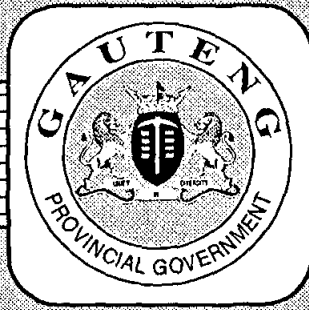


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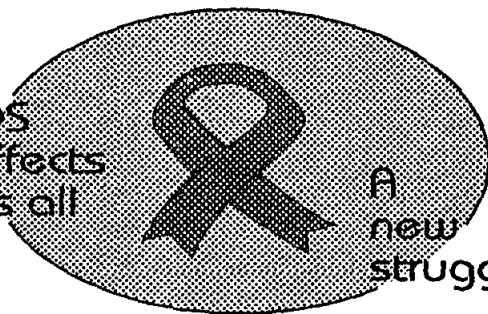
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PRETORIA, 6 FEBRUARY 2006
FEBRUARIE 2006

No. 38

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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 248

EKURHULENI METROPOLITAN MUNICIPALITY PROPOSED DAWN PARK EXTENSION 36 TOWNSHIP DECLARATION OF 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 Dawn Park Extension 36, situated on Portion 81 (a Portion of Portion 17) of the Farm Rondebult 136 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 RAD Developments (Pty) Ltd 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 81 (a Portion of Portion 17) of the Farm Rondebult 136 I.R., Gauteng has been approved.

1. CONDITIONS OF ESTABLISHMENT

1.1 NAME

The name of the township shall be Dawn Park Extension 36.

1.2 DESIGN

The township shall consist of erven as indicated on General Plan No. 14173/1995.

1.3 DISPOSAL OF EXISTING CONDITIONS OF TITLE

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

1.4 ACCESS

No ingress from Road K 136 to the township and no egress to Road K 136 from the township shall be allowed except for the access point as indicated on General Plan no. 14173/1995.

1.5 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.

1.6 OBLIGATIONS WITH REGARD TO ESSENTIAL ENGINEERING SERVICES

The township owner shall within such period as the local authority may determine, fulfill his obligations in respect of the provision of water, electricity and sanitary services and the installation of systems therefore, as well as the construction of the roads and stormwater drainage system as previously agreed upon between the township owner and the local authority.

2. CONDITIONS OF TITLE

2.1 ALL 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, ORDINANCE 15 OF 1986

- (a) 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, and in the case of a panhandle erf, an additional servitude for municipal purposes 2m wide across the access portion of the erf when required by the local authority : 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 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 aforesaid purpose of the construction, maintenance or removal of such sewerage mains and other works being made good by the local authority.

PAUL MAVI MASEKO
CITY MANAGER
CIVIC CENTRE BOKSBURG

PLAASLIKE BESTUURSKENNISGEWING 248
EKURHULENI METROPOLITAANSE MUNISIPALITEIT
VOORGESTELDE DORP DAWN PARK UITBREIDING 36

Ingevolge die bepalings van artikel 103 (1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, verklaar die Ekurhuleni Metropolitaanse Munisipaliteit, hierby die dorp Dawn Park Uitbreiding 36 geleë op Gedeelte 81 ('n Gedeelte van Gedeelte 17) van die Plaas Rondebult 136 I.R., tot 'n goedgekeurde dorp, onderworpe aan die voorwaardes uiteengesit in die bygaande bylae.

BYLAE

Voorwaardes waarop die aansoek gedoen deur RAD Developments (Pty) Ltd ingevolge die bepalings van die Ordonnansie op Dorpsbeplanning en Dorpe 1986 (Ordonnansie no 15 van 1986) om toestemming om 'n dorp op Gedeelte 81 ('n Gedeelte van Gedeelte 17) van die Plaas Rondebult 136 I.R. Gauteng, te stig, toegestaan is.

1. STIGTINGSVOORWAARDES

1.1 NAAM

Die naam van die dorp is Dawn Park Uitbreiding 36.

1.2 ONTWERP

Die dorp bestaan uit die erwe soos aangedui op Algemene Plan No. 14173/1995.

1.3 BESKIKKING OOR BESTAANDE TITELVOORWAARDES

All erwe sal onderworpe gemaak word aan bestaande titelvoorwaardes en servitude, indien enige, met inbegrip van die voorbehoud van die regte op minerale.

1.4 TOEGANG

Geen toegang vanaf pad K136 na die dorp en geen uitgang vanaf pad K136 vanaf die dorp sal toegestaan word behalwe vir die toegangspunt soos aangedui op Algemene Plan nr. 14173/1995.

1.5 VERWYDERING OF VERVANGING VAN MUNISIPALE DIENSTE

Indien dit, as gevolg van die stigting van die dorp, nodig word om enige bestaande munisipale dienste te verwyder of te vervang, moet die koste daarvan deur die dorpseienaar gedra word.

1.6 VERPLIGTING MET BETREKKING TOT INGENIERSDIENSTE

Die dorpseienaar moet, binne sodanige tydperk as wat die plaaslike bestuur mag bepaal, sy verpligtinge met betrekking tot

die voorsiening van water, elektrisiteit en sanitêredienste en die installering van ingeniersdienste asook die konstruksie van paaie en stormwaterdreineringsstelsel soos voorheen ooreengekom tussen die dorpsregering en die plaaslike bestuur, nakom.

2. TITELVOORWAARDES

2.1 DIE ERWE IS ONDERWORPE AAN DIE VOLGENDE VOORWAARDES OPGELEË DEUR DIE PLAASLIKE BESTUUR INGEVOLGE DIE BEPALINGS VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986:-

- (a) Die erf is onderworpe aan 'n serwituut, 2m breed, vir riolering en ander munisipale doeleindes, ten gunste van die plaaslike bestuur, langs enige twee grense, uitsonderd 'n straatgrens, en die geval van 'n pypsteel erf 'n addisionele serwituut vir Munisipale doeleindes, 2m breed, langs die toegangs gedeelte van die erf soos en wanneer deur die plaaslike bestuur versoek word: Met dien verstande dat die plaaslike bestuur van enige sodanige serwituut mag afsien.
- (b) Geen geboue of ander struktuur mag binne die voormelde serwituutgebied opgerig word nie, en geen grootwortelbome mag binne die gebied van sodanige serwituut, of binne 'n afstand van 2m 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 rioolhoofpypyleidings en ander werke wat hy volgens goeëdoel noodsaaklik, ag, tydelik te plaas op die grond wat aan die voormelde serwituut grens en voorts is die plaaslike bestuur geregtig tot redelike toegang tot gemelde grond vir die voormelde doel, onderworpe daaraan dat die plaaslike bestuur enige skade verged wat gedurende die aanleg, onderhoud of verwydering van sodanige rioolhoofpypyleidings en ander werke veroorsaak word.

PAUL MAVI MASEKO
STADSBESTUURDER
BURGESENTRUM BOKSBURG

LOCAL AUTHORITY NOTICE 249**EKURHULENI METROPOLITAN MUNICIPALITY
BOKSBURG AMENDMENT SCHEME 1290**

The Ekurhuleni Metropolitan Municipality hereby in terms of the provisions of section 125 (1) of the Town-planning and Townships Ordinance, 1986, declares that it has adopted an amendment scheme, being an amendment of the Boksburg Town Planning Scheme, 1991, relating to the land included in Dawn Park Extension 36 township.

A copy of the said town-planning scheme is open for inspection at all reasonable times at the office of the Area Manager, Development Planning, Civic Centre, Boksburg and the office of the Head of Department, Department Development Planning and Local Government, Gauteng Provincial Government, Johannesburg.

The said amendment scheme is known as Boksburg Amendment Scheme 1290.

**PAUL MAVI MASEKO
CITY MANAGER
CIVIC CENTRE, BOKSBURG**

PLAASLIKE BESTUURSKENNISGEWING 249**EKURHULENI METROPOLITAANSE MUNISIPALITEIT
BOKSBURG WYSIGINGSKEMA 1290**

Die Ekurhuleni Metropolitaanse Munisipaliteit verklaar hiermee ingevolge die bepalings van artikel 125 (1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, dat dit'n wysigings van die Boksburg Dorpsbeplanning-skema 1991 wat betrekking het op die grond ingesluit in die dorp Dawn Park Uitbreiding 36 aanvaar het.

'n Afskrif van die gemelde dorpsbeplanningskema soos aanvaar lê te alle tye ter insae in die kantoor van die Area Bestuurder, Ontwikkelingbeplanning, Burgersentrum, Boksburg en die kantoor van die Hoof van Departement Ontwikkelingsbeplanning en Plaaslike Regering, Gauteng Provinsiale Regering, Johannesburg.

Die gemelde wysigingskema staan bekend as Boksburg-wysigingskema 1290.

**PAUL MAVI MASEKO
STADSBESTUURDER
BURGERSENTRUM, BOKSBURG**
