

# THE PROPOSED MIXED-USE DEVELOPMENT ON ERF 2187, THREE ANCHOR BAY TOWN PLANNING

## 1 CITY OF CAPE TOWN MUNICIPAL SPATIAL DEVELOPMENT FRAMEWORK (2023)

The proposed mixed-use development on Erf 2187, Three Anchor Bay, Green Point is located in the Urban Inner Core (UIC) and within a development corridor as defined in the CCT Municipal SDF (2023).

## 2 TABLE BAY DISTRICT PLAN SPATIAL DEVELOPMENT FRAMEWORK & ENVIRONMENTAL FRAMEWORK (2023)

The proposed site falls within **Sub-District 1: The Atlantic Seaboard Suburbs** of the Table Bay District for which a Spatial Development Framework and Environmental Management Framework were adopted by the City of Cape Town in 2023. The Table Bay District Plan identifies Three Anchor Bay as **a key destination and strategic development node**, recognising its potential to **support tourism, mixed-use development and increased urban growth**.

