

**THE PROVINCE OF  
GAUTENG**



**DIE PROVINSIE VAN  
GAUTENG**

# Provincial Gazette Provinsiale Koerant

**EXTRAORDINARY • BUITENGEWOON**

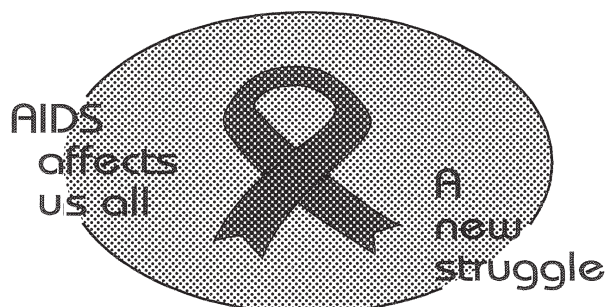
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Vol. 21

**PRETORIA**  
24 NOVEMBER 2015  
24 NOVEMBER 2015

**No. 520**

**We all have the power to prevent AIDS**



**AIDS  
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DEPARTMENT OF HEALTH

**Prevention is the cure**

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# Government Printing Works

## Notice submission deadlines

Government Printing Works has over the last few months implemented rules for completing and submitting the electronic Adobe Forms when you, the customer, submit your notice request.

In line with these business rules, GPW has revised the notice submission deadlines for all gazettes. Please refer to the GPW website [www.gpwonline.co.za](http://www.gpwonline.co.za) to familiarise yourself with the new deadlines.

### CANCELLATIONS

Don't forget!

Cancellation of notice submissions are accepted by GPW according to the deadlines stated in the table above. Non-compliance to these deadlines will result in your request being failed. **Please pay special attention to the different deadlines for each gazette.**

**Please note that any notices cancelled after the cancellation deadline will be published and charged at full cost.**

Requests for cancellation must be sent by the original sender of the notice and must accompanied by the relevant notice reference number (N-) in the email body.

### AMENDMENTS TO NOTICES

take note!

With effect **from 01 October**, GPW will not longer accept amendments to notices. The cancellation process will need to be followed and a new notice submitted thereafter for the next available publication date.

### CUSTOMER INQUIRIES



Many of our customers request immediate feedback/confirmation of notice placement in the gazette from our Contact Centre once they have submitted their notice – While GPW deems it one of their highest priorities and responsibilities to provide customers with this requested feedback and the best service at all times, we are only able to do so once we have started processing your notice submission.

GPW has a **2-working day turnaround time for processing notices** received according to the business rules and deadline submissions.

Please keep this in mind when making inquiries about your notice submission at the Contact Centre.

### PROOF OF PAYMENTS

REMINDER

GPW reminds you that all notice submissions **MUST** be submitted with an accompanying proof of payment (PoP) or purchase order (PO). If any PoP's or PO's are received without a notice submission, it will be failed and your notice will not be processed.

When submitting your notice request to [submit.egazette@gpw.gov.za](mailto:submit.egazette@gpw.gov.za), please ensure that a purchase order (GPW Account customer) or proof of payment (non-GPW Account customer) is included with your notice submission. All documentation relating to the notice submission must be in a single email.

A reminder that documents must be attached separately in your email to GPW. (In other words, your email should have an Adobe Form plus proof of payment/purchase order – 2 separate attachments – where notice content is applicable, it should also be a 3rd separate attachment).

### REMINDER OF THE GPW BUSINESS RULES

- Single notice, single email – with proof of payment or purchase order.
- All documents must be attached separately in your email to GPW.
- 1 notice = 1 form, i.e. each notice must be on a separate form
- Please submit your notice **ONLY ONCE**.
- Requests for information, quotations and inquiries must be sent to the Contact Centre **ONLY**.
- The notice information that you send us on the form is what we publish. Please do not put any instructions in the email body.

**DISCLAIMER:**

Government Printing Works reserves the right to apply the 25% discount to all Legal and Liquor notices that comply with the business rules for notice submissions for publication in gazettes.

National, Provincial, Road Carrier Permits and Tender notices will pay the price as published in the Government Gazettes.

For any information, please contact the eGazette Contact Centre on 012-748 6200 or email [info.egazette@gpw.gov.za](mailto:info.egazette@gpw.gov.za)

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**LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS**

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**LOCAL AUTHORITY NOTICE 1934 OF 2015****CITY OF TSHWANE****PRETORIA AMENDMENT SCHEME 13007P**

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 City of Tshwane has approved an amendment scheme with regard to the land in the township of Wingate Park Extension 3, being an amendment of the Pretoria Town-planning Scheme, 1974.

Map 3 and the scheme clauses of this amendment scheme are filed with the Chief Legal Counsel, and are open to inspection during normal office hours.

This amendment is known as Pretoria Amendment Scheme 13007P.

(13/2/Wingate Park x3 (13007P)  
\_\_24 November 2015

**SED: GROUP LEGAL SERVICES**  
(Notice 718/2015)

**PLAASLIKE OWERHEID KENNISGEWING 1934 VAN 2015****STAD TSHWANE****PRETORIA WYSIGINGSKEMA 13007P**

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 Stad Tshwane 'n wysigingskema met betrekking tot die grond in die dorp Wingate Park Uitbreiding 3, synde 'n wysiging van die Pretoria-dorpsbeplanningskema, 1974, goedgekeur het.

Kaart 3 en die skemaklousules van hierdie wysigingskema word deur die Hoofregsadviseur, in bewaring gehou en lê gedurende gewone kantoorure ter insae.

Hierdie wysiging staan bekend as Pretoria-wysigingskema 13007P.

(13/2/Wingate Park x3 (13007P))  
\_\_24 November 2015

**HOOFREGSADVISEUR**  
(Kennisgewing 718/2015)

**CITY OF TSHWANE****DECLARATION OF WINGATE PARK EXTENSION 3 AS APPROVED TOWNSHIP**

In terms of section 103 of the Town-planning and Townships Ordinance, 1986 (Ordinance No 15 of 1986), the City of Tshwane hereby declares the township of Wingate Park Extension 3 to be an approved township, subject to the conditions as set out in the Schedule hereto.

(13/2/Wingate Park x3 (13007P))

**SCHEDULE**

CONDITIONS UNDER WHICH THE APPLICATION MADE BY THE CITY OF TSHWANE METROPOLITAN MUNICIPALITY, IN TERMS OF THE PROVISIONS OF SECTION 107(1) OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 6 OF THE FARM GARSTKLOOF 595JR, PROVINCE OF GAUTENG, HAS BEEN GRANTED

**1. CONDITIONS OF ESTABLISHMENT****1.1 NAME**

The name of the township shall be Wingate Park Extension 3.

**1.2 DESIGN**

The township shall consist of erven, parks and streets as indicated on General Plan SG No 2955/2012.

**1.3 DISPOSAL OF EXISTING CONDITIONS OF TITLE**

All erven shall be made subject to existing conditions and servitudes, if any, including the reservation of the rights to minerals but excluding –

1.3.1 the following servitudes which does not affect the township due to location:

- C Kragtens Notariële Akte K1624/1973S gedateer 10 Mei 1973 is die hierinvermelde eiendom onderhewig aan 'n servituut van waterleiding by wyse van pyplyn ten gunste van die Stadsraad van Pretoria met bykomende regte en onderhewig aan die voorwaardes soos meer volledig sal blyk uit gemelde Akte geregistreer 12 November 1973.
- D By virtue of Notarial Deed of Servitude K 2636/2003S, the property is subject to a servitude of right of way in favour of the General Public, with ancillary rights, indicated by the figure ABCDEFA on diagram SG no 9058/01, as will more fully appear from the said notarial deed.

1.3.2 The following servitude which affect(s) Erven 767 and 768 in the Township:

- (i) Subject to a servitude of Right of Way in favour of the General Public as indicated by diagram SG No 4797/2008 and figure klmnpqrstuv wxy za1 b1 c1 d1 e1 f1 CDK on Subdivision Diagram SG No 2954/2012 attached hereto.

1.3.3 The following servitude which affect(s) Erf 768 in the Township:

- (i) Subject to a servitude of Right of Way, access control and building associated therewith and services in favour of Portion 577 (Portion of Portion 52) of the Farm Garstfontein 374 JR as indicated by figures cdeCfghjc on annexed Subdivision Diagram SG No 2954/2012 and held by Notarial Deed No K7411/2003S.
- (ii) Subject to a servitude of Right of Way in favour of the General Public as indicated on diagram SG No 1266/2010 and figure q1 r1 s1 t1 u1 v1 w1 x1 y1 z1 a2 b2 c2 d2 e2 f2 g2 h2 c1 b1 q1 on Subdivision Diagram SG No 2954/2012 attached hereto.
- (iii) Subject to a servitude for a bridge and right of way in favour of the General Public as indicated by diagram SG No 1483/2009 and figure g1 h1 j1 k1 g1 on Subdivision Diagram SG No 2954/2012 attached hereto.
- (iv) Subject to a servitude for a bridge and right of way in favour of the General Public as indicated by diagram SG No 1484/2009 and figure l1 m1 n1 p1 l1 on Subdivision Diagram SG No 2954/2012 attached hereto.

1.3.4 The following servitude which affect(s) Erf 767 in the Township:

- (i) By virtue of Notarial Deed of Servitude K (about to be registered) S the property is entitled to a servitude of Right of Way in favour of the General Public, 5605 square metres in extent, as indicated by figures ABCDEFGHJKLMNPQRSTUVWXYZA on Diagram SG No 4629/2014 annexed thereto, as will more fully appear from the said Notarial Deed.
- (ii) By virtue of Notarial Deed of Servitude K (about to be registered) S the property is entitled to a servitude of Right of Way in favour of the General Public, with ancillary rights, 1100 square metres in extent, as indicated by figures A B C D E A on Diagram SG No 4630/2014 annexed thereto, as will more fully appear from the said Notarial Deed.
- (iii) By virtue of Notarial Deed of Servitude K ( about to be registered) S the property is entitled to a servitude of Right of Way in favour of the General Public, with ancillary rights, 2889 square metres in extent, as indicated by figures A B C D E F A on annexed Diagram SG No 4631/2014.
- (iv) Subject to a servitude of Right of Way in favour of the General Public, as indicated by figures A b a A on Subdivision Diagram SG No 2954/2012 attached hereto.

#### 1.4 ACCESS

Unless the consent in writing of the Head of the Department: Gauteng Provincial Government: Department of Public Transport, Roads and Works has been obtained, no ingress from Road K151 (Delmas Road) to the township and no egress to Road K151 (Delmas Road) shall be allowed.

#### 1.5 ERECTION OF FENCE OR OTHER PHYSICAL BARRIER

The township owner shall at his own expense erect a fence or other physical barrier to the satisfaction of the Gauteng Department of Roads and Transport, as and when required by him to do so and the township owner shall maintain such fence or physical barrier in a good state of repair until such time as the erven in the township are transferred to ensuing landowners, after which the responsibility for the maintenance of such fence or physical barrier rests with the latter.

#### 1.6 RECEIVING AND DISPOSAL OF STORMWATER

The township owner shall arrange the stormwater drainage of the township in such a way as to fit in with that of Road 151 (Delmas Road) and he shall receive and dispose of the storm water running off or being diverted from the road.

#### 1.7 DEPARTMENT OF PUBLIC TRANSPORT, ROADS AND WORKS: ACOUSTIC SCREENING MEASURES

The township owner shall be responsible for any costs involved in the erection of acoustic screening along Road K151 (Delmas Road).

#### 1.8 COMPLIANCE WITH CONDITIONS IMPOSED BY THE DEPARTMENT OF ROADS AND TRANSPORT

The township owner shall at his own expense comply with all the conditions imposed by the Gauteng Department of Roads and Transport when consent was granted for the development.

#### 1.9 REMOVAL OR REPLACEMENT OF MUNICIPAL SERVICES

Should it become necessary to move or replace any existing municipal services as a result of the establishment of the township, the cost thereof shall be borne by the township owner.

#### 1.10 REMOVAL OF LITTER

The township owner shall at his own expense have all litter within the township area removed to the satisfaction of the City of Tshwane, when required to do so by the Municipality.

#### 1.11 REMOVAL AND/OR REPLACEMENT OF ESKOM POWER LINES

Should it become necessary to remove and/or replace any existing power lines of Eskom as a result of the establishment of the township, the cost thereof shall be borne by the township owner.

#### 1.12 REMOVAL AND/OR REPLACEMENT OF TELKOM SERVICES

Should it become necessary to remove and/or replace any existing TELKOM services as a result of the establishment of the township, the cost thereof shall be borne by the township owner.

#### 1.13 COMPLIANCE WITH CONDITIONS IMPOSED BY GDARD

The township owner shall at his own expense comply with all the conditions imposed, by which the Gauteng Department of Agriculture and Rural Development including, if applicable, those by which exemption has been granted from compliance with Regulations No 1182 and 1183 promulgated in terms of Sections 21, 22 and 26 of the Environmental Conservation Act, (Act 73 of 1989) or the National Environmental Management Act, 1998 (Act 107 of 1998) and Regulations thereto, as the case may be, for the development of the township.

#### 1.14 CONSOLIDATION OF ERVEN

The township owner shall at his own expense have Erf 767 and Erf 768 in the township consolidated. The City of Tshwane hereby grants its consent to the consolidation in respect of Section 92(2) (a) of Ordinance 15 of 1986.

#### 1.15 RESTRICTION OF TRANSFER

Since the Applicant and Laerskool Elarduspark (hereinafter referred to as the "lease holder") entered into a lease agreement on 7 January 2004, all references to "applicant" and "township owner" implies the lease holder, acting on behalf of the City of Tshwane in the exercising of the rights and obligations and in complying with the conditions of establishment and, prior to the issuing of a Section 113- Certificate in pertaining to the approval of building plans, for the duration of the lease agreement. The lease holder is in terms of Clause 6.3 of the lease agreement obliged to take the necessary steps to establish the township on Council land.

### 2. CONDITIONS OF TITLE

#### 2.1 THE ERVEN MENTIONED BELOW SHALL BE SUBJECT TO THE CONDITION AS INDICATED, LAID DOWN BY THE CITY OF TSHWANE IN TERMS OF THE PROVISIONS OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)

##### 2.1.1 ALL ERVEN

2.1.1.1 The erf shall be subject to a servitude, 3m wide, for municipal services (water, sewer, electricity and stormwater) (hereinafter referred to as "the services"), in favour of the local authority, along any two boundaries, excepting a street boundary and, in the case of a panhandle erf, an additional servitude for municipal purposes, 2m wide, over the entrance portion of the erf, if and when required by the local authority: Provided that the local authority may waive any such servitude.

2.1.1.2 No buildings or other structures may be erected within the aforesaid servitude area and no trees with large roots may be planted within the area of such servitude or within a distance of 2 m from it.

2.1.1.3 The Municipality shall be entitled to temporarily deposit on the land adjoining the aforesaid servitude, any material it excavates during the laying, maintenance or removal of such services and other works which in its discretion it regards necessary, and furthermore the Municipality shall be entitled to reasonable access to the said property for the aforesaid purpose, subject to the provision that the Municipality shall make good any damage caused during the laying, maintenance or removal of such services and other works.

##### 2.1.2 ERF 768

2.1.2.1 The erf shall be subject to a servitude 6m wide for municipal services (stormwater), as indicated on the General Plan.

2.1.2.2 No buildings or other structures may be erected within the aforesaid Servitude area and no trees with large roots may be planted within the areaOf such servitude or within a distance of 2 m there from.

2.1.2.3 The City of Tshwane shall be entitled to temporarily deposit on the land adjoining the aforesaid servitude, any material it excavates during the laying, maintenance or removal of such services and other works which in its discretion it regards essential, and furthermore the City of Tshwane shall be entitled to reasonable access to the said property for the aforesaid purpose, subject to the provision that the City of Tshwane shall make goo any damage caused during the laying, maintenance or removal of such main sewer pipelines and other works.



### 2.1.3 ERF 768

The erf shall be entitled to a servitude of right of way in over Erf 767 as indicated by the line A 100 parallel to the northern border of the erf, 8 (eight) metres wide, as indicated on General Plan LG No 2955/2012, which servitude can be cancelled with the consolidation of Erven 767 and 768.

### 2.1.4 ERF 767

The erf shall be subject to a servitude of right of way in favour of Erf 768 as indicated by the line A 100 parallel to the northern border of the erf, 8 (eight) metres wide, as indicated on General Plan LG No 2955/2012, which servitude can be cancelled with the consolidation of Erven 767 and 768.





# IMPORTANT

## Information

### from Government Printing Works

Dear Valued Customers,

Government Printing Works has implemented rules for completing and submitting the electronic Adobe Forms when you, the customer, submits your notice request.

Please take note of these guidelines when completing your form.

#### GPW Business Rules

1. No hand written notices will be accepted for processing, this includes Adobe forms which have been completed by hand.
2. Notices can only be submitted in Adobe electronic form format to the email submission address [submit.egazette@gpw.gov.za](mailto:submit.egazette@gpw.gov.za). This means that any notice submissions not on an Adobe electronic form that are submitted to this mailbox will be **rejected**. National or Provincial gazette notices, where the Z95 or Z95Prov must be an Adobe form but the notice content (body) will be an attachment.
3. Notices brought into GPW by "walk-in" customers on electronic media can only be submitted in Adobe electronic form format. This means that any notice submissions not on an Adobe electronic form that are submitted by the customer on electronic media will be **rejected**. National or Provincial gazette notices, where the Z95 or Z95Prov must be an Adobe form but the notice content (body) will be an attachment.
4. All customers who walk in to GPW that wish to submit a notice that is not on an electronic Adobe form will be routed to the Contact Centre where the customer will be taken through the completion of the form by a GPW representative. Where a customer walks into GPW with a stack of hard copy notices delivered by a messenger on behalf of a newspaper the messenger must be referred back to the sender as the submission does not adhere to the submission rules.
5. All notice submissions that do not comply with point 2 will be charged full price for the notice submission.
6. The current cut-off of all Gazette's remains unchanged for all channels. (Refer to the GPW website for submission deadlines – [www.gpwonline.co.za](http://www.gpwonline.co.za))
7. Incorrectly completed forms and notices submitted in the wrong format will be rejected to the customer to be corrected and resubmitted. Assistance will be available through the Contact Centre should help be required when completing the forms. (012-748 6200 or email [info.egazette@gpw.gov.za](mailto:info.egazette@gpw.gov.za))
8. All re-submissions by customers will be subject to the above cut-off times.
9. All submissions and re-submissions that miss the cut-off will be rejected to the customer to be submitted with a new publication date.
10. Information on forms will be taken as the primary source of the notice to be published. Any instructions that are on the email body or covering letter that contradicts the notice form content will be ignored.

You are therefore advised that effective from **Monday, 18 May 2015** should you not comply with our new rules of engagement, all notice requests will be rejected by our new system.

Furthermore, the fax number **012- 748 6030** will also be **discontinued** from this date and customers will only be able to submit notice requests through the email address [submit.egazette@gpw.gov.za](mailto:submit.egazette@gpw.gov.za).



**eGazette**



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