

**THE PROVINCE OF
GAUTENG**



**DIE PROVINSIE
GAUTENG**

**Provincial Gazette Extraordinary
Buitengewone Provinsiale Koerant**

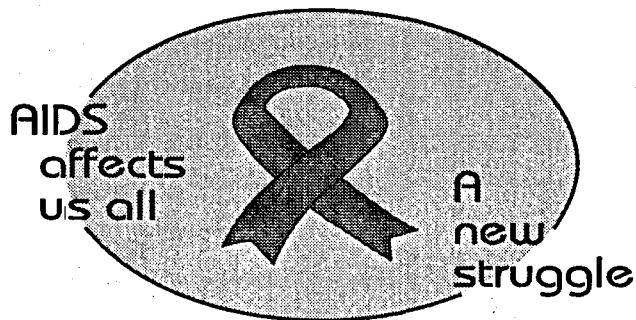
Selling price • Verkoopprys: **R2,50**
Other countries • Buitelands: **R3,25**

Vol. 5

PRETORIA, 6 OCTOBER 1999
OKTOBER

No. 98

We all have the power to prevent AIDS



Prevention is the cure

**AIDS
HELPLINE**

0800 012 322

DEPARTMENT OF HEALTH

GENERAL NOTICES • ALGEMENE KENNISGEWINGS

NOTICE 6786 OF 1999

DECLARATION AS APPROVED TOWNSHIP

In terms of section 69 of the Town-planning and Townships Ordinance, 1965 (Ordinance No. 25 of 1965), the Administrator hereby declares Alen's Nek Extension 13 Township to be an approved township, subject to the conditions set out in the Schedule hereto.

(GO 15/3/2/30/40)

SCHEDULE

CONDITIONS UNDER WHICH THE APPLICATION MADE BY MARIA SARA WEILAND UNDER THE PROVISIONS OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1965, FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 349 (A PORTION OF PORTION 252) OF THE FARM WILGESPRUIT No. 190-IQ, PROVINCE OF GAUTENG, HAS BEEN GRANTED

1. CONDITIONS OF ESTABLISHMENT

(1) Name

The name of the township shall be **Allen's Nek Extension 13**.

(2) Design

The township shall consist of erven and a street as indicated on General Plan SG A11272/1986.

(3) Stormwater drainage and street construction

(a) The township owner shall on request by the local authority submit to such authority for its approval a detailed scheme complete with plans, sections and specifications, prepared by a civil engineer approved by the local authority, for the collection and disposal of stormwater throughout the township by means of properly constructed works and for the construction, tarmacadamising, kerbing and channelling of the streets therein together with the provision of such retaining walls as may be considered necessary by the local authority.

Furthermore, the scheme shall indicate the route and gradient by which each erf gains access to the street on which it abuts.

(b) The township owner shall, when required by the local authority to do so, carry out the approved scheme at its own expense on behalf and to the satisfaction of the local authority under the supervision of a civil engineer approved by the local authority.

(c) The township owner shall be responsible for the maintenance of the streets to the satisfaction of the local authority until the streets have been constructed as set out in the subclause (b).

(d) If the township owner fails to comply with the provisions of paragraphs (a), (b) and (c) hereof the local authority shall be entitled to do the work at the cost of the township owner.

(4) Disposal of existing conditions of title

All erven shall be made subject to existing conditions and servitudes, if any, including the reservation of rights to minerals, but excluding the following right which shall not be passed on to the erven in the township:

"B The Remaining Extent of the aforesaid south-eastern portion measuring as such 222,5105 hectares (of which the property hereby transferred forms a portion) is entitled to a servitude over Portion 237 (a portion of Portion 182) of the farm Wilgespruit 190, Registration Division IQ, District of Roodepoort, held under Deed of Transfer 3525/54, to the effect that the owners of the aforesaid Portion 237 and their successors in title shall not have the right to make bricks or erect brick kilns thereon.

The Holding shall not be entitled to the said servitude over the aforesaid Portion 237.

C. The Remaining Extent of the south-eastern portion of the farm Wilgespruit 190, Registration Division IQ (District of Roodepoort), measuring as such 259,5273 hectares (of which the property hereby transferred forms a portion) is entitled to a servitude over

KENNISGEWING 6786 VAN 1999

VERKLARING TOT GOEDGEKEURDE DORP

Ingevolge artikel 69 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1965 (Ordonnansie No. 25 van 1965), verklaar die Administrateur hierby die dorp Allen's Nek-uitbreiding 13 tot 'n goedgekeurde dorp, onderworpe aan die voorwaardes uiteengesit in die bygaande Bylae.

(GO 15/3/2/30/40)

BYLAE

VOORWAARDES WAAROP DIE AANSOEK GEDOEN DEUR MARIA SARA WEILAND INGEVOLGE DIE BEPALINGS VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1965, OM TOESTEMMING OM 'N DORP TE STIG OP GEDEELTE 349 (N GEDEELTE VAN GEDEELTE 252) VAN DIE PLAAS WILGESPRUIT No. 190-IQ, PROVINSIE GAUTENG, TOEGESTAAN IS

1. STIGTINGSVOORWAARDES

(1) Naam

Die naam van die dorp is **Allen's Nek Uitbreiding 13**.

(2) Ontwerp

Die dorp bestaan uit erwe en 'n straat soos aangedui op Algemene Plan LG A11272/1986.

(3) Stormwaterdreinerings en straatbou

(a) Die dorpseienaar moet op versoek van die plaaslike bestuur aan sodanige bestuur 'n gedailleerde skema, volledig met planne, deursnêë en spesifikasies, opgestel deur 'n siviele ingenieur wat deur die plaaslike bestuur goedgekeur is, vir die opgaar en afvoer van stormwater deur die hele dorp deur middel van behoorlike aangelegde werke en vir die aanlê, teermacadamisering, beranding en kanalisering van die strate daarin, tesame met die verskaffing van sodanige keermure as wat die plaaslike bestuur nodig ag, vir goedkeuring voorlê.

Verder moet die skema die roete en helling aandui deur middel waarvan elke erf toegang tot die aangrensende straat verkry.

(b) Die dorpseienaar moet, wanneer die plaaslike bestuur dit vereis, die goedgekeurde skema op eie koste namens en tot bevrediging van die plaaslike bestuur, onder toesig van 'n siviele ingenieur deur die plaaslike bestuur goedgekeur, uitvoer.

(c) Die dorpseienaar is verantwoordelik vir die instandhouding van die strate tot bevrediging van die plaaslike bestuur totdat die strate ooreenkomstig subklousule (b) gebou is.

(d) Indien die dorpseienaar versuim om aan die bepalings van paragrawe (a), (b) en (c) hiervan te voldoen, is die plaaslike bestuur geregtig om die werk op koste van die dorpseienaar te doen.

(4) Beskikking oor bestaande titelvoorwaardes

Alle erwe moet onderworpe gemaak word aan bestaande voorwaardes en servitute, as daar is, met inbegrip van die voorbehoud van die regte op minerale, maar uitgesonderd die volgende regte wat nie aan die erwe in die dorp oorgedra moet word nie:

"B The Remaining Extent of the aforesaid south-eastern portion measuring as such 222,5105 hectares (of which the property hereby transferred forms a portion) is entitled to a servitude over Portion 237 (a portion of Portion 182) of the farm Wilgespruit 190, Registration Division IQ, District of Roodepoort, held under Deed of Transfer 3525/54, to the effect that the owners of the aforesaid Portion 237 and their successors in title shall not have the right to make bricks or erect brick kilns thereon.

The Holding shall not be entitled to the said servitude over the aforesaid Portion 237.

C. The Remaining Extent of the south-eastern portion of the farm Wilgespruit 190, Registration Division IQ (District of Roodepoort), measuring as such 259,5273 hectares (of which the property hereby transferred forms a portion) is entitled to a servitude over

—ortion 166 (a portion of the south-eastern portion of the farm Wilgespruit 190, Registration Division IQ, District of Roodepoort) held under Deed of Transfer 17883/46 to the effect that the owners of the aforesaid Portion 166 and their successors in title shall not have the right to make bricks or erect brick kilns thereon."

(5) Land for municipal purposes

Erf 560 shall be transferred to the local authority by and at the expense of the township owner as a park.

3. CONDITIONS OF TITLE

The erven mentioned hereunder shall be subject to the conditions as indicated imposed by the Administrator in terms of the provisions of the Town-planning and Townships Ordinance, 1965.

(1) All erven

(a) The erf is subject to a servitude, 2m wide, in favour of the local authority, for sewerage and other municipal purposes, along any two boundaries other than a street boundary and in the case of a panhandle erf, an additional servitude for municipal purposes 2 m wide across the access portion of the erf, if and when required by the local authority: Provided that the local authority may dispense with any such servitude.

(b) No building or other structure shall be erected within the aforesaid servitude area and no large-rooted trees shall be planted within the area of such servitude or within 2 m thereof.

(c) The local authority shall be entitled to deposit temporarily on the land adjoining the aforesaid servitude such material as may be excavated by it during the course of the construction, maintenance or removal of such sewerage mains and other works as it in its discretion may deem necessary and shall further be entitled to reasonable access to the said land for the aforesaid purpose subject to any damage done during the process of the construction, maintenance or removal of such sewerage mains and other works being made good by the local authority.

(2) Erf 559

The erf is subject to a servitude for road purposes in favour of the local authority, as indicated on the general plan. On submission of a certificate from the local authority to the Registrar of Deeds stating that the servitude is no longer required, this condition shall lapse.

(3) Erven 558 and 559

The maintenance of the stones that form the wording "Strubens Valle", is the responsibility of the corporate body of "The Summit".

Portion 166 (a portion of the south-eastern portion of the farm Wilgespruit 190, Registration Division IQ, District of Roodepoort) held under Deed of Transfer 17883/46 to the effect that the owners of the aforesaid Portion 166 and their successors in title shall not have the right to make bricks or erect brick kilns thereon."

(5) Grond vir munisipale doeleindes

Erf 560 moet deur en op eie koste van die dorpseienaar aan die plaaslike bestuur as 'n park oorgedra word.

3. TITELVOORWAARDES

Die erwe hieronder genoem is onderworpe aan die voorwaardes soos aangedui, opgelê deur die Administrateur, ingevolge die bepalings van die Ordonnansie op Dorpsbeplanning en Dorpe, 1965.

(1) Alle erwe

(a) Die erf is onderworpe aan 'n serwituut 2m breed, vir riolerings- en ander munisipale doeleindes, ten gunste van die plaaslike bestuur, langs enige twee grense, uitgesonderd 'n straatgrens en, in die geval van 'n pypsteelerf, 'n addisionele serwituut vir munisipale doeleindes 2 m breed oor die toegangsgedeelte van die erf, indien en wanneer verlang deur die plaaslike bestuur: Met dien verstande dat die plaaslike bestuur van enige sodanige serwituut mag afsien.

(b) Geen gebou of ander struktuur mag binne die voornoemde serwituutgebied opgerig word nie en geen grootwortelbome mag binne die gebied van sodanige serwituut of binne 'n afstand van 2 m daarvan geplant word nie.

(c) Die plaaslike bestuur is geregtig om enige materiaal wat deur hom uitgegrawe word tydens die aanleg, onderhoud of verwydering van sodanige rioolhoofpyleidings en ander werke wat hy volgens goeiddunke noodsaaklik ag, tydelik te plaas op die grond wat aan die voornoemde serwituut grens en voorts is die plaaslike bestuur geregtig tot redelike toegang tot genoemde grond vir die voornoemde doel, onderworpe daaraan dat die plaaslike bestuur enige skade vergoed wat gedurende die aanleg, onderhoud of verwyderings van sodanige rioolhoofpyleidings en ander werke veroorsaak word.

(2) Erf 559

Die erf is onderworpe aan 'n serwituut vir paddoeleindes ten gunste van die plaaslike bestuur, soos op die algemene plan aangedui. By die indiening van 'n serifikaat deur die plaaslike bestuur aan die Registrateur van Aktes waarin vermeld word dat sodanige serwituut nie meer benodig word nie, verval die voorwaarde.

(3) Erwe 558 en 559

Die onderhoud van die klippe wat die bewoording "Strubens Valle" vorm, is die verantwoordelikheid van die beheerliggaam van "The Summit".

NOTICE 6787 OF 1999

ROODEPOORT AMENDMENT SCHEME 85

The Administrator hereby, in terms of the provisions of section 89(1) of the Town-planning and Townships Ordinance, 1965, declares that he approved an amendment scheme, being an amendment of Roodepoort Town-planning Scheme 1987, comprising the same land as included in the township of Allen's Nek Extension 13.

Map 3 and the scheme clauses of the amendment scheme are filed with the Gauteng Provincial Government, (Department of Development Planning and Local Government), Johannesburg, and the Town Clerk Roodepoort, and are open for inspection at all reasonable times.

The amendment is known as Roodepoort Amendment Scheme 85.

GO 15/16/3/30H/85

KENNISGEWING 6787 VAN 1999

ROODEPOORT WYSIGINGSKEMA 85

Die Administrateur verklaar hierby ingevolge die bepalings van artikel 89(1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1965, dat hy 'n wysigingskema, synde 'n wysiging van Roodepoort dorpsbeplanningskema 1987, wat uit dieselfde grond as die dorp Allen's Nek Uitbreiding 13 bestaan, goedgekeur het.

Kaart 3 en die skemaklousules van die wysigingskema word in bewaring gehou deur die Gauteng Provinsiale Regering, (Departement van Ontwikkelingsbeplanning en Plaaslike Regering), Johannesburg, en die Stadsklerk Roodepoort, en is beskikbaar vir inspeksie te alle redelike tye.

Hierdie wysiging staan bekend as Roodepoort Wysigingskema 85.

GO 15/16/3/30H/85

CONTENTS • INHOUD

<i>No.</i>		<i>Page No.</i>	<i>Gazette No.</i>
GENERAL NOTICES • ALGEMENE KENNISGEWINGS			
6786	Town-planning and Townships Ordinance (25/1965): Declaration as approved township: Allen's Nek Extension 13..	2	98
6786	Ordonnansie op Dorpsbeplanning en Dorpe (25/1965): Verklaring tot goedgekeurde dorp: Allen's Nek-uitbreiding 13	2	98
6787	Town-planning and Townships Ordinance (25/1965): Roodepoort Amendment Scheme 85	3	98
6787	Ordonnansie op Dorpsbeplanning en Dorpe (25/1965): Roodepoort-wysigingskema 85	3	98
