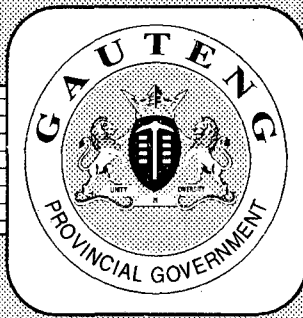


**THE PROVINCE OF
GAUTENG**



**DIE PROVINSIE
GAUTENG**

**Provincial Gazette Extraordinary
Buitengewone Provinsiale Koerant**

Selling price • Verkoopprys: **R2,50**
Other countries • Buitelands: **R3,25**

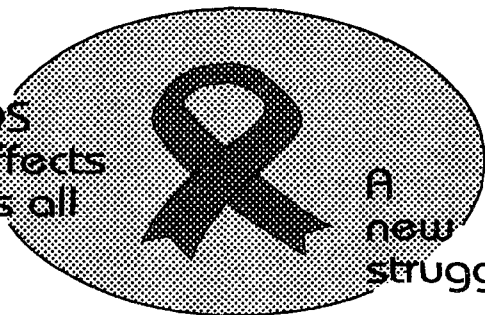
Vol. 10

PRETORIA, 1 NOVEMBER 2004

No. 473

We all have the power to prevent AIDS

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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 2348

**CITY OF JOHANNESBURG
AMENDMENT SCHEME 04-2147**

The Council hereby in terms of provisions of Section 125 of the Town-planning and Townships Ordinance, 1986, declares that it has approved the amendment scheme, being an amendment of the Sandton Town-planning Scheme 1980, comprising the same land, as included in the Township of **WITKOPPEN EXTENSION 91**

Map 3, Annexure and scheme clauses of the amendment scheme are filed with the Executive Director: Development Planning, Transportation and Environment: City of Johannesburg and are open for inspection at all reasonable times.

The amendment scheme is known as Amendment Scheme **04-2147**

**Executive Director: Development Planning
Transportation and Environment
Notice No 1126**

PLAASLIKE BESTUURSKENNISGEWING 2348

**STAD VAN JOHANNESBURG
WYSIGINGSKEMA 04-2147**

Die Stadsraad verklaar hierby ingevolge die bepalings van artikel 125 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, dat dit 'n wysigingskema synde 'n wysiging van Sandton dorpsbeplanningskema, 1980, wat uit dieselfde grond as die dorp **WITKOPPEN UITBREIDING 91** bestaan, goedgekeur het.

Kaart 3, Bylae en die skemaklousules van die wysigingskema word in bewaring gehou deur Uitvoerende Direkteur: Ontwikkelings Beplanning, Vervoer en Omgewing, Stad van Johannesburg en is beskikbaar vir inspeksie te alle redelike tye.

Hierdie wysiging staan bekend as Sandton-wysigingskema **04-2147**

**Uitvoerende Direkteur: Ontwikkelings Beplanning,
Vervoer en Omgewing
Kennisgewing No 1126**

LOCAL AUTHORITY NOTICE 2349

**CITY OF JOHANNESBURG
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 **WITKOPPEN EXTENSION 91** to be an approved township subject to the conditions set out in the Schedule hereto.

SCHEDULE

CONDITIONS UNDER WHICH THE APPLICATION MADE BY GOLDEN MEADOWS PROPERTIES (PTY) LIMITED 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 PORTION 496 OF THE FARM WITKOPPEN 194 IQ, PROVINCE OF GAUTENG, HAS BEEN GRANTED.

1. **CONDITIONS OF ESTABLISHMENT**

- (1) **Name**
The name of the township shall be **WITKOPPEN EXTENSION 91**
- (2) **Design**
The township shall consist of erven as indicated on General Plan S.G. No 7325/2003.
- (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/or City Power / Eskom.
- (4) **Obligations in respect of services and limitations in respect of the alienation of erven**

- (a) The Township owners shall, in terms of a prior agreement with the Council, fulfil their obligations with the regard to the provision of engineering services in and for the township in terms of Chapter 5 of the Ordinance.
 - (b) Contributions towards the provisions of external engineering services and bulk sewer shall be payable in terms of the Ordinance.
 - (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 **but excluding** condition (b) as follows contained in Deed of Transfer T29144/1995 which does not affect the township -

"By Notarial Deed K1383/1975-S, the right has been granted to the Greater Johannesburg Transitional Metropolitan Council Sandton Administration to use a portion of the property hereby conveyed for water, gas, electricity, sewerage and/or drainage purposes vide SG Diagram No. A420/1975, together with ancillary rights and subject to conditions as will more fully appear on reference to the said notarial deed."

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.

2. Erven 1362 & 1363

- (a) The erven are subject to an existing 2 metre wide sewer servitude as indicated on the General Plan.
- (b) The erven are subject to a 5 metre wide Right of Way servitude for private access purposes to be registered in favour of Erf 1368 as indicated on the General Plan.

3. ERF 1364

The erf is subject to an electrical substation servitude in favour of Eskom as indicated on the General Plan.

4. Erf 1365

- (a) The erf is subject to an electrical substation servitude in favour of Eskom as indicated on the General Plan.
- (b) The erf is subject to a Right of Way servitude in favour of 1363, 1364 and 1366 as indicated on the General Plan.

5. Erf 1366

- (a) The erf is subject to an electrical servitude 6 metres wide in favour of Eskom as indicated on the General Plan.
- (b) The erf is subject to a 6 x 3 metre electrical substation servitude in favour of Eskom as indicated on the General Plan.
- (c) The erf is subject to a 3 x 3 metre servitude in favour of Telkom as indicated on the General Plan.

6. Erf 1367

- (a) The erf is subject to a servitude for municipal purposes as indicated on the General Plan.
- (b) The erf is subject to a servitude area for landscaping purposes as indicated on the General Plan.

7. Erven 1364, 1365, 1366 and 1368

The erven are subject to a road servitude.

**Executive Director: Development Planning
Transportation and Environment
Notice No 1127**

**PLAASLIKE BESTUURSKENNISGEWING 2349
STAD VAN JOHANNESBURG
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 **WITKOPPEN UITBREIDING 91** tot 'n goedgekeurde dorp onderworpe aan die voorwaardes uiteengesit in die bygaande Bylae.

BYLAE

VOORWAARDES WAAROP DIE AANSOEK GEDOEN DEUR GOLDEN MEADOWS PROPERTIES (PTY) LIMITED INGEVOLGE DIE BEPALINGS VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986, OM TOESTEMMING OM 'N DORP TE STIG OP GEDEELTE 496 VAN DIE PLAAS WITKOPPEN NO 194 IQ, PROVINSIE GAUTENG, TOEGESTAAN IS.

1. STIGTINGSVOORWAARDES

- (1) **Naam**
Die naam van die dorp is **WITKOPPEN UITBREIDING 91**
- (2) **Ontwerp**
Die dorp bestaan uit erwe soos aangedui op Algemene Plan SG No. 7325/2003.
- (3) **Voorsiening en installering van Dienste**
Die dorpseienaar moet die nodige reëlings met die Raad tref vir die voorsiening en instalering van ingenieursdienste in die dorp, tot bevrediging van die Raad, en/of City Power / Eskom.
- (4) **Verpligtinge ten opsigte van noodsaaklike dienste asook die beperking ten opsigte van vervreeming of oordragte**

- (a) Die dorpseienaars sal, in terme van n vooraf gereelde ooreenkoms met die Raad, sy verpligtinge rakende tot die voorsiening van ingenieursdienste in en vir die dorp, in terme van Hoofstuk 5 van die Ordonnansie.
 - (b) 'n Bydrae tot die voorsiening van ingenieursdienste sal betaalbaar wees.
 - (c) 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 dorpseenaar 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 dorpseienaars 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, **maar uitgesluit** voorwaarde (b) soos volg vervat in Akte van Transport T29144/1995 wat nie die dorp raak nie-

"By Notarial Deed K1383/1975-S, the right has been granted to the Greater Johannesburg Transitional Metropolitan Council Sandton Administration to use a portion of the property hereby conveyed for water, gas, electricity, sewerage and/or drainage purposes vide SG Diagram No. A420/1975, together with ancillary rights and subject to conditions as will more fully appear on reference to the said notarial deed."

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 goëddunke 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.
2. Erwe 1362 & 1363
- (a) Die erwe is onderworpe aan 'n bestaande 2 meter bree riool serwituut soos aangetoon op die Algemene Plan.
 - (b) Die erwe is onderworpe aan 'n 5 meter bree Reg van Weg serwituut vir privaat toegangsdoeleindes om geregistreer te word ten gunste van Erf 1368 soos aangetoon op die Algemene Plan.

3. ERF 1364

Die erf is onderworpe aan 'n elektriese substasie serwituut ten gunste van Eskom, soos aangetoon op die Algemene Plan.

4. Erf 1365

- (a) Die erf is onderworpe aan 'n elektriese substasie serwituut ten gunste van Eskom, soos aangetoon op die Algemene Plan.
- (b) Die erf is onderworpe aan 'n Reg van Weg serwituut ten gunste van 1363, 1364 en 1366 soos aangetoon op die Algemene Plan.

5. Erf 1366

- (a) Die erf is onderworpe aan 'n elektriese serwituut, 6 meter breed ten gunste van Eskom soos aangetoon op die Algemene Plan.
- (b) Die erf is onderworpe aan 'n 6 x 3 meter elektriese substasie serwituut ten gunste van Eskom soos aangetoon op die Algemene Plan.
- (c) Die erf is onderworpe aan 'n 3 x 3 meter serwituut ten gunste van Telkom soos aangedui op die Algemene Plan.

6. Erf 1367

- (a) Die erf is onderworpe aan 'n serwituut vir munisipale doeleindes soos aangetoon op die Algemene Plan.
- (b) Die erf is onderworpe aan 'n serwituut area vir belandskappingdoeleindes soos aangetoon op die Algemene Plan.

7. Erwe 1364, 1365, 1366 and 1368

Die erwe is onderworpe aan 'n pad serwituut.

**Uitvoerende Direkteur: Ontwikkelings
Beplanning, Vervoer en Omgewing
Kennisgewing No 1127**

LOCAL AUTHORITY NOTICE 2350**CITY OF JOHANNESBURG
AMENDMENT SCHEME 02-1870**

The Council hereby in terms of provisions of Section 125 of the Town-planning and Townships Ordinance, 1986, declares that it has approved the amendment scheme, being an amendment of the Sandton Town-planning Scheme 1980, comprising the same land, as included in the Township of **BEVERLEY EXTENSION 67**

Map 3, Annexure and scheme clauses of the amendment scheme are filed with the Executive Director: Development Planning, Transportation and Environment: City of Johannesburg and are open for inspection at all reasonable times.

The amendment scheme is known as Amendment Scheme **02-1870**

**Executive Director: Development Planning
Transportation and Environment
Notice No 1134**

PLAASLIKE BESTUURSKENNISGEWING 2350**STAD VAN JOHANNESBURG
WYSIGINGSKEMA 02-1870**

Die Stadsraad verklaar hierby ingevolge die bepalings van artikel 125 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, dat dit 'n wysigingskema synde 'n wysiging van Sandton dorpsbeplanningskema, 1980, wat uit dieselfde grond as die dorp **BEVERLEY UITBREIDING 67** bestaan, goedgekeur het.

Kaart 3, Bylae en die skemaklousules van die wysigingskema word in bewaring gehou deur Uitvoerende Direkteur: Ontwikkelings Beplanning, Vervoer en Omgewing, Stad van Johannesburg en is beskikbaar vir inspeksie te alle redelike tye.

Hierdie wysiging staan bekend as Sandton-wysigingskema **02-1870**

**Uitvoerende Direkteur: Ontwikkelings Beplanning,
Vervoer en Omgewing
Kennisgewing No 1134**

LOCAL AUTHORITY NOTICE 2351**CITY OF JOHANNESBURG
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 **BEVERLEY EXTENSION 67** to be an approved township subject to the conditions set out in the Schedule hereto.

SCHEDULE

CONDITIONS UNDER WHICH THE APPLICATION MADE BY THE TRUSTEES FOR THE TIME BEING OF CAMEL PROPERTIES TRUST 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 PORTION 352 OF THE FARM ZEVENFONTEIN 407 JR, PROVINCE OF GAUTENG, HAS BEEN GRANTED.

1. CONDITIONS OF ESTABLISHMENT

- (1) **Name**
The name of the township shall be **BEVERLEY EXTENSION 67**
- (2) **Design**
The township shall consist of erven as indicated on General Plan S.G. No 6095/2004.
- (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/or City Power / Eskom.
- (4) **Obligations in respect of services and limitations in respect of the alienation of erven**

- (a) The Township owners shall, in terms of a prior agreement with the Council, fulfil their obligations with the regard to the provision of engineering services in and for the township in terms of Chapter 5 of the Ordinance.
 - (b) Contributions towards the provisions of external engineering services and bulk sewer shall be payable in terms of the Ordinance.
 - (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) **Access**
 Erven 937 and 938 shall be notarially tied to Portion 351 of the farm Zevenfontein 407 JR in order to acquire access to the township.
- (7) **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 servitude which affects Erf 938 in the township only –
- A 4m wide pipeline Servitude vide SG Diagram No. 4123/1995 Deed of Servitude No. 7385/1996S.

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.

(2) **Erven 938**

The erf is subject to a 20m servitude of Right of Way in favour of the general public as indicated on the General Plan.

**Executive Director: Development Planning
 Transportation and Environment
 Notice No 1135**

**PLAASLIKE BESTUURSKENNISGEWING 2351
STAD VAN JOHANNESBURG
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 **BEVERLEY UITBREIDING 67** tot 'n goedgekeurde dorp onderworpe aan die voorwaardes uiteengesit in die bygaande Bylae.

BYLAE

VOORWAARDES WAAROP DIE AANSOEK GEDOEN DEUR BY THE TRUSTEES FOR THE TIME BEING OF CAMEL PROPERTIES TRUST INGEVOLGE DIE BEPALINGS VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986, OM TOESTEMMING OM 'N DORP TE STIG OP GEDEELTE 352 VAN DIE PLAAS ZEVENFONTEIN 407 JR PROVINSIE GAUTENG, TOEGESTAAN IS.

1. STIGTINGSVOORWAARDES

- (1) **Naam**
Die naam van die dorp is **BEVERLEY UITBREIDING 67**
- (2) **Ontwerp**
Die dorp bestaan uit erwe soos aangedui op Algemene Plan SG No. 6095/2004
- (3) **Voorsiening en installering van Dienste**
Die dorpseienaar moet die nodige reelings met die Raad tref vir die voorsiening en instalering van ingenieursdienste in die dorp, tot bevrediging van die Raad, en/of City Power / Eskom.
- (4) **Verpligtinge ten opsigte van noodsaaklike dienste asook die beperking ten opsigte van vervreeming of oordragte**
 - (a) Die dorpseienaars sal, in terme van n vooraf gereelde ooreenkoms met die Raad, sy verpligtinge rakende tot die voorsiening van ingenieursdienste in en vir die dorp, in terme van Hoofstuk 5 van die Ordonnansie.
 - (b) 'n Bydrae tot die voorsiening van ingenieursdienste sal betaalbaar wees.
 - (c) 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 dorpseienaars gedra word.
- (6) **Toegang**
Erwe 937 en 938 moet notarieel verbind word met Gedeelte 351 van die Plaas Zevenfontein 407 JR, om toegang te verkry tot die dorp.
- (7) **Beskikking oor bestaande titelvoorwaardes**
Alle erwe moet onderhewig gemaak word aan bestaande titelvoorwaardes en serwitute, indien enige, insluitende die reservering van die mineraleregte, maar uitgesluit die volgende serwituut wat slegs Erf 938 in die dorp raak-

'n 4m bree pyplyn serwituut vide SG Diagram No 4123/1995, Serwituutakte No 7385/1996S.

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 goeddunke 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.

(2) **ERF 938**

Die erf is onderworpe aan 'n 20m serwituut van Reg tot Weg ten gunste van die algemene publiek soos aangetoon op die Algemene Plan.

**Uitvoerende Direkteur: Ontwikkelings
Beplanning, Vervoer en Omgewing
Kennisgewing No1135**
