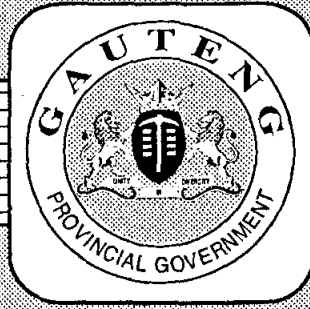


**THE PROVINCE OF
GAUTENG**



**DIE PROVINSIE
GAUTENG**

**Provincial Gazette Extraordinary
Buitengewone Provinsiale Koerant**

Selling price • Verkoopprys: R2,50
Other countries • Buitelands: R3,25

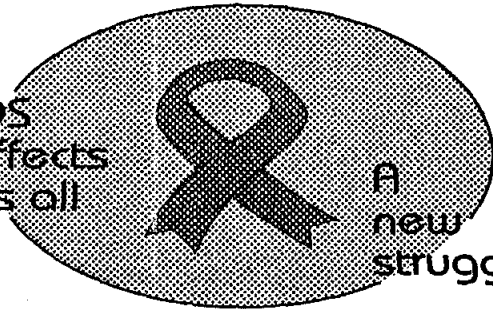
Vol. 12

PRETORIA, 13 FEBRUARY 2006
FEBRUARIE

No. 51

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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LOCAL AUTHORITY NOTICES

LOCAL AUTHORITY NOTICE 330

**EKURHULENI METROPOLITAN MUNICIPALITY
(BOKSBURG CUSTOMER CARE CENTRE)
DECLARATION AS AN APPROVED TOWNSHIP**

In terms of Section 103(1) of the Town Planning and townships Ordinance, 1986 (Ordinance No.15 of 1986), the Ekurhuleni Metropolitan Municipality (Boksburg Customer Care Centre) hereby declares Ravenswood Extension 62 to be an approved township, subject to the conditions set out in the Schedule hereto.

SCHEDULE

STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY CHESEHO INVESTMENTS 15 (PTY) LTD (HEREAFTER REFERRED TO AS THE APPLICANTS/TOWNSHIP OWNER) UNDER THE PROVISIONS OF SECTION C OF CHAPTER III OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 910 OF THE FARM KLIPFONTEIN 83-IR, GAUTENG PROVINCE, HAS BEEN GRANTED BY THE EKURHULENI METROPOLITAN MUNICIPALITY.

1 CONDITIONS OF ESTABLISHMENT

1.1 NAME

The name of the township shall be Ravenswood Extension 62.

1.2 DESIGN

The township shall consist of erven and streets as indicated on the General Plan S.G. 8844/2005.

1.3 DISPOSAL OF EXISTING CONDITIONS OF TITLE

All erven shall be 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 owners shall at their own expense cause all existing buildings and structures situated within the building line reserves, side spaces or 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 ENDOWMENT

The township owner shall, in terms of Section 98(2) and (3) of the Town Planning and Townships Ordinance, 1986, pay to the local authority as an endowment the amount of R259820-46 (VAT inclusive and valid till 30 June 2006) – 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 owner shall, in terms of Section 89(2) of the Town Planning and Townships Ordinance, 1986, pay a lump sum endowment of R180 000-00 (VAT included) – which amount shall be used by the local authority for the provision of parks and/or open spaces.

Such endowment is payable in terms of the provisions of Section 81 of the said ordinance, read with Section 95 thereof.

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 IN REGARD TO ESSENTIAL SERVICES

The township owners shall with 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 owner and the local authority.

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

- (a) The erf is subject to a servitude, 2m wide, in favour of the local authority for sewerage and other municipal services, 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 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 the aforesaid purpose, subject to any damage done during the process of construction, maintenance or removal of such sewerage mains and other works being made good by the local authority.
- (d) The erf may not be transferred without the prior written consent of the Section 21 company, or the universitas personarum (Home Owner's Association).
- (e) Every owner of the erf, or of any subdivided portion thereof, or any person who has an interest therein shall remain a member of the Home Owner's Association and be subject to its constitution until he/she ceases to be an owner of the aforesaid.
- (f) The term "Home Owner's Association" in the aforesaid conditions of title shall mean the home owner's association of an association incorporated in terms of Section 21 of the Companies Act, 1973 (Act 61 of 1973) as amended.

2.2 ERF 855 AND 858

Depending on the choice made by the applicant after consultation with the council, a right-of-way servitude shall be registered over either Erf 855 or 858 in favour of Erven 856 and 857. In addition hereto a servitude for municipal purposes shall be registered along the eastern boundary of Erf 855 in favour of Erven 856 and 857.

LOCAL AUTHORITY NOTICE 331**EKURHULENI METROPOLITAN MUNICIPALITY****BOKSBURG AMENDMENT SCHEME 1294**

The Ekurhuleni Metropolitan Municipality (Boksburg Customer Care Centre) hereby, in terms of the provisions of Section 125(1) of the Town Planning and Townships Ordinance, 1986, declares that it has approved an amendment scheme, being an amendment of the Boksburg Town Planning Scheme 1991, comprising the same land as included in the township of Ravenswood Extension 62, Boksburg.

Map 3 and scheme clauses of the amendment scheme are available for inspection at all reasonable times of the office of the Head of Department, Department Development Planning and Local Government, Gauteng Provincial Government, Johannesburg as well as the office of the Area Manager, Ekurhuleni Metropolitan Municipality (Boksburg Customer Care Centre), Civic Centre, c/o Trichardts Road and Commissioner Street, Boksburg.

This amendment is known as Boksburg Amendment Scheme 1294

Paul Maseko
City Manager
Civic Centre, Cross Street, Germiston
712/59/62