

**THE PROVINCE OF  
GAUTENG**



**DIE PROVINSIE VAN  
GAUTENG**

# Provincial Gazette Provinsiale Koerant

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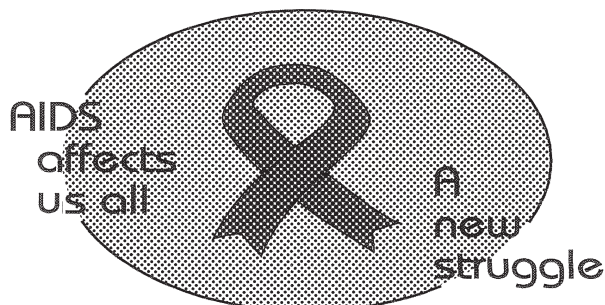
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Vol. 22

**PRETORIA**  
16 SEPTEMBER 2016  
16 SEPTEMBER 2016

**No. 298**

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



**Prevention is the cure**

**AIDS  
HELPLINE**

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DEPARTMENT OF HEALTH

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**CONTENTS**

*Gazette*    *Page*  
*No.*        *No.*

**PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS**

788	City of Tshwane Land Use Management By-law, 2016: Erven 396 and 397, Annlin Extension 1.....	298	4
788	Stad Tshwane Grondgebruikbestuur Verordening, 2016: Erwe 396 en 397, Annlin-uitbreiding 1 .....	298	5

**PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS****PROVINCIAL NOTICE 788 OF 2016****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF SIMULTANEOUS REZONING AND REMOVAL OF RESTRICTIVE TITLE  
CONDITIONS IN THE TITLE DEED IN TERMS OF SECTIONS 16(1) AND 16(2)  
RESPECTIVELY OF  
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Lood Cremer of Cremer & Strydom Attorneys, being the authorized agent acting for the owner of Erven 396 and 397 Annlin Extension 1, hereby give notice in terms of:

- Section 16(1)(f) of the City of Tshwane Land Use Management By-Law 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town planning Scheme, 2008 (Revised 2014), by the rezoning in terms of Section 16(1) of the Tshwane Land Use Management By-law, 2016 of the properties as described above. The subject properties are situated in Maryanne Avenue, immediately north of Sefako Makgatho Drive and approximately 120m east of the Lavender Road and Sefako Makgatho Drive in the Annlin Extension 1 area. The rezoning is from "Residential 1" to "Special" for two dwelling units, a vehicle sales mart, an office not exceeding 50m<sup>2</sup>, showrooms with ancillary and subservient uses, removal of restrictive title condition and consolidation of the aforesaid erven to be utilized for two dwelling units, a vehicle sales mart, an office not exceeding 50m<sup>2</sup> and showrooms with ancillary and subservient uses.
- Section 16(1)(f) of the City of Tshwane Land Use Management By-Law 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of certain conditions contained in the Title Deeds in terms of Section 16(2) of the City of Tshwane Land Use Management By-law, 2016 of the above mentioned properties. The properties are situated in Maryanne Avenue, immediately north of Sefako Makgatho Drive and approximately 120m east of the Lavender Road and Sefako Makgatho Drive in the Annlin Extension 1 area. The application is for the removal of the following conditions A.a-l, B.a-c, C.(i)(ii) and D.(i)(iii) in Title Deed T59487/2015 and conditions A, B(a)-(l), C(a)-(c), D(i)(ii) and E(i)(ii) in Title Deed T75095/06.

The intention of the applicant in this matter is to apply to utilize the subject properties for two dwelling units, a vehicle sales mart, an office not exceeding 50m<sup>2</sup> and showrooms with ancillary and subservient uses.

In terms of Section 45 of SPLUMA, 16 of 2013, any interested person, who has the burden to establish his/her status as an interested person, shall lodge in writing, his/her full objection/interest in the application and also provide clear contact details to: The Strategic Executive Director: City Planning and Development : Room LG 004, Isivuno House, Lilian Ngoyi Street 143, Pretoria, or via post to PO Box 3242 Pretoria 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) within a period of 28 days from 16 September 2016.

Any person making a representation in respect of and/or objecting to the application must provide his/her contact details in order for the municipality to correspond with them with regard to their submission.

All relevant documents relating to the application will be open for inspection during normal office hours at the City of Tshwane Metropolitan Municipality at the office of The Strategic Executive Director: Room LG 004, Isivuno House, Lilian Ngoyi Street 143, Pretoria for a period of 28 days after the publication of the advertisement in the Provincial Gazette.

Name and address of authorized agent:

Cremer & Strydom Attorneys 1151 Ben Swart Street Villieria 0186

Date of publication: 16 September 2016

Closing date for any objections: 14 October 2016

Reference : LT0017

Item Number: 25421

**PROVINSIALE KENNISGEWING 788 VAN 2016****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN GELYKTYDIGE HERSONERING EN OPHEFFING VAN BEPERKENDE  
TITELVOORWAARDES IN DIE TITELAKTE INGEVOLGE ARTIKEL 16 (1) EN 16 (2)  
ONDERSKEIDELIK DEUR  
DIE STAD TSHWANE GRONDGEBRUIKBESTUURSKEMA VERORDENING, 2016**

Ek, Lood Cremer van Cremer & Strydom Prokureurs, synde die gemagtigde agent tree op namens die eienaar van Erwe 396 en 397 Annlin Uitbreiding 1, en gee hiermee kennis in terme van:

- Artikel 16 (1)(f) van die Stad Tshwane Grondgebruikbestuur Verordening 2016, kennis dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersiëne 2014), deur die hersonering in terme van Artikel 16 (1) van die Tshwane Grondgebruikbestuur Verordening, 2016 van die eiendom hierbo beskryf. Die onderwerp eiendom is geleë in Maryanne Laan, net noord van Sefako Makgatho Drive en ongeveer 120m oos van Lavenderweg en Sefako Makgatho -rylaan in die Annlin Uitbreiding 1 area. Die hersonering is vanaf "Residensieel 1" na "Spesiaal" vir twee wooneenhede, 'n motorverkoopmark, 'n kantoor beperk tot 50 m<sup>2</sup>, vertoonlokaal met aanverwante en ondergeskikte gebruike, opheffing van beperkende titelvoorwaarde en konsolidasie van die voorgenoemde erwe vir die benutting vir twee wooneenhede, 'n motorverkoopmark, 'n kantoor beperk tot 50 m<sup>2</sup> en 'n vertoonlokaal met aanverwante en ondergeskikte gebruike.
- Artikel 16 (1)(f) van die Stad Tshwane Grondgebruikbestuur Verordening 2016, kennis dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit om die opheffing van sekere voorwaardes vervat in die titelaktes in terme van Artikel 16 (2) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016 van die bogenoemde eiendom. Die eiendom is geleë in Maryanne Laan, net noord van Sefako Makgatho Drive en ongeveer 120m oos van die Lavenderweg en Sefako Makgatho -rylaan in die Annlin Uitbreiding 1 area. Die aansoek is vir die verwydering van die volgende voorwaardes A.a-l, B.a-c, C. (i)(ii) en D. (i)(iii) in Titelakte T59487/2015 en voorwaardes A, B (a) - (l), C (a) - (c), D (i) (ii) en E (i)(ii) in Titelakte T75095/06.

Die bedoeling van die aansoeker in hierdie saak is om aansoek te doen om die betrokke eiendom te wend vir twee wooneenhede, 'n motorverkoopmark, 'n kantoor beperk tot 50 m<sup>2</sup> en 'n vertoonlokaal met aanverwante en ondergeskikte gebruike.

In terme van Artikel 45 van SPLUMA, 16 van 2013, 'n belanghebbende persoon, wat die las om sy/haar status as 'n belanghebbende persoon te vestig, sal dien skriftelik sy/haar volle beswaar/belang by die aansoek stel en ook duidelike kontakbesonderhede verskaf aan: Die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Kamer LG 004, Isivuno House, Lilian Ngoyi Straat 143, Pretoria, of per pos na Posbus 3242 Pretoria 0001 of CityP\_Registration@tshwane.gov.za binne 'n tydperk van 28 dae vanaf 16 September 2016.

Enige persoon wat 'n voorstelling ten opsigte van en/of beswaar teen die aansoek het, moet sy/haar kontakbesonderhede verskaf ten einde vir die munisipaliteit om in verbintenis te tree met hulle ten opsigte van hul voorlegging.

Alle verbandhoudende dokumente van die die aansoek lê ter insae gedurende gewone kantoorure by die Stad van Tshwane Metropolitaanse Munisipaliteit by die kantoor van Die Strategiese Uitvoerende Direkteur: Kamer LG 004, Isivuno House, Lilian Ngoyi Straat 143, Pretoria vir 'n tydperk van 28 dae na die publikasie van die kennisgewing in die in die Provinsiale Koerant.

Naam en adres van gemagtigde agent:

Cremer & Strydom Attorneys 1151 Ben Swart Straat Villieria 0186

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