

**THE PROVINCE OF
GAUTENG**



**DIE PROVINSIE
GAUTENG**

Provincial Gazette Extraordinary Buitengewone Provinsiale Koerant

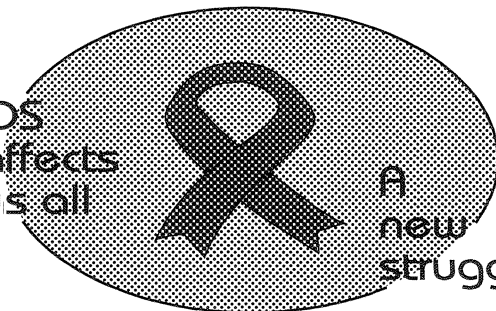
Vol. 20

PRETORIA, 26 NOVEMBER 2014

No. 340

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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CONTENTS • INHOUD

<i>No.</i>		<i>Page No.</i>	<i>Gazette No.</i>
LOCAL AUTHORITY NOTICES			
1756	Town-planning and Townships Ordinance (15/1986): Establishment of township: Pomona Extension 159	3	340
1757	do.: Kempton Park Amendment Scheme K2176	6	340

LOCAL AUTHORITY NOTICES

LOCAL AUTHORITY NOTICE 1756

EKURHULENI METROPOLITAN MUNICIPALITY (KEMPTON PARK 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 (KEMPTON PARK CUSTOMER CARE CENTRE) HEREBY DECLARES POMONA EXTENSION 159 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 LUENGI PROPRIETARY LIMITED REGISTRATION NUMBER 2013/097323/07 (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 ORDINANCE, 1986 (ORDINANCE 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 208 (A PORTION OF PORTION 15) OF THE FARM RIETFONTEIN 31, REGISTRATION DIVISION IR, PROVINCE OF GAUTENG, HAS BEEN GRANTED

A. CONDITIONS OF ESTABLISHMENT

- (1) **NAME**
The name of the township shall be Pomona Extension 159.
- (2) **DESIGN**
The township shall consist of erven and streets as indicated on the General Plan No: SG 1955/2014.
- (3) **DISPOSAL OF EXISTING CONDITIONS OF TITLE**
All erven shall be made subject to existing conditions and servitude's, if any, but excluding condition 1 from the Deed of Transfer T88487/2013 which will not be passed on to the owners of erven in the township.

"The original remaining extent of Portion A of the farm RIETFONTEIN Number 18, District Benoni, measuring as such 1205,1841 Hectares (comprised of Portions C and D now forming Portion of Portion G of portion A of the said Farm held under Certificate of Amended Title number 4882/1924, Portion E measuring 17,1306 Hectares, held under Deed of Transfer Number 3159/1919, and the remaining extent measuring a such 236,4184 Hectares, held under Deed of Transfer Number 3708/17 of which the aforesaid Holding is a portion IS ENTITLED to one 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 Number

4882/1924, indicated on the diagram annexed to the said Certificate of Amended Title by figure, A, F, b, G e, o, p, u, t, o, and close to the Kaffir 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 to the said original remaining extent of Portion A, measuring as such 1205, 1841 Hectares, (now comprised as aforesaid) with the further right of access to the fountain and pipes or furrow for the purposes of up-keep and repair”

(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.

(5) **ACCESS**

Access to the township shall be obtained from West Road (taking the proposed line of access into consideration).

(6) **ENGINEERING SERVICES**

- (i) The applicant shall be responsible for the installation and provision of internal engineering services.
- (ii) Once 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).

(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.

(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.

(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.

(10) **CONSOLIDATION OF ERVEN**

The township owner shall at his own expense cause the Erven 3618 and 3619 in the township to be consolidated.

B. CONDITIONS OF TITLE

All 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.

(1) ALL ERVEN

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

(2) Erf 3619

The erf is subject to an electrical substation servitude in favour of the Local Authority as indicated on the general plan.

Khaya Ngema: City Manager, Ekurhuleni Metropolitan Municipality, Private Bag X1069 Germiston, 1400

LOCAL AUTHORITY NOTICE 1757**EKURHULENI METROPOLITAN MUNICIPALITY
(KEMPTON PARK CUSTOMER CARE CENTRE)
KEMPTON PARK TOWN PLANNING SCHEME 1987: AMENDMENT SCHEME
K2176**

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 Kempton Park Town-planning Scheme 1987, comprising the same land as included in the township of Pomona Extension 159 Township, Kempton Park.

Map 3 and the scheme clauses of the amendment scheme will be open for inspection during normal office hours at the office of the Manager: City Planning, 5th Floor, Civic Centre, corner of C R Swart Drive and Pretoria Road, Kempton Park and the Office of the Head of Department, Gauteng Provincial Government: Development Planning and Local Government, Johannesburg. This scheme will come into operation on the date of publication of this notice.

This amendment scheme is known as Kempton Park Amendment Scheme K2176.

Khaya Ngema: City Manager, Ekurhuleni Metropolitan Municipality, Private Bag X1069 Germiston, 1400.

Notice No. DP 1.2015 [15/3/7/P2 X 159]

NOTICE – CHANGE OF TELEPHONE NUMBERS: GOVERNMENT PRINTING WORKS

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The new numbers are as follows:

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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
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