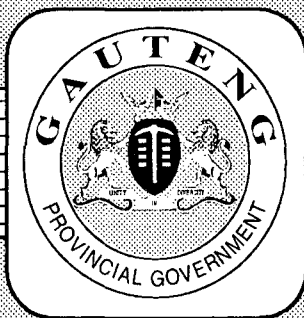


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**THE PROVINCE OF
GAUTENG**



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GAUTENG**

**Provincial Gazette Extraordinary
Buitengewone Provinsiale Koerant**

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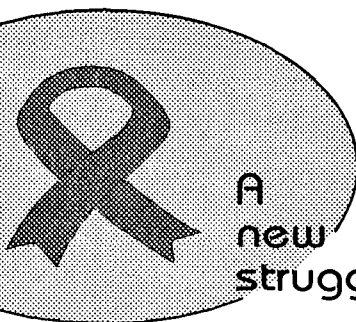
Vol. 9

PRETORIA, 24 SEPTEMBER 2003

No. 397

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



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LOCAL AUTHORITY NOTICES

LOCAL AUTHORITY NOTICE 1866

DECLARATION AS APPROVED TOWNSHIP

In terms of section 69 of the Town-planning and Townships Ordinance, 1965 (Ordinance 25 of 1965), the Administrator hereby declares Glen Erasmia Extension 5 township to be an approved township, subject to the conditions set out in the Schedule hereto.

DPLG 11/3/9/1/9/5

SCHEDULE

CONDITIONS UNDER WHICH THE APPLICATION MADE BY TRANS-ACHT (PROPRIETARY) LIMITED UNDER THE PROVISIONS OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1965, FOR PERMISSION TO ESTABLISH A TOWNSHIP ON A PART OF THE REMAINDER OF PORTION 33 OF THE FARM WITFONTEIN NO. 15-I.R., PROVINCE OF GAUTENG, HAS BEEN GRANTED

1. CONDITIONS OF ESTABLISHMENT

(1) NAME

The name of the township shall be Glen Erasmia Extension 5.

(2) DESIGN

The township shall consist of erven as indicated on General Plan S.G. No. 5346/2003.

(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 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 servitudes which do not affect the township area:

(a) "A. Die voormalige resterende gedeelte van die gemelde plaas, groot as sodanig 2012.2706 morg (waarvan die eiendom hiermee getransporteer deel uitmaak) is onderworpe aan 'n reg ten gunste van die VICTORIA FALLS AND TRANSVAAL POWER COMPANY LIMITED om elektrisiteit te vervoer oor hierdie eiendom soos meer ten volle sal blyk uit Notariële Akte Nr. 646/1928-S".

- (b) "C. Die voormalige resterende gedeelte van die gemelde plaas groot as sodanig 1985.4234 morge, waarvan die eiendom hiermee getranspoteer deel uitmaak, is onderhewig aan 'n ondergrondse elektriese kabelroete 10 (tien) voet wyd ten gunste van die Regering van die Republiek van Suid-Afrika (in sy Spoorweë en Hawens Administrasie), tesame met sodanige bykomstige regte soos meer ten volle sal blyk uit Notariële Akte van Serwituut NR. 1071/1953-S gedateer 14 November 1953".
- (c) "D Kragtens Notariële Akte Nr. 193/1965-S gedateer 22 Januarie 1965 is die voormalige resterende gedeelte van die gemelde plaas, groot as sodanig 1974.6104 morge, (hierna genoem die eiendom) (waarvan die eiendom hiermee getranspoteer deel uitmaak):
- (i) Onderhewig aan en geregtig tot 'n ooreenkoms betreffende watervdeling met sekere Gedeelte D van die plaas Witfontein voormeld (hierna genoem die heersende eiendom), gehou kragtens Transportakte Nr. 907/1934, gedateer 1 Februarie 1934 in terme waarvan vanaf Maandagoggend om sesuur voormiddag in elke week die eienaar van die dienende eiendom geregtig sal wees om die water in die hiernavermelde watervoor te neem en sal die eienaar van die heersende eiendom geregtig wees om vanaf sesuur voormiddag Donderdagoggend tot sesuur voormiddag Sondagoggend in elke week die water in die gemelde voor te neem. Vir die oorblywende dag van elke week vanaf sesuur voormiddag Sondagoggend tot sesuur voormiddag Maandagoggend, sal die partye die water ongehinderd in die spruit laat vloei met die reg aan die eienaar van die dienende eiendom om na gelang van die toestand van die vlei, die water so af te keer dat dit of in die vlei of laer af in die spruit ingekeer word.
 - (ii) Ten einde die eienaar van die heersende eiendom in staat te stel om water vanaf die stuwal na haar eiendom te neem, verleen die eienaar van die dienende eiendom aan die eienaar van die heersende eiendom 'n serwituut van waterleiding langs die bestaande watervoor aangedui deur die lyn A-B op Kaart Nr. A.2905/53 geheg aan Notariële Akte Nr. 193/65-S en op Kaart Nr. A. 1772/67 geheg aan Transportakte Nr. 41848/1969 aangetoon deur die figuur a b. Die gemelde watervoor sal nie wyer as sy huidige wydte gemaak word, tensy die partye skriftelik andersins ooreenkom. Die bestaande afmetings van die gesementeerde gedeelte van die voor is 15¹/₂ duim syd op die bodem, 19¹/₂ duim wyd bo en 14 duim diep.
 - (iii) Elk van die partye sal verantwoordelik wees vir die instandhouding van eenhelfte van die gemelde watervoor, te wete, die eienaar van die heersende eiendom vir helfte naaste aan haar eiendom geleë en die eienaar van die dienende eiendom en/of haar werknemers sal te alle tye toegang tot die betrokke voor hê om haar regte en verpligting uit te oefen. Die partye sal gesamentlik verantwoordelik wees vir die herstel en instandhouding van die bogenoemde stuwal, wanneer nodig.
 - (iv) Die partye wie se beurt aanbreek sal die sluise verander sodat die water vir haar eiendom aangewend word en die plig om die verandering aan te bring wanneer die beurt omruil, sal nie op die persoon rus wie se beurt dan verstreke is nie.
 - (iv) "Kragtens Notariële Akte No. K1284/1980S gedateer 6 Maart 1980 is die hierinvermelde eiendom onderhewig aan 'n ewigdurende skakelhuis- en kabelgeleiding serwituut aangedui deur die figure ABCD en EFGH op Kaart L.G. Nr. A5801/78 ten gunste van die Stadsraad van Kempton Park soos meer volledig sal blyk uit gemelde Notariële Akte en kaart en waarvan 'n afskrif hieraan geheg is."
 - (vi) "Kragtens Notariële Akte No. K2052/1984S gedateer 11 Julie 1980 is die hierinvermelde eiendom onderhewig aan 'n ewigdurende serwituut vir die installering en onderhoud van 'n rioolpyplyn (3919m²) ten gunste van die Stadsraad van Kempton Park soos meer volledig sal blyk uit gemelde Notariële Akte en kaart LG no. A1168/79 waarvan 'n afskrif hieraan geheg is."
 - (vii) "Kragtens Notariële Akte van serwituut K1303/95S gedateer 13/2/95 is die binne gemelde eiendom onderhewig aan 'n serwituut vir munisipale doeleindes

aangetoon deur fig. ABCDEKA en JFGHJ op diagram SG No A5181/94 ten gunste van die Stadsraad van Kempton Park soos meer volledig sal blyk uit bogenoemde Notariële Akte."

(5) ACCESS

No ingress from Provincial Road PWV 3 to the township and no egress to Provincial Road PWV 3 from the township shall be allowed.

(6) ACCEPTANCE AND DISPOSAL OF STORMWATER

The township owner shall arrange for the drainage of the township to fit in with that of Road PWV 3 and for all stormwater running off or being diverted from the road to be received and disposed of.

(7) OBLIGATIONS IN REGARD TO ESSENTIAL SERVICES

The township owner shall within such period as the local authority may determine, fulfil it's obligations in respect of the provision of water, electricity and sanitary services and the installation of systems therefor, as previously agreed upon between the township owner and the local authority.

2. 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, 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, 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) ERVEN 559 TO 565

The erf is subject to a 6m servitude for municipal purposes, stormwater, sewerage and electricity in favour of the local authority, as indicated on the general plan.

(3) ERVEN 620 TO 622

(a) The erf is subject to a Right-of-Way servitude in favour of all the erven in the township as indicated on the general plan, and

(b) the erf is subject to a servitude for municipal services (stormwater, sewerage and electricity) in favour of the local authority, as indicated on the general plan.

LOCAL AUTHORITY NOTICE 1867**KEMPTON PARK AMENDMENT SCHEME 1270**

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 Kempton Park Town-planning Scheme 1987, comprising the same land as included in the township of Glen Erasmia Extension 5.

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 Kempton Park, and are open for inspection at all reasonable times

The amendment is known as Kempton Park Amendment Scheme 1270.

DPLG 11/3/14/B/15 (1270)

IMPORTANT NOTICE

The
Gauteng Provincial Gazette Function
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*In future, adverts have to be paid in advance
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HENNIE MALAN

Director: Financial Management
 Office of the Premier (Gauteng)

