

***THE PROVINCE OF
GAUTENG***

***DIE PROVINSIE
GAUTENG***

**Provincial Gazette Extraordinary
Buitengewone Provinsiale Koerant**

Vol. 14

**PRETORIA, 13 OCTOBER 2008
OKTOBER**

No. 282

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LOCAL AUTHORITY NOTICE

LOCAL AUTHORITY NOTICE 2277

**EKURHULENI METROPOLITAN MUNICIPALITY
(BOKSBURG CUSTOMER CARE CENTRE)
PROPOSED EVELEIGH EXTENSION 38 TOWNSHIP;**

**DECLARATION AS AN APPROVED TOWNSHIP AND
AMENDMENT OF THE TOWN PLANNING SCHEME**

In terms of the provisions of section 103(1) of the Town-planning and Townships Ordinance, 1986, the Ekurhuleni Metropolitan Municipality (Boksburg Customer Care Centre) hereby declares Eveleigh Extension 38 Township, situated on Portion 976 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 Erf 80 Kelvin 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 976 of the farm Klipfontein 83 I.R., has been approved.

1. CONDITIONS OF ESTABLISHMENT

1 NAME

The name of the township shall be Eveleigh Extension 38.

2 DESIGN

The township shall consist of the erven and streets as indicated on General Plan S.G. No. 5160/2007.

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, but excluding Servitude K3717/81 which does not affect the township.

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, if and when required by the local authority to do so.

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.

6 OBLIGATIONS IN REGARD TO ENGINEERING SERVICES

- (a) The township owner shall within such period as the local authority may determine, fulfil its obligations in respect of the provision and the installation of engineering services as previously agreed upon between the township owner and the local authority.
- (b) 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 lighting) subject to (a) above.

- (c) The owner / developer is responsible for the erection and maintenance of street name signs on the private road.

7 ACCESS

Ingress to and egress from the township shall be from Edgar Road to the satisfaction of the Head: Transport and Civil Works Department.

8 CONSOLIDATION OF ERVEN

The township owner shall at its own expense cause Erven 479 to 482 in the township, to be consolidated to the satisfaction of the local authority.

2. CONDITIONS OF TITLE

All erven in the township 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;-

- (i) 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 if and when required by the local authority: Provided that the local authority may dispense with any such servitude.
- (ii) No building or other structure may be erected within the aforesaid servitude area, and no large-rooted trees may be planted within the area of such servitude or within 2m thereof.
- (iii) 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 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.
- (iv) ACSA as well as the Ekurhuleni Metropolitan Municipality shall be indemnified against any claims whatsoever in respect of aircraft noise and any nuisance caused as a result thereof.

Furthermore 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 to the Boksburg Town Planning Scheme, relating to the land included in Eveleigh Extension 38 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 City Development, Civic Centre, Boksburg and the office of the Head of Department, Department Finance and Economic Affairs, Gauteng Provincial Government, Johannesburg. The said amendment scheme is known as Boksburg Amendment Scheme 1483.

PATRICK FLUSK
CITY MANAGER

Civic Centre
BOKSBURG
06 October 2008
7/2/31/38
