

**THE PROVINCE OF
GAUTENG**



**DIE PROVINSIE
GAUTENG**

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DEPARTMENT OF HEALTH

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LOCAL AUTHORITY NOTICES

LOCAL AUTHORITY NOTICE 1044

EKURHULENI METROPOLITAN MUNICIPALITY
(KEMPTON PARK CUSTOMER CARE CENTRE)
DECLARATION AS AN APPROVED TOWNSHIP

In terms of section 103 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), the Ekurhuleni Metropolitan Municipality, Kempton Park Customer Care Centre hereby declares GLEN MARAIS EXTENSION 116 township 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 SUNNILAWS PROPERTIES (PTY) LTD (HEREINAFTER REFERRED TO AS THE APPLICANT/TOWNSHIP OWNER) UNDER THE PROVISIONS OF PARTS A AND C OF CHAPTER 3 OF THE TOWN PLANNING AND TOWNSHIPS PORTION 593 (A PORTION OF PORTION 567) OF THE FARM RIETFONTEIN 31 REGISTRATION DIVISION IR, PROVINCE OF GAUTENG, HAS BEEN GRANTED

1. CONDITIONS OF ESTABLISHMENT

1.1 NAME

The name of the township shall be Glen Marais Extension 116.

1.2 DESIGN

The township shall consist of erven and streets as indicated on General Plan SG No. 4078/2013.

1.3 ENDOWMENT

Payable to the local authority: The township owner shall, in terms of the provisions of Section 81, as well as Sections 98(2) and (3) of the Town Planning and Townships Ordinance, 1986, pay a lump sum endowment of R120 000,00 to the local authority. This money can be used for purposes of upgrading any parks.

1.4 PRECAUTIONARY MEASURES

The township owner shall at his own expense make arrangements with the local authority in order to ensure that the recommendations as laid down in the geological report of the township must be complied with and, when required, engineer certificates for the foundations of the structures must be submitted.

1.5 ACCESS

- (i) Access to the township shall be obtained from Tugela Street.
- (ii) No ingress from Road PWV 15 to the township and no egress to Road PWV 15 from the township shall be allowed.

1.6 ENGINEERING SERVICES

- (i) The applicant shall be responsible for the installation and provision of internal engineering services.
- (ii) Once external water, sewer and electrical networks have been installed, same will be transferred to the Local Council, free of cost, who shall maintain these networks (except internal street lights).

1.7 DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at his 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, when required by the local authority to do so.

1.8 ACCEPTANCE AND DISPOSAL OF STORMWATER

The township owner shall arrange for the drainage of the township to fit in with that of the existing road and storm water infrastructure in the vicinity and for all storm water running off or diverted from the roads to be received and disposed of.

1.9 REMOVAL OF LITTER

The township owner shall at his own expense cause all litter within the township area to be removed to the satisfaction of the local authority when required by the local authority to do so.

1.10 CONSOLIDATION OF THE ERVEN

The township owner shall at his own expense cause Erven 3461 and 3462 in the township to be consolidated.

2. DISPOSAL OF EXISTING CONDITIONS OF TITLE

All erven shall be made subject to existing conditions and servitudes:

Excluding the following servitude which will not be passed on to the Erven in the Township:

- "1. The original remaining extent of Portion A of the said farm "RIETFontein" No. 31, Registration Division I.R., district Kempton Park (formerly district Benoni) measuring as such 1205,8671 Hectares (comprised of portions "C" and "D" now forming Portion "G" and "A" of the said farm held under Certificate of Amended Title No. 4882/1924, Portion "E" measuring 17,1306 Hectares, held under Deed of Transfer No. 3159/1919 and the remaining extent measuring as such 236,6626 Hectares, held under Deed of Transfer No. 3708/17) of which the aforesaid Holding is a portion ENTITLED to one half of the water coming out of the fountain (running from three sources) situate near the Western Boundary line of that portion of the property held under the said Certificate of Amended Title No. 4882/1924, indicated on the Diagram annexed to the said Certificate of Amended Title by the figure a, F, b, G, e, o, p, u, t, O, and close to the Dam namely the dam from which a furrow is led to the Windmill and the right to lead the water aforesaid by means of pipes or a water furrow on the said original remaining extent of the Portion A, measuring as such 1205,8671 furrow for the purpose of upkeep and repair.

3. CONDITIONS OF TITLE

- 3.1 Conditions of title imposed by the local authority in terms of the provisions of the Town Planning and Townships Ordinance, 1986.

3.1.1 ALL ERVEN:

3.1.1.1 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 and 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.

3.1.1.2 No building or other structures 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.

3.1.1.3 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 the construction, maintenance or removal of such sewerage mains and other works being made good by the local authority.

- 3.1.2 CONDITION OF TITLE IMPOSED in favour of third parties to be registered / created on first registration of the erven concerned:

Erf 3462

The erf is subject to a right-of-way servitude in favour of the Remaining Extent of Portion 567 of the farm Rietfontein 31 I.R., as indicated on the general plan.

Khaya Ngema: City Manager,
Ekurhuleni Metropolitan Municipality: Private Bag X1069 Germiston 1400
Notice DP.25.2014 [15/3/7/G4 X 116]

LOCAL AUTHORITY NOTICE 1045

EKURHULENI METROPOLITAN MUNICIPALITY
(KEMPTON PARK CUSTOMER CARE CENTRE)

KEMPTON PARK TOWN PLANNING SCHEME 1987: AMENDMENT SCHEME 2241

The Ekurhuleni Metropolitan Municipality (Kempton Park 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 Kempton Park Town Planning Scheme 1987, comprising the same land as included in the township of GLEN MARAIS EXTENSION 114 Township

Map 3 and the scheme clauses of the amendment scheme are available for inspection at all reasonable times at the offices of the Head of Department, Department of Economic Development, Gauteng Provincial Government, Johannesburg, as well as the Area Manager, Development Planning, Ekurhuleni Metropolitan Municipality (Kempton Park Customer Care Centre), 5th Floor, Civic Centre, c/o CR Swart Drive and Pretoria Road, Kempton Park.

This amendment is known as Kempton Park Amendment Scheme 2241.

Khaya Ngema: City Manager,
Ekurhuleni Metropolitan Municipality: Private Bag X1069 Germiston 1400
Notice DP.25.2014 [15/3/7/G4 X 116]

NOTICE – CHANGE OF TELEPHONE NUMBERS: GOVERNMENT PRINTING WORKS

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- Publications Enquiries : 012 748 6052/6053/6058 GeneralEnquiries@gpw.gov.za
 - Maps : 012 748 6061/6065 BookShop@gpw.gov.za
 - Debtors : 012 748 6060/6056/6064 PublicationsDebtors@gpw.gov.za
 - Subscription : 012 748 6054/6055/6057 Subscriptions@gpw.gov.za
- SCM : 012 748 6380/6373/6218
- Debtors : 012 748 6236/6242
- Creditors : 012 748 6246/6274

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The numbers for our provincial offices in Polokwane, East London and Mmabatho will not change at this stage.