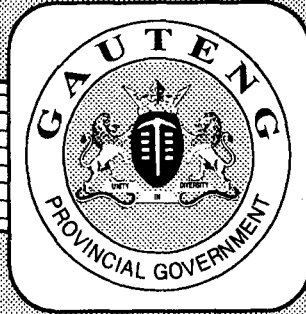


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**THE PROVINCE OF
GAUTENG**



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**Provincial Gazette Extraordinary
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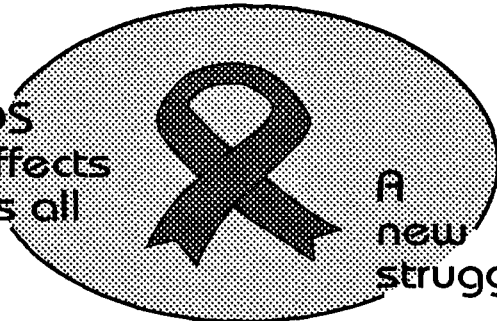
Vol. 9

**PRETORIA, 29 JANUARY 2003
JANUARIE 2003**

No. 28

We all have the power to prevent AIDS

AIDS
affects
us all



A
new
struggle

Prevention is the cure

**AIDS
HELPUNE**

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DEPARTMENT OF HEALTH



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CITY OF JOHANNESBURG, METROPOLITAN MUNICIPALITY (FORMER WESTERN METROPOLITAN LOCAL COUNCIL)

DECLARATION AS APPROVED TOWNSHIP

In terms of section 103 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) the City of Johannesburg, (Former Western Metropolitan Local Council) hereby declares **Tres Jolie Extension 6 Township** to be an approved township, subject to the conditions set out in the schedule hereto.

ANNEXURE

STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY CALTEX OIL (S.A.) (PROPRIETARY) LIMITED No. 1904/001154/07 (HEREIN AFTER REFERRED TO AS THE APPLICANT/TOWNSHIP OWNER) UNDER THE PROVISIONS OF SECTION 98(1) OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986) FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 1 OF THE FARM WILGESPRUIT 384, REGISTRATION DIVISION I.Q., PROVINCE OF GAUTENG, HAS BEEN GRANTED.

1. CONDITIONS OF ESTABLISHMENT

1.1 Name

The name of the township shall be **Tres Jolie Extension 6**.

1.2 Design

The township shall consist of erven and streets as indicated on General Plan SG No. 1934/2002.

1.3 Engineering services

1.3.1 The township owner shall be responsible for the installation and provision of internal engineering services including streets and storm water drainage and a contribution towards bulk sewerage services; and

1.3.2 the local authority concerned shall be responsible for the installation and provision of external engineering services.

The township owner shall when he intends to provide the township with engineering and essential services—

1.3.3 by agreement with the local authority classify every engineering service to be provided for the township in terms of section 116 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) as an internal or external engineering service and in accordance with the guidelines; and

1.3.4 install or provide all internal and essential services to the satisfaction of the local authority and for this purpose shall lodge reports, diagrams and specifications as the local authority may require.

1.4 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—

1.4.1 the following conditions which should not be transferred to the erven in the township:

“A. Die eiendom hierkragtens gehou is onderworpe aan en geregtig tot die volgende voorwaardes:

2. Ten gunste van en teen die teenwoordige en toekomstige eienaar van:

(a) Gedeelte 6 van die Suid-Westelike gedeelte van die genoemde plaas, groot 16,4918 hektaar geregistreer kragtens Transportakte T2597/1943.

(b) Gedeelte 7 van die Suid-Westelike gedeelte van die plaas, groot 67,2129 hektaar, geregistreer kragtens Transportakte T2165/1941.

(c) Gedeelte 8 van die Suid-Westelike gedeelte van die plaas, groot 1,8830 hektaar, geregistreer kragtens Transportakte T6424/1941.

(d) Gedeelte 3 van gedeelte genoem Olievenbosch van die genoemde plaas, groot 77,1524 hektaar, geregistreer kragtens Transportakte T6424/1941.

(e) Gedeelte 4 van gedeelte genoem Olievenbosch van die genoemde plaas, groot 41,8308 hektaar, geregistreer kragtens Transportakte T12773/1939.

(f) Gedeelte 6 van gedeelte genoem Olievenbosch van die genoemde plaas, groot 60,3011 hektaar, geregistreer kragtens Transportakte T8965/1941.

(g) Gedeelte 10 van gedeelte genoem Olievenbosch van die genoemde plaas, groot 42,1259 hektaar, geregistreer kragtens Transportakte T9822/1936.

(h) Gedeelte 11 van gedeelte genoem Olievenbosch van die genoemde plaas, groot 59,5536 hektaar, geregistreer kragtens Transportakte T15318/1939 of enige gedeelte daarvan:

Dat geen kantien op die gesegde Gedeelte 12 van gedeelte Olievenbosch van die gesegde plaas, of enige gedeelte daarvan, geopen of aangehou sal word nie."

1.4.2 the following condition which affects Peter Road in the township only: Title Deed T001517/2002:

"B. The former Portion 84 (a portion of Portion 24) whereof that portion of the property held hereunder and indicated by the figures G H a D E F on the annexed diagram forms a portion, is specially subject to a right of way 15,74 metre wide extending along the most Southernly 23,61 metre of the South-Western boundary and 15,74 metre wide along the South-eastern boundary in favour of Ario Canova as owner of the Remaining Extent of Portion 1 of the North-Western Portion of the farm Wilgespruit 190, in the Registration Division I.Q., situated in the district of Roodepoort, measuring as such 97,1199 hectare and as held under Deed of Transfer T40411/1946, dated 28 December 1946.

2.4.3 the following conditions which affects Beyers Naude Road (previously D F Malan Drive) in the township only: Title Deed T001517/2002 conditions:

"C. The former Remaining Extent of Portion 24 (a portion of Portion 1) of the farm Zandspruit 191, Registration Division I.Q., Transvaal, indicated by the figure A B C on the annexed diagram SG No. A497/1992, is subject to the following:

Kragtens Administrateurskennisgewing 428 van 23 September 1992 is 'n openbare pad 2024 oor die binnegemelde eiendom verklaar wat ongeveer 15 vierkante meter van genoemde eiendom in beslag neem, soos meer volledig sal blyk uit dokumentasie geliaseer by Ex229/1993.

D. The former Portion 1 of the farm Wilgespruit 176, Registration Division I Q, Transvaal, indicated by the figure G H a D E F on the annexed diagram SG No. A497/1992, is subject to the following:

In terms of Administrators Notice 426 dated 23 September 1993 a public and provincial Road 2024 has been declared over the withinmentioned property, together with Portions 259 and 260 of the farm Wilgespruit 190, I Q, extending over 5239 square metres of land, vide documents files under Ex392/93."

1.5 Access

Ingress to and egress from Road 374 (K31) (Beyers Naude Drive) of the township shall be to the satisfaction of Gauteng Provincial Government, Department of Public Transport, Roads and Works.

1.6 Acceptance and disposal of stormwater

The township owner shall arrange for the drainage of the township to fit in with that of Road 374 (K31) (Beyers Naude Drive) and for all stormwater running off or being diverted from the road to be received or disposed of.

1.7 Erection of fence or other physical barrier

The township owner shall at his own expense erect a fence or other physical barrier to the satisfaction of the Gauteng Provincial Government: Department of Transport and Public Works as and when required by him to do so and the township owner shall maintain such fence or physical barrier in good order and repair until such time as this responsibility is taken over by the local authority: Provided that the township owner responsibility for the maintenance thereof shall cease when the local authority takes over responsibility for the maintenance of the streets in the township.

1.8 Removal or replacement of municipal services

If, by reason of the establishment of the township, it should become necessary to remove or replace any existing municipal services, the cost thereof be borne by the township owner.

2. CONDITIONS OF TITLE

2.1 Conditions imposed by the local authority in terms of the provisions of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986)

All erven shall be subject to the conditions as indicated:

2.1.1 The erven are subject to a servitude, 2 metres 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 metres wide across the access portion of the erf, if an when required by the local authority: Provided that the local authority may dispense with any such servitude.

2.1.2 No buildings or other structure shall be created within the aforesaid servitude area and no large-rooted trees shall be planted with the area of such servitude or within 2 (two) metres thereof.

2.1.3 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 work 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.

PLAASLIKE BESTUURSKENNISGEWING 134

PLAASLIKE BESTUURSKENNISGEWING 41 VAN 2003

JOHANNESBURG STAD, METROPOLITAANSE MUNISIPALITEIT GEWESE WESTELIKE METROPOLITAANSE PLAASLIKE RAAD)

VERKLARING TOT 'N GOEDGEKEURDE DORP

Ingevolge Artikel 103 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), verklaar die Johannesburg Stad, (vroëer Westelike Metropolitaanse Plaaslike Raad) hierby **Tres Jolie Uitbreiding 6** tot 'n goedgekeurde dorp onderworpe aan die voorwaardes uiteengesit in die bygaande bylae.

BYLAE

STAAT VAN VOORWAARDES WAAROP DIE AANSOEK GEDOEN DEUR CALTEX OIL (S.A.) (PROPRIETARY) LIMITED No. 1904/001154/07 (HIERNA DIE AANSOEKDOENER GENOEM) INGEVOLGE DIE BEPALINGS VAN ARTIKEL 98(1) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986), OM TOESTEMMING OM 'N DORP TE STIG OP GEDEELTE 1 VAN DIE PLAAS WILGESPRUIT No. 384, REGISTRASIE AFDELING I.Q., PROVINSIE VAN GAUTENG, TOEGESTAAN IS.

1. STIGTINGSVOORWAARDES

1.1 Naam

Die naam van die dorp is **Tres Jolie Uitbreiding 6**.

1.2 Ontwerp

Die dorp bestaan uit erwe en strate soos aangedui op Algemene Plan L.G No. 1934/2002.

1.3 Ingenieursdienste

1.3.1 Die dorpseienaar is verantwoordelik vir die installing en voorsiening van interne ingenieursdienste insluitende strate en stormwater dreinerings en moet ook 'n bydrae vir eksterne riooldienste betaal; en

1.3.2 die plaaslike bestuur is verantwoordelik vir die installing en voorsiening van eksterne ingenieursdienste.

Die dorpseienaar sal, waneer hy van voorneme is om die dorp van ingenieurs- en noodsaaklike dienste te voorsien;

1.3.3 elke ingenieursdiens wat vir die dorp voorsien moet word, ingevolge artikel 116 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986) by ooreenkoms met die plaaslike bestuur klassifiseer as interne en eksterne ingenieursdienste; en

1.3.4 alle interne ingenieursdienste en noodsaaklike dienste installeer en voorsien tot bevrediging van die plaaslike bestuur en vir hierdie doel moet die verslae, planne en spesifikasies soos vereis deur die plaaslike owerheid ingedien word.

1.4 Beskikking oor bestaande titel voorwaardes

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

1.4.1 die volgende voorwaardes wat nie aan die erwe in die dorp oorgedra moet word:

"A. Die eiendom hierkragtens gehou is onderworpe aan en geregtig tot die volgende voorwaardes:

2. Ten gunste van en teen die teenwoordige en toekomstige eienaar van:

(a) Gedeelte 6 van die Suid-Westelike gedeelte van die genoemde plaas, groot 16,4918 hektaar geregistreer kragtens Transportakte T2597/1943.

(b) Gedeelte 7 van die Suid-Westelike gedeelte van die plaas, groot 67,2129 hektaar, geregistreer kragtens Transportakte T2165/1941.

(c) Gedeelte 8 van die Suid-Westelike gedeelte van die plaas, groot 1,8830 hektaar, geregistreer kragtens Transportakte T6424/1941.

(d) Gedeelte 3 van gedeelte genoem Olievenbosch van die genoemde plaas, groot 77,1524 hektaar, geregistreer kragtens Transportakte T6424/1941.

(e) Gedeelte 4 van gedeelte genoem Olievenbosch van die genoemde plaas, groot 41,8308 hektaar, geregistreer kragtens Transportakte T12773/1939.

(f) Gedeelte 6 van van gedeelte genoem Olievenbosch van die genoemde plaas, groot 60,3011 hektaar, geregistreer kragtens Transportakte T8965/1941.

(g) Gedeelte 10 van gedeelte genoem Olievenbosch van die genoemde plaas, groot 42,1259 hektaar, geregistreer kragtens Transportakte T9822/1936.

(h) Gedeelte 11 van gedeelte genoem Olievenbosch van die genoemde plaas, groot 59,5536 hektaar, geregistreer kragtens Transportakte T15318/1939 of enige gedeelte daarvan:

Dat geen kantien op die gesegde Gedeelte 12 van gedeelte Olievenbosch van die gesegde plaas, of enige gedeelte daarvan, geopen of aangehou sal word nie."

1.4.2 die volgende voorwaarde wat slegs Peterweg in die dorp raak: Title Deed T001517/2002:

"B. The former Portion 84 (a portion of Portion 24) whereof that portion of the property held hereunder and indicated by the figures G H a D E F on the annexed diagram forms a portion, is specially subject to a right of way 15,74 metre wide extending along the most Southernly 23,61 metre of the South-Western boundary and 15,74 metre wide along the South-eastern boundary in favour of Ario Canova as owner of the Remaining Extent of Portion 1 of the North-Western Portion of the farm Wilgespruit 190, in the Registration Division I.Q., situated in the district of Roodepoort, measuring as such 97,1199 hectare and as held under Deed of Transfer T40411/1946 dated 28 December 1946.

2.4.3 die volgende voorwaardes wat slegs Beyers Naudeweg (voorheen D F Malanrylaan) in die dorpsgebied raak: Title Deed T001517/2002 conditions:

"C. The former Remaining Extent of Portion 24 (a portion of Portion 1) of the farm Zandspruit 191, Registration Division I.Q., Transvaal, indicated by the figure A B C on the annexed diagram SG No. A497/1992, is subject to the following:

Kragtens Administrateurskennisgewing 428 van 23 September 1992 is 'n openbare pad 2024 oor die binnegemelde eiendom verklaar wat ongeveer 15 vierkante meter van genoemde eiendom in beslag neem, soos meer volledig sal blyk uit dokumentasie geliaser by Ex229/1993.

D. The former Portion 1 of the farm Wilgespruit 176, Registration Division I Q, Transvaal, indicated by the figure G H a D E F on the annexed diagram SG No. A497/1992, is subject to the following:

In terms of Administrators Notice 426 dated 23 September 1993 a public and provincial Road 2024 has been declared over the withinmentioned property, together with Portions 259 and 260 of the farm Wilgespruit 190, I Q, extending over 5239 square metres of land, vide documents files under Ex392/93."

1.5 Toegang

Ingang van Pad 374 (K31) (Beyers Nauderylaan) tot die dorp en uitgang tot Pad 374 (K31) (Beyers Naudelaan) uit die dorp moet tot bevrediging van Gauteng Provinsiale Regering, Departement van Openbare Vervoer, Paaie en Werke wees.

1.6 Ontvangs en versorging van stormwater

Die dorpseienaar moet die stormwaterdreinerings van die dorp so reël dat dit inpas by die van Pad 374 (K31) (Beyers Naude Rylaan) en moet die stormwater wat van die pad afloop of afgelei word, ontvang en versorg.

1.7 Oprigting van heining of ander fisiese versperring

Die dorpseienaar moet op eie koste 'n heining of ander fisiese versperring oprig tot bevrediging van die Gauteng Provinsiale Regering: Departement van Vervoer en Publieke Werke soos en wanneer deur hom verlang word om dit te doen, en die versperring in 'n goeie toestand hou tot tyd en wyl hierdie verantwoordelikheid deur die plaaslike bestuur oorgeneem word: Met dien verstande dat die dorpseienaar se verantwoordelikheid vir die instandhouding van die strate in die dorp oorgeneem word.

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

2.1 Voorwaardes opgelê deur die Plaaslike Bestuur kragtens die bepalings van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986)

Alle erwe is onderworpe aan die voorwaardes soos aangedui:

2.1.1 Die erwe is onderworpe aan 'n serwituut 2 meter breed vir riolerings- en ander munisipale doeleindes en 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 meter breed oor die toegangsgedeelte van die erf, indien en wanneer verlang deur die plaaslike bestuur: Met dien verstande dat die plaaslike bestuur van sodanige serwituut mag afsien.

2.1.2 Geen geboue of ander strukture mag binne die voorgenoemde serwituutgebied opgerig word nie en geen grootwortelbome mag binne die gebied van sodanige serwituut of binne 'n afstand van 2 (twee) meter daarvan geplant word nie.

2.1.3 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 oordeel 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 verwyderings van sodanige rioolhoofpypleidings en ander werke veroorsaak word.

LOCAL AUTHORITY NOTICE 135

LOCAL AUTHORITY NOTICE 41 OF 2003

ROODEPOORT TOWN PLANNING SCHEME, 1987: AMENDMENT SCHEME 05-0461

The City of Johannesburg, (former Western Metropolitan Local Council), hereby declares that it has approved an amendment scheme, being an amendment of the Roodepoort Town Planning Scheme, 1987, comprising the same land as included in the township of Tres Jolie Extension 6, in terms of the provisions of Section 125 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986).

Map 3 and scheme clauses of the amendment scheme are filed with the Deputy Director-General, Gauteng Provincial Government: Department Housing and Local Government, Marshalltown, and the Assistant Director: Development Planning, Transportation and Environment, Johannesburg, Room 8100, 8th Floor, A-Block, Metropolitan Centre, Braamfontein, and are open for inspection at all reasonable times.

The date this scheme will come into operation is 28 January 2003.

This amendment is known as the Roodepoort Amendment Scheme 05-0461.

A NAIR, Executive Director

Development Planning, Transportation and Environment: City of Johannesburg.

PLAASLIKE BESTUURSKENNISGEWING 135**PLAASLIKE BESTUURSKENNISGEWING 41 VAN 2003****ROODEPOORT DORPSBEPLANNINGSKEMA, 1987: WYSIGINGSKEMA 05-0461**

Johannesburg Stad, (vroëer Westelike Metropolitaanse Plaaslike Raad), verklaar hierby ingevolge die bepalings van Artikel 125 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986) dat hy 'n wysigingskema synde 'n wysiging van die Roodepoort Dorpsbeplanningskema, 1987, wat uit die selfde grond as die dorp Tres Jolie Uitbreiding 6 bestaan, goedgekeur het.

Kaart 3 en skemaklousules van die wysigingskema word in bewaring gehou deur die Adjunk-Direkteur Generaal, Departement Behuising en Plaaslike Regering, Marshalltown, en is by die Assistent Direkteur: Ontwikkelingsbeplanning, Vervoer en Omgewing, Johannesburg, Kamer 8100, 8ste Verdieping, A Blok, Metropolitaanse Sentrum, Braamfontein, beskikbaar vir inspeksie te alle redelike tye.

Die datum van die inwerkingtreding van die skema is 28 Januarie 2003.

Hierdie wysiging staan bekend as die Roodepoort Wysigingskema 05-0461.

A NAIR, Uitvoerende Direkteur: Ontwikkelingsbeheer

Vervoer en Omgewing: Johannesburg Stad.
