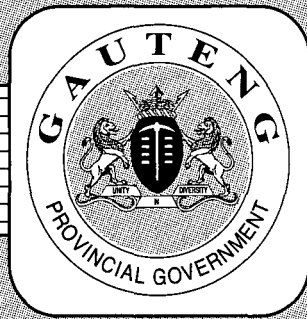


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**Provincial Gazette Extraordinary
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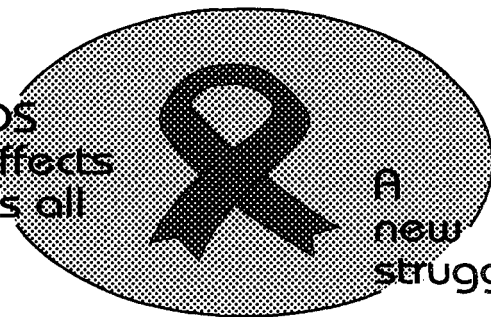
Vol. 11

PRETORIA, 26 JULY
JULIE 2005

No. 311

We all have the power to prevent AIDS

AIDS
affects
us all



A
new
struggle

**AIDS
HELPLINE**

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DEPARTMENT OF HEALTH

Prevention is the cure



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

NB: The Publications Division of the Government Printing Works will be relocating to its new premises within the:

**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:

Mr M Z Montjane
Tel: (012) 334-4653
Cell: 083 640 6121

LOCAL AUTHORITY NOTICES

LOCAL AUTHORITY NOTICE 1752

LOCAL AUTHORITY NOTICE
7 OF 2005

MOGALE CITY LOCAL MUNICIPALITY

DECLARATION OF CHANCLIFF RIDGE EXTENSION 6 AS AN APPROVED TOWNSHIP

In terms of section 103 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), the Mogale City Local Municipality hereby declares the township **Chancliff Ridge Extension 6** to be an approved Township, subject to the conditions set out in the Schedule hereto:

SCHEDULE

CONDITIONS UNDER WHICH THE APPLICATION MADE BY LETS TRADE 1291 CC (HEREIN AFTER REFERRED TO AS THE TOWNSHIP APPLICANT / TOWNSHIP OWNER), IN TERMS OF THE PROVISIONS OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 393 (A PORTION OF PORTION 163) OF THE FARM PAARDEPLAATS 177 IQ, HAS BEEN APPROVED.

1. CONDITIONS OF ESTABLISHMENT

1.1 Name

The name of the township is **Chancliff Ridge Extension 6**

1.2 Design

The township shall consist of erven and streets as indicated on **General Plan SG No 5777/2003**.

1.3 Engineering Services

The township owner shall, when he plans to provide the town with engineering and essential services:

- (i) classify every engineering service to be provided for the township in terms of section 116 of the Townplanning and Townships Ordinance, 1986, by agreement with the local government as internal or external engineering services;
- (ii) install services to the satisfaction of the local government and for this purpose all relevant reports, plans and specifications as required by the local government must be submitted;
- (iii) negotiate with the local government the costs for the provision of external and internal engineering services in accordance with the provisions of the Town Planning and Townships Ordinance, 1986.

1.4 Disposal of Existing Conditions of Title

All erven shall be subject to the existing conditions of title and servitudes, if any, including the reservation of Mineral Rights, but with the exception of the following conditions which should not be transferred to the erven in the township:

- (a) Conditions A, B, D(a), D(c), D(d), D(e) and D(g) in Deed of Transfer No T31288/1974.

1.5 Removal of refuse

The township owner shall at his own expense remove refuse in the township to the satisfaction of the local government, if and when required by the local government.

1.6 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 shall be borne by the township owner.

1.7 Removal or replacement of power lines

If, by reason of the establishment of the township, it should become necessary to remove or replace any ESKOM power lines, the cost thereof shall be borne by the township owner.

1.8 Removal or replacement of TELKOM equipment

If, by reason of the establishment of the township, it should become necessary to remove or replace any TELKOM service lines, the cost thereof shall be borne by the township owner.

2. CONDITIONS OF TITLE

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

2.1 ALL ERVEN

- (a) The erf is subject to a servitude, 2 metres wide, in favour of the local government, 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 and when required by the local government, provided that the local government 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 metres thereof;
- (c) The local government 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 government.
- (d) Proposals to overcome possible detrimental soil conditions to the satisfaction of the local government must be included in the building plans and buildings must be erected in accordance with the precautionary measures indicated in the geotechnical soil survey and accepted by the local government.

**I N MOKATE
MUNICIPAL MANAGER**

15 July 2005

PLAASLIKE BESTUURSKENNISGEWING 1752

**PLAASLIKE BESTUURSKENNISGEWING
7 VAN 2005**

MOGALE CITY PLAASLIKE MUNISIPALITEIT

VERKLARING VAN CHANCLIFF RIDGE UITBREIDING 6 TOT GOEDGEKEURDE DORP

Ingevolge artikel 103 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), verklaar die Mogale City Plaaslike Munisipaliteit hierby die dorp **Chancliff Ridge Uitbreiding 6** tot 'n goedgekeurde dorp, onderworpe aan die voorwaardes uiteengesit in die bygaande Bylae:

BYLAE

VOORWAARDES WAAROP DIE AANSOEK GEDOEN DEUR LETS TRADE 1291 CC (HIERIN NA VERWYS AS DIE DORPSTIGTER / - EIENAAR), INGEVOLGE DIE BEPALINGS VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNASIE 15 VAN 1986), OM TOESTEMMING OM 'N DORP TE STIG OP GEDEELTE 393 ('n GEDEELTE VAN GEDEELTE 163) VAN DIE PLAAS PAARDEPLAATS 177 IQ, GOEDGEKEUR IS.

1. STIGTINGSVOORWAARDES**1.1 Naam**

Die naam van die dorp is **Chancliff Ridge Uitbreiding 6.**

1.2 Ontwerp

Die dorp bestaan uit erwe en strate soos aangedui op **Algemene Plan LG No 5777/2003.**

1.3 Ingenieursdienste

Die dorpseienaar sal, wanneer hy van voorneme is om die dorp van ingenieurs- en essensiële dienste to voorsien:

- (i) Elke ingenieursdiens wat vir die dorp voorsien moet word klassifiseer as interne of eksterne dienste in terme van artikel 116 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, soos met die plaaslike regering ooreengekom;
- (ii) Alle dienste installeer to bevrediging van die plaaslike regering, en vir hierdie doel moet alle tersaaklike verslae, planne en spesifikasies ingedien word soos versoek deur die plaaslike regering;
- (iii) Met die plaaslike regering onderhandel rakende die kostes vir die voorsiening van eksterne en interne dienste ingevolge die bepalings van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986.

1.4 Beskikking oor bestaande Titelloorwaardes

Alle erwe sal onderworpe wees aan bestaande titelloorwaardes en serwitute, indien enige, insluitend die reservering van Minerale Regte, maar met die uitsondering van die volgende oorwaardes wat nie aan die erwe in die dorp oorgedra moet word nie:

- (a) Voorwaardes A, B, D(a), D(c), D(d), D(e) en D(g) in Titellokte No T31288/1974

1.5 Verwydering van rommel

Die dorpseienaar moet op eie koste alle rommel binne die dorp laat verwyder tot bevrediging van die plaaslike regering, soos en wanneer die plaaslike regering dit mag vereis.

1.6 Verskuiwing of vervanging van munisipale dienste

Indien die stigting van die dorp daartoe sou lei dat munisipale dienste verskuif of vervang moet word sal die dorpseienaar verantwoordelik wees vir alle kostes daaraan verbonde.

1.7 Verskuiwing of vervanging van kraglyne

Indien die stigting van die dorp daartoe sou lei dat ESKOM toerusting verskuif of vervang moet word sal die dorpseienaar verantwoordelik wees vir alle kostes daaraan verbonde.

1.8 Verskuiwing of vervanging van TELKOM toerusting

Indien die stigting van die dorp daartoe sou lei dat TELKOM toerusting verskuif of vervang moet word sal die dorpseienaar verantwoordelik wees vir alle kostes daaraan verbonde.

2. TITELVOORWAARDES

Voorwaardes neergelê deur die plaaslike regering in terme van die bepalings van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986):

2.1 ALLE ERWE

- (a) Die erf is onderworpe aan 'n serwituut, 2 meter breed, vir riolering en ander munisipale doeleindes, ten gunste van die plaaslike regering langs enige twee grense, uitgesondered 'n straatgrens en in die geval van 'n pypsteelerf, 'n addisionele serwituut vir munisipale doeleindes twee meter breed oor die toegangsgedeelte van die erf, indien en wanneer verlang deur die plaaslike regering: Met dien verstande dat die plaaslike regering van sodanige serwituut mag afsien;
- (b) 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 'n afstand van twee meter daarvan geplant word nie.
- (c) Die plaaslike regering 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 goeiddunke noodsaaklik ag, tydelik te plaas op die grond wat aan die voornoemde serwituut grens en voorts is die plaaslike regering geregtig tot redelike toegang tot die genoemde grond vir die voornoemde doel, onderworpe daaraan dat die plaaslike regering enige skade vergoed wat gedurende die aanleg, onderhoud of verwydering van sodanige rioolpypleidings en ander werke veroorsaak word.
- (d) Voorstelle om moontlike nadelige grondtoestande te oorkom tot bevrediging van die plaaslike regering, moet vervat wees in die bouplanne en geboue moet opgerig word volgens die voorkomende maatreels soos aangedui in die geotegniese verslag en soos aanvaar deur die plaaslike regering.

**I N MOKATE
MUNISIPALE BESTUURDER**

15 Julie 2005

LOCAL AUTHORITY NOTICE 1753

**LOCAL AUTHORITY NOTICE
8 OF 2005**

MOGALE CITY LOCAL MUNICIPALITY

KRUGERSDORP AMENDMENT SCHEME 828

Notice is hereby given in terms of the provisions of section 125(1) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), that the Mogale City Local Municipality has approved an amendment scheme with regard to the land in the township **Chancliff Ridge Extension 6** being an amendment of the Krugersdorp Town Planning Scheme, 1980.

The Map 3 documents and the scheme clauses of the amendment scheme are filed with the Municipal Manager of the Mogale City Local Municipality and the Director General: Gauteng Provincial Government, Department of Development Planning and Local Government, Corner House, Marshalltown, and are open for inspection during normal office hours.

This amendment scheme is known as Krugersdorp **Amendment Scheme 828**.

**I N MOKATE
MUNICIPAL MANAGER**

15 July 2005

PLAASLIKE BESTUURSKENNISGEWING 1753

PLAASLIKE BESTUURSKENNISGEWING

8 VAN 2005

MOGALE CITY PLAASLIKE MUNISIPALITEIT

KRUGERSDORP WYSIGINGSKEMA 828

Hierby word ingevolge die bepalings van artikel 125(1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), bekend gemaak dat die Mogale City Plaaslike Munisipaliteit 'n wysigingskema met betrekking tot die grond in die dorp **Chancliff Ridge Uitbreiding 6** synde 'n wysiging van die Krugersdorp Dorpsbeplanningskema, 1980, goedgekeur het.

Die Kaart 3 dokumentasie en die skema klousules van hierdie wysigingskema word deur die Munisipale Bestuurder van die Mogale City Plaaslike Munisipaliteit en die Direkteur-generaal: Gauteng Provinsiale Regering, Departement Ontwikkelingsbeplanning en Plaaslike Regering, Corner House, Marshalltown, gehou en is gedurende gewone kantoorure ter insae.

Hierdie wysigingskema staan bekend as Krugersdorp **Wysigingskema 828**.

**I N MOKATE
MUNISIPALE BESTUURDER**

15 Julie 2005

