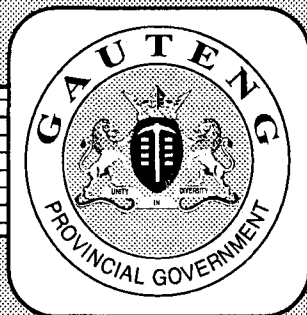


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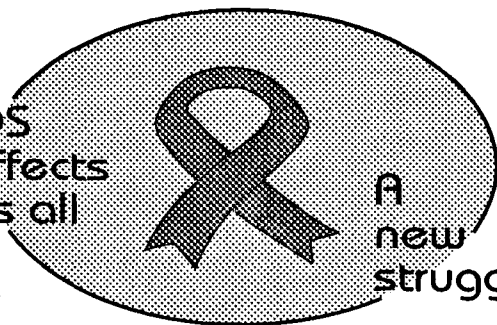
Vol. 8

PRETORIA, 8 MAY
MEI 2002

No. 123

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CONTENTS • INHOUD

<i>No.</i>		<i>Page No.</i>	<i>Gazette No.</i>
LOCAL AUTHORITY NOTICES			
566	Town-planning and Townships Ordinance (15/1986): Ekurhuleni Metropolitan Municipality: Declaration as an approved township: Ravenswood Extension 43.....	3	123
567	do.: do.: Boksburg Amendment Scheme 945.....	6	123
PLAASLIKE BESTUURSKENNISGEWINGS			
566	Ordonnansie op Dorpsbeplanning en Dorpe (15/1986): Ekurhuleni Metropolitaanse Munisipaliteit: Verklaring tot goedgekeurde dorp: Ravenswood-uitbreiding 43.....	4	123
567	do.: do.: Boksburg-wysigingskema 945.....	6	123

LOCAL AUTHORITY NOTICES PLAASLIKE BESTUURSKENNISGEWINGS

LOCAL AUTHORITY NOTICE 566

EKURHULENI METROPOLITAN MUNICIPALITY
(BOKSBURG SERVICE DELIVERY CENTRE)
PROPOSED RAVENSWOOD EXTENSION 43 TOWNSHIP
DECLARATION AS APPROVED TOWNSHIP

In terms of the provisions of section 103(1) of the Town-planning and Townships Ordinance, 1986, the Ekurhuleni Metropolitan Municipality (Boksburg Service Delivery Centre) hereby declares Ravenswood Extension 43 township situated on Portion 628 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 WAVELENGTHS 1147 CC (HEREAFTER REFERRED TO AS THE TOWNSHIP OWNER) IN TERMS OF THE PROVISIONS OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986) FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 628 OF THE FARM KLIPFONTEIN 83 IR, GAUTENG, HAS BEEN APPROVED.

1. CONDITIONS OF ESTABLISHMENT

1.1 NAME

The name of the township shall be Ravenswood Extension 43.

1.2 DESIGN

The township shall consist of the erven and the street as indicated on General Plan S.G. No. 9320/2001.

1.3 DISPOSAL OF EXISTING CONDITIONS OF TITLE

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

1.4 ENDOWMENTS

The township owner 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:-

- (1) R190 956,00 - which amount shall be used by the local authority for the construction of streets and or storm water drainage systems in or for the township; and
- (2) R35 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.

Such endowments are payable in terms of the provisions of section 81 of the said ordinance, read with section 95 thereof.

1.5 ACCESS

Ingress from Second Avenue to the township and egress to Second Avenue from the township shall be restricted to a single access point to the satisfaction of the Town Engineer.

1.6 OBLIGATIONS IN REGARD TO ENGINEERING SERVICES

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

1.7 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 owner.

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, EXCEPT ERF 572 (PRIVATE ROAD)

- (a) The erf is subject to a servitude, 2 m 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 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.

2.2 ERF 572 (PRIVATE ROAD)

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

P M MASEKO
CITY MANAGER

CIVIC CENTRE, BOKSBURG
8 MAY 2002
NOTICE NO: 36/2002
14/19/3/r2/43 (FW)

PLAASLIKE BESTUURSKENNISGEWING 566

EKURHULENI METROPOLITAANSE MUNISIPALITEIT
(BOKSBURG DIENSLEWERINGSENTRUM)
VOORGESTELDE DORP RAVENSWOOD UITBREIDING 43
VERLARING TOT GOEDGEKEURDE DORP

Ingevolge die bepalings van artikel 103(1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, verklaar die Ekurhuleni Metropolitaanse Munisipaliteit (Boksburg Diensleweringsentrum) hierby die dorp Ravenswood Uitbreiding 43, geleë op gedeelte 628 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 WAVELENGTHS 1147 CC (HIERONDER VERWYS IN AS DIE DORPSEIENAAR) INGEVOLGE DIE BEPALINGS VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE NO 15 VAN 1986) OM TOESTEMMING OM 'N DORP OP GEDEELTE 628 VAN DIE PLAAS KLIPFONTEIN 83 IR GAUTENG, TE STIG, TOEGESTAAN IS.

1. STIGTINGSVOORWAARDES

1.1 NAAM

Die naam van die dorp is Ravenswood Uitbreiding 43.

1.2 ONTWERP

Die dorp bestaan uit die erwe en die straat soos aangedui op Algemeen Plan S.G. No. 9320/2001.

1.3 OPHEFFING VAN BESTAANDE TITELVOORWAARDES

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

1.4 BEGIFTIGINGS

Die dorpseienaar moet ingevolge die bepalings van artikel 98(2) en (3) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 as begiftigings aan die plaaslike bestuur die volgende bedrae betaal:-

- (a) R190 956.00 – welke bedrag deur die plaaslike bestuur aangewend moet word vir die bou van strate en/of stormwater dreineringsstelsels in of vir die dorp; en
- (b) R35 000,00 – welke bedrag deur die plaaslike bestuur aangewend moet word vir die voorsiening van grond vir parke en/of openbare oop-ruimtes in of vir die dorp.

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

1.5 TOEGANG

Toegang vanaf Tweedelaan na die dorp en uitgang van die dorp na Tweedelaan sal beperk word tot 'n enkele toegangspunt tot bevestiging van die Stadsingenieur.

1.6 VERPLIGTING MET BETREKKING TOT INGENIEURSDIENSTE

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

1.7 VERWYDERING OF VERVANGING VAN MUNISIPALE DIENSTE

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

2. TITELVOORWAARDES

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

2.1 ALLE ERWE BEHALWE ERF 572 (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 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 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 material 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 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 dosanige rioolhoofpyleidings en ander werke veroorsaak word.

2.2 ERF 572 (PRIVAAT PAD)

- (a) Die hele erf is onderworpe aan 'n reg-van-weg serwituut, ten gunste van al die erwe in die dorp.
- (b) 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.

P M MASEKO
STADSBESTUURDER

BURGERSENTRUM, BOKSBURG
8 MEI 2002
KENNISGEWING NR: 36/2002
14/19/3/R2/43 (FW)

LOCAL AUTHORITY NOTICE 567

EKURHULENI METROPOLITAN MUNICIPALITY
BOKSBURG AMENDMENT SCHEME 945

The Ekurhuleni Metropolitan Municipality (Boksburg Service Delivery Centre) 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 Ravenswood Extension 43 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 933.

P M MASEKO: CITY MANAGER

CIVIC CENTRE BOKSBURG

8 MAY 2002

NOTICE NO. 37/2002

14/21/1/945 (FW)

PLAASLIKE BESTUURSKENNISGEWING 567

EKURHULENI METROPOLITAANSE MUNISIPALITEIT
BOKSBURG-WYSIGINGSKEMA 945

Die Ekurhuleni Metropolitaanse Munisipaliteit (Boksburg Diensleweringssentrum) verklaar hiermee ingevolge die bepalings van artikel 125(1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, dat dit 'n wysiging van die Boksburg Dorpsbeplanning-skema, 1991 wat betrekking het op die grond ingesluit in die dorp Ravenswood Uitbreiding 43 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, Department Ontwikkelingsbeplanning en Plaaslike Regering, Gauteng Provinsiale Regering, Johannesburg. Die gemelde wysigingskema staan bekend as Boksburg-wysigingskema 933.

P M MASEKO: STADSBESTUURDER

BURGERSENTRUM BOKSBURG

8 MEI 2002

KENNISGEWING NR. 37/2002

14/21/1/945 (FW)

IMPORTANT NOTICE

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Postal address:

Private Bag X85
 Pretoria
 0001

New contact persons: Awie van Zyl Tel.: (012) 334-4523
 Mrs H. Wolmarans Tel.: (012) 334-4591

Fax number: (012) 323-8805

E-mail address: awvanzyl@print.pwv.gov.za

Contact persons for subscribers:

Mrs S. M. Milanzi Tel.: (012) 334-4734
 Mrs J. Wehmeyer Tel.: (012) 334-4753
 Fax.: (012) 323-9574

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HENNIE MALAN

Director: Financial Management
 Office of the Premier (Gauteng)

