, garages may be erected 3m from the street.</li> <li>A liquor license is required for tavern uses in terms of the Liquor Act, 1989 (Act No. 27 of 1989), as may be amended, and other ruling prescripts.</li> <li>Any application may be subject to compliance with the requirements of the National Heritage Resources Act, 1999 (Act No 25 of 1999), as may be amended.</li> <li>Any application may be subject to compliance with another Act deemed relevant but not listed above, or any Act that replaces any of the above-mentioned Acts.</li> </ol>			