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## LOCAL AUTHORITY NOTICES

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### LOCAL AUTHORITY NOTICE 635

#### MOGALE CITY LOCAL MUNICIPALITY

#### DECLARATION OF THE DRIFT EXTENSION 8 AS AN APPROVED TOWNSHIP

In terms of section 103 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), the Mogale City Local Municipality hereby declares the township The Drift Extension 8 to be an approved Township, subject to the conditions set out in the Schedule hereto:

#### SCHEDULE

**CONDITIONS UNDER WHICH THE APPLICATION DONE BY MANOR MAIZE INVESTMENTS 2 (PTY) LTD (HEREINAFTER REFERRED TO AS THE APPLICANT / TOWNSHIP OWNER) IN TERMS OF THE PROVISIONS OF CHAPTER III OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 193 OF THE FARM RIETVALLEI 180 IQ, HAS BEEN APPROVED.**

**1. CONDITIONS OF TITLE**

**1.1 NAME**

The name of the township shall be The Drift Extension 8.

**1.2 DESIGN**

The township shall consist of erven and a street as indicated on General Plan SG No. 3326/2011.

**1.3 STORMWATER DRAINAGE AND STREET DESIGN**

- (a) The township owner shall at the request of the local government supply the local government with a detailed scheme including plans, cross sections and specifications as compiled by a civil engineer approved by the local government for the provision of a underground water drainage system. Such system must be designed in order to dispose off the runoff of a 1:10 year rainstorm and must ensure that the runoff of a 1:100 year be guided to the nearest defined water course without flooding any adjacent properties. The design of the drainge system must contain and describe aspects like tar macadamization, kerbing and canalization of roads as well as the provision of retaining walls if required by the local government.

The drainage system must, where necessary, make provision for the catchment of stormwater in catchment pits from where it must be disposed of in water tight pipes in such a way that no water collections or seepage shall occur on or near the ground surface. The mentioned water pipes must be manufactured from durable material and must be approved by the local government. The scheme must also indicate the route and gradient of access to each individual erf from the adjoining street.

- (b) The township owner must construct roads according to the approved scheme at own costs and to the satisfaction of the local government, under the supervision

of a civil engineer approved by the local government.

- (c) The township owner is responsible for the maintenance of streets to the satisfaction of the local government until the streets are completed according to sub clause (b) above.
- (d) The township owner shall make a proportional contribution, as determined by the municipality, towards the upgrading of all the access roads to the township.
- (e) If the township owner fails to comply with the stipulations of sub clauses (a), (b) (c) and (d) above, the local government will be entitled to do the required construction at the cost of the township owner.

#### 1.4 SEWERAGE

The township owner must, at the request of the local government, supply the following detail regarding the sewerage system of the proposed township:

- (i) Comprehensive lay-out plans;
- (ii) Cross sections; and
- (iii) Specifications of materials and equipment to be used during the construction of such sewerage system.

The sewerage system must be designed by an approved professional engineer according to the specifications and standards laid down by the local government, to the satisfaction of the local government;

All materials to be used with the construction of the sewerage system is subject to the approval and/or amendment of the local government.

#### 1.5 WATER

The township owner must, at the request of the local government submit a detailed scheme with plans, cross sections and specifications for the provision of an underground water reticulation system, for approval.

The proposed network must make provision for a pressurised water connection for each individual erf and must be designed by a professional engineer approved of by the local government. All materials to be used in the proposed water network must be approved by the local government.

#### 1.6 ELECTRICITY

Electricity shall be provided to the township in accordance with the guidelines and prescriptions of the Electricity Act and the Electricity Distribution License Conditions imposed on the municipality by NERSA, as well as all other relevant publicised legislation that guides the mitigation of electricity provision challenges in South Africa. The highest priority in the electricity industry is the supply capacity management and energy conservation targets.

#### 1.7 DISPOSAL OF EXISTING TITLE CONDITIONS

All erven must be made subject to existing conditions and servitudes, including

reservations of mineral rights, where applicable, but excluding the following:

- a) Condition 3 on page 3 of Deed of Transfer T 1458/1997, which condition affects Erven 202 and 208 in the township as indicated on the General Plan, and reads as follows:

“Die eiendom is onderhewig aan ‘n ewigdurende serwituut, met bygaande regte, vir riool doeleindes, 3 meter breed, soos getoon op Kaart A4359/1985 ten gunste van die Roodepoort Administrasie van die Groter Johannesburgse Metropolitaanse Oorgangsraad, soos meer volledig sal toon uit Notariele Akte van Serwituut Nr. K3885/1993.”

- b) Condition 3 on Page 3 of Deed of Transfer T 140766/07, which condition affects Erf 202 in the township as indicated on the General Plan, and reads as follows:

“Die eiendom is onderhewig aan ‘n ewigdurende serwituut, met bygaande regte, vir riool doeleindes, 3 meter breed, soos getoon op Diagram A4359/1985 ten gunste van die Roodepoort Administrasie van die Groter Johannesburgse Metropolitaanse Oorgangsraad, soos meer volledig sal toon uit Notariele Akte van Serwituut Nr. K3885/1993.”

- c) The unnumbered condition on Page 6 of Deed of Transfer T 1458/1997, which condition affects Erven 202 and 209 in the township as indicated on the General Plan, and reads as follows:

“By virtue of a Notarial Deed of Servitude K899/98S, dated 10 December 1997, the within mentioned property is subject to a perpetual servitude of right of way, in favour of the General Public, 10 metres wide, as indicated letters ABCDEF on Servitude Diagram SG No. 9862/97 hereafter referred to as the (Servitude Area) as will more fully appear from the said notarial deed.”

- d) Condition 4 on Page 3 of Deed of Transfer T 140766/07, which condition affects Erf 202 in the township as indicated on the General Plan and reads as follows:

“The property hereby transferred is subject to a perpetual servitude of right of way, ten (10) metres wide, in favour of the General Public as indicated by the figures BCDFGH on Diagram SG No. 9861/97 as will more fully appear from Notarial Deed of Servitude No. K899/1998.”

#### 1.8 REMOVAL OF REFUSE

The township owner must at own cost remove refuse within the township to the satisfaction of the local government, if required by the local government.

#### 1.9 REMOVAL OR REPLACEMENT OF MUNICIPAL SERVICES

If the establishment of the township results in any municipal services to be removed or replaced the costs of such removal/replacement must be borne by the township owner.

#### 1.10 RELOCATION OF POWERLINES

If the establishment of the township results in any ESKOM equipment or services to be relocated the costs of such relocation must be borne by the township owner.

#### 1.11 RELOCATION OF TELKOM EQUIPMENT

If the establishment of the township results in any TELKOM equipment or services to be relocated the costs of such relocation must be borne by the township owner.

#### 1.12 RELOCATION OF INFORMAL SETTLEMENTS

The Township Owner shall, at his/her own expence relocate all informal settlements on the property concerned, to the satisfaction of the local authority, if applicable.

#### 1.13 FORMATION, DUTIES AND RESPONSIBILITIES OF THE HOME OWNERS ASSOCIATION

- (a) The applicant/township owner shall legally and properly constitute a Home Owners Association prior to the transfer of any erf / sectional title unit in the township.
- (b) Erven 201 up to and including 209 and all internal engineering services shall prior to or simultaneously with the registration of the first erven / sectional title units in the township be transferred to the Home Owners Association who shall take full responsibility for the maintenance of the said Erven 201 up to and including 209 and all internal engineering services in the township. The local government shall not take over any of the internal services in the township.
- (c) All owners of stands (or subdivided/consolidated portions thereof) / sectional title units in the township shall become and remain members of the Home Owners Association and shall be subject to its memorandum and articles until such owners legally cease to be owners as aforesaid.

#### 1.14 ENVIRONMENTAL MANAGEMENT

An Environmental Management Plan, as required in terms of the Environmental Authorisation granted by the Gauteng Department of Agriculture, Conservation and Environment must be submitted to the local government for approval.

### 2. CONDITIONS OF TITLE

CONDITIONS IMPOSED BY THE LOCAL GOVERNMENT IN TERMS OF THE PROVISIONS OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)

#### 2.1 ALL ERVEN

- (a) The erf is subject to a servitude 2 metres wide for sewerage and other purposes in favour of the local government along any two boundaries other than a street boundary and in the instance of a panhandle erf an additional 2 metres wide servitude for municipal purposes over the access portion of the stand if and when required by the local government: provided that the local government may dispose of the right to any such servitude.

- (b) No buildings or any structures may be erected within the servitude area and no large rooted trees may be planted within the area of such servitude or within a distance of 2 metres thereof.
- (c) The local government is entitled to temporarily place any material excavated during the installation, maintenance or removal of a sewerage pipeline or any other works that is deemed necessary on the land adjacent to the servitude and furthermore the local government is entitled to reasonable entry to the property on which the servitude is situated for the stated purpose, on the condition that the local government will be liable for any damage caused during the installation, maintenance or removal of sewerage pipelines and other works.
- (d)
  - (i) The erf is situated on land with soil characteristics that may cause damage to buildings and structures to be erected thereon. Building plans submitted to the local government must indicate preventative measures in accordance with the recommendations contained in the engineering geology report which was done for the township, in order to limit damage to buildings or structures due to the unfavourable foundation conditions. Preventative measures need not be contained in the building plans if proof can be given by the developer that such measures are not required;
  - (ii) In order to limit such damage the foundations and other structure elements of buildings and structures must be designed by a competent professional engineer. It is recommended that a specific foundation investigation be done for each individual erf prior to any construction taking place thereon;
- (e) The proposed township shall be fenced in a environmentally friendly manner to the satisfaction of the local government;
- (f) Prior to commencing any construction, building plans for each individual erf shall be submitted to the Directorate Economic Services (Building Control Section) of the local government for consideration and approval.
- (g) Prior to the submission of a site development plan, or the approval of building plans the applicant shall submit proof of his/her arrangements with the various Infrastructure Departments of the local government as to the extension and increase in capacity of the relevant services and the costs thereof, to the Manager: Development and Planning as a prerequisite for the consideration of the said plans.
- (h) Advertising signs and signage, where applicable, shall be restricted to the name of the facility and shall not exceed 1,0m x 0,5m in size.

## 2.2 ERVEN 202 AND 208

The erf is subject to a servitude, 3 meters wide, for sewer purposes as indicated on the lay out plan of the township, and the General Plan.

## 2.3 ERVEN 202 AND 209

The erf is subject to a 10 metre wide right of way servitude, as indicated on the lay out plan of the township, and the General Plan.

**2.4 ERVEN 146,149, 150, 151, 152, 153, 154, 155, 156, 179, 180 AND 206**

The erf is affected by a 1:100 year floodline demarcated in accordance with clause 144 of the National Water Act, 1998 (Act 38 of 1998) as indicated on the lay out plan of the township . No structures or buildings of any nature may be erected within the demarcated floodline area without the prior written approval of the local government.

**2.5 ERF 146**

The erf is subject to a servitude, 2 metres wide, for sewer purposes in favour of the Home Owners Association, as indicated on the lay out plan of the township.

**2.6 ERF 179 UP TO 181**

The erf is subject to a servitude, 2 metres wide, for sewer purposes in favour of the Home Owners Association, as indicated on the lay out plan of the township.

**2.7 ERVEN 180 AND 181**

The erf is subject to a servitude, 2 metres wide, for sewer purposes in favour of the Home Owners Association, as indicated on the layout plan of the township.

**2.8 ERF 202**

The erf is subject to a servitude of 3 metres by 6 metres each for the purpose of electrical mini-substations as indicated on the lay out plan of the township and the General Plan.

**2.9 ERF 206**

The erf is subject to a servitude of 3 metres by 6 metres each for the purpose of electrical mini-substations as indicated on the lay out plan of the township and the General Plan.

**2.10 ERVEN 185, 186 AND 187**

The erf is subject to a servitude for purposes of engineering services, in favour of the Home Owners Association, as indicated on the General Plan.

**D M Mashitsho**  
**MUNICIPAL MANAGER**

4 May 2012



**PLAASLIKE BESTUURSKENNISGEWING 635****PLAASLIKE MUNISIPALITEITSKENNISGEWING 18 VAN 2012****MOGALE CITY PLAASLIKE MUNISIPALITEIT****VERKLARING VAN THE DRIFT UITBREIDING 8 TOT GOEDGEKEURDE DORP**

Ingevolge artikel 103 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), verklaar die Mogale City Plaaslike Munisipaliteit hierby die dorp The Drift Uitbreiding 8 tot 'n goedgekeurde dorp, onderworpe aan die voorwaardes uiteengesit in the bygaande Bylae:

**BYLAE**

**VOORWAARDES WAAROP DIE AANSOEK GEDOEN DEUR MANOR MAIZE INVESTMENTS 2 (PTY) LTD (HIERIN NA VERWYS AS DIE APPLIKANT / DORPSTIGTER) INGEVOLGE DIE BEPALINGS VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986), OM TOESTEMMING OM 'N DORP TE STIG OP GEDEELTE 193 VAN DIE PLAAS RIETVALLEI 180 IQ, GOEDGEKEUR IS.**

**1. STIGTINGSVOORWAARDES****1.1 NAAM**

Die naam van die dorp is The Drift Uitbreiding 8.

**1.2 ONTWERP**

Die dorp bestaan uit erwe en strate soos aangedui op Algemene Plan LG No **3326/2011**.

**1.3 STORMWATERDREINERING EN STRAATONTWERP**

- (a) Die dorpseienaar moet op versoek van die plaaslike regering 'n gedetailleerde skema, volledig met planne, deursneë en spesifikasies, opgestel deur 'n siviele ingenieur wat deur die plaaslike regering goedgekeur is, voorsien vir die daarstelling van 'n ondergrondse waterdreineringsstelsel. Sodanige stelsel moet so ontwerp word sodat dit die afloop van 'n 1:10 jaar reënstorm kan hanteer en moet verder verseker dat die afloop van 'n 1:100 jaar reënstorm na die naaste gedefinieerde waterafloop gelei kan word sonder om aanliggende eiendom te oorstroom. Die ontwerp van die dreineringsstelsel moet aspekte soos teermakadamisering, beranding and kanalisering van strate bevat en omskryf, asook die voorsiening van keermure wat deur die plaaslike regering nodig geag mag word.

Die dreineringsstelsel moet waar nodig, voorsiening maak vir die opvang van stormwater in opvangputte, vanwaar dit weggevoer moet word in waterdigte pype, op so 'n wyse dat water op geen wyse sal opgaan of insypel op of naby die oppervlakte van die grond nie. Die genoemde waterpype moet van 'n duursame materiaal gemaak wees en moet deur die plaaslike regering goedgekeur word. Verder moet die skema die roete en helling aandui deur middel waarvan elke erf toegang tot die aangrensende straat verkry.

- (b) Die dorpseienaar moet die konstruksie van paaie in terme van die goedgekeurde skema op eie koste, namens en tot bevrediging van die plaaslike regering, onder toesig van 'n siviele ingenieur deur die plaaslike regering goedgekeur, uitvoer.

- (c) Die dorpseienaar is verantwoordelik vir die instandhouding van strate tot bevrediging van die plaaslike regering totdat die strate ooreenkomstig subklousule (b) gebou is.
- (d) Die dorpseienaar sal 'n proporsionele bydrae maak, soos bepaal deur die plaaslike regering, tot die opgradering van alle toegangspaaie tot die dorp.
- (e) Indien die dorpseienaar versuim om aan die bepalings van subklousules (a), (b) (c) en (d) hiervan te voldoen, is die plaaslike regering geregtig om die werk op die onkoste van die dorpseienaar te doen.

#### 1.4 RIOOL

Die dorpseienaar moet op versoek van die plaaslike regering die volgende inligting van die voorgestelde dorp se rioolstelsel voorsien:

- (i) Volledige lengteplanne;
- (ii) Lengtesnitte; en
- (iii) Spesifikasies van materiale en toerusting wat gebruik gaan word by die aanleg van sodanige rioolstelsel.

Die rioolstelsel moet deur 'n goedgekeurde professionele ingenieur ontwerp word, volgens spesifikasies en standaarde deur die plaaslike regering neergelê tot die bevrediging van die plaaslike regering;

Verder is alle materiale wat gebruik word by die aanleg van die rioolstelsel onderworpe aan die goedkeuring en/of wysiging deur die plaaslike regering.

#### 1.5 WATER

Die dorpseienaar moet op versoek van die plaaslike regering 'n gedetailleerde skema, volledig met planne, lengtesnitte en spesifikasies vir die voorsiening van 'n ondergrondse waternetwerk vir goedkeuring voorlê.

Die waternetwerk moet voorsiening maak vir 'n wateraansluiting onder druk vir elke erf en moet ontwerp word deur 'n professionele ingenieur wat deur die plaaslike regering goedgekeur is. Alle materiale wat in sodanige netwerk gebruik sal word, moet deur die plaaslike regering goedgekeur word.

#### 1.6 ELEKTRISITEIT

Elektriese krag moet voorsien word tot die dorp volgens die riglyne en voorskrifte van die Wet op Elektrisiteit en die Elektrisiteitsverspreidings Lisensievoorwaardes soos deur NERSA op die plaaslike regering van toepassing gemaak, asook ander relevante gepubliseerde wetgewing wat elektrisiteitsvoorsienings uitdagings aanspreek in Suid-Afrika. Die hoogste prioriteite in die elektrisiteitsvoorsieningsindustrie is voorsieningskapasiteit bestuur en energiebesparingsteikens.

#### 1.7 BESIKKING OOR BESTAANDE TITELVOORWAARDES

Alle erwe moet onderworpe gemaak word aan bestaande voorwaardes en serwitute, ingeslote die reservering van minerale regte, waar van toepassing, maar uitgesluit die

volgende:

- a) Voorwaarde 3 op Bladsy 3 van Transportakte T 1458/1997, wat Erwe 202 en 208 in die dorp raak soos aangedui op die Algemene Plan, en wat as volg lees:

"Die eiendom is onderhewig aan 'n ewigdurende serwituut, met bygaande regte, vir riool doeleindes, 3 meter breed, soos getoon op Kaart A4359/1985 ten gunste van die Roodepoort Administrasie van die Groter Johannesburgse Metropolitaanse Oorgangsraad, soos meer volledig sal toon uit Notariele Akte van Serwituut Nr. K3885/1993."

- b) Voorwaarde 3 op Bladsy 3 van Transportakte T 140766/07, wat Erf 202 in die dorp raak soos aangedui op die Algemene Plan, en wat as volg lees:

"Die eiendom is onderhewig aan 'n ewigdurende serwituut, met bygaande regte, vir riool doeleindes, 3 meter breed, soos getoon op Diagram A4359/1985 ten gunste van die Roodepoort Administrasie van die Groter Johannesburgse Metropolitaanse Oorgangsraad, soos meer volledig sal toon uit Notariele Akte van Serwituut Nr. K3885/1993."

- c) Die ongenommerde voorwaarde op Bladsy 6 van Transportakte T 1458/1997, wat erwe Erwe 202 en 209 in die dorp raak soos aangedui op die Algemene Plan, en wat as volg lees::

"By virtue of a Notarial Deed of Servitude K899/98S, dated 10 December 1997, the within mentioned property is subject to a perpetual servitude of right of way, in favour of the General Public, 10 metres wide, as indicated letters ABCDEF on Servitude Diagram SG No. 9862/97 hereafter referred to as the (Servitude Area) as will more fully appear from the said notarial deed."

- d) Voorwaarde 4 op Bladsy 3 van Transportakte T 140766/07, wat Erf 202 in die dorp raak soos aangedui op die Algemene Plan, en wat as volg lees::

"The property hereby transferred is subject to a perpetual servitude of right of way, ten (10) metres wide, in favour of the General Public as indicated by the figures BCDFGH on Diagram SG No. 9861/97 as will more fully appear from Notarial Deed of Servitude No. K899/1998."

#### 1.8 VERWYDERING VAN ROMMEL

Die dorpseienaar moet op eie koste alle rommel binne die dorp laat verwyder tot bevrediging van die plaaslike regering, soos en wanneer die plaaslike regering dit mag vereis.

#### 1.9 VERSKUIWING OF VERVANGING VAN MUNISIPALE DIENSTE

Indien die stigting van die dorp daartoe sou lei dat munisipale dienste verskuif of vervang moet word sal die dorpseienaar verantwoordelik wees vir alle kostes daaraan verbonde.

#### 1.10 VERSKUIWING VAN KRAGLYNE

Indien die stigting van die dorp daartoe lei dat Eskom toerusting verskuif moet word sal die dorpseienaar verantwoordelik wees vir alle kostes daaraan verbonde.

**1.11 VERSKUIWING VAN TELKOM TOERUSTING**

Indien die stigting van die dorp daartoe lei dat Telkom toerusting verskuif moet word sal die dorpseienaar verantwoordelik wees vir alle kostes daaraan verbonde.

**1.12 HERVESTIGING VAN INFORMELE NEDERSETTINGS**

Die dorpseienaar moet op eie onkoste alle informele nedersettings op die betrokke eiendom hervestig to bevreding van die plaaslike regering.

**1.13 SAMESTELLING, PLIGTE EN VERANTWOORDELIKHEDE VAN DIE HUISEIENAARSVERENIGING**

- (a) Die dorpseienaar sal wetlik en behoorlik 'n Huiseienaarsvereniging daarstel voordat enige erf of deeltiteleenheid in die dorp oorgedra word.
- (b) Erwe 201 tot (en insluitend) 209 en alle interne ingenieursdienste in die dorp sal, voor of gelyktydig met die registrasie van die eerste erwe of deeltiteleenhede in die dorp oorgedra word aan die Huiseienaarsvereniging wie volle verantwoordelikheid sal oorneem vir die onderhoud van die vermelde Erwe 201 tot (en insluitend) 209, en alle interne ingenieursdienste in die dorp. Die plaaslike regering sal nie enige interne ingenieursdienste in die dorp oorneem nie.
- (c) Alle eienaars van erwe (of onderverdeelde/gekonsolideerde dele daarvan) en deeltiteleenhede in die dorp sal lede word en bly van die Huiseienaarsvereniging en sal onderworpe wees aan die memorandum en artikels daarvan totdat sodanige eienaars wetlik ophou om eienaars te wees van sodanige eiendomme.

**1.14 OMGEWINGSBESTUUR**

'n Omgewingsbestuurplan, soos vereis in terms van die Omgewingsmagtiging toegestaan deur die Gauteng Departement van Landbou, Bewaring en Omgewing moet by die plaaslike regering ingedien word vir goedkeuring.

**2. TITELVOORWAARDES**

VOORWAARDES OPGELÊ DEUR DIE PLAASLIKE REGERING INGEVOLGE DIE BEPALINGS VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986)

**2.1 ALLE ERWE**

- (a) Die erf is onderworpe aan 'n serwituut 2 meter breed, vir riolering en ander munisipale doeleindes, ten gunste van die plaaslike regering langs enige twee grense, uitgesonderd 'n straatgrens en in die geval van 'n pypsteelerf, 'n addisionele serwituut vir munisipale doeleindes 2 meter breed oor die toegangsgedeeltes van die erf, indien en wanneer verlang deur die plaaslike regering:- Met dien verstande dat die plaaslike regering van sodanige serwituut mag afsien.
- (b) Geen gebou of ander struktuur mag binne die voornoemde serwituutgebied opgerig word nie en geen grootwortelbome mag binne die gebied van sodanige serwituut of binne 'n afstand van 2 meter daarvan geplant word nie.

- (c) Die plaaslike regering is geregtig om enige materiaal wat deur hom uitgegrawe word tydens die aanleg, onderhoud of verwydering van sodanige rioolhoofpyleidings en ander werke wat hy volgens goeë dunnke noodsaaklik ag, tydelik te plaas op die grond wat aan die voornoemde serwituut grens en voorts is die plaaslike regering geregtig tot redelike toegang tot die genoemde grond vir die voornoemde doel, onderworpe daaraan dat die plaaslike regering enige skade vergoed wat gedurende die aanleg, onderhoud of verwydering van sodanige rioolpyleidings en ander werke veroorsaak word.
- (d) (i) Die erf is geleë in 'n gebied met bodemeienskappe wat geboue en strukture nadelig kan beïnvloed en skade tot gevolg kan hê. Bouplanne wat by die plaaslike regering ingedien word, moet maatreëls aantoon in ooreenstemming met aanbevelings vervat in die ingenieurs geologiese verslag wat vir die dorp opgestel is, om moontlike skade aan die gebou en struktuur as gevolg van die ongunstige fonderings toestande te beperk, tensy bewys gelewer kan word aan die Plaaslike Regering dat sodanige maatreëls onnodig is.
- (ii) Ten einde skade aan geboue en strukture weens nadelige grondtoestande te beperk moet die fundamente en ander struktuur elemente van geboue en strukture deur 'n bevoegde professionele ingenieur ontwerp word. Dit word aanbeveel dat 'n fondasie ondersoek vir elke individuele erf onderneem word voor konstruksie.
- (e) Die voorgestelde dorp moet omhein word op 'n omgewingsvriendelike manier tot bevrediging van die plaaslike regering.
- (f) Voordat enige konstruksie 'n aanvang neem moet bouplanne vir elke individuele erf ingedien word by die Direkoraat: Ekonomiese Dienste (Boubeheerafdeling) van die plaaslike regering vir oorweging en goedkeuring.
- (g) Alvorens 'n terreinontwikkelingsplan ingedien word, of voor enige bouplanne goedgekeur word moet die aansoeker bewyse indien van die reëlings wat getref is met die onderskeie Infrastruktuur Departemente van die plaaslike regering aangaande die uitbreiding en verhoging in kapasiteit van die onderskeie ingenieursdienste asook die kostes daaraan verbonde, by die Bestuurder: Ontwikkeling en Beplanning as 'n voorvereiste vir die oorweging van die bogenoemde planne.
- (h) Advertensie- en naamborde moet, waar van toepassing, beperk word tot die naam van die fasiliteit en mag nie groter wees as 1,0 m by 0,5 m nie.

## 2.2 ERWE 202 EN 208

Die erf is onderworpe aan 'n serwituut, 3 meter breed, vir rioldoeleindes soos aangedui op die uitlegplan en Algemene Plan van die dorp.

## 2.3 ERWE 202 EN 209

Die erf is onderworpe aan 'n reg-van-weg serwituut, 10 meter breed, soos aangedui op die uitlegplan en Algemene Plan van die dorp.

**2.4 ERWE 146,149, 150, 151, 152, 153, 154, 155, 156, 179, 180 EN 206**

Die erf word geraak deur 'n 1:100 jaar vloedlyn soos afgebaken in ooreenstemming met klousule 144 van die Nasionale Waterwet, 1998 (Wet 38 van 1998) soos aangedui op die uitlegplan van die dorp.. Geen strukture of geboue van enige aard mag binne die afgebakende vloedlyng gebied opgerig word sonder die voorafverkryde skriftelike toestemming van die plaaslike regering nie.

**2.5 ERF 146**

Die erf is onderworpe aan 'n serwituut, 2 meter breed, vir riooldoeleindes ten gunste van die Huiseienaarsvereniging soos aangedui op die uitlegplan van die dorp.

**2.6 ERWE 179 TOT EN MET 181**

Die erf is onderworpe aan 'n serwituut, 2 meter breed, vir riooldoeleindes ten gunste van die Huiseienaarsvereniging soos aangedui op die uitlegplan van die dorp.

**2.7 ERWE 180 AND 181**

Die erf is onderworpe aan 'n serwituut, 2 meter breed, vir riooldoeleindes ten gunste van die Huiseienaarsvereniging soos aangedui op die uitlegplan van die dorp.

**2.8 ERF 202**

Die erf is onderworpe aan 'n serwituut, 3 meter by 6 meter, vir die doeleindes van 'n elektriese mini-substasie soos aangedui op die uitlegplan en Algemene Plan van die dorp.

**2.9 ERF 206**

Die erf is onderworpe aan 'n serwituut, 3 meter by 6 meter, vir die doeleindes van 'n elektriese mini-substasie soos aangedui op die uitlegplan en Algemene Plan van die dorp.

**2.10 ERVEN 185, 186 AND 187**

Die erf is onderworpe aan 'n serwituut, ten gunste van die Huiseienaarsvereniging vir die doeleindes van ingenieursdienste soos aangedui op die Algemene Plan van die dorp.

**D M Mashitsho**  
**MUNISIPALE BESTUURDER**

4 May 2012

**LOCAL AUTHORITY NOTICE 636****MOGALE CITY LOCAL MUNICIPALITY****KRUGERSDORP AMENDMENT SCHEME 1504**

It is hereby notified in terms of the provisions of section 125(1) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), that the Mogale City Local Municipality has approved an amendment scheme with regards to the land in the township The Drift Extension 8 being an amendment of the Krugersdorp Town Planning Scheme, 1980.

The amendment scheme further entails that the land be excluded from the Peri-Urban Town Planning Scheme, 1975 and that the boundaries of the Krugersdorp Town Planning Scheme, 1980, be extended to incorporate the land.

The Map 3 documents and the scheme clauses of the amendment scheme are filed with the Municipal Manager of the Mogale City Local Municipality and the Director General: Gauteng Provincial Government, Department of Development Planning and Local Government, Corner House, Marshalltown, and are open for inspection during normal office hours.

This amendment scheme is known as Krugersdorp Amendment Scheme 1504.

**D M Mashitisho**  
**MUNICIPAL MANAGER**

4 May 2012

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**PLAASLIKE BESTUURSKENNISGEWING 636****MOGALE CITY PLAASLIKE MUNISIPALITEIT****KRUGERSDORP WYSIGINGSKEMA 1504**

Hierby word ingevolge die bepalings van artikel 125(1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986) bekend gemaak dat die Mogale City Plaaslike Munisipaliteit 'n wysigingskema met betrekking tot die grond in die dorp The Drift Uitbreiding 8 synde 'n wysiging van die Krugersdorp Dorpsbeplanningskema, 1980 goedgekeur het.

Die wysigingskema behels verder dat die betrokke grond uitgesluit word uit die Buitestedelike Gebiede Dorpsbeplanningskema, 1975 en dat die grense van die Krugersdorp Dorpsbeplanningskema, 1980 uitgebrei word om die grond te inkorporeer.

Die Kaart 3 dokumentasie en die skemaklousules van hierdie wysigingskema word deur die Munisipale Bestuurder van die Mogale City Plaaslike Munisipaliteit en die Direkteur-generaal: Gauteng Provinsiale Regering, Departement Ontwikkelingsbeplanning en Plaaslike Regering, Corner House, Marshalltown, gehou en is gedurende gewone kantoorure ter insae.

Hierdie wysigingskema staan bekend as Krugersdorp Wysigingskema 1504.

**D M Mashitisho**  
**MUNISIPALE BESTUURDER**

4 May 2012