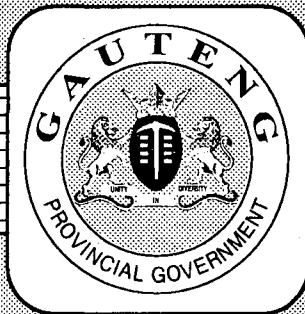


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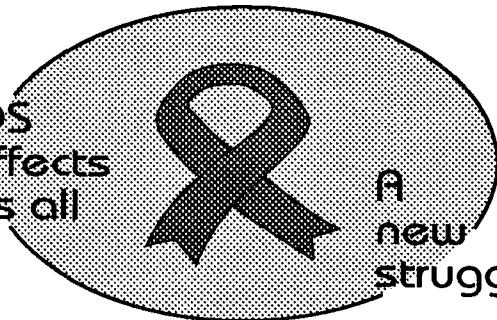
Vol. 8

PRETORIA, 5 NOVEMBER 2002

No. 385

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LOCAL AUTHORITY NOTICES

LOCAL AUTHORITY NOTICE 1796

EKURHULENI METROPOLITAN MUNICIPALITY (BOKSBURG SERVICE DELIVERY CENTRE)

PROPOSED BARDENE EXTENSION 51 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 Bardene Extension 51 Township, situated on Portion 566 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 HAG PROPERTIES (PTY) LIMITED 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 566 OF THE FARM KLIPFONTEIN 83 IR, GAUTENG, HAS BEEN APPROVED.

1. CONDITIONS OF ESTABLISHMENT

1.1 NAME

The name of the township shall be **Bardene Extension 51**.

1.2 DESIGN

The township shall consist of the erven and the streets as indicated on General Plan S.G. No. 3245/2001.

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, but excluding the following servitudes which affect a street in the township only:

- (a) The servitude of right of way 6,55 metres wide being portion of the right of way 20,48 metres wide and indicated by the figure abCD on Diagram S.G. No. A3490/41, in favour of the Republic of South Africa, as will more fully appear from Notarial Deed No. 140/1944S; and
- (b) The servitude of wayleave 0,91 metres wide as will more fully appear from Notarial Deed No. 1275/1938S dated 18 october 1939.

1.4 ENDOWMENT

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

- (a) R374 005,28—which amount shall be used by the local authority for the purposes of the construction of roads and stormwater drainage system in or for the township.
- (b) R30 000,00—which amount shall be used for the provisions of land for Parks and/or Open Spaces in/or for the township.

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

1.5 ACCESS

No ingress from North Rand Road (including the splay of North Rand Road & Anchor Road) to the township and no egress from the township to North Rand Road (including the splay of North Rand & Anchor Road) shall be allowed.

1.6 OBLIGATIONS IN RESPECT OF ENGINEERING SERVICES

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

1.7 DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at its own expense cause all existing buildings and structures situated within the building line reserves, side spaces or over common boundaries to be demolished to the satisfaction of the local authority, within a period of six (6) months from the date of publication of this notice.

1.8 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, Ordinance 1986:

2.1 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: Provided that the local authority may in writing 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 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 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 Erven 1119 to 1134

The erf is entitled to a right of way servitude over the entire Erf 1135;

2.3 Erf 1135

- (a) The entire erf is subject to a right of way servitude in favour of Erven 1119 to 1134;
- (b) The entire erf is subject to a servitude for sewerage, water reticulation and electrical purposes, excluding street lights in favour of the local authority.

P. M. MASEKO, City Manager

Civic Centre, Boksburg

5 November 2002.

(Notice No. 67/2002)

PLAASLIKE BESTUURSKENNISGEWING 1796

EKURHULENI METROPOLITAANSE MUNISIPALITEIT (BOKSBURG DIENSLEWERINGSENTRUM)

VOORGESTELDE DORP BARDENE UITBREIDING 51

VERKLARING 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 Bardene Uitbreiding 51 geleë op Gedeelte 566 van die plaas Klipfontein 83 IR, tot 'n goedgekeurde dorp, onderworpe aan die voorwaardes uiteengesit in die bygaande bylae.

BYLAE

1. STIGTINGSVOORWAARDES

1.1 NAAM

Die naam van die dorp is **Bardene Uitbreiding 51**.

1.2 ONTWERP

Die dorp bestaan uit die erwe en die strate soos aangedui op Algemene Plan SG No. 3245/2001.

1.3 BESKIKKING OOR BESTAANDE TITELVOORWAARDES

Alle erwe moet onderworpe gemaak word aan bestaande titelvoorwaardes en serwitute, as daar is, met inbegrip van die regte op minerale, maar uitgesonderd die volgende:

- (a) Die serwituut van reg-van-weg 6,55 meters wyd, synde 'n gedeelte van die reg-van-weg, 20,48 meters wyd en aangetoon deur die figuur abCD op diagram SG No. A3490/41, ten gunste van die Republiek van Suid-Afrika, soos meer volledig blyk uit Notariële Akte No. 140/1944S; en
- (b) Die serwituut van oorgangsreg 0,91 meter wyd soos meer volledig blyk uit Notariële Akte No. 1275/1938S, gedateer 18 Oktober 1938.

1.4 BEGIFTIGING

Die dorpseienaar moet kragtens die bepalings van artikel 98(2) en (3) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 aan die Plaaslike Bestuur as begiftigings die volgende bedrae betaal:

- (a) R374 005,28—welke bedrag deur die plaaslike bestuur vir die bou van strate en of stormwaterdreineringsstelsels in of vir die dorp aangewend moet word.
- (b) R30 000,00—welke bedrag deur die plaaslike bestuur aangewend moet word vir die voorsiening van grond vir parke en/of oop ruimtes in of vir die dorp.

Sodanige begiftigings is betaalbaar ingevolge die bepalings van artikel 81 saamgelees met artikel 95 van die gemelde Ordonnansie.

1.5 TOEGANG

Geen ingang van Noordrandweg (insluitende die hoek-afskuinsing van Noordrandweg en Anchorweg) na die dorp, en geen uitgang van die dorp na Noordrandweg (insluitende die hoekafskuinsing van Noordrandweg en Anchorweg) sal toegelaat word nie.

1.6 VERPLIGTING MET BETREKING TOT INGENIEURSDIENSTE

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

1.7 SLOPING VAN GEBOUE EN STRUKTURE

Die dorpseienaar sal op eie koste alle bestaande geboue en strukture wat binne boulynreserwes, kantruimtes of oor gemeenskaplike grense geleë is, tot bevrediging van die plaaslike bestuur, laat sloop, binne 'n tydperk van ses maande vanaf die datum van publikasie van hierdie kennisgewing.

1.8 VERSKUIWING OF VERVANGING VAN MUNISIPALE DIENSTE

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

2. TITELVOORWAARDES

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

2.1 **Alle erwe**

- (a) Die erf is onderworpe aan 'n serwituut, 2m wyd, vir riolering en ander munisipale doeleindes, ten gunste van die plaaslike bestuur, langs enige twee grense, uitgesonderd 'n straatgrens: Met dien verstande dat die plaaslike bestuur skriftelik van enige sodanige serwituut mag afsien.
- (b) Geen gebou of ander struktuur mag binne die voorgenoemde 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 rioolhoofpypleidings en ander werke wat hy volgens goeie doelke noodsaaklik ag, tydelik te plaas op die grond wat aan die voorgenoemde serwituut grens en voorts is die plaaslike bestuur geregtig tot redelike toegang tot genoemde grond vir die voorgenoemde doel, onderworpe daaraan dat die plaaslike bestuur enige skade vergoed wat gedurende die aanleg, onderhoud of verwydering van sodanige rioolhoofpypleidings en ander werke veroorsaak word.

2.2 **Erwe 1119 tot 1134**

Die erf is geregtig op 'n reg-van-weg serwituut oor die hele Erf 1135.

2.3 **Erf 1135**

- (a) Die hele erf is onderworpe aan 'n reg-van-weg serwituut ten gunste van Erwe 1119 tot 1134.
- (b) Die hele erf is onderworpe aan 'n serwituut vir riolering, water verspreiding en elektriese doeleindes uitsluitende straatligte, ten gunste van die plaaslike bestuur.

P. M. MASEKO, Munisipale Bestuurder

Burgersentrum, Boksburg

5 November 2002.

(Kennisgewing No. 67/2002)

LOCAL AUTHORITY NOTICE 1797

EKURHULENI METROPOLITAN MUNICIPALITY

BOKSBURG AMENDMENT SCHEME 918

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 Bardene Extension 51 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 918.

PAUL MAVI MASEKO, City Manager

Civic Centre, Boksburg

5 November 2002.

[Notice No. 68/200214/21/1/918 (FW)]

PLAASLIKE BESTUURSKENNISGEWING 1797**EKURHULENI METROPOLITAANSE MUNISIPALITEIT****BOKSBURG-WYSIGINGSKEMA 918**

Die Ekurhuleni Metropolitaanse Munisipaliteit (Boksburg Diensleweringsentrum) verklaar hiermee ingevolge die bepalings 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 Bardene Uitbreiding 51 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 Regering, Gauteng Provinsiale Regering, Johannesburg. Die gemelde wysigingskema staan bekend as Boksburg-wysigingskema 918.

PAUL MAVI MASEKO, Stadsbestuurder

Burgersentrum, Boksburg

5 November 2002.

[Kennisgewing No. 68/200214/21/1/918 (FW)]

IMPORTANT NOTICE

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HENNIE MALAN

Director: Financial Management
 Office of the Premier (Gauteng)

