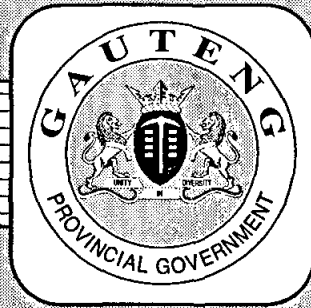


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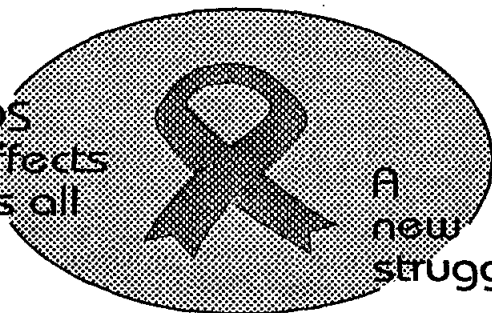
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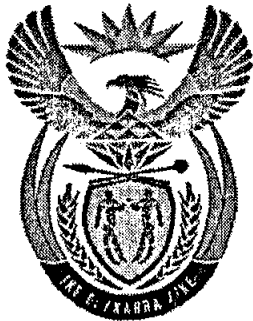


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GENERAL NOTICES

NOTICE 4905 OF 2005

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 Heuningklip township be an approved township, subject to the conditions set out in the Schedule hereto.

GO 15/3/2/18/11

SCHEDULE

CONDITIONS UNDER WHICH THE APPLICATION MADE BY MARENTIA 0256 (PTY) LTD UNDER THE PROVISIONS OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1965, FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 116 OF THE FARM HONINGKLIP NO. 178-I.Q., PROVINCE OF GAUTENG, HAS BEEN GRANTED

1. CONDITIONS OF ESTABLISHMENT

(1) NAME

The name of the township shall be Heuningklip.

(2) DESIGN

The township shall consist of erven and streets as indicated on General Plan S.G. No. A7803/1986.

(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 rights which shall not be passed on to the erven in the township:

“B. Die voormalige Resterende gedeelte van die plaas HONINGKLIP Nr 178, Registrasie-afdeling I.Q., distrik KRUGERSDORP; groot as sodanig 109,9223 hektaar (waarvan die eiendom hieronder gehou deel uitmaak), is geregtig tot die volgende ewigdurende Serwituut van Reg van Weg oor gedeelte 115 van die plaas HONINGKLIP; groot 352,6758 hektaar, soos aangedui kragtens Sertifikaat van Geregistreeerde Titel Nr 18051/1972 gedateer 29 Junie 1972, naamlik:-

- (i) “a servitude of right of way 15,74 metres wide as indicated by the figures P S T O on diagram S.G. No A6849/71 annexed to the said Certificate of Registered Title No 18051/1972, which shall afford access from the said property for all purposes to the public road Tarlton-Johannesburg;”
- (ii) “a servitude of right of way 15,74 metres wide as indicated by the figures U R D V on diagram S.G. No A6849/71, which shall afford access from the said property for all purposes to the public road Tarlton-Johannesburg;”

(5) LAND FOR MUNICIPAL PURPOSES

Erven 8, 17, 42 and 121 shall be transferred to the local authority by and at the expense of the township owner as parks.

(6) ACCESS

- (a) Ingress from Provincial Road P74-1 to the township and egress to Provincial Road P74-1 from the township shall be restricted to the junction of Norite Street and Ysterklip Road with the said road.
- (b) The township owner shall at its own expense, submit a geometric design layout (scale 1:500) of the ingress and egress points referred to in (a) above, and specifications for the construction of the accesses, to the Gauteng Provincial Government (Department of Public Transport, Roads and Works) for approval. The township owner shall after approval of the layout and specifications, construct the said ingress and egress points at its own expense to the satisfaction of the Gauteng Provincial Government (Department of Public Transport, Roads and Works).

(7) ACCEPTANCE AND DISPOSAL OF STORMWATER

The township owner shall arrange for the drainage of the township to fit in with that of Road P74-1 and for all stormwater running off or being diverted from the road to be received and disposed of.

(8) FILLING IN OF EXISTING DONGAS

The township owner shall at its own expense cause the existing dongas affecting Erven 8,17, 22 to 26, 35 to 37, 81, 88, 89 and 120 to 123 to be filled in and compacted to the satisfaction of the local authority, when required to do so by the local authority.

(9) OBLIGATIONS IN REGARD TO ESSENTIAL SERVICES

The township owner shall within such period as the local authority may determine, fulfil its obligations in respect of the provision of water, electricity and sanitary services and the installation of systems therefore, 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 WITH THE EXCEPTION OF THE ERVEN MENTIONED IN CLAUSE 1(5)

- (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 2, 5, 7, 30, 46 AND 65

The erf is subject to a servitude for municipal purposes in favour of the local authority, as indicated on the general plan.

(3) ERF 70

The erf is subject to a servitude for transformer/ substation purposes in favour of the local authority, as indicated on the general plan.

(4) ERVEN 104 AND 109

The erf is subject to a servitude for road purposes in favour of the local authority, as indicated on the general plan. On submission of a certificate from the local authority to the Registrar of Deeds stating that the servitude is no longer required, this condition shall lapse.

KENNISGEWING 4905 VAN 2005**VERKLARING TOT GOEDGEKEURDE DORP**

Ingevolge artikel 69 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1965 (Ordonnansie 25 van 1965), verklaar die Administrateur hierby die dorp Heuningklip tot 'n goedgekeurde dorp, onderworpe aan die voorwaardes uiteengesit in die bygaande Bylae.

GO 15/3/2/18/11

BYLAE

VOORWAARDES WAAROP DIE AANSOEK GEDOEN DEUR MARENTIA 0256 (EDMS) BPK INGEVOLGE DIE BEPALINGS VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1965, OM TOESTEMMING OM 'N DORP TE STIG OP GEDEELTE 116 VAN DIE PLAAS HONINGKLIP NO. 178-I.Q., PROVINSIE GAUTENG, TOEGESTAAN IS

1. STIGTINGSVOORWAARDES**(1) NAAM**

Die naam van die dorp is Heuningklip.

(2) ONTWERP

Die dorp bestaan uit erwe en strate soos aangedui op Algemene Plan L.G. No. A7803/1986.

(3) STORMWATERDREINERING EN STRAATBOU

- (a) Die dorpseienaar moet op versoek van die plaaslike bestuur aan sodanige bestuur 'n gedetailleerde skema, volledig met planne, deursneë en spesifikasies, opgestel deur 'n siviele ingenieur wat deur die plaaslike bestuur goedgekeur is, vir die opgaar en afvoer van stormwater deur die hele dorp deur middel van behoorlike aangelegde werke en vir die aanlê, teermacadamisering, beranding en kanalisering van die strate daarin, tesame met die verskaffing van sodanige keermure as wat die plaaslike bestuur nodig ag, vir goedkeuring voorlê.

Verder moet die skema die roete en helling aandui deur middel waarvan elke erf toegang tot die aangrensende straat verkry.

- (b) Die dorpseienaar moet, wanneer die plaaslike bestuur dit vereis, die goedgekeurde skema op eie koste namens en tot bevrediging van die plaaslike bestuur, onder toesig van 'n siviele ingenieur deur die plaaslike bestuur goedgekeur, uitvoer.
- (c) Die dorpseienaar is verantwoordelik vir die instandhouding van die strate tot bevrediging van die plaaslike bestuur totdat die strate ooreenkomstig subklousule (b) gebou is.
- (d) Indien die dorpseienaar versuim om aan die bepalings van paragrawe (a), (b) en (c) hiervan te voldoen, is die plaaslike bestuur geregtig om die werk op koste van die dorpseienaar te doen.

(4) BESKIKKING OOR BESTAANDE TITELVOORWAARDES

Alle erwe moet onderworpe gemaak word aan bestaande voorwaardes en serwitute, as daar is, met inbegrip van die voorbehoud van die regte op minerale, maar uitgesonderd die volgende regte wat nie aan die erwe in die dorp oorgedra moet word nie:

“B. Die voormalige Resterende gedeelte van die plaas HONINGKLIP Nr 178, Registrasie-afdeling I.Q., distrik KRUGERSDORP; groot as sodanig 109,9223 hektaar (waarvan die eiendom hieronder gehou deel uitmaak), is geregtig tot die volgende ewigdurende Serwituut van Reg van Weg oor gedeelte 115 van die plaas HONINGKLIP; groot 352,6758 hektaar, soos aangedui kragtens Sertifikaat van Geregistreerde Titel Nr 18051/1972 gedateer 29 Junie 1972, naamlik:-

- (i) “a servitude of right of way 15,74 metres wide as indicated by the figures P S T O on diagram S.G. No A6849/71 annexed to the said Certificate of Registered Title No 18051/1972, which shall afford access from the said property for all purposes to the public road Tarlton-Johannesburg;”
- (ii) “a servitude of right of way 15,74 metres wide as indicated by the figures U R D V on diagram S.G. No A6849/71, which shall afford access from the said property for all purposes to the public road Tarlton-Johannesburg;”

(5) GROND VIR MUNISIPALE DOELEINDES

Erwe 8, 17, 42 en 121 moet deur en op koste van die dorpseienaar aan die plaaslike bestuur as parke oorgedra word.

(6) TOEGANG

- (a) Ingang van Provinsiale Pad P74-1 tot die dorp en uitgang tot Provinsiale Pad P74-1 uit die dorp word beperk tot die aansluiting van Noritestraat en Ysterklipweg met sodanige pad.
- (b) Die dorpseienaar moet op eie koste 'n meetkundige uitlegontwerp (skaal 1:500) van die in- en uitgangspunte genoem in (a) hierbo en spesifikasies vir die bou van die aansluitings laat opstel en aan die Gauteng Provinsiale Regering (Departement van Openbare Vervoer, Paaie en Werke), vir goedkeuring voorlê. Die dorpseienaar moet, nadat die ontwerp en spesifikasies goedgekeur is, die toegange op eie koste bou tot bevrediging van die Gauteng Provinsiale Regering (Departement van Openbare Vervoer, Paaie en Werke).

(7) ONTVANGS EN VERSORGING VAN STORMWATER

Die dorpseienaar moet die stormwaterdreinerings van die dorp so reël dat dit inpas by dié van Pad P74-1 en moet die stormwater wat van die pad afloop of afgelei word, ontvang en versorg.

(8) OPVULLING VAN BESTAANDE DONGAS

Die dorpseienaar moet op eie koste die bestaande dongas wat Erwe 8, 17, 22 tot 26, 35 tot 37, 81, 88, 89 en 120 tot 123 raak, laat opvul en kompakteer tot bevrediging van die plaaslike bestuur wanneer die plaaslike bestuur dit vereis.

(9) VERPLIGTINGE TEN OPSIGTE VAN NOODSAAKLIKE DIENSTE

Die dorpseienaar moet binne sodanige tydperk as wat die plaaslike bestuur mag bepaal, sy verpligtinge met betrekking tot die voorsiening van water, elektrisiteit en sanitêre dienste en die installering van stelsels daarvoor, soos vooraf ooreengekom tussen die dorpseienaar en die plaaslike bestuur, nakom.

2. TITELVOORWAARDES

Die erwe hieronder genoem is onderworpe aan die voorwaardes soos aangedui, opgelê deur die Administrateur ingevolge die bepalings van die Ordonnansie op Dorpsbeplanning en Dorpe, 1965.

(1) ALLE ERWE MET UITSONDERING VAN DIE ERWE GENOEM IN KLOUSULE 1(5)

- (a) Die erf is onderworpe aan 'n serwituut 2 m breed, vir riolerings- en ander munisipale doeleindes, ten gunste van die plaaslike bestuur, 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.
- (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 2 m daarvan geplant word nie.
- (c) Die plaaslike bestuur 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 goeë dunnke noodsaaklik ag, tydelik te plaas op die grond wat aan die voornoemde serwituut grens en voorts is die plaaslike bestuur geregtig 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 verwyderings van sodanige rioolhoofpypleidings en ander werke veroorsaak word.

(2) ERWE 2, 5, 7, 30, 46 EN 65

Die erf is onderworpe aan 'n serwituut vir munisipale doeleindes ten gunste van die plaaslike bestuur, soos op die algemene plan aangedui.

(3) ERF 70

Die erf is onderworpe aan 'n serwituut vir transformator-/substasiedoeleindes ten gunste van die plaaslike bestuur, soos op die algemene plan aangedui.

(4) ERWE 104 EN 109

Die erf is onderworpe aan 'n serwituut vir paddoeleindes ten gunste van die plaaslike bestuur, soos op die algemene plan aangedui. By die indiening van 'n sertifikaat deur die plaaslike bestuur aan die Registrateur van Aktes waarin vermeld word dat sodanige serwituut nie meer benodig word nie, verval die voorwaarde.

NOTICE 4906 OF 2005**KRUGERSDORP AMENDMENT SCHEME 90**

The Administrator hereby, in terms of the provisions of Section 89 of the Town-planning and Townships Ordinance, 1965, declares that he approved an amendment scheme, being an amendment of Krugersdorp Town-planning Scheme 1980, comprising the same land as included in the township of Heuningklip.

Map 3 and the scheme clauses of the amendment scheme are filed with the Gauteng Provincial Government, (Department of Finance and Economic Affairs), Johannesburg, and the Town Clerk Krugersdorp, and are open for inspection at all reasonable times

The amendment is known as Krugersdorp Amendment Scheme 90.

GO 15/16/3/18H/90

KENNISGEWING 4906 VAN 2005**KRUGERSDORP WYSIGINGSKEMA 90**

Die Administrateur verklaar hierby, ingevolge die bepalinge van Artikel 89 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1965, dat hy 'n wysigingskema, synde 'n wysiging van Krugersdorp Dorpsbeplanningskema 1980, wat uit dieselfde grond as die dorp Heuningklip bestaan, goedgekeur het.

Kaart 3 en die skemaklousules van die wysigingskema word in bewaring gehou deur die Gauteng Provinsiale Regering, (Departement van Finansies en Ekonomiese Sake), Johannesburg, en die Stadsklerk Krugersdorp, en is beskikbaar vir inspeksie te alle redelike tye.

Hierdie wysiging staan bekend as Krugersdorp Wysigingskema 90.

GO 15/16/3/18H/90

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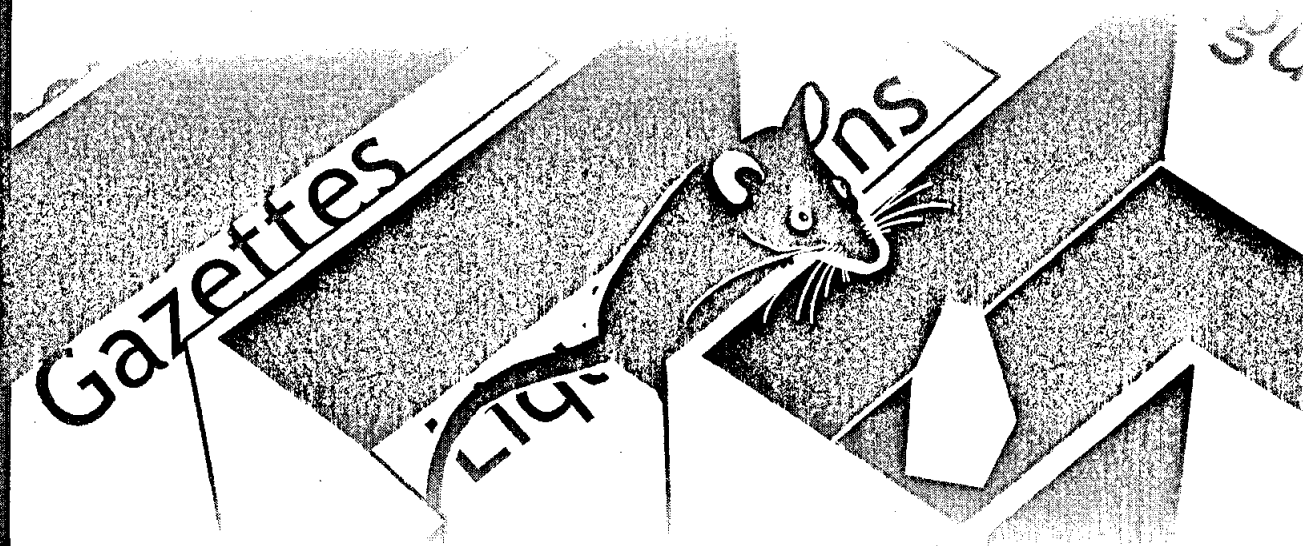
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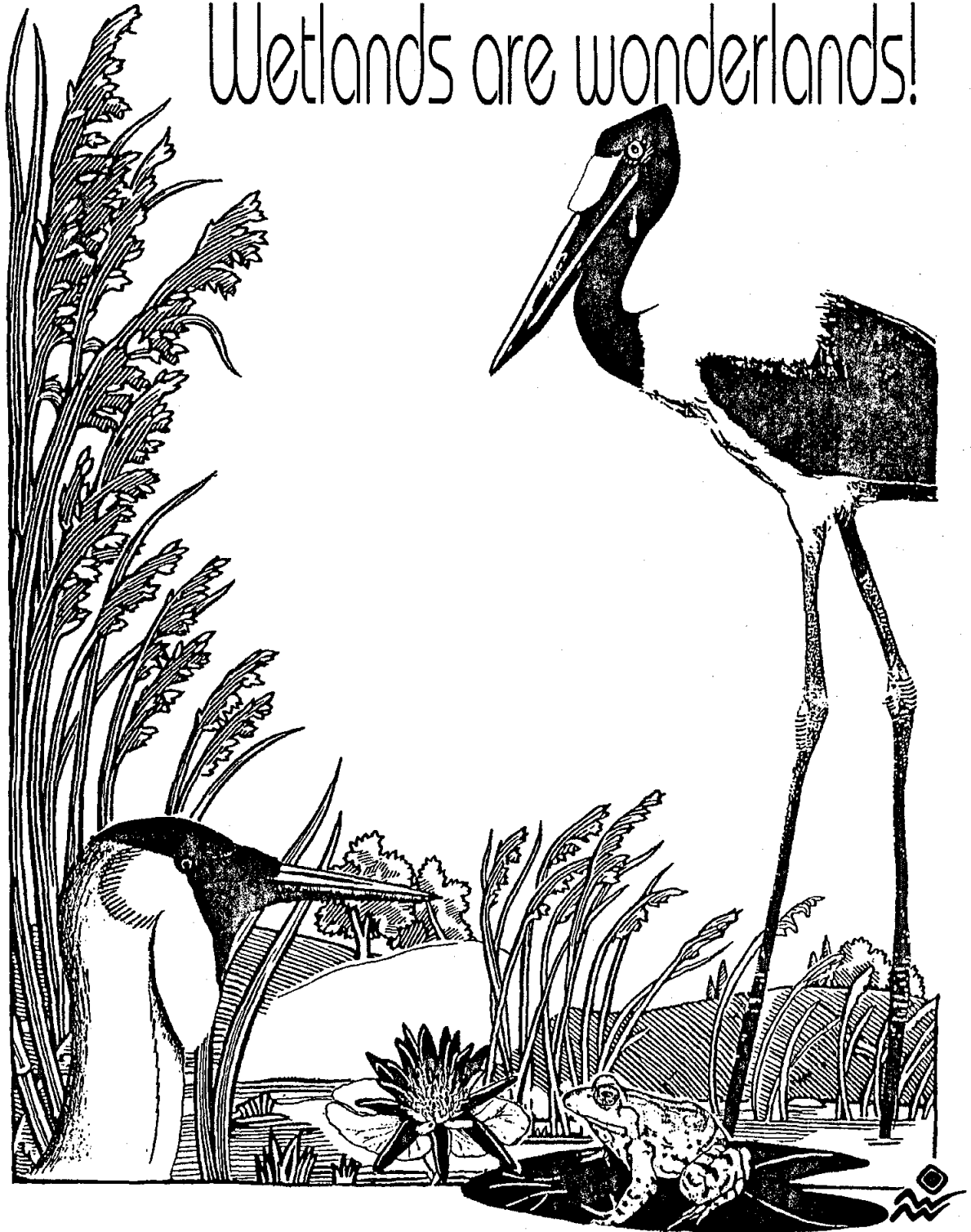
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