



S A R A H W A T E R M E Y E R D E S I G N

<b>Job Name</b>	House Beveridge Brakkloof (Plettenberg Bay)
<b>Application for the proposed development of a deck on Erf 9706, Portion 57 of Farm 443 Brakkloof, Plettenberg Bay, Western Cape – Feedback on comments received from Garden Route District Municipality</b>	
<b>Date</b>	14 <sup>th</sup> May 2026

ITEM		
<b>A</b>	<p><b>1. Design and Structural Impacts on Dune Dynamics</b></p> <ul style="list-style-type: none"> <li>Elevated timber structures will be used and there are no permanent foundations. Premanufactured concrete pads with stainless steel pins are used which can be removed by hand at a later date. See technical drawing.</li> <li>The holes are hand dug for each support. The pad (450 x 450 x 75) will be hand laid and post predrilled to fit pin. Once positioned they are hand backfilled with the dune sand that was removed to create the pit.</li> <li>The treated 150dia. posts will be dug 750 – 1000mm into dune. (As per Engineers specification)</li> <li>No concrete will be used.</li> <li>See post layout as indicated on the attached plan.</li> <li>See typical section as per Engineer- attached plan</li> <li>See typical post fixing and detail</li> </ul>	
<b>B</b>	<p><b>1. Fire Risk Associated with Proposed Fire Pit</b></p> <ul style="list-style-type: none"> <li>We are NOT going to install a fireplace. Client has agreed it is too much of a fire risk.</li> </ul>	
<b>C</b>	<p><b>1. Stormwater and Erosion Management</b></p> <ul style="list-style-type: none"> <li>The position of deck has been elevated and designed to follow the natural contours of the existing dune. We are not cutting the deck into the dune. No retaining structures are required.</li> <li>As per the aerial plan and technical drawing supplied, vegetation disturbance is minimal. 67 hand dug holes will be dug for the deck that is the subject of this application.</li> </ul>	



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The diameter of each hole will be approximately 0.7m, resulting a ground surface disturbance of 47m<sup>2</sup>. Vegetation (comprising Blombos and Bitou bush) covers approximately 50% of the area to be disturbed. The Client intends to rehabilitate any disturbed areas.

- No stormwater and erosion management plan is required:
  - a. The Garrapa planks are spaced at 5mm apart. Rainwater drains directly through the deck to the dune below and soaks away.
  - b. During the 3-4 week construction period, sandbags will be utilised to stabilise any areas of concern.

