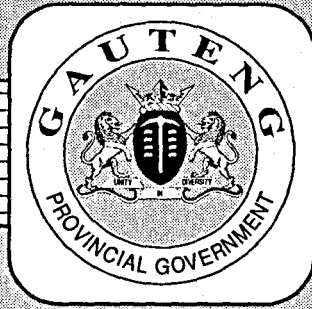


**THE PROVINCE OF
GAUTENG**



**DIE PROVINSIE
GAUTENG**

Provincial Gazette Extraordinary Buitengewone Provinsiale Koerant

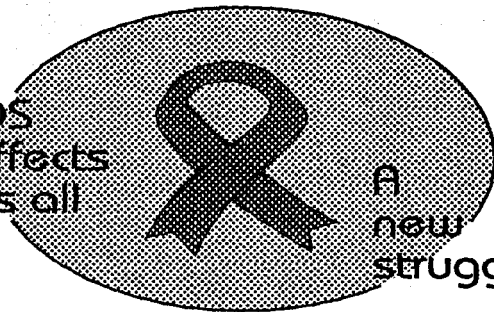
Vol. 12

PRETORIA, 26 OCTOBER 2006
OKTOBER

No. 391

We all have the power to prevent AIDS

AIDS
affects
us all



A
new
struggle

Prevention is the cure

**AIDS
HELPLINE**

0800 012 322

DEPARTMENT OF HEALTH



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NOTICE TO:**SUBSCRIBERS****OF****GOVERNMENT GAZETTES**

Subscribers who have previously arranged to collect their weekly publications of *Government Gazettes* from the Government Printing Works in the Masada Building, are hereby requested to collect their publications from the Old Government Printing Works Building at the Security Officer's Bay at the Proes Street entrance, with effect from the 16th of October 2006.

We look forward to your ongoing support

Contact Person: **Montjane M. Z. (Mr)**

Mobile Phone: 083-640 6121.

Telephone: (012) 334-4653.

GENERAL NOTICES

NOTICE 4501 OF 2006

No. 2203

EKURHULENI METROPOLITAN MUNICIPALITY

DECLARATION AS APPROVED TOWNSHIP

In terms of the provision of section 103(1) of the Town-planning and Townships Ordinance, 1986, the Ekurhuleni Metropolitan Municipality hereby declares **Jansen Park Extension 24 Township**, situated on Portion 829 (a portion of Portion 75) 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 WILLEM MAARTENS KRUGER AND MARIA ELIZABETH KRUGER 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 829 (A PORTION OF PORTION 75) OF THE FARM KLIPFONTEIN 83 I R, GAUTENG, HAS BEEN APPROVED.

1. CONDITIONS OF ESTABLISHMENT

- 1.1 **NAME**
The name of the township shall be "**Jansen Park Extension 24**".
- 1.2 **DESIGN**
The township shall consist of the Erven and street as indicated on General Plan S.G No. 815/2005.
- 1.3 **DISPOSAL OF EXISTING CONDITIONS OF TITLE**
All Erven shall be made subject to existing conditions of title and servitude, if any, including the reservation of rights to minerals.
- 1.4 **ENDOWMENT**
The township owners shall, in terms of the provisions of Section 98 (2) of the Town Planning and Townships Ordinance, 1986, pay a lump sum endowment of R 62 447.57 (vat inclusive and valid until 30th June 2007), to the local authority which amounts shall be used by the local authority for the provision of roads and which amount shall be used by the local authority for the construction of streets and/or storm water drainage systems in or for the Township.
- The township owners shall in terms of section 89 (2) of the Town Planning and Townships Ordinance, 1986, pay a lump sum endowment of R 60 000.00, to the local authority which amounts shall be used by the local authority for the provision of parks and/or open spaces.
- Such endowments are payable in terms of the provisions of section 81 of the said ordinance, read with section 95 thereof.
- 1.5 **DEMOLITION OF BUILDINGS AND STRUCTURES.**
The township owners shall at their 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 6 (six) months from date of publication of this notice..
- 1.6 **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 owners.
- 1.7 **OBLIGATIONS WITH REGARD TO ESSENTIAL ENGINEERING SERVICES**
The township owners shall within such period as the local authority may determine, fulfill their obligations in respect of the provision and installation of engineering services as previously agreed upon between the township owners and the local authority.
- 1.8 **ACCESS**
Access will be to the satisfaction of the executive director /roads, transport and civil works.

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 Township Ordinances, 1986:

2.1 All Erven except Erf 327 (private road)

- (a) The erf is subject to a servitude, 2 metres 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.
- (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 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 purposes, 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.
- (d) As the Erf forms part of land which may be subject to noise pollution and noise related to airport activities as well as aircraft related accidents, present or future in the vicinity thereof, Council and ACSA are indemnified against any such claims and the owner thereof accepts all liability for any inconvenience which may be experienced as a result of such airport related activities and/or noise and/or accidents.

2.2 Erven 320 to 325

- (a) The Erf may not be transferred without the prior written consent of the Section 21 company, or the universitas personarum (owners association).
- (b) The Erf is entitled to a right of way servitude over Erf 327 (private road) in the township.

2.3 Erf 327 (private road)

- (a) The Erf is subject to a right of way servitude in favour of Erven 320 up to and including Erf 325 in the township.
- (b) The entire is subject to a servitude for sewerage, water reticulation, electrical purposes (excluding street lights) and other municipal purposes in favour of the local authority.
- (c) As the Erf forms part of land which may be subject to noise pollution and noise related to airport activities as well as aircraft related accidents, present or future in the vicinity thereof, Council and ACSA are indemnified against any such claims and the owner thereof accepts all liability for any inconvenience which may be experienced as a result of such airport related activities and/or noise and/or accidents.

NOTICE 4502 OF 2006

NOTICE OF APPROVAL

EKURHULENI METROPOLITAN MUNICIPALITY

BOKSBURG AMENDMENT SCHEME 1198

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, in relation to the land included in Jansen Park Extension 24 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, and the office of the Head of Development Planning and Local Government, Gauteng Provincial Government, Johannesburg.

The said amendment scheme is known as Boksburg Amendment Scheme 1198

Patrick Flusk, City Manager

Civic Centre, Boksburg

Notice No.

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