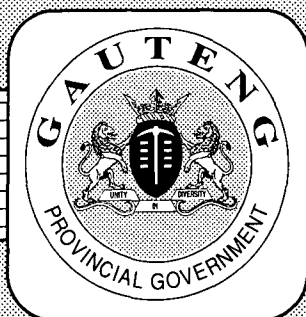


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**Provincial Gazette Extraordinary
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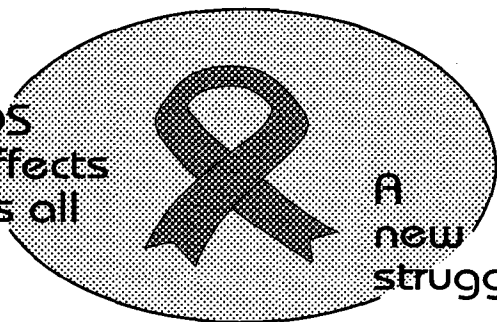
Vol. 6

PRETORIA, 4 DECEMBER 2000
DESEMBER

No. 193

We all have the power to prevent AIDS

AIDS
affects
us all



A
new
struggle

Prevention is the cure

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DEPARTMENT OF HEALTH

CONTENTS • INHOUD

<i>No.</i>		<i>Page No.</i>	<i>Gazette No.</i>
GENERAL NOTICES • ALGEMENE KENNISGEWINGS			
8523	Town-planning and Townships Ordinance, 1986: Beyerspark Extension 72 Township: Declaration as approved town ship	3	193
8523	Ordonnansie op Dorpsbeplanning en Dorpe, 1986: Beyerspark Uitbreiding 72: Verklaring tot goedgekeurde dorp....	8	193
8524	Town-planning and Townships Ordinance, 1986: Boksburg Amendment Scheme 827	13	193
8524	Ordonnansie op Dorpsbeplanning en Dorpe, 1986: Boksburg-wysigingskema 827	14	193

GENERAL NOTICES • ALGEMENE KENNISGEWINGS

NOTICE 8523 OF 2000**TRANSITIONAL LOCAL COUNCIL OF BOKSBURG**
PROPOSED BEYERSPARK EXTENSION 72 TOWNSHIP
DECLARATION AS APPROVED TOWNSHIP

In terms of the provisions of section 103(1) of the Town-planning and Townships Ordinance 1986, the Transitional Local Council of Boksburg hereby declares Beyerspark Extension 72 township on Portion 679 (a portion of Portion 665) of the farm Klipfontein 83 IR to be an approved township, subject to the conditions set out in the schedule hereto.

SCHEDULE

CONDITIONS UNDER WHICH THE APPLICATION MADE BY JACOBUS UYS FOURIE AND MARIA FOURIE IN TERMS OF THE PROVISIONS OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE NO 15 OF 1986) FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 679 (A PORTION OF PORTION 665) OF THE FARM KLIPFONTEIN 83 IR, GAUTENG, HAS BEEN APPROVED.

1. CONDITIONS OF ESTABLISHMENT**1.1 NAME**

The name of the township shall be Beyerspark Extension 72.

1.2 DESIGN

The township shall consist of the erven and the street as indicated on the General Plan S.G. No. 1738/2000

1.3 DISPOSAL OF EXISTING CONDITIONS OF TITLE

All erven shall be made subject to existing conditions of title and servitudes, if any, including the reservation of rights to minerals

1.4 ENDOWMENT

The township owners shall, in terms of the provisions of section 98(2) and (3) of the Town- planning and Townships Ordinance, 1986 pay to the local authority as endowments the following amounts:-

R30 000,00 - which amount shall be used by the local authority for the provision of land for Parks and/or Open Spaces in or for the township, and

R30 597,60 - which amount shall be used by the local authority for the upgrading of the electrical transformer capacity taken from the adjacent township.

Such endowments are payable in accordance with the provisions of section 81 of the aforesaid ordinance read with section 95 thereof.

1.5 REMOVAL OR REPLACEMENT OF MUNICIPAL SERVICES

If, by reason of the establishment of the township, it becomes necessary to remove or replace any existing municipal services, the cost thereof shall be borne by the township owners.

1.6 ACCESS

- (a) No ingress from Kirschner Road (including the splay) to Erven 1389 and 1390 in the township and no egress from Erven 1389 and 1390 in the township to Kirschner Road (including the splay) shall be allowed.
- (b) No ingress from Philips Road (including the splays) to Erven 1375, 1376, 1377, 1390, 1391 and 1392 in the township and no egress from Erven 1375, 1376, 1377, 1390, 1391 and 1392 in the township to Philips Road (including the splays) shall be allowed.

- (c) A line of no access along the western boundary of the township abutting the proposed PWV 15 Road, shall apply.

1.7 OBLIGATIONS IN REGARD TO ENGINEERING SERVICES

The township owners shall, within such period as the local authority may determine, fulfill their obligations in respect of the provision and installation of engineering services, as previously agreed upon between the township owners and the local authority.

1.8 ERECTION OF FENCE OR OTHER PHYSICAL BARRIER

The township owners shall at their own expense erect a fence or other physical barrier, all along the western boundary of the township, to the satisfaction of the Head of Department: Gauteng Department of Transport and Public Works, within six (6) months from the date of publication of this notice, and the township owners shall maintain such fence or physical barrier in good order and repair until such time as Erven 1377 up to and including 1381 in the township have been transferred in the name of the purchasers thereof, whereupon the said purchasers shall be responsible to keep the portion of the fence or physical barrier that has been erected on the western boundary of his/her/its erf in good order and repair.

1.9 ACCEPTANCE AND DISPOSAL OF STORMWATER

The township owners shall arrange for the drainage of the township to fit in with that of the proposed PWV-15 road and for stormwater running off or being diverted from the said road to be received and disposed of to the satisfaction of the Head of Department: Gauteng Department of Transport and Public Works.

2. CONDITIONS OF TITLE

The erven shall be subject to the following conditions imposed by the local authority in terms of the provisions of the Town-planning and Townships Ordinance, 1986:-

2.1 ALL ERVEN EXCLUDING ERF 1399 (PRIVATE ROAD)

- (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 2m wide across the access portion of the erf, 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 2m 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 on it, in its discretion, may deem necessary, and shall further be entitled to reasonable access to the said land for 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.
- (d) The owner of the erf (sectional title units included) and his/her successors in law indemnify both the Department of Transport and Public Works and the local authority against any claim arising from the existence of noise resulting from the proposed PWV 15 and any costs associated with the erection of acoustic screening.

- (e) The erf shall not be alienated without the prior written approval of the Westwood Close Homeowners Association.

2.2 ERF 1399 (PRIVATE ROAD)

- (a) The entire erf is subject to a servitude for sewerage, water reticulation, electrical purposes (excluding street lights) and other municipal purposes in favour of the local authority.
- (b) The entire erf is subject to a right-of-way servitude in favour of Erven 1375 up to and including 1396 in the township.

N J SWANEPOEL

ACTING CHIEF EXECUTIVE OFFICER

**CIVIC CENTRE
BOKSBURG**

**13 DECEMBER 2000
NOTICE 207/2000
14/19/3/B2/72 (FW)**

KENNISGEWING 8523 VAN 2000

PLAASLIKE OORGANGSRAAD VAN BOKSBURG
VOORGESTELDE DORP BEYERSPARK UITBREIDING 72
VERKLARING TOT GOEDGEKEURDE DORP

Ingevolge die bepalings van artikel 103(1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, verklaar die Plaaslike Oorgangsraad van Boksburg hierby die dorp Beyerspark Uitbreiding 72, geleë op Gedeelte 679 ('n gedeelte van Gedeelte 665) van die plaas Klipfontein 83 IR tot 'n goedgekeurde dorp, onderworpe aan die voorwaardes uiteengesit in die bygaande bylae.

BYLAE

VOORWAARDES WAAROP DIE AANSOEK GEDOEN DEUR JACOBUS UYS FOURIE EN MARIA FOURIE INGEVOLGE DIE BEPALINGS VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE NO 15 VAN 1986) OM TOESTEMMING OM 'N DORP OP GEDEELTE 676 ('N GEDEELTE VAN GEDEELTE 665) VAN DIE PLAAS KLIPFONTEIN 83 IR GAUTENG, TE STIG, TOEGESTAAN IS.

1. STIGTINGSVOORWAARDES

1.1 NAAM

Die naam van die dorp is Beyerspark Uitbreiding 72.

1.2 ONTWERP

Die dorp bestaan uit die erwe en die straat soos aangedui op Algemene Plan S.G. No. 1738/2000.

1.3 BESKIKKING OOR BESTAANDE TITELVOORWAARDES

Alle erwe sal onderworpe gemaak word aan bestaande titelvoorwaardes en serwitute, indien enige, met inbegrip van die voorbehoud van die regte op minerale.

1.4 BEGIFTIGING

Die dorpseienaars moet ingevolge die bepalings van artikel 98(2) en (3) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 as 'n begiftiging aan die plaaslike bestuur die volgende bedrae betaal -

30 000,00 - welke bedrag deur die plaaslike bestuur aangewend moet word vir die voorsiening van grond vir parke en/of oopruimtes in of vir die dorp; en

R30 597,60 - welke bedrag deur die plaaslike bestuur aangewend moet word vir die opgradering van die elektriese-transformator kapasiteit geneem van die aanliggende dorp.

Sodanige begiftigings is betaalbaar ooreenkomstig die bepalings van artikel 81 van die gemelde ordonnansie, gelees met artikel 95 daarvan.

1.5 VERWYDERING OF VERVANGING VAN MUNISIPALE DIENSTE

Indien dit, as gevolg van die stigting van die dorp, nodig word om enige bestaande munisipale dienste te verwyder of te vervang, moet die koste daarvan deur die dorpseienaars gedra word.

1.6 TOEGANG

1. Geen ingang van Krischnerweg (insluitende die hoekafskuinsing) na Erwe 1389 en 1390 in die dorp en geen uitgang van Erwe 1389 en 1390 in die dorp na Kirschnerweg (insluitende die hoekafskuinsing) sal toegelaat word nie.
2. Geen ingang van Phillipsweg (insluitende die hoekafskuinsings) na Erwe 1375, 1376, 1377, 1390, 1391 en 1392 in die dorp en geen uitgang van Erwe 1375, 1376, 1377, 1390, 1391 en 1392 in die dorp na Phillipsweg (insluitende die hoekafskuinsings) sal toegelaat word nie.

3. 'n Lyn van geen toegang langs die westelike grens van die dorp aanliggend aan die voorgestelde pad PWV-15 sal van toepassing wees.

1.7 VERPLIGTING MET BETREKKING TOT INGENIEURSDIENSTE

Die dorpseienaars moet, binne sodanige tydperk as wat die plaaslike bestuur mag bepaal, hulle verpligtinge met betrekking tot die voorsiening en installering van ingenieursdienste, soos voorheen ooreengekom tussen die dorpseienaars en die plaaslike bestuur, nakom

1.8 OPRIGTING VAN HEINING OF ANDER FISIESE VERSPERRING

Die dorpseienaars moet, op eie koste, 'n heining of ander fisiese versperring al langs die westelike grens van die dorp oprig, tot bevrediging van die Hoof van Departement: Gauteng, Departement van Vervoer en Openbare Werke, binne ses maande vanaf die datum van publikasie van hierdie kennisgewing, en die dorpseienaars moet sodanige heining of fisiese versperring in 'n goeie toestand hou tot tyd en wyl Erwe 1377 tot en insluitende 1381 in die dorp getranspoteer is in die naam van die kopers daarvan, waarop die gemelde kopers verantwoordelik sal wees vir instandhouding van die gedeelte van die heining of fisiese versperring wat openg is op die westelike grens van sy /haar erf, en om dit in 'n goeie toestand te hou.

1.9 ONTVANGS EN VERSORGING VAN STORMWATER

Die dorpseienaars moet die stormwaterdreinerings van die dorp so reël dat dit inpas by die van voorgestelde pad PWV-15, en moet die stormwater wat van dié pad afloop of afgelei word, ontvang en versorg, tot die bevrediging van die Hoof van Departement: Gauteng, Departement van Vervoer en Openbare Werke.

2 TITELVOORWAARDES

Die erwe is onderworpe aan die volgende voorwaardes opgelê deur die plaaslike bestuur ingevolge die bepalings van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986:-

2.1 ALLE ERWE UITSLUITENDE ERF 1399 (PRIVAAT PAD)

- (a) Die erf is onderworpe aan 'n serwituut, 2m breed, vir riolering 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, 2m 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 geboue of ander struktuur mag binne die voormelde serwituutgebied opgerig word nie, en geen grootwortelbome mag binne die gebied van sodanige serwituut, of binne 'n afstand van 2m 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 goeddunke noodsaaklik ag, tydelik te plaas op die grond wat aan die voormelde serwituut grens en voorts is die plaaslike bestuur geregtig tot redelike toegang tot gemelde grond vir die voormelde doel, onderworpe daaraan dat die plaaslike bestuur enige skade vergoed wat gedurende die aanleg, onderhoud of verwydering van sodanige rioolhoofpyleidings en ander werke veroorsaak word.
- (d) Die eienaar van die erf (deeltiteleenhede ingesluit) en sy/haar opvolgers in reg, vrywaar beide die Departement van Vervoer en Openbare Werke en die plaaslike bestuur, teen enige eis voortspruitende uit die bestaan van geraas as 'n gevolg van die voorgestelde PWW-15 en enige koste verbonde aan die oprigting van akoestiese skerms.

2.2 ERF 1399 (PRIVAAT PAD)

- (a) Die hele erf is onderworpe aan 'n serwituut vir riolering, waterverspreiding, elektriese doeleindes (uitgesonderd straatligte) en ander munisipale doeleindes, ten gunste van die plaaslike bestuur.

- (b) Die hele erf is onderworpe aan 'n reg-van-weg serwituut ten gunste van Erwe 1375 tot en insluitende 1396 in die dorp.

N J SWANEPOEL**WAARNEMENDE HOOF-UITVOERENDE BEAMPTTE****BURGERSENTRUM****BOKSBURG****13 DESEMBER 2000****KENNISGEWING NR: 207/2000****14/19/3/B3/72 (FW)**

NOTICE 8524 OF 2000**TRANSITIONAL LOCAL COUNCIL OF BOKSBURG****BOKSBURG AMENDMENT SCHEME 827**

The Transitional Local Council of Boksburg hereby in terms of the provisions of section 125(1) of the Town-planning and Townships Ordinance, 1986, declares that it has adopted an amendment scheme being an amendment of the Boksburg Town Planning Scheme 1991 relating to the land included in Beyerspark Extension 72 township. A copy of the said town-planning scheme as adopted is open for inspection at all reasonable times at the office of the City Engineer, Boksburg and the office of the Head of Department, Department Development Planning and Local Government, Gauteng Provincial Government, Johannesburg.

The said amendment scheme is known as Boksburg Amendment Scheme 827

N J SWANEPOEL
ACTING CHIEF EXECUTIVE OFFICER

Civic Centre
Boksburg

13 DECEMBER 2000

Notice No.208/2000

14/21/1/827

KENNISGEWING 8523 VAN 2000**PLAASLIKE OORGANGSRAAD VAN BOKSBURG**
BOKSBURG-WYSIGINGSKEMA 827

Die Plaaslike Oorgangsraad van Boksburg verklaar hiermee ingevolge die bepalinge van artikel 125(1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, dat dit 'n wysiging van die Boksburg Dorpsbeplanningskema 1991 wat betrekking het op die grond ingesluit in die dorp Beyerspark Uitbreiding 72 aanvaar het. 'n Afskrif van die gemelde dorpsbeplanningskema soos aanvaar, lê te alle redelike tye ter insae in die kantoor van die Stadsingenieur, Boksburg en die kantoor van die Hoof van Departement, Departement Ontwikkelingsbeplanning en Plaaslike Bestuur, Gauteng Provinsiale Regering, Johannesburg.

Die gemelde wysigingskema staan bekend as Boksburg-wysigingskema 827.

N J SWANEPOEL
WAARNEMENDE HOOF-UITVOERENDE BEAMPTTE

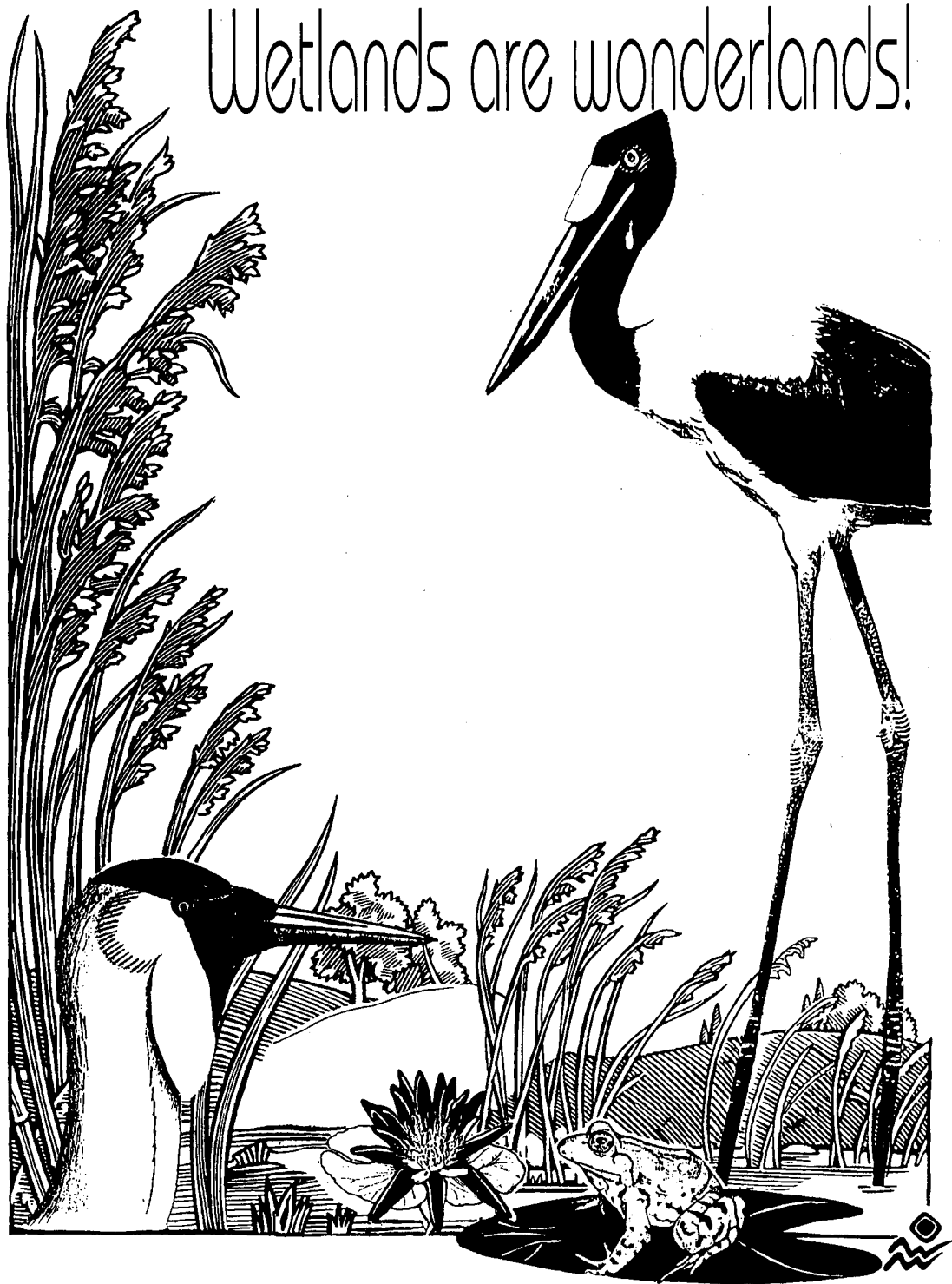
Burgersentrum
Boksburg

13 DESEMBER 2000

Kennisgewing Nr. 208/2000

14/21/1/827

Wetlands are wonderlands!



Department of Environmental Affairs and Tourism

