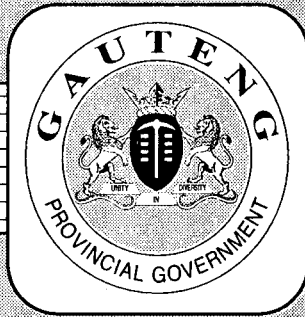


**THE PROVINCE OF  
GAUTENG**



**DIE PROVINSIE  
GAUTENG**

# Provincial Gazette Extraordinary Buitengewone Provinsiale Koerant

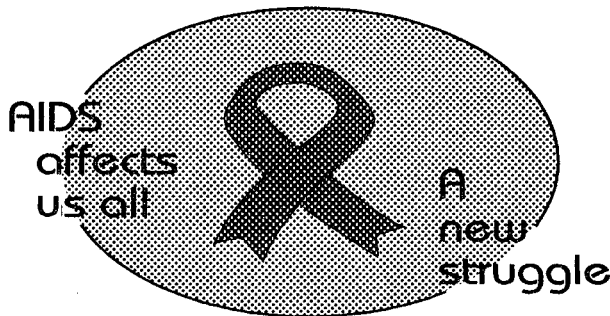
Selling price • Verkoopprys: **R2,50**  
Other countries • Buitelands: **R3,25**

Vol. 11

PRETORIA, 30 MAY  
MEI 2005

No. 229

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**CONTENTS • INHOUD**

<i>No.</i>		<i>Page No.</i>	<i>Gazette No.</i>
<b>LOCAL AUTHORITY NOTICES</b>			
1195	Town-planning and Townships Ordinance (15/1986): Declaration as an approved township: Benmore Gardens Extension 6 .....	3	229
1196	do.: Amendment Scheme 02-1060 .....	11	229

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**THE GOVERNMENT PRINTING WORKS**
**PUBLICATIONS DIVISION**

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**MASADA BUILDING at 196 PROES STREET, PRETORIA  
(i.e. CORNER OF PAUL KRUGER AND PROES STREETS)  
with effect from 3 May 2005.**

For enquiries and information:

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Cell: 083 640 6121**

## LOCAL AUTHORITY NOTICES

### LOCAL AUTHORITY NOTICE 1195

#### DECLARATION AS AN APPROVED TOWNSHIP

In terms of section 103 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), the City of Johannesburg Metropolitan Municipality declares **Benmore Gardens Extension 6** to be an approved township subject to the conditions set out in the Schedule hereto.

#### SCHEDULE

STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY PHOENIX INDUSTRIALE PARK (PTY) LTD (HEREINAFTER REFERRED TO AS THE APPLICANT/ TOWNSHIP OWNER) UNDER THE PROVISIONS OF CHAPTER III OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 763 (A PORTION OF PORTION 270) OF THE FARM ZANDFONTEIN 42 I.R HAS BEEN GRANTED

#### 1. CONDITIONS OF ESTABLISHMENT

**(1) Name**

The name of the township shall be Benmore Gardens Extension 6.

**(2) Design**

The township shall consist of erven and thoroughfares as indicated on General Plan S.G. No. 5943/2004.

**(3) Provision and installation of services**

The township owner shall make the necessary arrangements with the local authority for the provision and installation of water and sanitation as well as the construction of roads and stormwater drainage in the township, to the satisfaction of the local authority.

**(4) Electricity**

(a) The local authority is not the bulk supplier of electricity in the township. The township owner shall in terms of Section 118(2)(b) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) make arrangements in this regard with ESCOM, the licensed supplier of electricity in the township.

(b) The local authority shall be notified in writing that satisfactory arrangements have been made in respect of the supply of electricity to the township and in this connection, the township owner shall submit the following to the local authority:

(1) A certified copy of the agreement in respect of the supply of electricity entered into with ESKOM;

(2) A certificate by ESKOM that acceptable financial arrangements with regard to (1) above have been made by the township owner.

**(5) Access**

Access to or egress from the township shall only be permitted via Erf 177 Benmore Gardens Extension 3, to the satisfaction of the local authority and Johannesburg Road Agency (Pty) Ltd.

**(6) Removal or replacement of existing services**

Should it, by reason of the establishment of the township, be necessary to remove or replace any existing municipal, ESKOM and/or TELKOM services, the cost thereof shall be borne by the township owner.

**(7) Acceptance and disposal of stormwater**

The township owner shall arrange for the drainage of the township to fit in with that of the adjacent roads and all stormwater running off or being diverted from the roads, shall be received and disposed of.

**(8) Demolition of buildings and structures**

The township owner shall at his own costs 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 when the local authority requires it.

**(9) Disposal of existing Conditions of Title**

All erven shall be made subject to existing conditions and servitudes, if any, excluding the following:

A. The following servitude which does not affect the approved rights of the erven in the township:

*The owner of the remaining extent of the said portion 183 called "Benmore farm" of the portion of the farm Zandfontein No. 42 registration Division I.R. Transvaal, measuring as such 107,9193 hectares (Portion 270 whereof is hereby transferred) is entitled to enforce the following condition against certain Portion 184 of Portion 184 of Portion 183 called "Benmore Farm" of the portion of the farm Zandfontein No. 42 Registration Division I.R. Transvaal aforesaid, held under Deed of Transfer No. 10909/1939:-*

*(a) No bar, canteen, hotel, place for the sale of wines, malt or other spirituous liquors, restaurant, shop, slaughter place, nor any other place of business of any kind whatsoever, may be erected, opened or conducted upon the said Portion 184 set out in paragraph A hereof, without the written consent of the owner for the time being of the remaining extent of Portion 183 called Benmore farm of the portion of the said farm Zandfontein No. 42 Registration Division I.R. Transvaal, measuring as such 107,9193 Hectares ( a portion whereof is hereof is hereby transferred).*

*As will more fully appear from Notarial Deed of Servitude No. 883/1939 S.*

B. The following servitude which does affect the township but will not be transferred to the individual erven in the township:

*The owner of the remaining extent of Portion 183 called "Benmore Farm" or portion of the said farm Zandfontein No. 42 registration Division I.R. Transvaal, measuring as such 107,9193 Hectares (Portion 270 whereof is hereby transferred) together with the owners of Portion D of portion of the said farm Zandfontein No. 42 Registration Division IR, Transvaal measuring 33,22499 hectares as per Deed of Transfer No. 4935/1915 and the owners of the remaining extent of portion E of the said farm Zandfontein No. 42 Registration Division IR, Transvaal measuring as such 32,2380 Hectares as per Deed of Transfer No. 8563/1918, are entitled to a right of way 9,45 meters wide along and parallel to the common boundaries of their respective properties for the use in perpetuity jointly of the owners and occupiers for the time being of the said properties, and for all persons having dealings with them or requiring access to the said properties or any of them.*

*All as will more fully appear from Notarial Deed of Servitude No. 77/1942 S.*

C. The following servitude which only affects Erven 252 and 254:

*Subject to the right granted to the City of Johannesburg to convey electricity over the property hereby conveyed together with ancillary rights and subject to conditions, as will more fully appear from Notarial Deed of Servitude No. 995/52 S registered on the 21<sup>st</sup> November 1952.*

D. The following servitude which does not affect the township:

*Subject to two rights of way measuring 27 square metres and 49 square metres each, as indicated on diagram S. G. No. A2174/1978 and diagram S.G. No. A2304/1978 respectively, in favour of the Town Council of Sandton, as will more fully appear from Notarial Deed of Servitude K2562/1978 S dated 18 August 1978 and registered on 23 October 1978.*

**(10) Restriction on the transfer of erven**

Erf 254 and Erf 255 shall be transferred only to Benmore Gardens Homeowners Association, which Association shall have full responsibility for the functioning and proper maintenance of the said erven and the essential services within the said erven.

**(11) Erven for municipal purposes**

Erf 251, Erf 252 and Erf 253 shall, at the cost of the township owner, be transferred to the local authority for public open space purposes, prior to the transfer of any erf in the township.

**(12) Obligations with regard to services and restriction regarding the alienation of erven**

The township owner shall within such period as the local authority may determine, fulfil his obligations in respect of the provision of water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefore as previously agreed upon between the township owner and the local authority. Erven may not be alienated or be transferred into the name of a buyer prior to the local authority

certifying that sufficient guarantees/cash contributions in respect of the supply of services by the township owner have been submitted or paid to the said local authority.

## 2. CONDITIONS OF TITLE

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

### (1) All erven (except Erven 251 to 255)

(a) Each owner of an erf shall on transfer of the erf automatically become a member of Benmore Gardens Homeowners Association (hereinafter referred to as the "Association") and the township owner shall procure that each erf be made subject to the following conditions in favour of the Association:

- (i) Every owner of the erf or owner of any sub-divided portion of an erf or owner of any unit thereon, shall on transfer automatically become and shall remain a member of Benmore Gardens Homeowners Association and shall be subject to its Memorandum and Articles of Association until he/she ceases to be an owner as aforesaid.
- (ii) The owner of the erf or owner of any sub-divided portion thereof or any unit thereon, shall not be entitled to transfer the erf or any sub-divided portion thereof or any interest therein or any unit thereon, without a clearance certificate from the Association certifying that the provisions of the Memorandum and the Articles of Association of the Association have been complied with.

(b) Each 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.

(c) 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.

(d) 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 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) Erf 232, Erf 233, Erf 236, Erf 237, Erven 239 to 248 and Erf 250

The erven are each subject to a 3m wide servitude for municipal purposes in favour of the local authority as indicated on the General Plan.

### (3) Erf 234

The erf is subject to the following servitudes as indicated on the General Plan:

- (a) a 3m wide servitude for municipal purposes in favour of the local authority; and
- (b) a temporary servitude of right of way in favour of Benmore Gardens Homeowners Association as indicated on diagram S.G. No. 5941/2004: Provided that this servitude may be cancelled, once a servitude of right of way in favour of Benmore Gardens Homeowners Association had been registered over Erf 220 Benmore Gardens Extension 3, to the satisfaction of the local authority and Johannesburg Roads Agency (Pty) Ltd and a certificate to that effect has been issued to the Registrar of Deeds.

### (4) Erf 235

The erf is subject to the following servitudes as indicated on the General Plan:

- (a) a 3m wide servitude for municipal purposes in favour of the local authority; and
- (b) a temporary servitude of right of way in favour of Benmore Gardens Homeowners Association as indicated on diagram S.G. No. 5942/2004: Provided that this servitude may be cancelled, once a servitude of right of way in favour of Benmore Gardens Homeowners Association had been

registered over Erf 220 Benmore Gardens Extension 3, to the satisfaction of the local authority and Johannesburg Roads Agency (Pty) Ltd and a certificate to that effect has been issued to the Registrar of Deeds.

**(5) Erf 238**

The erf is subject to a 3m and a 2m wide servitude for municipal purposes in favour of the local authority, as indicated on the General Plan.

**(6) Erf 248**

The erf is subject to a 3m wide servitude for electrical purposes in favour of ESKOM as indicated on the General Plan.

**(7) Erf 249**

The erf is subject to the following servitudes as indicated on the General Plan:

- (a) a 3m wide servitude for electrical purposes in favour of ESKOM; and
- (b) a 3m wide servitude for municipal purposes in favour of the local authority.

**(8) Erf 253**

The erf is subject to a 2m wide servitude for stormwater purposes in favour of the local authority as indicated on the General Plan.

**(9) Erf 254**

(a) The entire erf as indicated on the General Plan, is subject to a servitude for municipal purposes in favour of the local authority.

(b) The entire erf as indicated on the General Plan, is subject to a servitude of right of way in favour of only the local authority and not the general public.

(c) The erf shall not be alienated or transferred into the name of any purchaser, other than Benmore Gardens Homeowners Association, without the written consent of the local authority first having been obtained.

**(10) Erf 255**

(a) The erf is subject to a 3m wide servitude for electrical purposes in favour of ESKOM as indicated on the General Plan.

(b) The entire erf as indicated on the General Plan, is subject to a servitude for municipal purposes in favour of the local authority.

(c) The entire erf as indicated on the General Plan, is subject to a servitude of right of way in favour of only the local authority and not the general public.

(d) The erf shall not be alienated or transferred into the name of any purchaser, other than Benmore Gardens Homeowners Association, without the written consent of the local authority first having been obtained.

**P. Moloï City Manager**

(Notice 423/2005

May 2005

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**PLAASLIKE BESTUURSKENNISGEWING 1195**

**VERKLARING TOT 'N GOEDGEKEURDE DORP**

Ingevolge artikel 103 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), verklaar die Stad van Johannesburg Metropolitaanse Munisipaliteit hiermee die dorp **Benmore Gardens Uitbreiding 6** tot 'n goedgekeurde dorp onderworpe aan die voorwaardes uiteengesit in die bygaande Bylae.

**BYLAE**

VERKLARING VAN VOORWAARDES WAAROP DIE AANSOEK GEDOEN DEUR PHOENIX INDUSTRIËLE PARK (EDMS) BPK (HIERNA DIE AANSOEKDOENER/ DORPSEIENAAR GENOEM) INGEVOLGE DIE BEPALINGS VAN HOOFSTUK III VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986), OM TOESTEMMING OM 'N DORP TE STIG OP GEDEELTE 763 ('N GEDEELTE VAN GEDEELTE 270) VAN DIE PLAAS ZANDFONTEIN 42 I.R TOEGESTAAN IS

**1. STIGTINGSVOORWAARDES**

**(1) Naam**

Die naam van die dorp is Benmore Gardens Uitbreiding 6.

**(2) Ontwerp**

Die dorp bestaan uit erwe en deurpaaie soos aangedui op Algemene Plan LG Nr 5943/2004.

**(3) Voorsiening en installering van dienste**

Die dorpseienaar moet die nodige reëlings met die plaaslike bestuur tref vir die voorsiening en installering van water en sanitêre dienste asook die konstruksie van strate en stormwaterdreinerings in die dorp, tot tevredeheid van die plaaslike bestuur.

**(4) Elektrisiteit**

(a) Die plaaslike bestuur is nie die grootmaat verskaffer van elektrisiteit aan die dorp nie. Die dorpseienaar moet ingevolge Artikel 118(2)(b) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, die nodige reëlings tref met ESKOM, die gelisensieerde verskaffer van elektrisiteit in die dorp.

(b) Die plaaslike bestuur moet skriftelik verwittig word dat bevredigende reëlings met betrekking tot die voorsiening van elektrisiteit aan die dorp, getref is en in die verband moet die dorpseienaar die volgende aan die plaaslike bestuur verskaf:

- (1) 'n Gesertifiseerde afskrif van die ooreenkoms aangegaan met ESKOM rakende die voorsiening van elektrisiteit;
- (2) 'n Sertifikaat uitgereik deur ESKOM dat aanvaarbare finansiële reëlings met betrekking tot (1) hierbo, deur die dorpsdigter getref is.

**(5) Toegang**

Toegang tot of uitgang vanuit die dorp sal slegs oor Erf 177 Benmore Gardens Uitbreiding 3 toegelaat word, tot tevredeheid van die plaaslike bestuur en Johannesburg Roads Agency (Edms) Bpk.

**(6) Verwydering of vervanging van bestaande dienste**

Indien dit, as gevolg van die stigting van die dorp, nodig is om enige bestaande munisipale, ESKOM en/of TELKOM dienste te verwyder of te vervang, sal die koste daarvan deur die dorpseienaar gedra word.

**(7) Ontvangs en versorging van stormwater**

Die dorpseienaar moet die stormwaterdreinerings van die dorp so reël dat dit inpas by dié van die aangrensende paaie en alle stormwater wat van die paaie afloop of afgelei word, moet ontvang en versorg word.

**(8) Sloping van geboue en strukture**

Die dorpseienaar moet op sy eie koste alle bestaande geboue en strukture wat binne boulynreserwes, kantruimtes of oor gemeenskaplike grense geleë is, laat sloop tot bevrediging van die plaaslike bestuur, wanneer die plaaslike bestuur dit vereis.

**(9) Beskikking oor bestaande Titellooswaardes**

Alle erwe moet onderworpe gemaak word aan bestaande voorwaardes en serwitute, indien enige, uitgesonderd die volgende:

- A. Die volgende serwituut wat nie die goedgekeurde regte van die erwe in die dorp, raak nie:

*The owner of the remaining extent of the said portion 183 called "Benmore farm" of the portion of the farm Zandfontein No. 42 registration Division I.R. Transvaal, measuring as such 107,9193 hectares (Portion 270 whereof is hereby transferred) is entitled to enforce the following condition against certain Portion 184 of Portion 184 of Portion 183 called "Benmore Farm" of the portion of the farm Zandfontein No. 42 Registration Division I.R. Transvaal aforesaid, held under Deed of Transfer No. 10909/1939:-*

(a) No bar, canteen, hotel, place for the sale of wines, malt or other spirituous liquors, restaurant, shop, slaughter place, nor any other place of business of any kind whatsoever, may be erected, opened or conducted upon the said Portion 184 set out in paragraph A hereof, without the written consent of the owner for the time being of the remaining extent of Portion 183 called Benmore farm of the portion of the said farm Zandfontein No. 42 Registration Division I.R. Transvaal, measuring as such 107,9193 Hectares ( a portion whereof is hereof is hereby transferred).

As will more fully appear from Notarial Deed of Servitude No. 883/1939 S.

B. Die volgende serwituut wat die dorp raak maar nie oorgedra word na die individuele erwe in die dorp nie:

*The owner of the remaining extent of Portion 183 called "Benmore Farm" or portion of the said farm Zandfontein No. 42 registration Division I.R. Transvaal, measuring as such 107,9193 Hectares (Portion 270 whereof is hereby transferred) together with the owners of Portion D of portion of the said farm Zandfontein No. 42 Registration Division IR, Transvaal measuring 33,22499 hectares as per Deed of Transfer No. 4935/1915 and the owners of the remaining extent of portion E of the said farm Zandfontein No. 42 Registration Division IR, Transvaal measuring as such 32,2380 Hectares as per Deed of Transfer No. 8563/1918, are entitled to a right of way 9,45 meters wide along and parallel to the common boundaries of their respective properties for the use in perpetuity jointly of the owners and occupiers for the time being of the said properties, and for all persons having dealings with them or requiring access to the said properties or any of them.*

All as will more fully appear from Notarial Deed of Servitude No. 77/1942 S.

C. Die volgende serwituut wat slegs Erwe 252 en 254 raak:

*Subject to the right granted to the City of Johannesburg to convey electricity over the property hereby conveyed together with ancillary rights and subject to conditions, as will more fully appear from Notarial Deed of Servitude No. 995/52 S registered on the 21<sup>st</sup> November 1952.*

D. Die volgende serwituut wat nie die dorp raak nie:

*Subject to two rights of way measuring 27 square metres and 49 square metres each, as indicated on diagram S. G. No. A2174/1978 and diagram S.G. No. A2304/1978 respectively, in favour of the Town Council of Sandton, as will more fully appear from Notarial Deed of Servitude K2562/1978 S dated 18 August 1978 and registered on 23 October 1978.*

**(10) Bepierking op die oordrag van erwe**

Erf 254 en Erf 255 mag slegs aan Benmore Gardens Huiseienaarsvereniging oorgedra word, welke Vereniging volle verantwoordelikheid sal dra vir die funksionering en behoorlike instandhouding van die gemelde erwe en die noodsaaklike dienste binne die gemelde erwe.

**(11) Erwe vir munisipale doeleindes**

Erf 251, Erf 252 en Erf 253 moet op koste van die dorpseienaar, aan die plaaslike bestuur oorgedra word vir publieke oop ruimte doeleindes, voor die oordrag van enige erf in die dorp.

**(12) Verpligtinge ten opsigte van dienste en beperking betreffende die vervreemding van erwe**

Die dorpseienaar moet binne sodanige tydperk as wat die plaaslike bestuur mag bepaal, sy verpligtinge met betrekking tot die voorsiening van water en sanitêre dienste asook die konstruksie van paaie en stormwaterdreinerings en die installering van die stelsels daarvoor, soos vooraf ooreengekom tussen die dorpseienaar en die plaaslike bestuur, nakom. Erwe mag nie 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 plaaslike bestuur gelewer of betaal is nie.

**2. TITELVOORWAARDES**

Die erwe hieronder genoem is onderworpe aan die voorwaardes soos aangedui, opgelê deur die plaaslike bestuur ingevolge die bepalings van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986.

**(1) Alle erwe (behalwe Erf 251 tot 255)**

(a) Iedere en elke eienaar van 'n erf moet op oordrag van die erf, outomaties 'n lid word van Benmore Gardens Huiseienaarsvereniging (hierna genoem die "Vereniging") en die dorpseienaar sal verseker dat elke erf



onderworpe gestel sal word aan die volgende voorwaardes ten gunste van die Vereniging:

- (i) Elke eienaar van die erf of eienaar van enige onderverdeelde gedeelte van 'n erf of eienaar van 'n eenheid daarop, sal op oordrag outomaties lid word en bly van die Vereniging en sal onderworpe wees aan sy Statute en Akte van Oprigting totdat hy/sy ophou om 'n eienaar te wees soos hierbo beoog.
- (ii) Die eienaar van die erf of enige onderverdeelde gedeelte daarvan of enige eenheid daarop, sal nie daarop geregtig wees om die erf of enige onderverdeelde gedeelte daarvan of enige belang daarin of enige eenheid daarop, oor te dra sonder 'n uitklaringsertifikaat van die Vereniging, waarin gesertifiseer word dat die bepalinge van die Statute en die Akte van Oprigting van die Vereniging, nagekom is.

(b) Elke erf is onderworpe aan 'n serwituut 2 m breed, ten gunste van die plaaslike bestuur, vir riolerings- en ander munisipale doeleindes, langs enige twee grense, uitgesonderd 'n straatgrens en, in die geval van 'n pypsteelerf, 'n addisionele serwituut vir munisipale doeleindes 2 m breed oor die toegangsgedeelte van die erf, indien en wanneer verlang deur die plaaslike bestuur. Met dien verstande dat die plaaslike bestuur van enige sodanige serwituut mag afsien.

(c) Geen gebou of ander struktuur mag binne die voornoemde serwituutgebied opgerig word nie en geen grootwortelbome mag binne die gebied van sodanige serwituut of binne 2 m daarvan, geplant word nie.

(d) Die plaaslike bestuur is geregtig om enige materiaal wat deur hom uitgegrawe word tydens die aanleg, onderhoud of verwydering van sodanige rioolhoofpyleidings, en ander werke wat hy volgens goedgekeurde noodsaaklik ag, tydelik te plaas op die grond wat aan die voornoemde serwituut grens en voorts sal die plaaslike bestuur geregtig wees tot redelike toegang tot genoemde grond vir die voornoemde doel, onderworpe daaraan dat die plaaslike bestuur enige skade vergoed wat gedurende die aanleg, onderhoud of verwydering van sodanige rioolhoofpyleiding en ander werke veroorsaak word.

**(2) Erf 232, Erf 233, Erf 236, Erf 237, Erwe 239 tot 248 en Erf 250**

Die erwe is elk onderworpe aan 'n 3m breë serwituut vir munisipale doeleindes ten gunste van die plaaslike bestuur soos aangedui op die Algemene Plan.

**(3) Erf 234**

Die erf is onderworpe aan die volgende serwitute soos aangedui op die Algemene Plan:

- (a) 'n 3m breë serwituut vir munisipale doeleindes ten gunste van die plaaslike bestuur; en
- (b) 'n tydelike serwituut van reg-van-weg ten gunste van Benmore Gardens Huiseienaarsvereniging, soos aangedui op diagram L.G. No. 5941/2004: Met dien verstande dat hierdie serwituut gekanselleer mag word, sodra 'n serwituut van reg van weg ten gunste van Benmore Gardens Huiseienaarsvereniging oor Erf 220 Benmore Gardens Uitbreiding 3, tot tevredeheid van die plaaslike bestuur en Johannesburg Roads Agency (Edms) Bpk geregistreer is en 'n sertifikaat tot dié effek aan die Registrateur van Aktes uitgereik is.

**(4) Erf 235**

Die erf is onderworpe aan die volgende serwitute soos aangedui op die Algemene Plan:

- (a) 'n 3m breë serwituut vir munisipale doeleindes ten gunste van die plaaslike bestuur; en
- (b) 'n tydelike serwituut van reg-van-weg ten gunste van Benmore Gardens Huiseienaarsvereniging, soos aangedui op diagram L.G. No. 5942/2004: Met dien verstande dat hierdie serwituut gekanselleer mag word, sodra 'n serwituut van reg van weg ten gunste van Benmore Gardens Huiseienaarsvereniging oor Erf 220 Benmore Gardens Uitbreiding 3, tot tevredeheid van die plaaslike bestuur en Johannesburg Roads Agency (Edms) Bpk geregistreer is en 'n sertifikaat tot dié effek aan die Registrateur van Aktes uitgereik is.

**(5) Erf 238**

Die erf is onderworpe aan 'n 3m en 'n 2m breë serwituut vir munisipale doeleindes ten gunste van die plaaslike bestuur soos aangedui op die Algemene Plan.

**(6) Erf 248**

Die erf is onderworpe aan 'n 3m breë serwituit vir elektriese doeleindes ten gunste van Eskom soos aangedui op die Algemene Plan.

**(7) Erf 249**

Die erf is onderworpe aan die volgende serwitute soos aangedui op die Algemene Plan:

- (a) 'n 3m breë serwituit vir elektriese doeleindes ten gunste van Eskom; en
- (b) 'n 3m breë serwituit vir munisipale doeleindes ten gunste van die plaaslike bestuur.

**(8) Erf 253**

Die erf is onderworpe aan 'n 2m breë serwituit vir stormwaterdoeleindes ten gunste van die plaaslike bestuur soos aangedui op die Algemene Plan.

**(9) Erf 254**

(a) Die hele erf soos aangedui op die Algemene Plan is onderworpe aan 'n serwituit vir munisipale doeleindes ten gunste van die plaaslike bestuur.

(b) Die hele erf soos aangedui op die Algemene Plan is onderworpe aan 'n serwituit van reg van weg ten gunste van slegs die plaaslike bestuur en nie die algemene publiek nie.

(c) Die erf mag nie vervreem of oorgedra word in die naam van enige koper behalwe aan Benmore Gardens Huseienaarsvereniging, sonder dat die skriftelike toestemming van die plaaslike bestuur eers vooraf verkry is nie.

**(10) Erf 255**

(a) Die erf is onderworpe aan 'n 3m breë serwituit vir elektriese doeleindes ten gunste van Eskom soos aangedui op die Algemene Plan.

(b) Die hele erf soos aangedui op die Algemene Plan is onderworpe aan 'n serwituit vir munisipale doeleindes ten gunste van die plaaslike bestuur.

(c) Die hele erf soos aangedui op die Algemene Plan is onderworpe aan 'n serwituit van reg van weg ten gunste van slegs die plaaslike bestuur en nie die algemene publiek nie.

(d) Die erf mag nie vervreem of oorgedra word in die naam van enige koper behalwe aan Benmore Gardens Huseienaarsvereniging, sonder dat die skriftelike toestemming van die plaaslike bestuur eers vooraf verkry is nie.

**P. Moloï Stadsbestuurder**

(Kennisgewing 423/2005)

Mei 2005.

**LOCAL AUTHORITY NOTICE 1196**

**AMENDMENT SCHEME 02-1060**

The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of section 125(1)(a) of the Town Planning and Townships Ordinance No 15 of 1986, declares that he 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 **Benmore Gardens Extension 6**. Map 3 and the 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.

This amendment is known as Amendment Scheme 02-1060.

**P. Moloi City Manager**  
(Notice 424/2005)  
May 2005

**PLAASLIKE BESTUURSKENNISGEWING 1196**

**WYSIGINGSKEMA 02-1060**

Die Stad van Johannesburg Metropolitaanse Munisipaliteit verklaar hiermee ingevolge die bepalings van artikel 125(1)(a) van die Ordonnansie op Dorpsbeplanning en Dorpe Nr 15 van 1986, dat hy 'n wysigingskema synde 'n wysiging van die Sandton Dorpsbeplanning Skema, 1980, wat uit dieselfde grond as die dorp **Benmore Gardens Uitbreiding 6** bestaan, goedgekeur het. Kaart 3 en die skemaklousules van die wysigingskema word in bewaring gehou deur die Uitvoerende Direkteur: Ontwikkelingsbeplanning, Vervoer en Omgewing: Stad van Johannesburg en is beskikbaar vir inspeksie op alle redelike tye.

Hierdie wysiging staan bekend as Wysigingskema 02-1060.

**P. Moloi Stadsbestuurder**  
(Kennisgewing 424/2005)  
Mei 2005

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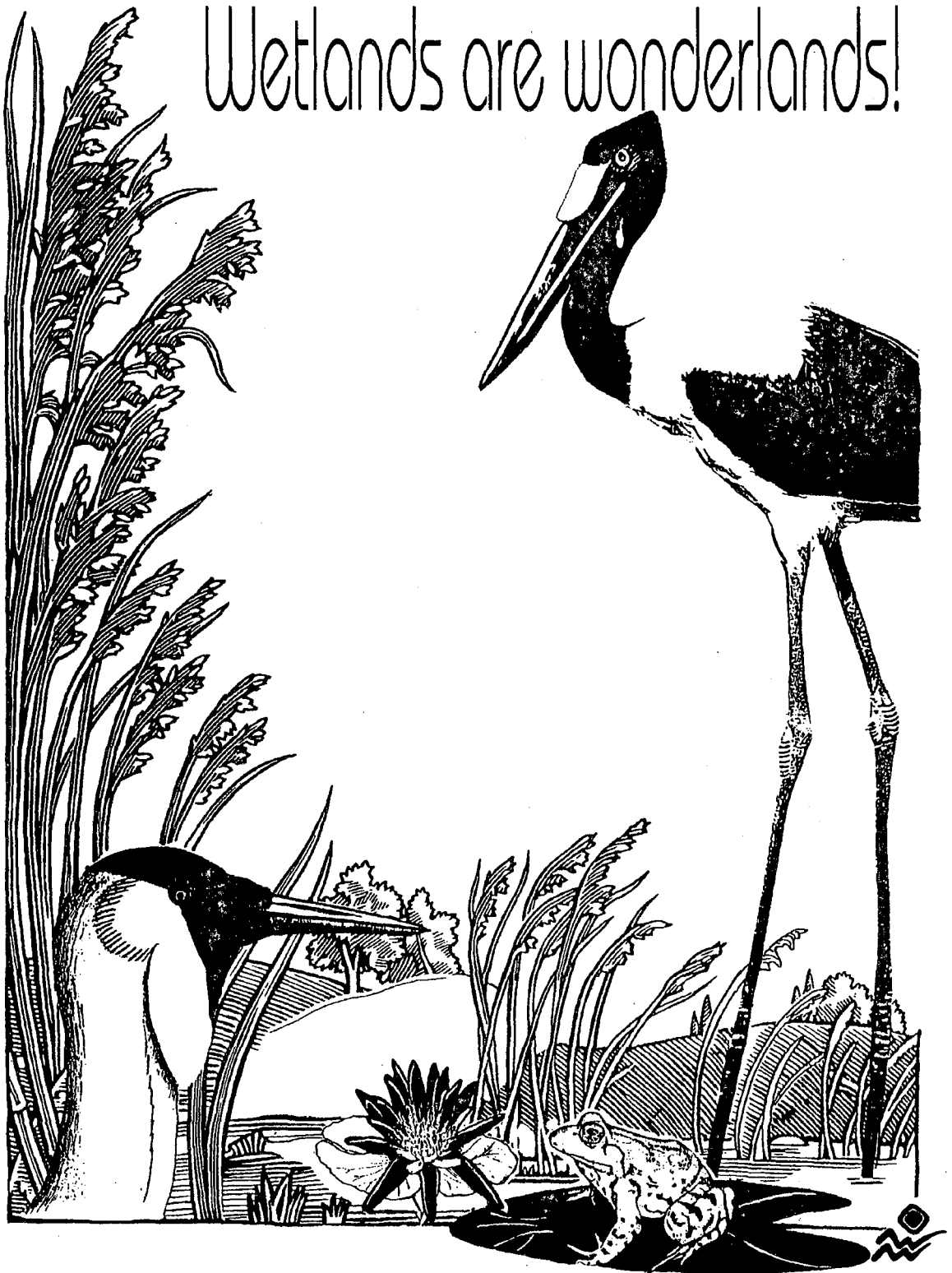
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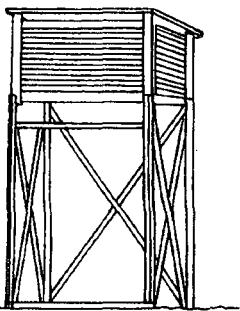
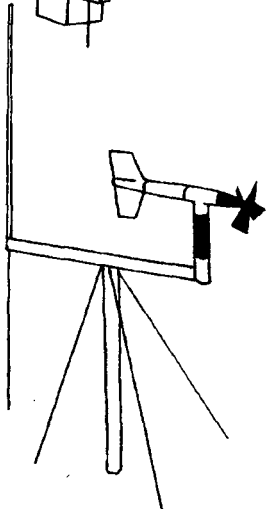
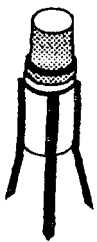
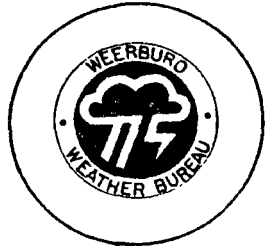
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