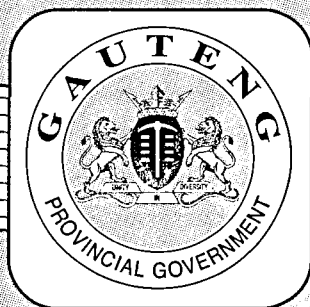


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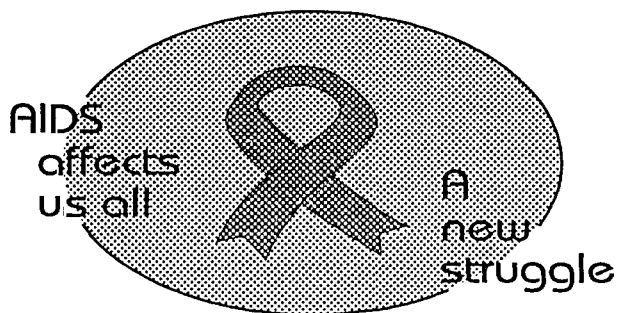
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Vol. 10

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LOCAL AUTHORITY NOTICES

LOCAL AUTHORITY NOTICE 1617 CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY SANDTON AMENDMENT SCHEME 02-1837

The City of Johannesburg, hereby declares that it has approved an amendment scheme, being an amendment of the Sandton Town Planning Scheme, 1980, comprising the same land as included in the township of **Bryanston Extension 95**, in terms of the provisions of Section 125 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986).

Map 3, annexure 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.

This amendment is known as the Sandton Amendment Scheme **02-1837**

EXECUTIVE DIRECTOR: DEVELOPMENT PLANNING TRANSPORTATION AND ENVIRONMENT

PLAASLIKE BESTUURSKENNISGEWING 1617 STAD VAN JOHANNESBURG METROPOLITAANSE MUNISIPALITEIT SANDTON WYSIGINGSKEMA 02-1837

Johannesburg Stad 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 Sandton Dorpsbeplanningskema, 1980, wat uit dieselfde grond as die dorp **Bryanston Uitbreiding 95** bestaan, goedgekeur het.

Kaart 3, bylae 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.

Hierdie wysiging staan bekend as die Sandton Wysigingskema **02-1837**.

UITVOERENDE DIREKTEUR, ONTWIKKELINGSBEPLANNING, VERVOER EN OMGEWING

LOCAL AUTHORITY NOTICE 1618 CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY DECLARATION AS APPROVED TOWNSHIP

In terms of section 103(1) of the Town-planning and Townships Ordinance, 1986 (Ordinance No. 15 of 1986) the CITY OF JOHANNESBURG declares **BRYANSTON EXTENSION 95** to be an approved township subject to the conditions set out in the Schedule hereto.

SCHEDULE

CONDITIONS UNDER WHICH THE APPLICATION MADE BY FREE STATE MUNICIPAL PENSION FUND 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 THE REMAINDER OF PORTION 10 (A PORTION OF PORTION 1) OF THE FARM BRYANSTON NO. 39 - IR, HAS BEEN GRANTED.

1. CONDITIONS OF ESTABLISHMENT

- (1) **Name**
The name of the township shall be **BRYANSTON EXTENSION 95**
- (2) **Design**
The township shall consist of erven as indicated on General Plan S.G. No 1908/2004.
- (3) **Provision and installation of engineering services**
The township owner shall provide engineering services in the township, subject to the approval of the Council and City Power / Eskom.
- (4) **Obligations in respect of services and limitations in respect of the alienation of erven**

- (a) The Township owner shall, in terms of a prior agreement with the Council, fulfil its obligations with regard to the provision of engineering services in and for the township in terms of Chapter 5 of the Ordinance.
 - (b) In terms of the Town Planning and Townships Ordinance, 15 of 1986, a contribution towards the provision of engineering services and bulk sewer shall be payable.
 - (c) No erven may be alienated or be transferred into the name of a buyer prior to the Council having confirmed that sufficient guarantees / cash contributions / endowments in respect of the supply of services by the township owner has been made to the said Council.
- (5) **Removal and 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 shall be borne by the township owner.
- (6) **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.

2. CONDITIONS OF TITLE

The erven mentioned hereunder shall be subject to the conditions, as indicated, imposed by the Council in terms of the provisions of the Town-planning and Townships Ordinance, 1986.

(1) ALL ERVEN

- (a) The erf is subject to a servitude, 2m wide, in favour of the Council 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, if and when required by the Council: Provided that the Council 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 Council 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 Council.

EXECUTIVE DIRECTOR, DEVELOPMENT PLANNING TRANSPORTATION AND ENVIRONMENT

PLAASLIKE BESTUURSKENNISGEWING 1618
STAD VAN JOHANNESBURG METROPOLITAANSE MUNISIPALITEIT
VERKLARING TOT GOEDGEKEURDE DORP

Ingevolge artikel 103(1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie No. 15 van 1986) verklaar die STAD VAN JOHANNESBURG hierby die dorp **BRYANSTON UITBREIDING 95** tot 'n goedgekeurde dorp onderworpe aan die voorwaardes uiteengesit in die bygaande Bylae.

BYLAE

VOORWAARDES WAAROP DIE AANSOEK GEDOEN DEUR FREE STATE MUNICIPAL PENSION FUND INGEVOLGE DIE BEPALINGS VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986, OM TOESTEMMING OM 'N DORP TE STIG OP DIE RESTANT VAN GEDEELTE 10 ('N GEDEELTE VAN GEDEELTE 1) VAN DIE PLAAS BRYANSTON NO. 39 – I.R., TOEGESTAAN IS.

1. **STIGTINGSVOORWAARDES**

- (1) **Naam**
Die naam van die dorp is **BRYANSTON UITBREIDING 95**
- (2) **Ontwerp**
Die dorp bestaan uit erwe soos aangedui op Algemene Plan LG No. 1908/2004
- (3) **Voorsiening en installering van Dienste**
Die dorpseienaar moet die nodige reelings met die Raad tref vir die voorsiening en installering van ingenieursdienste in die dorp, tot bevrediging van die Raad en City Power / Eskom.
- (4) **Verpligtinge ten opsigte van noodsaaklike dienste asook die beperking ten opsigte van vervreemding of oordragte**
Die dorpseienaar sal, in terme van 'n vooraf gereelde ooreenkoms met die Raad, sy verpligtinge rakende die voorsiening van ingenieursdienste in en vir die dorp ingevalge Hoofstuk 5 van die Ordonnansie nakom.
Ingevolge die Ordonnansie op Dorpsbeplanning en Dorpe, 15 van 1986, is 'n bydrae tot die voorsiening van ingenieursdienste en grootmatriool betaalbaar.
Geen erwe mag vervreem of oorgedra word in die naam van 'n koper alvorens die plaaslike bestuur bevestig het dat voldoende waarborge/kontantbydraes ten opsigte van die voorsiening van dienste deur die dorpseienaar aan die Stadsraad gelewer is nie.
- (5) **Verskuiwing of die 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.
- (6) **Beskikking oor bestaande titelvoorwaardes**
Alle erwe moet onderhewig gemaak word aan bestaande titelvoorwaardes en serwitute, indien enige, insluitende die reservering van die mineraleregte.

2. **TITELVOORWAARDES**

Die erwe hieronder genoem sal onderworpe wees aan die voorwaardes soos aangedui, opgelê deur die Raad ingevolge die bepalings van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986.

- (1) **ALLE ERWE**
 - (a) Die erf is onderworpe aan 'n serwituut van 2 meter breed vir riolerings- en ander munisipale doeleindes, ten gunste van die Raad 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 Raad: Met dien verstande dat die Raad van enige sodanige serwituut mag afsien.
 - (b) Geen geboue of ander struktuur mag binne die voornoemde serwituutgebied opgerig word nie en geen grootwortelbome mag binne die gebied van sodanige serwituut of binne 'n afstand van 2 meter daarvan geplant word nie.
 - (c) Die Raad 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 goeëddunke noodsaaklik ag, tydelik te plaas op die grond wat aan die voornoemde serwituut grens en is voorts geregtig tot redelike toegang tot genoemde grond vir die voornoemde doel, onderworpe daaraan dat die Raad enige skade vergoed wat gedurende die aanleg onderhoud of verwydering van sodanige rioolhoofpypleidings en ander werke veroorsaak word.

UITVOERENDE DIREKTEUR: ONTWIKKELINGSBEPLANNING, VERVOER EN OMGEWING

IMPORTANT NOTICE

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