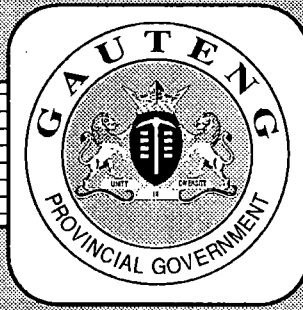


**THE PROVINCE OF  
GAUTENG**



**DIE PROVINSIE  
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**Provincial Gazette Extraordinary  
Buitengewone Provinsiale Koerant**

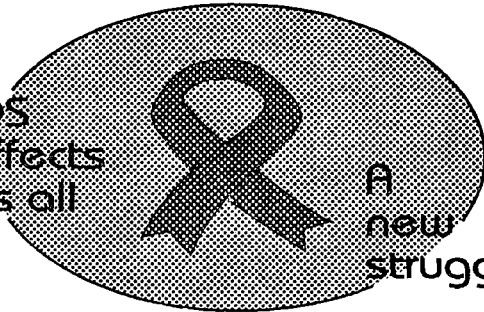
Vol. 12

PRETORIA, 26 JULY  
JULIE 2006

No. 271

**We all have the power to prevent AIDS**

AIDS  
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 2103

EKURHULENI METROPOLITAN MUNICIPALITY  
BARTLETT EXTENSION 79 TOWNSHIP

#### DECLARATION AS APPROVED TOWNSHIP

In terms of the provisions of Section 103(1) of the Town-planning and Townships Ordinance, 1986, the Ekurhuleni Metropolitan Municipality hereby declares Bartlett Extension 79 township situated on Portion 906 (A portion of Portion 888) of the farm Klipfontein 83 I.R. to be an approved township subject to the conditions set out in the schedule hereto:

#### SCHEDULE

CONDITIONS UNDER WHICH THE APPLICATION MADE BY JUANFANY CC 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 906 (A PORTION OF PORTION 888) OF THE FARM KLIPFONTEIN No. 83 I.R. HAS BEEN APPROVED.

1. CONDITIONS OF ESTABLISHMENT

1.1 NAME

The name of the township shall be Bartlett Extension 79.

1.2 DESIGN

The township shall consist of erven and streets as indicated on General Plan S.G. No. 6557/2005.

1.3 DISPOSAL OF EXISTING CONDITIONS OF TITLE

All erven shall be made subject to existing conditions of title and servitudes, if any, including the reservation of rights to minerals.

1.4 DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at its own expense 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, within a period of six (6) months from the date of publication of this notice.

1.5 REMOVAL OR REPLACEMENT OF MUNICIPAL SERVICES

If, by reason of the establishment of the township, it becomes necessary to remove or replace any existing municipal services, the cost thereof shall be borne by the township owner.

1.6 OBLIGATIONS IN REGARD TO ENGINEERING SERVICES

1.6.1 The township owner shall within such period as the local authority may determine, fulfil its obligations in respect of the provision and installation of engineering services as previously agreed upon between the township owner and the local authority.

1.6.2 Once water, sewer and electrical networks have been installed, the same will be transferred to the local authority, free of cost, which shall maintain these networks (except internal street lights) subject to 1.6.1 above;

1.6.3 The Section 21 Company will be responsible for the maintenance of the internal roads (including storm-water) and the internal street lights (including electrical power usage).

1.6.4 The owner / developer is liable for the erection and maintenance of street name signs on the private road.

## 1.7 ENDOWMENT

The township owner shall, in terms of the provisions of section 98(2) and (3) of the Town-planning and Townships Ordinance, 1986, pay a lump sum endowment of R3,057.26 [VAT inclusive] to the local authority which amount shall be used by the local authority for the construction of streets and / or storm-water drainage in or for the township.

The township owner shall, in terms of section 98(2) and (3) of the Town-planning and Townships Ordinance, 1986, pay a lump sum endowment of R72,500.00 (VAT inclusive) to the local authority which amount shall be used by the local authority for the provision of land for parks and / or open spaces in or for the township.

Such endowments are payable in terms of the provisions of section 81 of the said ordinance, read with section 95 thereof.

## 1.8 ACCESS

1.8.1 Unhindered access must be given to emergency vehicles and all service authorities (water, electricity, Telkom etc.) at all times.

## 2. CONDITIONS OF TITLE

The erven shall be subject to the following conditions imposed by the local authority in terms of the provisions of the Town-planning and Townships Ordinance, 1986:-

### 2.1 ALL ERVEN [EXCEPT ERF 793 (PRIVATE ROAD)]

2.1.1 The erf is subject to a servitude, 2m wide, in favour of the local authority for sewerage and other municipal purposes, along any two boundaries other than a street boundary, provided that the local authority may dispense with any such servitude.

2.1.2 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.

2.1.3 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.

2.1.4 Every owner of the erf, or of any subdivided portion thereof, or any person who has an interest therein shall become and shall remain a member of the Home Owners' Association and be subject to its constitution until he /she ceases to be an owner of the aforesaid.

2.1.5 The erf may not be transferred without the prior written consent of the Section 21 company, or the universitas personarum (Home Owners' Association).

2.1.6 The term "Home Owners' Association" in the aforesaid conditions of title shall mean an Association incorporated in terms of Section 21 of the Companies Act, 1973 (Act 61 of 1973) as amended, or a universitas personarum.

2.1.7 The erf is entitled to a right-of-way servitude over Erf 793 (private road) in the township.

2.1.8 Both the local authority and ACSA are indemnified against any claims regarding aircraft noise.

**2.2 ERF 793 (PRIVATE ROAD)**

- 2.2.1 The erf is subject to a right-of-way servitude in favour of Erven 775 up to and including Erf 792 in the township.
- 2.2.2 The entire erf is subject to a servitude for sewerage, water, electrical and other municipal purposes [excluding street lights] in favour of the local authority.

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**LOCAL AUTHORITY NOTICE 2104****NOTICE OF APPROVAL  
EKURHULENI METROPOLITAN MUNICIPALITY  
BOKSBURG AMENDMENT SCHEME 1348**

The Ekurhuleni Metropolitan Municipality hereby in terms of the provisions of Section 125(1) of the Town-planning and Township Ordinance, 1986, declares that it has adopted an amendment scheme being an amendment to the Boksburg Town Planning Scheme, 1991 relating to the land included in Bartlett Extension 79 township. A copy of the said town-planning scheme as adopted is open for inspection at all reasonable times at the office of the Area Manager : Development Planning, Civic Centre, Boksburg. The said amendment scheme is known as Boksburg Amendment Scheme 1348.

**PATRICK FLUSK : CITY MANAGER  
CIVIC CENTRE  
BOKSBURG**

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# IMPORTANT NOTICE

The  
**Gauteng Provincial Gazette Function**  
will be transferred to the  
**Government Printer in Pretoria**  
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**NEW PARTICULARS ARE AS FOLLOWS:**

**Physical address:**

Government Printing Works  
149 Bosman Street  
Pretoria

**Postal address:**

Private Bag X85  
Pretoria  
0001

**New contact persons:** Awie van Zyl Tel.: (012) 334-4523  
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**E-mail address:** awvanzyl@print.pwv.gov.za

**Contact persons for subscribers:**

Mrs S. M. Milanzi Tel.: (012) 334-4734  
Mrs J. Wehmeyer Tel.: (012) 334-4753  
Fax.: (012) 323-9574

This phase-in period is to commence from **November 2001** (suggest date of advert) and notice comes into operation as from **2 January 2002**.

Subscribers and all other stakeholders are advised to send their advertisements directly to the **Government Printing Works**, two weeks before the 2nd January 2002.

*In future, adverts have to be paid in advance  
before being published in the Gazette.*

**HENNIE MALAN**

Director: Financial Management  
Office of the Premier (Gauteng)

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