

***THE PROVINCE OF  
GAUTENG***

***DIE PROVINSIE VAN  
GAUTENG***

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**GENERAL NOTICES • ALGEMENE KENNISGEWINGS**

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**NOTICE 641 OF 2019****NOTICE 2 OF 2019****NOTICE OF APPLICATION FOR REMOVAL OF CONDITIONS OF TITLE IN TERMS OF SECTION 5 OF THE GAUTENG REMOVAL OF RESTRICTION ACT, 1996 (ACT 3 OF 1996)**

I, Nonceba Ngxesha, being the authorised agent of the owner of Portion 2 of Erf 207 Bedfordview Ext 44, hereby give notice of an application made in terms of Section 5 of the Gauteng Removal of Restriction Act, 1996 (Act 3 of 1996). for the removal and/or amendment of conditions in the title deeds for the abovementioned properties, which restrict for the uses of the above mentioned property are outdated and obsolete, situated at No. 4 Zeema Road, Bedfordview Ext 44.

Particulars of the application will lie for inspection during office hours at the office of the City Secretary, 2nd floor, Edenvale Service Delivery Centre of the Ekurhuleni Municipality, Van Riebeeck Avenue, Edenvale, for a period of 28 days from 24 April 2019 (date of first publication of this notice).

**NOTICE OF APPLICATION FOR THE SUBDIVISION OF LAND TERMS OF SECTION 6(8) OF THE DIVISION OF LAND ORDINANCE, 1986 (ORDINANCE NO. 20 OF 1986)**

The City of Ekurhuleni Metropolitan Municipality hereby gives notice in terms of Section 6(8) of the Division of Land Ordinance, 1986, (Ordinance No. 20 of 1986), read with the Spatial Planning and Land Use Management Act, 2013, that an application to for the subdivision of the aforementioned property has been received. The proposed subdivided portion contains is located Cnr of Motaung Street and of Poole Street. GPS coordinates -26.344125, 28.164681, Katlehong, access is gained along Motaung Street.

Particulars of the application will lie for inspection during office hours at the offices of the City of Ekurhuleni, Executive Director: City Planning, 2<sup>nd</sup> Floor, 15 Queen Street, Germiston.

Objections, comments or representations in respect of the relevant application must be submitted in writing with the said authorised local authority at its address and room number specified above within a period of 28 days from 24 April 2019.

Name and address of authorised agent: Nonceba Ngxesha, 20321 Nile Street, Protea Glen Ext 20, 1819. Tel 0742966262. Date of first publication: 24 April 2019.

**KENNISGEWING 641 VAN 2019****KENNISGEWING 2 VAN 2019****KENNISGEWING VAN AANSOEK OM OPHEFFING VAN TITELVOORWAARDES INGEVOLGE ARTIKEL 5 VAN DIE GAUTENG WET OP OPHEFFING VAN BEPERKINGS, 1996 (WET 3 VAN 1996)**

Ek, Nonceba Ngxesha, synde die gemagtigde agent van die eienaar van Gedeelte 2 van Erf 207 Bedfordview Uitbreiding 44, gee hiermee n aansoek ingevolge artikel 5 van die Gautengse Wet op Opheffing van Beperkings, 1996 (Wet 3 van 1996), vir die opheffing en / of wysiging van voorwaardes in die titelaktes vir bogenoemde eiendomme, wat beperk word tot die gebruike van bogenoemde eiendom, is verouderd en verouderd, gelee te Zeemaweg 4, Bedfordview Ext 44.

Besonderhede van die aansoek le ter insae gedurende kantoorure by die kantoor van die Stadsekreteraris, 2de Verdieping, Edenvale Diensleweringssentrum van die Ekurhuleni Munisipaliteit, Van Riebeecklaan, Edenvale, vir 'n tydperk van 28 dae vanaf 24 April 2019 (datum van eerste publikasie van hierdie kennisgewing).

**KENNISGEWING VAN AANSOEK OM ONDERVERDELING VAN GRONDVOORWAARDES VAN ARTIKEL 6 (8) VAN DIE VERDELING VAN GROND ORDONNANSIE, 1986 (ORD NO 20 VAN 1986)**

Die Stad van Ekurhuleni Metropolitaanse Munisipaliteit gee hiermee ingevolge artikel 6 (8) van die Ordonnansie op Verdeling van Grond, 1986, (Ordonnansie No. 20 van 1986), gelees met die Wet op Ruimtelike Beplanning en Grondgebruikbestuur, 2013, dat 'n Aansoeke vir die onderverdeling van bogenoemde eiendom is ontvang. Die voorgestelde onderverdeelde gedeelte bevat geleë h / v Motaungstraat en van Poolestraat. GPS koördinate -26.344125, 28.164681, Katlehong, toegang verkry langs Motaungstraat.

Besonderhede van die aansoek le ter insae gedurende kantoorure by die Stad van Ekurhuleni, Uitvoerende Direkteur: Stadsbeplanning, 2de Verdieping, Queenstraat 15, Germiston.

Besware, kommentaar of vertoe ten opsigte van die betrokke aansoek moet skriftelik by die genoemde gemagtigde plaaslike bestuur ingedien word by die bostaande adres en kamernommer binne 'n tydperk van 28 dae vanaf 24 April 2019.

Naam en adres van gemagtigde agent: Nonceba Ngxesha, 20321 Nylstraat, Protea Glen Uitbreiding 20, 1819. Tel 0742966262. Datum van eerste publikasie: 24 April 2019.

**NOTICE 643 OF 2019****CITY OF EKURHULENI METROPOLITAN MUNICIPALITY****NOTICE OF TOWNSHIP ESTABLISHMENT APPLICATION IN TERMS OF SECTION 96(1) OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)****POMONA EXTENSION 80**

We, **Dimenge Properties (Pty) Ltd**, being the owner of the property **Portion 2 of Portion 294 Pomona Estates Agricultural Holdings** hereby give notice in terms of Section 96(1) of the Town Planning and Townships Ordinance, 1983 (Ordinance 15 of 1986) read in conjunction with Section 2(2) of the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013), that we have applied to the Ekurhuleni Metropolitan Municipality, Kempton Park Customer Care Centre for the establishment of the township in terms of Section 96(1) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), referred to in the Annexure hereto.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Area Manager: City Planning Department, Kempton Park Customer Care Center, Ekurhuleni Metropolitan Municipality, P. O. Box 13, Kempton Park, 1620 from; 10 April 2019 (the first date of the publication of the notice), until 10 May 2019 (not less than 28 days after the date of first publication of the notice).

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and The Star newspaper.

Physical address of Municipality: Ekurhuleni Metropolitan Municipality, Kempton Park Customer Care Centre, City Planning Department, 5th Floor, Room A 505/8, Main Building, Kempton Park Civic Centre, corner CR Swart and Pretoria Roads, Kempton Park.

**ADDRESS OF THE APPLICANT**

Dimenge Properties (Pty) Ltd  
194 Columbine Avenue, Mondeor, 2091 or P.O. Box 1012, Glenvista, 2091  
Telephone: (011) 941 4283 Fax: (011) 941 4280 E-mail: [dimenge@webmail.co.za](mailto:dimenge@webmail.co.za)  
**Dates on which notice will be published:** 24 April 2019 and 01 May 2019  
**Closing date for any objections and/or comments:** 24 May 2019  
Our Reference: Pom80

**ANNEXURE**

**Name of township:** Pomona Extension 80 Township

**The intension of the applicant:** To establish Thirty One Residential 1 erven for the purposes of developing 31 dwelling units of between 400m<sup>2</sup> to 700m<sup>2</sup> of 2 storeys with a coverage of 50%

**Description of property on which township is to be established:** Portion 2 Portion 294 Pomona Estates Agricultural Holdings

**Locality of the proposed Township:** The site forms part of the Pomona residential area and it is located just to the north of Pomona Extension adjacent to Brentwood Park Agricultural Holdings and Norton's Estate. It is situated along R23 High road which also gives primary access to the site. The property is accessible, from and will accommodate the extension of Nina Avenue.

**KENNISGEWING 643 VAN 2019****EKURHULENI METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN AANSOEK VIR DORPSTIGTING IN TERME VAN ARTIKEL 96(1) VAN DIE ORDONNANSIEOP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986)****DORP POMONA UITBREIDING 80**

Ons, **Dimenge Properties (Pty) Ltd**, die eienaar van die **Gedeelte 2 van Gedeelte 294 Pomona Estates Landbouhoewes**, gee hiermee ingevolge Artikel 96(1) van die Ordonnansie op orpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986) saamgelees met Artikel 2(2) van die Wet op Ruimtelike Beplanning en Grondgebruikbestuur, 2013 (Wet 16 van 2013), kennis dat ons aansoek gedoen het by die Ekurhuleni Metropolitaanse Munisipaliteit, Kempton Park Klientediens Sentrum vir die stigting van 'n dorp in terme van Artikel 96(1) van die van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), in die bylae hierby genoem. As gevolg van 'n wysiging in die ontwikkelingsvoorstel, word hierdie heradvertensie vereis.

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir so 'n beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar(e) en/of kommentaar(e) aangeteken het nie, moet ingedien word gedurende gewone kantoorure by, of voorlegging op skrif aan: Die Area Bestuurder: Stedelike Beplanning, Ekurhuleni Metropolitaanse Munisipaliteit, Kempton Park Klientediens Sentrum, Posbus 13, Kempton Park, 1620 gestuur word vanaf; 10 April 2019 (*die datum van eerste publikasie van die kennisgewing*), tot 10 Mei 2019 (*nie minder nie as 28 dae na die datum van die eerste publikasie van die kennisgewing*).

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant, Beeld en The Star koerant geïnspekteer word.

Fisiese adres van Munisipaliteit: Stad van Ekurhuleni Metropolitaanse Munisipaliteit, Kempton Park Klientedienssentrum, Stadsbeplanning Departement, 5de Verdieping, Kamer A 505/8, Hoofgebou, Kempton Park Burgersentrum, hoek CR Swart en Pretoriaweg, Kempton Park.

**NAAM EN ADRES VAN AANSOEKER**

Dimenge Properties (Pty) Ltd

194 Columbine Avenue, Mondeor, 2091 or P.O. Posbus 1012, Glenvista, 2091

Tel: (011) 941 4283 Faks: (011) 941 4280 E-pos: [dimenge@webmail.co.za](mailto:dimenge@webmail.co.za)

**Datum waarop kennisgewing gepubliseer word:** 24 April 2019 and 01 Mei 2019

**Sluitingsdatum vir besware en kommentaar:** 24 Mei 2019

Ons verwysing: Pom80

**BYLAE**

**Naam van Dorp:** Dorp Pomona Uitbreiding 80

**Die voorname van die aansoeker** is om 'n Dertig Een Residensiële 1 erwe te vestig vir die doeleindes van die ontwikkeling van 31 wooneenhede van tussen 400m<sup>2</sup> tot 700m<sup>2</sup> van 2 verdiepings met n dekking van 50%

**Beskrywing van grond waarop dorp gestig staan te word:** Gedeelte 2 van Gedeelte 294 Pomona Estates Landbouhoewes

**Ligging van voorgestelde dorp:** Die terrein is deel van die Pomona woongebied en is net noord van Pomona Uitbreiding aangrensend aan Brentwood Park Landbouhoewes en Norton se Landgoed geleë. Dit is geleë langs R23 High Road, wat ook primêre toegang tot die terrein bied. Die eiendom is toeganklik, van en sal die uitbreiding van Nina-laan akkommodeer



**NOTICE 644 OF 2019****CITY OF EKURHULENI METROPOLITAN MUNICIPALITY****NOTICE OF TOWNSHIP ESTABLISHMENT APPLICATION IN TERMS OF SECTION 96(1) OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)****POMONA EXTENSION 206**

We, **Dimenge Properties (Pty) Ltd**, being the owner of the property **Portion 295 of Portion 287 Farm Rietfontein 31IR** hereby give notice in terms of Section 96(1) of the Town Planning and Townships Ordinance, 1983 (Ordinance 15 of 1986) read in conjunction with Section 2(2) of the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013), that we have applied to the Ekurhuleni Metropolitan Municipality, Kempton Park Customer Care Centre for the establishment of the township in terms of Section 96(1) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), referred to in the Annexure hereto.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Area Manager: City Planning Department, Kempton Park Customer Care Center, Ekurhuleni Metropolitan Municipality, P. O. Box 13, Kempton Park, 1620 from; 10 April 2019 (the first date of the publication of the notice), until 10 May 2019 (not less than 28 days after the date of first publication of the notice).

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and The Star newspaper.

Physical address of Municipality: Ekurhuleni Metropolitan Municipality, Kempton Park Customer Care Centre, City Planning Department, 5th Floor, Room A 505/8, Main Building, Kempton Park Civic Centre, corner CR Swart and Pretoria Roads, Kempton Park.

**ADDRESS OF THE APPLICANT**

Dimenge Properties (Pty) Ltd  
194 Columbine Avenue, Mondeor, 2091 or P.O. Box 1012, Glenvista, 2091  
Telephone: (011) 941 4283 Fax: (011) 941 4280 E-mail: [dimenge@webmail.co.za](mailto:dimenge@webmail.co.za)  
**Dates on which notice will be published:** 24 April 2019 and 01 May 2019  
**Closing date for any objections and/or comments:** 24 May 2019  
Our Reference: Pom206

**ANNEXURE**

**Name of township:** Pomona Extension 206 Township

**The intension of the applicant:** To establish a townhouse complex on Two Residential 3 erven (erf 1 and erf 2) for the purposes of development of forty seven dwelling units of 2 storey height at 60 units per hectare with a coverage of 60%

**Description of property on which township is to be established:** Portion 295 of Portion 287 Farm Rietfontein 31IR

**Locality of the proposed Township:** The site forms part of the Pomona residential area and it is located just to the north of Pomona Extension adjacent to Brentwood Park Agricultural Holdings and Norton's Estate. It is situated along R23 High road which also gives primary access to the site. The property is located at the intersection of Vlei and Nina avenues.

**KENNISGEWING 644 VAN 2019****EKURHULENI METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN AANSOEK VIR DORPSTIGTING IN TERME VAN ARTIKEL 96(1) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986)****DORP POMONA UITBREIDING 206**

Ons, **Dimenge Properties (Pty) Ltd**, die eienaar van die **Gedeelte 295 van Gedeelte 287 Plaas Rietfontein 31IR**, gee hiermee ingevolge Artikel 96(1) van die Ordonnansie op orpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986) saamgelees met Artikel 2(2) van die Wet op Ruimtelike Beplanning en Grondgebruikbestuur, 2013 (Wet 16 van 2013), kennis dat ons aansoek gedoen het by die Ekurhuleni Metropolitaanse Munisipaliteit, Kempton Park Klientediens Sentrum vir die stigting van 'n dorp in terme van Artikel 96(1) van die van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), in die bylae hierby genoem. As gevolg van 'n wysiging in die ontwikkelingsvoorstel, word hierdie heradvertensie vereis.

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir so 'n beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar(e) en/of kommentaar(e) aangeteken het nie, moet ingedien word gedurende gewone kantoorure by, of voorlegging op skrif aan: Die Area Bestuurder: Stedelike Beplanning, Ekurhuleni Metropolitaanse Munisipaliteit, Kempton Park Klientediens Sentrum, Posbus 13, Kempton Park, 1620 gestuur word vanaf; 10 April 2019 (*die datum van eerste publikasie van die kennisgewing*), tot 10 Mei 2019 (*nie minder nie as 28 dae na die datum van die eerste publikasie van die kennisgewing*).

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant, Beeld en The Star koerant geïnspekteer word.

Fisiese adres van Munisipaliteit: Stad van Ekurhuleni Metropolitaanse Munisipaliteit, Kempton Park Klientedienssentrum, Stadsbeplanning Departement, 5de Verdieping, Kamer A 505/8, Hoofgebou, Kempton Park Burgersentrum, hoek CR Swart en Pretoriaweg, Kempton Park.

**NAAM EN ADRES VAN AANSOEKER**

Dimenge Properties (Pty) Ltd

194 Columbine Avenue, Mondeor, 2091 or P.O. Posbus 1012, Glenvista, 2091

Tel: (011) 941 4283 Faks: (011) 941 4280 E-pos: [dimenge@webmail.co.za](mailto:dimenge@webmail.co.za)

**Datum waarop kennisgewing gepubliseer word:** 24 April 2019 and 01 Mei 2019

**Sluitingsdatum vir besware en kommentaar:** 24 Mei 2019

Ons verwysing: Pom206

**BYLAE**

**Naam van Dorp:** Dorp Pomona Uitbreiding 206

**Die voorneme van die aansoeker** is om 'n meenthuis kompleks op Twee Residensieel 3 erwe (erf 1 en erf 2) te vestig vir die doeleindes van die ontwikkeling van sewe en veertig wooneenhede van 2 verdiepings hoogte teen 60 eenhede per hektaar met 'n dekking van 60%

**Beskrywing van grond waarop dorp gestig staan te word:** Gedeelte 295 van Gedeelte 287 Plaas Rietfontein 31IR

**Ligging van voorgestelde dorp:** Die terrein is deel van die Pomona woongebied en is net noord van Pomona Uitbreiding aangrensend aan Brentwood Park Landbouhoewes en Norton se Landgoed geleë. Dit is geleë langs R23 High Road, wat ook primêre toegang tot die terrein bied. Die eiendom is geleë by die kruising van Vlei- en Nina-laan

**NOTICE 647 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE IN TERMS OF SECTION 16(1) AND SECTION 16(2) OF THE  
CITY OF TSHWANE LAND-USE MANAGEMENT BYLAW, 2016**

I, AMUND PAUL BENEKE (PLATINUM TOWN AND REGIONAL PLANNERS CC, 2008/161136/23), BEING THE APPLICANT ON ERF 237 LYNNWOOD GLEN (LOCATED AT 64 INGERSOL STREET, LYNNWOOD GLEN), GIVES HERewith NOTICE IN TERMS OF SECTION 16(1) AND SECTION 16(2) OF THE CITY OF TSHWANE LAND-USE MANAGEMENT BYLAW (2016), THAT I HAVE APPLIED TO THE CITY OF TSHWANE METROPOLITAN MUNICIPALITY FOR:

- THE AMENDMENT OF THE TSHWANE TOWN-PLANNING SCHEME (2008)(REVISED 2014), FOR THE REZONING OF THE PROPERTY AS DESCRIBED ABOVE FROM "*RESIDENTIAL 1*" TO "*SPECIAL*" FOR OFFICES AND DWELLING UNITS (LIMITED TO 6 UNITS); AND
- CONSENT IN TERMS OF CONDITIONS 3.A.(C), 3.C.(A) AND 3.C.(C) IN TITLE DEED T05/005793.

ANY OBJECTION(s) AND / OR COMMENT(s), INCLUDING THE GROUNDS FOR SUCH OBJECTION(s) AND / OR COMMENT(s), WITH FULL CONTACT DETAILS WHICH WITHOUT THE MUNICIPALITY CANNOT COMMUNICATE WITH THE PERSON OR ENTITY SUBMITTING THE OBJECTION(s) AND / OR COMMENT(s), HAVE TO BE DELIVERED OR SUBMITTED IN WRITING TO THE: THE STRATEGIC EXECUTIVE DIRECTOR: ECONOMIC DEVELOPMENT AND SPECIAL PLANNING, PO BOX 3242, PRETORIA, 0001 OR TO [cityp\\_registration@tshwane.gov.za](mailto:cityp_registration@tshwane.gov.za) FROM 24 APRIL 2019 UNTIL 22 MAY 2019.

FULL DETAILS OF APPLICATIONS AND PLANS (IF ANY) CAN BE STUDIED DURING NORMAL OFFICE HOURS AT THE MUNICIPAL OFFICES FOR A PERIOD OF 28 DAYS FROM 24 APRIL 2019. THE ADDRESS OF THE CENTURION MUNICIPAL OFFICES IS: THE STRATEGIC EXECUTIVE DIRECTOR: ECONOMIC DEVELOPMENT: ECONOMIC DEVELOPMENT AND SPECIAL PLANNING, ROOM E10, C/O BASDEN AND RABIE STREETS, CENTURION.

**CLOSING DATE FOR ANY OBJECTION(s) AND / OR COMMENT(s):** 22 May 2019

**ADDRESS OF THE APPLICANT:** Platinum Town and Regional Planners CC, 4 Lindau Complex, 96 Scott Street, Schoemansville, Hartbeespoort; PO Box 1194, Hartbeespoort, 0216; 072 184 9621 or 083 226 1316

**DATES WHEN NOTICE IS PUBLISHED:** 24 April 2019 and 1 May 2019

**REFERENCE:** CPD 9/2/4/2-5176T (ITEM NO: 30110)

**REFERENCE:** CPD LWG/0384/237 (ITEM NO: 30116)

**KENNISGEWING 647 VAN 2019****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING IN TERME VAN ARTIKEL 16(1) EN ARTIKEL 16(2) VAN DIE  
STAD TSHWANE GRONDGEBRUIKSBESTUURSWET, 2016**

EK, AMUND PAUL BENEKE (PLATINUM TOWN AND REGIONAL PLANNERS CC, 2008/161136/23), SYNDE DIE AANSOEKER OP ERF 237 LYNNWOOD GLEN (GELEË TE INGERSOL STRAAT 64, LYNNWOOD GLEN), GEE HIERMEE KENNIS INGEVOLGE ARTIKEL 16(1) EN ARTIKEL 16(2) VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUURSWET (2016), DAT EK AANSOEK GEDOEN HET BY DIE STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT VIR:

- DIE WYSIGING VAN DIE TSHWANE DORPSBEPLANNINGSKEMA (2008)(HERSIEN 2014), DEUR DIE HERSONERING VAN DIE EIENDOM SOOS HIERBO BESKRYF VANAF "RESIDENSIEËL 1" NA "SPESIAAL" VIR KANTORE EN WOONEENHEDE (BEPERK TOT 6 EENHEDE); EN
- TOESTEMMING IN TERME VAN VOORWAARDES 3.A.(C), 3.C.(A) EN 3.C.(C) IN TITELAKTE T05/005793.

ENIGE BESWAAR(E) EN/OF KOMMENTAAR(E), INSLOUTEND DIE GRONDE VIR SODANIGE BESWAAR(E) EN/OF KOMMENTAAR(E), MET VOLLE KONTAKBESONDERHEDE WAARSONDER DIE MUNISIPALITEIT NIE KAN KORRESPONDEER MET DIE PERSOON OF ENTITEIT WAT DIE BESWAAR(E) EN/OF KOMMENTAAR(E) INDIEN NIE, MOET GELEWER OF SKRIFTELIK GERIG WORD AAN: DIE STRATEGIESE UITVOERENDE DIREKTEUR: EKONOMIESE ONTWIKKELING EN RUIMTELIKE BEPLANNING, POSBUS 3242, PRETORIA, 0001 OF TOT [cityp\\_registration@tshwane.gov.za](mailto:cityp_registration@tshwane.gov.za) VANAF 24 APRIL 2019 TOT 22 MEI 2019.

VOLLE BESONDERHEDE VAN DIE AANSOEKE EN PLANNE (INDIEN ENIGE) KAN GEDURENDE NORMALE KANTOOR URE BESTUDEER WORD BY DIE MUNISIPALE KANTORE VIR 'N PERIODE VAN 28 DAE VANAF 24 APRIL 2019. DIE ADRES VAN DIE CENTURION MUNISIPALE KANTORE IS: DIE STRATEGIESE UITVOERENDE DIREKTEUR: EKONOMIESE ONTWIKKELING EN RUIMTELIKE BEPLANNING, KAMER E10, H/V BASDEN EN RABIE STRATE, CENTURION.

**SLUITINGSDATUM VIR ENIGE BESWAAR(E) EN/OF KOMMENTAAR(E):** 22 Mei 2019

**ADRES VAN DIE APPLIKANT:** Platinum Town and Regional Planners CC, Lindau Kompleks 4, Scottstraat 96, Schoemansville, Hartbeespoort; Posbus 1194, Hartbeespoort, 0216; 072 184 9621 of 083 226 1316

**DATUMS WANNEER KENNISGEWING GEPUBLISEER WORD:** 24 April 2019 en 1 Mei 2019

**VERWYSING:** CPD 9/2/4/2-5176T (ITEM NO: 30110)

**VERWYSING:** CPD LWG/0384/237 (ITEM NO: 30116)

**NOTICE 657 OF 2019****SCHEDULE 11 (REGULATION 21)****NOTICE OF APPLICATION FOR ESTABLISHMENT OF TOWNSHIP****POMONA EXTENSION 206**

The City of Ekurhuleni Metropolitan Municipality, Kempton Park Customer Care Centre hereby gives notice in terms of Section 69(6)(a) read with Section 96(1) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) read in conjunction with the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) that an application to establish a township referred to in the annexure hereto, has been received by it.

Particulars and plans (if any) of the application will lie for inspection during normal office hours at the office of the Department of City Planning, 5<sup>th</sup> Floor, Civic Centre, c/o CR Swart Drive and Pretoria Road, Kempton Park for a period of 28 days from the date of first publication of the notice which is the 24<sup>th</sup> of April 2019.

Objections to or representations in respect of the application must be lodged with or made in writing and in duplicate to the Area Manager at the above address or at PO Box 13, Kempton Park, 1620 within a period of 28 days from 24/04/2019.

**ANNEXURE**

**Name of township:** POMONA EXTENSION 206

**Full name of applicant:** Dimenge Properties (Pty) Ltd

**Number of erven in proposed township:** Two (2) "Residential 3" erven at 60 units per hectare with a coverage of 60% and 2 storeys

**Description of land on which township is to be established:** Portion 295 of the Farm Rietfontein 311R

**Situation of proposed township:** The property is situated along Vlei Avenue in Pomona and it is directly adjacent to Pomona Extension 122.

**KENNISGEWING 657 VAN 2019****BYLAE 11 (Regulasie 21)****KENNISGEWING VAN AANSOEK OM STIGTING VAN DORP****POMONA UITBREIDING 206**

Die Ekurhuleni Metropolitaanse Munisipaliteit, Kempton Park Dienslewering sentrum gee hiermee ingevolge Artikel 69(6)(a) saamgelees met Artikel 96(1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), saamgelees met SPLUMA, 2013 kennis dat 'n aansoek om die dorp in die bylae hierby genome, te stig deur hom ontvang is.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die Departement Stedelike Beplanning, 5de Vloer, Burgersentrum, h/v CR Swarttrylaan en Pretoriaweg, Kempton Park vir 'n tydperk van 28 dae vanaf 24/04/2019.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 24/04/2019 skriftelik en in tweevoud by of tot die Area Bestuurder by bovermelde adres of by Posbus 13, Kempton Park, 1620 ingedien of gerig word.

**BYLAE**

**Naam van dorp:** POMONA UITBREIDING 206

**Volle naam van aansoeker:** Dimenge Properties (Pty) Ltd

**Aantal erwe in voorgestelde dorp:** Twee "Residensieel 3" erwe (60 eenhede per hektaar, met 'n dekking van 60% en 2 verdiepings)

**Beskrywing van grond waarop dorp gestig staan te word:** Gedeelte 295 Plaas Rietfontein 31IR

**Ligging van voorgestelde dorp:** Die eiendom is geleë by die kruising van Vlei- en Nina-laan, direk aangrensend aan Pomona Uitbreiding 122.

**NOTICE 658 OF 2019****SCHEDULE 11 (REGULATION 21)****NOTICE OF APPLICATION FOR ESTABLISHMENT OF TOWNSHIP****POMONA EXTENSION 80**

The City of Ekurhuleni Metropolitan Municipality, Kempton Park Customer Care Centre hereby gives notice in terms of Section 69(6)(a) read with Section 96(1) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) read in conjunction with the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) that an application to establish a township referred to in the annexure hereto, has been received by it.

Particulars and plans (if any) of the application will lie for inspection during normal office hours at the office of the Department of City Planning, 5<sup>th</sup> Floor, Civic Centre, c/o CR Swart Drive and Pretoria Road, Kempton Park for a period of 28 days from the date of first publication of the notice which is the 24<sup>th</sup> of April 2019.

Objections to or representations in respect of the application must be lodged with or made in writing and in duplicate to the Area Manager at the above address or at PO Box 13, Kempton Park, 1620 within a period of 28 days from 24/04/2019.

**ANNEXURE**

**Name of township:** POMONA EXTENSION 80

**Full name of applicant:** Dimenge Properties (Pty) Ltd

**Number of erven in proposed township:** Thirty-one (31) "Residential 1" erven

**Description of land on which township is to be established:** Portion 2 of Holding 294 Pomona Estates Agricultural Holdings

**Situation of proposed township:** 2/294 Outeniqua Avenue, directly adjacent to Pomona Extension 64 and Pomona Extension 3.

**KENNISGEWING 658 VAN 2019****BYLAE 11 (Regulasie 21)****KENNISGEWING VAN AANSOEK OM STIGTING VAN DORP****POMONA UITBREIDING 80**

Die Ekurhuleni Metropolitaanse Munisipaliteit, Kempton Park Dienslewering sentrum gee hiermee ingevolge Artikel 69(6)(a) saamgelees met Artikel 96(1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), saamgelees met SPLUMA, 2013 kennis dat 'n aansoek om die dorp in die bylae hierby genome, te stig deur hom ontvang is.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die Departement Stedelike Beplanning, 5de Vloer, Burgersentrum, h/v CR Swartrylaan en Pretoriaweg, Kempton Park vir 'n tydperk van 28 dae vanaf 24/04/2019.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 24/04/2019 skriftelik en in tweevoud by of tot die Area Bestuurder by bovermelde adres of by Posbus 13, Kempton Park, 1620 ingedien of gerig word.

**BYLAE**

**Naam van dorp:** POMONA UITBREIDING 80

**Volle naam van aansoeker:** Dimenge Properties (Pty) Ltd

**Aantal erwe in voorgestelde dorp:** Dertig Een Residensieel 1 erwe

**Beskrywing van grond waarop dorp gestig staan te word:** Gedeelte 2 van Hoewe 294 Pomona Estates Landbouhoewes

**Ligging van voorgestelde dorp:** 2/294 Outeniqua Laan, direk aangrensend aan Pomona Uitbreiding 64 en Pomona Uitbreiding 3.

24-1

**NOTICE 659 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF APPLICATION FOR THE DIVISION OF LAND IN TERMS OF SECTION 6(1) OF THE DIVISION OF LAND ORDINANCE (ORDINANCE 20 OF 1986)**

I, Karl Jansen van Rensburg, Land Surveyor, being the authorised agent for the owner of PORTION 34 OF THE FARM HARTBEESTFONTEIN 240-JR, hereby give notice in terms of section 6(1) of the Division of Land Ordinance (Ordinance 20 of 1986) that I have applied to the CITY OF TSHWANE METROPOLITAN MUNICIPALITY for the division of land of the aforementioned property. Particulars of the application will lie for inspection during normal office hours at the office of the Strategic Executive Director: City Planning and Development, Registry Section, Room LG004, Basement, Isivuno House, 143 Lilian Ngoyi Street (van der Walt) Pretoria, 0002.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from **24 April 2019 until 22 May 2019**.

Full particulars and plans may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette newspapers.

**Address of Municipal offices:** Room LG004, Basement, Isivuno House, 143 Lilian Ngoyi Street (van der Walt) Pretoria, 0002.

Closing date for any objections and/or comments: **22 May 2019**.

**Address of applicant:** 116 Glen Eagles Drive, Silver Lakes, 0054. PO Box 11859, Silver Lakes, 0054. Tel. No. 083 3997172; E-Mail: [karl@lts.co.za](mailto:karl@lts.co.za)

Dates on which notice will be published: **24 April & 1 May 2019**.

**Reference:** CPD/0996/34

**Item No.** 20086

24-1



**KENNISGEWING 659 VAN 2019**

**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT**  
**KENNISGEWING VAN 'N AANSOEK OM VERDELING VAN GROND INGEVOLGE ARTIKEL 6(1)**  
**VAN DIE VERDELING VAN GROND ORDONNANSIE (ORDONNANSIE 20 VAN 1986)**

Ek, Karl Jansen van Rensburg, Landmeter, synde die gemagtigde agent van die eienaar van GEDEELTE 34 VAN DIE PLAAS HARTBEESTFONTEIN 240-JR, gee hiermee in terme van Artikel 6(8)(a) van die Verdeling van Grond Ordonnansie (Ordonnansie 20 van 1986) kennis dat ek by die STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT aansoek gedoen het vir die verdeling van bogenoemde grond.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Registrasie Afdeling, Kamer LG004, Keldervloer, Isivuno House, Lilian Ngoyi Straat 143 (van der Walt) Pretoria, 0002.

Enige besware en/of kommentare, met die redes daarvoor, moet binne 28 dae na publikasie van die kennisgewing in die Provinsiale Koerant, vergesel met volledige kontakbesonderhede, waarsonder die munisipaliteit nie kan korrespondeer met die persoon of instansie wat die besware en/of kommentare aanteken nie, sal aangeteken word of op skrif ingedien word te:

Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of aan CityP\_Registration@tshwane.gov.za **vanaf 24 April 2019 tot 22 Mei 2019.**

Volledige besonderhede en planne mag gedurende gewone kantoorure by onderstaande Munisipale kantore besigtig word, vir 'n periode van 28 dae na publikasie van die Kennisgewing in die Provinsiale Koerant.

**Adres van die Munisipale kantoor:** Kamer LG004, Keldervloer, Isivuno House, Lilian Ngoyi Straat 143 (van der Walt) Pretoria, 0002.

Sluitingsdatum vir enige besware en/of kommentare: **22 Mei 2019**

**Adres van aplikant:** Glen Eagles Rylaan 116, Silver Lakes, 0054. Posbus 11859, Silver Lakes, 0054. Tel. No. 083 3997172; E-Pos: karl@lts.co.za

Datum waarop kennisgewing geplaas gaan word: **24 April & 1 Mei 2019**

**Verwysing:** CPD/0996/34

**Item No.:** 20086

24-1

**NOTICE 660 OF 2019**

**CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**  
**NOTICE OF AN APPLICATION FOR A SUBDIVISION OF LAND IN TERMS OF SECTION 16(12)(a)(iii)**  
**OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Martin Johannes Kirstein, Town, Planner, being the applicant of Portion 225 (a portion of Portion 94) of the farm Witfontein 301-JR, 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 approval of the subdivision of the property described below in order to sell a portion thereof for development in accordance with the zoning thereof, namely Industrial 2.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to the Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_registration@tshwane.gov.za from 24 April 2019, until 22 May 2019.

Full particulars and plans may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen.

Address of Municipal Offices: 1st Floor, Room F12, Akasia Municipal Complex, 485 Heinrich Avenue (Entrance Dale Street), Karenpark, Akasia.

Address of applicant: Martin Kirstein, 1324 Moulton Avenue, P O Box 32793 Waverley, 0135, Telephone No: 012 332 1926.

Dates on which notice will be published: 24 April 2019 and 1 May 2019.

Closing date for any objections :22 May 2019.

Description of property: Portion 225 (a portion of Portion 94) of the farm Witfontein 301-JR.

Number and area of proposed portions: Proposed Portion 1 approximately 1,0ha in extent.

Proposed Remainder approximately 1,3543ha in extent. Total area 1,3543ha.

Reference: CPD/0774/225 (Item No. 30036)

24-01

**KENNISGEWING 660 VAN 2019****STAD VAN TSHWANE GRONDGEBRUIK BESTUURVERORDENING, 2016  
KENNISGEWING VAN 'N AANSOEK OM ONDERVERDELING VAN GROND INGEVOLGE ARTIKEL  
16(12)(a)(iii) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Martin Johannes Kirstein, synde die applikant van Gedeelte 225 ('n gedeelte van Gedeelte 94) van die plaas Witfontein 301-JR, gee hiermee kennis ingevolge Artikel 16 (1)(f) van die Stad Tshwane Grondgebruik- bestuur Verordening 2016, dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om toestemming vir die onderverdeling van eiendom hieronder beskryf ten einde 'n gedeelte te verkoop vir ontwikkeling in ooreenstemming met die sonering daarvan, naamlik Nywerheid 2.

Enige beswaar(e) en/of kommentaar(e) insluitende die gronde van sodanige beswaar en/of kommentaar, met volle kontakbesonderhede, by gebreke waaraan die munisipaliteit nie met die persoon of instansie wat sodanige beswaar of kommentaar maak kan korrespondeer nie, moet ingedien of skriftelik gerig word aan Die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of per e-pos na "CityP\_Registration@Tshwane.gov.za" vanaf 24 April 2019 tot 22 Mei 2019.

Volle besonderhede en planne (waar van toepassing) sal beskikbaar wees vir inspeksie gedurende normale kantoorure, vir 'n periode van 28 dae vanaf die eerste datum van publikasie van hierdie kennisgewing in die Provinsiale Gazette, Beeld en The Citizen.

Adres van Munisipale Kantore: 1ste Verdieping, Kamer F12, Akasia Munisipale Kompleks, 485 Heinrichlaan (Ingang vanaf Dale Street), Karenpark, Akasia.

Sluitingsdatum vir enige besware/kommentare: 22 Mei 2019.

Naam en adres van gemagtigde agent: Martin Kirstein, Moultonlaan 1324, Posbus 32793, Waverley, 0135. Telefoonnommer: 012 332 1926.

Datums van publikasies van kennisgewings: 24 April 2019 1 Mei 2019

Beskrywing van eiendom: Gedeelte 225 ('n gedeelte van Gedeelte 94) van die plaas Witfontein 301-JR.

Aantal en oppervlakte van voorgestelde gedeeltes: Gedeelte 1; ongeveer 1,0 ha. Restant; ongeveer 1,3543ha. Totale oppervlakte: 2,3543ha.

Verwysing: CPD/9/2/4/2-5119. Item Nommer: 29915

24-01

**NOTICE 661 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF APPLICATION: REMOVAL OF CERTAIN RESTRICTIVE TITLE CONDITIONS IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

We, **UrbanSmart Planning Studio (Pty) Ltd**, being the authorised agent/applicant of the owner of **Erf 298 Menlo Park Township**, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that we have applied to the **City of Tshwane Metropolitan Municipality** for the removal of certain restrictive title conditions in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016, of the property described above. The property is situated at number 92 13<sup>th</sup> Street within the Menlo Park Township.

The removal application is for the suspension of condition (g), in Title Deed T36992/2000.

The intension of the owner of the property in this matter is to: remove Condition (g) contained in deed of transfer, T36992/2000, to be able to legalise the double garage that is built on the street boundary via approval of the site and building plans. The double garage is currently encroaching on the 1,89m building line restriction as stated in the applicable Title Deed.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001, or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from **24 April 2019** (the first date of the publication of the notice set out in section 16(1)(f) of the By-Law referred to above), until 22 May 2019 ( not less than 28 days after the date of first publication of the notice).

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen newspapers.

**Address of Municipal offices:** Room E10, Cnr Basden and Rabie Streets, Centurion Municipal Offices.

**Closing date of any objection(s) and/or comment(s):** 22 May 2019

**Address of authorised agent:** UrbanSmart Planning Studio (Pty) Ltd; P.O. Box 66465, Woodhill, Pretoria, 0076; 9 Warren Hills Close, Woodhill, Pretoria. Tel: (082) 737 2422 Fax: (086) 582 0369. Ref: RRC501

**Date on which notice will be published:** 24 April 2019 and 1 May 2019

**Ref no:** CPD MNP/0416/298

**Item No:** 29777

24-1

**KENNISGEWING 661 VAN 2019****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VIR DIE  
AANSOEK: OPHEFFING VAN BEPERKENDE VOORWAARDES IN TERME VAN ARTIKEL 16(2)  
VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUURSKEMA VERORDENING, 2016.**

Ons, **UrbanSmart Planning Studio (Edms) Bpk**, synde die gemagtigde agent van die eienaar van **Erf 298 Menlo Park Dorpsgebied**, gee hiermee ingevolge artikel 16(1)(f) van die Stad van Tshwane Grondgebruikbestuur Verordening, 2016, kennis dat ons by die **Stad van Tshwane Metropolitaanse Munisipaliteit** aansoek gedoen het om die opheffing van sekere beperkende voorwaardes in terme van Artikel 16(2) van die Stad van Tshwane Grondgebruikbestuur Verordening, 2016, van die eiendom hierbo beskryf. Die eiendom is geleë te 13de Straat nommer 92 in die Menlo Park dorpsgebied.

Die doel van die opheffing van beperkende voorwaardes aansoek is om voorwaarde (g) in Titelakte T36992/2000 te kansleer.

Die voorneme van die eienaar van die eiendom in hierdie saak is: om voorwaarde (g) vervat in Titelakte T36992/2000 te kansleer om die dubbele motorhuis wat op die straatgrens gebou is, te wettig met goedkeuring van die terrein – en bouplanne. Huidiglik maak die dubbele motorhuis inbreuk op die 1,89m boulyn beperking soos vermeld in die toepaslike titelakte.

Enige besware en/of kommentare wat duidelik die gronde van die beswaar en die persoon(ne) se regte uiteensit en aandui hoe hulle belange deur die aansoek geaffekteer gaan word, asook die persoon(ne) se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon(ne) kan korrespondeer nie, moet binne 'n tydperk van 28 dae vanaf **24 April 2019** (die datum van die eerste publikasie van hierdie kennisgewing ingevolge Artikel 16(1)(f) van bogenoemde Verordening, 2016), skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, ingedien of gerig word by Posbus 3242, Pretoria, 0001, of na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) tot 22 Mei 2019 (nie minder nie as 28 dae na die datum van die eerste publikasie van die kennisgewing).

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure geïnspekteer word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant, Beeld en Citizen koerante.

**Adres van Munisipale Kantore:** Kamer E10, hv Basden en Rabie Strate, Centurion Munisipale Kantore.

**Sluitingsdatum vir enige beswaar(e) en/of kommentaar(e):** 22 Mei 2019

**Adres van agent:** UrbanSmart Planning Studio (Pty) Ltd; P.O. Box 66465, Woodhill, Pretoria, 0076; 9 Warren Hills Close, Woodhill, Pretoria. Tel: (082) 737 2422 Fax: (086) 582 0369. Ref: RRC501

**Dag waarop die kennisgewing sal verskyn:** 24 April 2019 en 1 Mei 2019

**Ref no:** CPD MNP/0416/298  
29777

**Item No:**

24-1

**NOTICE 663 OF 2019**

**NOTICE IN TERMS OF SECTION 5(5) OF THE GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996 (ACT NO. 3 OF 1996) READ TOGETHER WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 2013 (ACT 16 OF 2013) AND SECTION 56 (1) (b) (i) OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)**

**EKURHULENI TOWN PLANNING SCHEME, 2014  
BENONI AMENDMENT SCHEME B 0594**

Notice is hereby given in terms of Section 5 (5) of the Gauteng Removal of Restrictions Act, 1996 (Act 3 of 1996) read together with the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) and Section 56 (1) (b) (i) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) that Leon Bezuidenhout Town and Regional Planners cc, being the authorized agent of the owner of Erf 197, Rynfield Township situated at 68 Pretoria Road, Rynfield, Benoni has applied to the Ekurhuleni Metropolitan Municipality (Benoni Customer Care Centre) for the removal of restrictive conditions (d), (e), (f), (g), (h), (i) and (j) contained in the title deed relevant to the abovementioned erf, title deed number T 50389/2014 and the simultaneous amendment of the Ekurhuleni Town Planning Scheme, 2014 by the rezoning of the abovementioned property from 'Residential 1' to 'Business 3' for 'Offices' (excluding medical consulting rooms) and dwelling-house.

Particulars of the application will lie for inspection during normal office hours at the office of The Area Manager: City Planning Department, Benoni Customer Care Centre, Room 601, 6th Floor, Benoni Civic Centre, Treasury Building, Corner Tom Jones Street and Elston Avenue, Benoni for a period of 28 days from 24 April 2019.

Objection to or representation in respect of the application must be lodged with or made in writing to The Area Manager : City Planning Department, Benoni Customer Care Centre at the above address or at Private Bag X 014, Benoni, 1500 within a period of 28 days from 24 April 2019.

Address of authorized agent:

Leon Bezuidenhout Town and Regional Planners cc, Represented by L A Bezuidenhout, Pr. Pln. (A/628/1990) B.TRP (UP), PO Box 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Cell: 072 926 1081; E-mail: weltown@absamail.co.za Ref: RZ 928/18

24-01

**KENNISGEWING 663 VAN 2019**

**KENNISGEWING IN TERME VAN ARTIKEL 5 (5) VAN DIE GAUTENGSE WET OP OPHEFFING VAN BEPERKINGS, 1996 (WET NO. 3 VAN 1996) SAAMGELEES MET DIE WET OP RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR, 2013 (WET 16 VAN 2013) EN ARTIKEL 56 (1) (b) (i) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986)**

**EKURHULENI DORPSBEPLANNINGSKEMA, 2014  
BENONI WYSIGING SKEMA B 0594**

Kennis word hiermee gegee in terme van Artikel 5 (5) van die Gautengse Wet op Opheffing van Beperkings, 1996 (Wet no. 3 van 1996) saamgelees met die Wet Op Ruimtelike Beplanning en Grondgebruiksbestuur, 2013 (Wet 16 van 2013) en Artikel 56 (1) (b) (i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), dat Leon Bezuidenhout Stads- en Streeksbeplanners bk, synde die gemagtigde agent van die eienaar van Erf 197, Rynfield Dorpsgebied, geleë te Pretoriaweg 68, Rynfield, Benoni aansoek gedoen het by die Ekurhuleni Metropolitaanse Munisipaliteit (Benoni Kliëntesorgsentrum) vir die opheffing van beperkende voorwaardes (d), (e), (f), (g), (h), (i) en (j) van toepassing op bogenoemde erf, titelakte nommer T 50389/2014 en die gelyktydige wysiging van die Ekurhuleni Dorpsbeplanningskema, 2014 deur die hersonering van bogenoemde erf vanaf 'Residensieël 1' na 'Besigheid 3' vir 'Kantore' (uitsluitend mediese spreekkamers) en woonhuis.

Besonderhede van die aansoek sal beskikbaar wees vir inspeksie gedurende normale kantoorure by die kantoor van Die Area Bestuurder: Stadsbeplanningsdepartement, Benoni Kliëntesorgsentrum, Kamer 601, 6de Vloer, Benoni Burgersentrum, Tesourie Gebou, h/v Tom Jonesstraat en Elstonlaan, Benoni vir 'n tydperk van 28 dae vanaf 24 April 2019.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 24 April 2019 tot Die Area Bestuurder: Stadsbeplanningsdepartement, Benoni Kliëntesorgsentrum by bovermelde adres of Privaatsak X 014, Benoni, 1500, ingedien of gerig word.

Adres van gemagtigde agent:

Leon Bezuidenhout Town and Regional Planners cc, Verteenwoordig deur L A Bezuidenhout, Pr. Pln. (A/628/1990) B.S&S (UP), Posbus 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Sel: 072 926 1081; E-pos: weltown@absamail.co.za; Verw: RZ 928/18

24-01

**NOTICE 664 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE CONDITIONS OF TITLE IN TERMS  
OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Eric Trevor Basson of The Practice Group (Pty) Ltd, being the applicant (authorized agent acting for the owner) of the property namely Erf 1366 Sinoville Township, Registration Division JR, Province of Gauteng, 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 in terms of Section 16(2) of the Tshwane Land Use Management By-law, 2016 for the removal of the following conditions from Deed of Transfer T27463/2015:

- Conditions A and A(a) up to and including (e);
- Conditions B.(a) up to and including (g) and (i) up to and including (n);
- Definitions on page 6 of the Title Deed

The property is situated at 274 Molopo Avenue, approximately 3 kilometers south-west of the Kolonnade Shopping Centre. The intention of the applicant is to remove restrictive and obsolete conditions from the title deed relevant to the subject property.

Any objection(s) and/or comment(s), including grounds for such objection(s) and/or comment(s) with full contact details, without which the municipality cannot correspond with the person or body submitting the objection(s) or comment(s), shall be lodged with or made in writing to: the Strategic Executive Director: City Planning and Development, P O Bos 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 24 April 2019 (first date of publication of the notice) until 22 May 2019 (28 days after first date of publication).

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal Offices set out below for a period of 28 days from the date of first publication of the notice in the Provincial Gazette/Beeld/Star. Address of Municipal Offices: Pretoria Municipal Offices, Office LG 004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria.

Address of applicant: The Practice Group (Pty) Ltd, Cnr of Brooklyn Road and First Street, Menlo Park, Pretoria, 0081, or PO Box 35895, Menlo Park 0102, Tel: 012-362 1741

Date of first publication: 24 April 2019

Date of second publication: 1 May 2019

Closing date for any objections/comments: 22 May 2019

Reference: CPD/0640/1366 Item Number: 30143

24-01

**KENNISGEWING 664 VAN 2019****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK VIR DIE KANSELLASIE VAN BEPERKENDE TITEL VOORWAARDES  
INGEVOLGE ARTIKEL 16(2) VAN DIE STAD VAN TSHWANE  
GRONDGEBRUIKBESTUURSVERORDENING, 2016**

Ek, Eric Trevor Basson van The Practice Group (Edms) Bpk, synde die applikant (gemagtigde agent wat namens die eienaar optree) van die eiendom naamlik Erf 1366 Sinoville Dorp, Registrasie Afdeling JR, Provinsie van Gauteng, gee hiermee kennis in terme die bepalings van Artikel 16(1)(f) van die Stad van Tshwane Grondgebruiksbestuursverordening, 2016, dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit ingevolge Artikel 16(2) van die Stad van Tshwane Grondgebruiksbestuursverordening, 2016 vir die opheffing van die volgende titel voorwaardes soos vervat in Transport Akte T27463/2015:

- Voorwaarde A en A(a) tot en met en insluitend (e);
- Voorwaardes B.(a) tot en met en insluitend (g) en (i) tot en met en insluitend(n);
- Definisies of bladsy 6 van die Titel Akte

Die eiendom is gelee te 274 Molopo Rylaan, ongeveer 3 kilometer suid-wes van die Kolonnade Winkelsentrum. Die doel van die applikant is om bekerkende en historiese voorwaardes vanuit die Titel Akte te verwyder.

Enige beswaar(e) en/of kommentaar(e) insluitend die grond van sodanige beswaar en/of kommentaar, met volle kontakbesonderhede by gebreke waaraan die munisipaliteit nie met die persoon of instansie wat sodanige beswaar of kommentaar kan korrespondeer nie, sal ingedien of op skrif gerig word aan: Die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of CityP\_Registration@tshwane.gov.za vanaf 24 April 2019 (eerste datum van publikasie van die kennisgewing) tot en met 22 Mei 2019 (28 dae na die eerste datum van publikasie).

Volle besonderhede en planne (waar van toepassing) sal beskikbaar wees vir inspeksie gedurende normale kantoorure, vir 'n periode van 28 dae vanaf die eerste datum van publikasie van hierdie kennisgewing in die Provinsiale Gazette/Beeld en Star nuusblaai, by die munisipale kantore soos hieronder bevestig.

Adres van Munisipale Kantore: Pretoria Munisipale Kompleks, Kamer LG 004, Isivuno House, 143 Lilian Ngoyi Straat, Pretoria.

Adres van Applikant: The Practice Group (Edms) Bpk, Hoek van Brooklynweg en Eerstestraat, Menlo Park, Pretoria, 0081, of Posbus 35895, Menlo Park, 0102, Tel: 012-362 1741

Datum van eerste publikasie: 24 April 2019

Datum van tweede publikasie: 1 Mei 2019

Sluitingsdatum vir enige besware/kommentare: 22 Mei 2019

Verwysing: CPD/0640/1366 Item Nommer: 30143



**NOTICE 672 OF 2019**

**NOTICE IN TERMS OF SECTION 5(5) OF THE GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996 (ACT NO. 3 OF 1996) READ TOGETHER WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 2013 (ACT 16 OF 2013) AND SECTION 56(1)(b)(i) OF THE TOWN PLANNING AND TOWNSHIP ORDINANCE, 1986 (ORDINANCE 15 OF 1986)**

**EKURHULENI TOWN PLANNING SCHEME, 2014  
BENONI AMENDMENT SCHEME B 0627**

Notice is hereby given in terms of Section 5 (5) of the Gauteng Removal of Restrictions Act, 1996 (Act 3 of 1996) read together with the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) and Section 56(1)(b)(i) of the Town Planning Ordinance, 1986 (Ordinance 15 of 1986) that Leon Bezuidenhout Town and Regional Planners cc, being the authorized agent of the owner of Remaining Extent of Erf 115, Rynfield Township, situated at 6 Forster Street, Rynfield, Benoni has applied to the Ekurhuleni Metropolitan Municipality (Benoni Customer Care Centre) for the removal of restrictive conditions (f), (i), (j), (k) and (l) contained in the title deed relevant to the abovementioned erf, Title Deed no. T 40613/1992 and the simultaneous amendment of the Ekurhuleni Town Planning Scheme, 2014 by the rezoning of abovementioned property from 'Residential 1' to 'Community Facility' for a 'Place of Education'.

Particulars of the application will lie for inspection during normal office hours at the office of The Area Manager: City Planning Department, Benoni Customer Care Centre, Room 601, 6th Floor, Benoni Civic Centre, Treasury Building, Corner Tom Jones Street and Elston Avenue, Benoni for a period of 28 days from 24 April 2019.

Objection to or representation in respect of the application must be lodged with or made in writing to The Area Manager : City Planning Department, Benoni Customer Care Centre at the above address or at Private Bag X 014, Benoni, 1500 within a period of 28 days from 24 April 2019.

Address of authorized agent: Leon Bezuidenhout Town and Regional Planners cc, Represented by L A Bezuidenhout, Pr. Pln. (A/628/1990) B.TRP (UP), PO Box 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Cell: 072 926 1081; E-mail: weltown@absamail.co.za Ref: RZ 955/19

**KENNISGEWING 672 VAN 2019**

**KENNISGEWING IN TERME VAN ARTIKEL 5 (5) VAN DIE GAUTENGSE WET OP OPHEFFING VAN BEPERKINGS, 1996 (WET NO. 3 VAN 1996) SAAMGELEES MET DIE WET OP RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR, 2013 (WET 16 VAN 2013) EN ARTIKEL 56(1)(b)(i) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986)**

**EKURHULENI DORPSBEPLANNINGSKEMA, 2014  
BENONI WYSIGINGSKEMA B 0627**

Kennis word hiermee gegee in terme van Artikel 5 (5) van die Gautengse Wet op Opheffing van Beperkings, 1996 (Wet no. 3 van 1996) saamgelees met die Wet Op Ruimtelike Beplanning en Grondgebruiksbestuur, 2013 (Wet 16 van 2013) en Artikel 56(1)(b)(i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986) dat Leon Bezuidenhout Stads- en Streeksbeplanners bk, synde die gemagtigde agent van die eienaar van Resterende Gedeelte van Erf 115, Rynfield Dorpsgebied, geleë te Forsterstraat 6, Rynfield, Benoni aansoek gedoen het by die Ekurhuleni Metropolitaanse Munisipaliteit (Benoni Kliëntesorgsentrum) vir die opheffing van beperkende voorwaardes (f), (i), (j), (k) en (l) van toepassing op bogenoemde erf, soos vervat in Titelakte nr. T 40613/1992 en die gelyktydige wysiging van die Ekurhuleni Dorpsbeplanningskema, 2014 deur die hersonering van bogenoemde erf vanaf 'Residensieël 1' na 'Gemeenskapsfasiliteit' vir 'n 'Plek van Onderwys'.

Besonderhede van die aansoek sal beskikbaar wees vir inspeksie gedurende normale kantoorure by die kantoor van Die Area Bestuurder: Stadsbeplanningsdepartement, Benoni Kliëntesorgsentrum, Kamer 601, 6de Vloer, Benoni Burgersentrum, Tesourie Gebou, h/v Tom Jonesstraat en Elstonlaan, Benoni vir 'n tydperk van 28 dae vanaf 24 April 2019.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 24 April 2019 tot Die Area Bestuurder: Stadsbeplanningsdepartement, Benoni Kliëntesorgsentrum by bovermelde adres of Privaatsak X 014, Benoni, 1500, ingedien of gerig word.

Adres van gemagtigde agent: Leon Bezuidenhout Town and Regional Planners cc, Verteenwoordig deur L A Bezuidenhout, Pr. Pln. (A/628/1990) B.S&S (UP), Posbus 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Sel: 072 926 1081; E-pos: weltown@absamail.co.za; Verw: RZ 955/19

**NOTICE 680 OF 2019****NOTICE OF APPLICATION FOR THE  
AMENDMENT OF A LAND USE SCHEME IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG  
MUNICIPAL BY-LAW, 2016****Applicable scheme: City of Johannesburg Land Use Scheme 2018.**

Notice is hereby given, in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016, that we, the undersigned, intend to apply to the City of Johannesburg for an amendment to the City of Johannesburg Land Use Scheme, ( 2018).

Site description: Erf 1131 Marlboro Township.

Application type: Amendment (rezoning) of the City of Johannesburg Land Use Scheme 2018 to permit the rezoning from "Industrial 3 to Institutional ". Application purpose: The purpose of the application is to permit a Place of Public Worship.

The above application will be open for inspection from 08h00 to 15h30 at the Registration Counter, Department of Development Planning, Room 810, 8th Floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, and Braamfontein for a period of 28 (twenty eight) days from 09<sup>th</sup> January 2019 . Any objection or representation with regard to the applications must be submitted to both the agent and the Registration Section of the Department of Development Planning at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an e-mail sent to [benp@joburg.org.za](mailto:benp@joburg.org.za), by not later than 29<sup>TH</sup> May 2019.

Authorised Agent : Vector Group  
Street Address : 466 Ven der Street  
Bramley View, 200

Tel No. :  
Cell No : 081 731 7227  
E-mail address : [sabelovectorg09@gmail.com](mailto:sabelovectorg09@gmail.com)

**NOTICE 681 OF 2019****CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given, in terms of Section 26 of the City of Johannesburg Municipal Planning By-Law, 2016, that I the undersigned, intend to apply to the City of Johannesburg for a township establishment.

**APPLICATION PURPOSES:**

To establish a township with 1 erf to be zoned "Industrial 1", excluding public garage and filling station, and one erf to be zoned "Private Open Space".

**SITE DESCRIPTION:**

Portion 184 (a portion of Portion 2) of the farm Olievenhoutpoort 196-IQ, Portion 1 (portion of Portion 700) of the farm Olievenhoutpoort 196-IQ and Holding 477 North Riding Agricultural Holdings, located on the north-western corner of the intersection of Malibongwe Drive with Epsom Avenue. The township is to be known as Boundary Park Extension 45.

The above application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to both the owner / agent and the Registration Section of the Department of Development Planning at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or a facsimile send to (011) 339 4000, or an e-mail send to [benp@joburg.org.za](mailto:benp@joburg.org.za), by no later than 29 May 2019.

**AUTHORISED AGENT:**

Schalk Botes Town Planners CC  
P.O. Box 975, North Riding **Code:** 2162  
7 Retief Road, Northwold, Randburg  
**Tel No:** (011) 793-5441 **Fax:** 086-508-5714  
**E-mail address:** [sbtp@mweb.co.za](mailto:sbtp@mweb.co.za)

**NOTICE 682 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF AN APPLICATION FOR THE REMOVAL OF A RESTRICTIVE CONDITION IN THE TITLE DEED IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW 2016**

I, Matthys Johannes Loubser, of Citiplan Town and Regional Planners, being the applicant for Erf 1085 Monumentpark Extension 2, hereby gives notice in terms of Section 16(1)(f) of the City of Tshwane's Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of restrictive condition D (a), (b), (c), (d), (e) and (f) in the title deed with number T071337/2005 of the above-mentioned property. The property is situated at 660 Makou Street, Monumentpark Extension 2. The intension of the applicant in this matter is to exercise the approved rights of offices and two dwelling units which are prohibited by condition D (a), (b), (c), (d), (e) and (f).

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to the Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria 0001, or to CityP\_Registration@tshwane.gov.za from 1 May 2019 until 29 May 2019.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices at Centurion Municipal Offices, c/o Basden Avenue and Rabie Street, Lyttelton Agricultural Holdings, Room E10 for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette. Beeld- and Citizen newspapers.

Closing date for objection(s) and/or comment(s): 29 May 2019

Address of applicant: PO Box 11199, Wierda Park South 0057 or 150 Goshawk Street, Rooihuiskraal North 0157

Cell phone number: 0824145321

Dates on which notice will be published: 1 and 8 May 2019

Reference: CPD/0444/01085 Item No 30114

**KENNISGEWING 682 VAN 2019****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN 'n AANSOEK VIR DIE OPHEFFING VAN 'n BEPERKENDE VOORWAARDE IN DIE TITELAKTE IN TERME VAN ARTIKEL 16(2) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKSBEHEER MUNISIPALE VERORDENING 2016**

Ek, Matthys Johannes Loubser, synde die applikant van Erf 1085 Monumentpark Uitbreiding 2, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad van Tshwane se Grondgebruiksbeheer Munisipale Verordening, 2016 dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die opheffing van beperkende voorwaarde D (a), (b), (c), (d), (e) en (f) vervat in die titelakte met nommer T071337/2005 van die bovermelde eiendom. Die eiendom is geleë te Makoustraat 660, Monumentpark Uitbreiding 2. Die bedoeling van die applikant in hierdie geval is om die goedgekeurde regte van kantore en twee wooneenhede uit te oefen wat deur voorwaarde D (a), (b), (c), (d), (e) en (f) verbied word.

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde van beswaar(e) en/of kommentaar(e) met volle kontakbesonderhede, waarsonder die munisipaliteit nie met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) ingedien het, kan kommunikeer nie, moet ingedien of skriftelik gerig word aan die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001, of aan [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 1 Mei 2019 tot 29 Mei 2019.

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore te Centurion, h/v Basdenlaan en Rabiestraat, Lyttelton Landbouhoewes, Kamer E10 nagegaan word vir 'n periode van 28 dae vanaf die eerste datum van publikasie van die kennisgewing in die Provinsiale-, Beeld- en Citizen koerante.

Sluitingsdatum vir enige beswaar(e) en/of kommentaar(e): 29 Mei 2019

Adres van applikant: Posbus 11199, Wierdapark Suid 0057 of Goshawkstraat 150, Rooihuiskraal-noord 0157

Selfoon nommer: 0824145321

Publikasiedatums van kennisgewing: 1 en 8 Mei 2019

Verwysing: CPD/0444/01085 Item Nr 30114

**NOTICE 683 OF 2019****NOTICE OF APPLICATION FOR THE AMENDMENT OF A LAND USE SCHEME IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY LAW, (2016)****THE CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016 that I the undersigned intend to apply to the City of Johannesburg for the amendment of the land use scheme applicable to the property concerned.

**SITE DESCRIPTION:**

Erf 50 Westlake View Extension 15, Street Address 4 Sprinkell Lane in the township of Westlake View Extension 15.

**APPLICATION TYPE:**

Amendment of the City of Johannesburg Land Use Scheme, 2018 to permit the rezoning of Erf 50 Westlake View Extension 15 from "Special" to "Special" permitting an increase in floor area.

**APPLICATION PURPOSES:**

The purpose of the application is to allow the erf to be subject to rights that will permit an increase in the floor area applicable to the development of the property.

The above application will be open for inspection from 08h00 to 15h30 at the Registration counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein. Any objection or representation with regard to the application must be submitted to both the agent and the Registration section of the of the Department of Development Planning at the above address or posted to PO Box 30733, Braamfontein 2017 or a facsimile sent to 011 339 4000 or an email sent to [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za) by not later than 29 May 2019

**AUTHORISED AGENT**

Full Name: Noel Hutton of Common Ground Development Facilitation

Postal Address: PO Box 73 Lonehill 2061

Physical Address: 43 Pineslopes Gardens

Telephone numbers: 082 921 2055

Email Address: Noel@cgdf.co.za

Date: 01 May 2019

**NOTICE 684 OF 2019****CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given in terms of Sections 21 and 41 of the City of Johannesburg Municipal Planning By-Laws, 2016, that we, the undersigned, intend to apply to the City of Johannesburg for an amendment to the land use scheme.

**Application type** To remove restrictive conditions from the title deeds and to rezone the properties from "Industrial 1" (Erven 116 to 122, 129 to 131 and 138 to 140 Judith's Paarl and Erven 8 and 174 Bezuidenhout Valley), "Commercial 2" (part of Erf 382 Judith's Paarl), "Residential 1" (Portions 2, 3, the Remaining Extent of Portion 1 of Erf 175 and the Remaining Extent of Erf 175 Bezuidenhout Valley and Erven 143 to 147 Judith's Paarl) and "Commercial 1" (Portion 1 of Erf 379 Judith's Paarl), subject to conditions, to "Industrial 3, subject to amended conditions.

**Application purpose** To rationalise the zoning of the properties for consolidation purposes and to build a new warehouse on the properties.

**Site descriptions** **Erven 138, 139, 140, 143, 144, 145, 146, 147, 382, 129, 130, 131, Portion 1 of Erf 379, Erven 116, 117, 118, 119, 120, 121 and 122 Judith's Paarl and Erven 8, 174, the Remaining Extent of Portion 1 of Erf 175, the Remaining Extent of Erf 175, Portions 2 and 3 of Erf 175 Bezuidenhout Valley**

**Street addresses** The properties are bounded by Sydney Road to the north, First Street to the east, Krom Street to the south and Lang Street to the west, Judith's Paarl and Bezuidenhout Valley, 2094.

Particulars of the application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to both the owner/agent and the Registration Section of the Department of Development Planning at the above address, or posted to P O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email sent to BenP@joburg.org.za by no later than 29 May 2019.

**AUTHORISED AGENT** SJA – Town and Regional Planners, P O Box 3281, Houghton, 2041  
19 Orange Road, Orchards, 2192, Tel (011) 728-0042, Cell : 082 448 4346,  
Email : kevin@sja.co.za; Date of Advertisement : 1 May 2019

**NOTICE 685 OF 2019****CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given in terms of Sections 21 and 41 of the City of Johannesburg Municipal Planning By-Law, 2016, that we, the undersigned, intend to apply to the City of Johannesburg for an amendment to the land use scheme.

**Application type** To rezone the property from "Residential 1" including offices, subject to conditions, to "Residential 3", 120 dwelling units per hectare (28 dwelling units), subject to amended conditions and for the removal of restrictive conditions, namely Conditions (a), (b), (c), (d) and (e) in Deed of Transfer No. T8277/2019.

**Application Purpose** To develop the property at a higher residential density, including an increased height, coverage and floor area ratio.

**Site description** **The Remaining Extent of Erf 9 Dunkeld**

**Street address** 47 Bompas Road (or 14 Hurlingham Road), Dunkeld, 2196

Particulars of the application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to both the owner/agent and the Registration Section of the Department of Development Planning at the above address, or posted to P O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email sent to BenP@joburg.org.za by no later than 29 May 2019.

**AUTHORISED AGENT** SJA – Town and Regional Planners, P O Box 3281, Houghton, 2041  
19 Orange Road, Orchards, 2192  
Tel (011) 728-0042, Cell : 082 448 4346, Email : kevin@sja.co.za  
Date of Advertisement : 1 May 2019



**NOTICE 686 OF 2019****CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given in terms of Section 41 of the City of Johannesburg Municipal Planning By-Law, 2016, that we, the undersigned, intend to apply to the City of Johannesburg

Type of application The removal of restrictive conditions, namely Conditions (a), (b), (c), (d), (e), (f), (g), (h), (i), (j), (k), (l), (m), (n), (o), (p), 3.(i) and 3.(ii) in Deed of Transfer No. T2738/2019

The effect of the application To, inter alia, permit additions and alterations on the property and the removal of the building line.

Site description

**Erf 521, Glenhazel Extension 14.**

Street address

58 Lymm Street, Glenhazel, 2192.

Particulars of the application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to both the owner/agent and the Registration Section of the Department of Development Planning at the above address, or posted to P O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email sent to [BenP@joburg.org.za](mailto:BenP@joburg.org.za) by no later than 29 May 2019.

AUTHORISED AGENT SJA – Town and Regional Planners, P O Box 3281, Houghton, 2041  
19 Orange Road, Orchards, 2192,  
Tel (011) 728-0042, Cell : 082 448 4346, Email: [kevin@sja.co.za](mailto:kevin@sja.co.za)  
Date of Advertisement : 1 May 2019

**NOTICE 687 OF 2019****CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given in terms of Sections 21 and 41 of the City of Johannesburg Municipal Planning By-Law, 2016, that we, the undersigned, intend to apply to the City of Johannesburg for an amendment to the land use scheme.

Application type To rezone the property from “Residential 1”, one dwelling per 2 000m<sup>2</sup>, to “Residential 3” permitting 60 dwelling units per hectare (12 dwelling units on the site), subject to amended conditions and for the removal of restrictive conditions, namely Conditions (b), (c), (d), (e), (f), (g), (h), (j), (k), (l), (l)(i)(ii), (m), (n), (o), (o)(i) and (o)(ii) in Deed of Transfer No. T29637/2010.

Application Purpose

To obtain a zoning for additional dwelling units.

Site description

**Portion 5 of Erf 1471 Northcliff Extension 4**

Street address

305 Jubilee Drive, Northcliff Extension 4, 2195

Particulars of the application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to both the owner/agent and the Registration Section of the Department of Development Planning at the above address, or posted to P O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email sent to [BenP@joburg.org.za](mailto:BenP@joburg.org.za) by no later than 29 May 2019.

AUTHORISED AGENT SJA – Town and Regional Planners, P O Box 3281, Houghton, 2041  
19 Orange Road, Orchards, 2192  
Tel (011) 728-0042, Cell : 082 448 4346, Email : [kevin@sja.co.za](mailto:kevin@sja.co.za)  
Date of Advertisement : 1 May 2019

**NOTICE 688 OF 2019****CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given in terms of Sections 33 and 41 of the City of Johannesburg Municipal Planning By-Law, 2016, that we, the undersigned, intend to apply to the City of Johannesburg for an amendment to the land use scheme

Type of application The removal of restrictive conditions, namely Conditions A.1., A.2., A.3., A.4., A.5., A.6., A.7., A.9., A.10., A.11., A.12.(a), A.12.(b), 13., A.14., B.(i) and B.(ii) in Deed of Transfer No. T47934/2014 and for the Council's consent for the subdivision of the property.

The effect of the application To subdivide the property into three portions.

Site description **Erf 848 Northcliff Extension 4**

Street address 90 Panorama Drive, Northcliff Extension 4, 2195.

Particulars of the application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to both the owner/agent and the Registration Section of the Department of Development Planning at the above address, or posted to P O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email sent to [BenP@joburg.org.za](mailto:BenP@joburg.org.za) by no later than 29 May 2019.

AUTHORISED AGENT SJA – Town and Regional Planners, P O Box 3281, Houghton, 2041  
19 Orange Road, Orchards, 2192  
Tel (011) 728-0042, Cell : 082 448 4346, Email: kevin@sja.co.za  
Date of Advertisement : 1 May 2019

**NOTICE 689 OF 2019****NOTICE OF APPLICATION IN TERMS OF SECTION 5(5) OF THE GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996 (ACT 3 OF 1996)**

We, Welwyn Town and Regional Planners, being the authorised agent of the owner, hereby give notice in terms of Section 5(5) of the Gauteng Removal of Restrictions Act, 1996 (Act 3 of 1996), read together with Section 2(2) of the Spatial Planning and Land Use Management Act, 2013 (Act 16 Of 2013), that we have applied to the Emfuleni Local Municipality for the removal of certain conditions contained in the title deed of Holding 144, Mantervrede Agricultural Holdings, Registration Division I.Q., Gauteng Province, and the simultaneous amendment of the Vanderbijlpark Town Planning Scheme, 1987, by the rezoning of the subject property, situated at 144 River Road, from "Agriculture" to "Agriculture" with an Annexure for a Place of Refreshment.

Particulars of the application will lie for inspection during normal office hours at the office of the Manager: Land Use Management, 1<sup>st</sup> Floor, corner of President Kruger Street and Eric Louw Street, Old Trust Bank Building, Vanderbijlpark for a period of 28 days from 1 May 2019. Objections to or representations in respect of the application must be lodged with or made in writing to the Manager Land Use Management at the above address or at P.O. Box 3, Vanderbijlpark, 1900, or Fax (016) 950 5533, within a period of 28 days from 1 May 2019. **Address of applicant: Welwyn Town and Regional Planners, P.O. Box 6436, Vanderbijlpark, 1900, Tel.: (016) 933 9293.**

01-08

**KENNISGEWING 689 VAN 2019****KENNISGEWING VAN AANSOEK IN TERME VAN ARTIKEL 5(5) VAN DIE GAUTENG WET OP DIE OPHEFFING VAN BEPERKINGS, 1996 (WET 3 VAN 1996)**

Ons, Welwyn Stads- en Streekbeplanners, synde die gemagtigde agent van die eienaar gee hiermee kennis dat ons, in terme van Artikel 5(5) van die Gauteng Wet op die Opheffing van Beperkings, 1996 (Wet 3 van 1996), saamgelees met Artikel 2(2) van die Wet op Ruimtelike Beplanning en Grondgebruik-bestuur, 2013 (Wet 16 van 2013), by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het vir die opheffing van sekere beperkings in die titelakte van Hoewe 144, Mantervrede Landbouhoewes, Registrasie Afdeling I.Q., Gauteng Provinsie, asook die gelyktydige wysiging van die Vanderbijlpark Dorpsbeplanningskema, 1987, deur die hersonering van die eiendom hierbo beskryf, geleë te Riverweg 144, vanaf "Landbou" na "Landbou" met 'n Bylae vir 'n verversingsplek.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die Bestuurder: Grondgebruiksbestuur, 1ste vloer, hoek van President Krugerstraat en Eric Louwstraat, Ou Trustbank Gebou, Vanderbijlpark, vir 'n tydperk van 28 dae vanaf 1 Mei 2019. Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 1 Mei 2019 skriftelik tot die Bestuurder: Grondgebruiksbestuur, Posbus 3, Vanderbijlpark, 1900, of by bovermelde adres of Faks (016) 950 5533, ingedien of gerig word. **Adres van applikant: Welwyn Stads - en Streekbeplanners, Posbus 6436, Vanderbijlpark, 1900, Tel: (016) 933 9293.**

01-08

**NOTICE 690 OF 2019**

**NOTICE IN TERMS OF SECTION 5(5) OF THE GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996 (ACT NO. 3 OF 1996) READ TOGETHER WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 2013 (ACT 16 OF 2013) AND SECTION 56 (1) (b) (i) OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)**

**EKURHULENI TOWN PLANNING SCHEME, 2014  
BENONI AMENDMENT SCHEME B 0626**

Notice is hereby given in terms of Section 5 (5) of the Gauteng Removal of Restrictions Act, 1996 (Act 3 of 1996) read together with the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) and Section 56 (1) (b) (i) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) that Leon Bezuidenhout Town and Regional Planners cc, being the authorized agent of the owner of Erf 3518, Northmead Township situated at on the corner of Reservoir Road (no. 17) and Fourteenth Avenue (no. 59), Northmead, Benoni has applied to the Ekurhuleni Metropolitan Municipality (Benoni Customer Care Centre) for the removal of restrictive conditions (f) to (k) contained in the title deed relevant to the abovementioned erf, title deed number T 29523/05 and the simultaneous amendment of the Ekurhuleni Town Planning Scheme, 2014 by the rezoning of the abovementioned property from 'Residential 1' to 'Business 3' for 'Offices' and related, but subservient retail (excluding medical consulting rooms) and dwelling-house.

Particulars of the application will lie for inspection during normal office hours at the office of The Area Manager: City Planning Department, Benoni Customer Care Centre, Room 601, 6th Floor, Benoni Civic Centre, Treasury Building, Corner Tom Jones Street and Elston Avenue, Benoni for a period of 28 days from 1 May 2019.

Objection to or representation in respect of the application must be lodged with or made in writing to The Area Manager : City Planning Department, Benoni Customer Care Centre at the above address or at Private Bag X 014, Benoni, 1500 within a period of 28 days from 1 May 2019.

**Address of authorized agent:**

Leon Bezuidenhout Town and Regional Planners cc, Represented by L A Bezuidenhout, Pr. Pln. (A/628/1990) B.TRP (UP), PO Box 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Cell: 072 926 1081; E-mail: weltown@absamail.co.za Ref: RZ 959/19

**KENNISGEWING 690 VAN 2019**

**KENNISGEWING IN TERME VAN ARTIKEL 5 (5) VAN DIE GAUTENGSE WET OP OPHEFFING VAN BEPERKINGS, 1996 (WET NO. 3 VAN 1996) SAAMGELEES MET DIE WET OP RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR, 2013 (WET 16 VAN 2013) EN ARTIKEL 56 (1) (b) (i) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986)**

**EKURHULENI DORPSBEPLANNINGSKEMA, 2014  
BENONI WYSIGING SKEMA B 0626**

Kennis word hiermee gegee in terme van Artikel 5 (5) van die Gautengse Wet op Opheffing van Beperkings, 1996 (Wet no. 3 van 1996) saamgelees met die Wet Op Ruimtelike Beplanning en Grondgebruiksbestuur, 2013 (Wet 16 van 2013) en Artikel 56 (1) (b) (i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), dat Leon Bezuidenhout Stads- en Streeksbeplanners bk, synde die gemagtigde agent van die eienaar van Erf 3518, Northmead Dorpsgebied, geleë op die hoek van Reservoirweg (nr. 17) en Veertiendelaan (nr. 59), Northmead, Benoni aansoek gedoen het by die Ekurhuleni Metropolitaanse Munisipaliteit (Benoni Kliëntesorgsentrum) vir die opheffing van beperkende voorwaardes (f) tot (k) van toepassing op bogenoemde erf, titelakte nommer T 29523/05 en die gelyktydige wysiging van die Ekurhuleni Dorpsbeplanningskema, 2014 deur die hersonering van bogenoemde erf vanaf 'Residensieël 1' na 'Besigheid 3' vir 'Kantore' en aanverwante, maar ondergeskikte kleinhandel (uitsluitend mediese spreekkamers) en woonhuis.

Besonderhede van die aansoek sal beskikbaar wees vir inspeksie gedurende normale kantoorure by die kantoor van Die Area Bestuurder: Stadsbeplanningsdepartement, Benoni Kliëntesorgsentrum, Kamer 601, 6de Vloer, Benoni Burgersentrum, Tesourie Gebou, h/v Tom Jonesstraat en Elstonlaan, Benoni vir 'n tydperk van 28 dae vanaf 1 Mei 2019.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 1 Mei 2019 tot Die Area Bestuurder: Stadsbeplanningsdepartement, Benoni Kliëntesorgsentrum by bovermelde adres of Privaatsak X 014, Benoni, 1500, ingedien of gerig word.

Adres van gemagtigde agent:

Leon Bezuidenhout Town and Regional Planners cc, Verteenwoordig deur L A Bezuidenhout, Pr. Pln. (A/628/1990) B.S&S (UP), Posbus 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Sel: 072 926 1081; E-pos: weltown@absamail.co.za; Verw: RZ 959/19

**NOTICE 691 OF 2019**

**NOTICE IN TERMS OF SECTION 5(5) OF THE GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996 (ACT NO. 3 OF 1996) READ TOGETHER WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 2013 (ACT 16 OF 2013) AND SECTION 56 (1) (b) (i) OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)**

**EKURHULENI TOWN PLANNING SCHEME, 2014  
BENONI AMENDMENT SCHEME S 0133**

Notice is hereby given in terms of Section 5 (5) of the Gauteng Removal of Restrictions Act, 1996 (Act 3 of 1996) read together with the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) and Section 56 (1) (b) (i) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) that Leon Bezuidenhout Town and Regional Planners cc, being the authorized agent of the owner of Erf 136, Pollak Park Extension 2 Township situated at 19 Achilles Road, Pollak Park, Springs has applied to the Ekurhuleni Metropolitan Municipality (Springs Customer Care Centre) for the removal of restrictive conditions 2(f), (h), (i) and (k) contained in the title deed relevant to the abovementioned erf, title deed number T 10976/1992 and the simultaneous amendment of the Ekurhuleni Town Planning Scheme, 2014 by the rezoning of the abovementioned property from 'Residential 1' to 'Business 3' for 'Offices' (including medical consulting rooms).

Particulars of the application will lie for inspection during normal office hours at the office of The Area Manager: City Planning Department, Springs Customer Care Centre, 4<sup>th</sup> Floor, F-Block, Springs Civic Centre, cnr Plantation and South Main Reef Roads, Springs for a period of 28 days from 1 May 2019.

Objection to or representation in respect of the application must be lodged with or made in writing to The Area Manager : City Planning Department, Springs Customer Care Centre at the above address or at P O Box 45, Springs, 1560 within a period of 28 days from 1 May 2019.

Address of authorized agent:

Leon Bezuidenhout Town and Regional Planners cc, Represented by L A Bezuidenhout, Pr. Pln. (A/628/1990) B.TRP (UP), PO Box 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Cell: 072 926 1081; E-mail: weltown@absamail.co.za Ref: RZ 972/19

**KENNISGEWING 691 VAN 2019**

**KENNISGEWING IN TERME VAN ARTIKEL 5 (5) VAN DIE GAUTENGSE WET OP OPHEFFING VAN BEPERKINGS, 1996 (WET NO. 3 VAN 1996) SAAMGELEES MET DIE WET OP RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR, 2013 (WET 16 VAN 2013) EN ARTIKEL 56 (1) (b) (i) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986)**

**EKURHULENI DORPSBEPLANNINGSKEMA, 2014  
BENONI WYSIGING SKEMA S 0133**

Kennis word hiermee gegee in terme van Artikel 5 (5) van die Gautengse Wet op Opheffing van Beperkings, 1996 (Wet no. 3 van 1996) saamgelees met die Wet Op Ruimtelike Beplanning en Grondgebruiksbestuur, 2013 (Wet 16 van 2013) en Artikel 56 (1) (b) (i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), dat Leon Bezuidenhout Stads- en Streeksbeplanners bk, synde die gemagtigde agent van die eienaar van Erf 136, Pollak Park Uitbreiding 2, geleë te Achillesweg 19, Pollak Park, Springs aansoek gedoen het by die Ekurhuleni Metropolitaanse Munisipaliteit (Springs Kliëntesorgsentrum) vir die opheffing van beperkende voorwaardes 2 (f), (h), (i) en (k) van toepassing op bogenoemde erf, titelakte nommer T 10976/1992 en die gelyktydige wysiging van die Ekurhuleni Dorpsbeplanningskema, 2014 deur die hersonering van bogenoemde erf vanaf 'Residensieël 1' na 'Besigheid 3' vir 'Kantore' (insluitende mediese spreekkamers).

Besonderhede van die aansoek sal beskikbaar wees vir inspeksie gedurende normale kantoorure by die kantoor van Die Area Bestuurder: Stadsbeplanningsdepartement, Springs Kliëntesorgsentrum, Vierde Vloer, F-Blok, Springs Burgersentrum, h/v Plantasieweg en Suid Hoofrifweg, Springs vir 'n tydperk van 28 dae vanaf 1 Mei 2019.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 1 Mei 2019 tot Die Area Bestuurder: Stadsbeplanningsdepartement, Springs Kliëntesorgsentrum by bovermelde adres of Posbus 45, Springs, 1560 ingedien of gerig word.

Adres van gemagtigde agent:

Leon Bezuidenhout Town and Regional Planners cc, Verteenwoordig deur L A Bezuidenhout, Pr. Pln. (A/628/1990) B.S&S (UP), Posbus 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Sel: 072 926 1081; E-pos: weltown@absamail.co.za; Verw: RZ 972/19

**NOTICE 692 OF 2019**

**NOTICE IN TERMS OF SECTION 5(5) OF THE GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996 (ACT NO. 3 OF 1996) READ TOGETHER WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 2013 (ACT 16 OF 2013) AND SECTION 56 (1) (b) (i) OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)**

**EKURHULENI TOWN PLANNING SCHEME, 2014  
BENONI AMENDMENT SCHEME B 0634**

Notice is hereby given in terms of Section 56 (1) (b) (i) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) read together with the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) that Leon Bezuidenhout Town and Regional Planners cc, being the authorized agent of the owner of Portion 448 (a portion of Portion 377) of the farm Vlakfontein no. 30 IR situated approximately 200 metres north of the intersection with Lennox Road onto Kirschner Road, Benoni North Agricultural Holdings, Benoni has applied to the Ekurhuleni Metropolitan Municipality (Benoni Customer Care Centre) for the amendment of the Ekurhuleni Town Planning Scheme, 2014 by the rezoning of the abovementioned property from 'Agriculture' to 'Industrial 2' for 'Commercial (mini storage facilities)' and related but subservient office.

Particulars of the application will lie for inspection during normal office hours at the office of The Area Manager: City Planning Department, Benoni Customer Care Centre, Room 601, 6th Floor, Benoni Civic Centre, Treasury Building, Corner Tom Jones Street and Elston Avenue, Benoni for a period of 28 days from 1 May 2019.

Objection to or representation in respect of the application must be lodged with or made in writing to The Area Manager : City Planning Department, Benoni Customer Care Centre at the above address or at Private Bag X 014, Benoni, 1500 within a period of 28 days from 1 May 2019.

Address of authorized agent:

Leon Bezuidenhout Town and Regional Planners cc, Represented by L A Bezuidenhout, Pr. Pln. (A/628/1990) B.TRP (UP), PO Box 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Cell: 072 926 1081; E-mail: weltown@absamail.co.za Ref: RZ 974/19

**KENNISGEWING 692 VAN 2019****KENNISGEWING IN TERME VAN ARTIKEL 56 (1) (b) (i) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986) SAAMGELEES MET DIE WET OP RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR, 2013 (WET 16 VAN 2013)****EKURHULENI DORPSBEPLANNINGSKEMA, 2014  
BENONI WYSIGING SKEMA B 0634**

Kennis word hiermee gegee in terme van Artikel 56 (1) (b) (i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986) saamgelees met die Wet Op Ruimtelike Beplanning en Grondgebruiksbestuur, 2013 (Wet 16 van 2013), dat Leon Bezuidenhout Stads- en Streeksbeplanners bk, synde die gemagtigde agent van die eienaar van Gedeelte 448 ('n gedeelte van Gedeelte 377) van die plaas Vlakfontein 30 IR, geleë ongeveer 200 meter noord van die kruising met Lennoxweg op Kirschnerweg, Benoni Noord Landbouhoewes, Benoni aansoek gedoen het by die Ekurhuleni Metropolitaanse Munisipaliteit (Benoni Kliëntesorgsentrum) vir die wysiging van die Ekurhuleni Dorpsbeplanningskema, 2014 deur die hersonering van bogenoemde eiendom vanaf 'Landbou' na 'Industrieel 2' vir 'kommersiële doeleindes (mini-stoorfasiliteite)' en aanverwante maar ondergeskikte kantoor.

Besonderhede van die aansoek sal beskikbaar wees vir inspeksie gedurende normale kantoorure by die kantoor van Die Area Bestuurder: Stadsbeplanningsdepartement, Benoni Kliëntesorgsentrum, Kamer 601, 6de Vloer, Benoni Burgersentrum, Tesourie Gebou, h/v Tom Jonesstraat en Elstonlaan, Benoni vir 'n tydperk van 28 dae vanaf 1 Mei 2019.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 1 Mei 2019 tot Die Area Bestuurder: Stadsbeplanningsdepartement, Benoni Kliëntesorgsentrum by bovermelde adres of Privaatsak X 014, Benoni, 1500, ingedien of gerig word.

Adres van gemagtigde agent:

Leon Bezuidenhout Town and Regional Planners cc, Verteenwoordig deur L A Bezuidenhout, Pr. Pln. (A/628/1990) B.S&S (UP), Posbus 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Sel: 072 926 1081; E-pos: weltown@absamail.co.za; Verw: RZ 974/19



**NOTICE 693 OF 2019**

**NOTICE IN TERMS OF SECTION 5(5) OF THE GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996 (ACT NO. 3 OF 1996) READ TOGETHER WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 2013 (ACT 16 OF 2013) AND SECTION 56 (1) (b) (i) OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)**

**EKURHULENI TOWN PLANNING SCHEME, 2014  
BENONI AMENDMENT SCHEME B 0633**

Notice is hereby given in terms of Section 5(5) of the Gauteng Removal of Restrictions Act, 1996 (Act No. 3 of 1996) read together with the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) and Section 56 (1) (b) (i) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) that Leon Bezuidenhout Town and Regional Planners cc, being the authorized agent of the owner of Remaining portion of Portion 21 (a portion of Portion 16) of the farm Petit 28 IR situated at number 21 Holding Road, Petit, Benoni has applied to the Ekurhuleni Metropolitan Municipality (Benoni Customer Care Centre) for the removal of restrictive title conditions 2 (a), (b) and (c) relevant to the title deed applicable to the property, title deed number T 29627/13 and the simultaneous amendment of the Ekurhuleni Town Planning Scheme, 2014 by the rezoning of the abovementioned property from 'Agriculture' to 'Industrial 2' for 'Commercial purposes (light workshop)' and related but subservient office plus the retainment of the manager's residence.

Particulars of the application will lie for inspection during normal office hours at the office of The Area Manager: City Planning Department, Benoni Customer Care Centre, Room 601, 6th Floor, Benoni Civic Centre, Treasury Building, Corner Tom Jones Street and Elston Avenue, Benoni for a period of 28 days from 1 May 2019.

Objection to or representation in respect of the application must be lodged with or made in writing to The Area Manager : City Planning Department, Benoni Customer Care Centre at the above address or at Private Bag X 014, Benoni, 1500 within a period of 28 days from 1 May 2019.

Address of authorized agent:

Leon Bezuidenhout Town and Regional Planners cc, Represented by L A Bezuidenhout, Pr. Pln. (A/628/1990) B.TRP (UP), PO Box 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Cell: 072 926 1081; E-mail: weltown@absamail.co.za Ref: RZ 971/19

**KENNISGEWING 693 VAN 2019**

**KENNISGEWING IN TERME VAN ARTIKEL 5 (5) VAN DIE GAUTENGSE WET OP OPHEFFING VAN BEPERKINGS, 1996 (WET NO. 3 VAN 1996) SAAMGELEES MET DIE WET OP RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR, 2013 (WET 16 VAN 2013) EN ARTIKEL 56 (1) (b) (i) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986)**

**EKURHULENI DORPSBEPLANNINGSKEMA, 2014  
BENONI WYSIGING SKEMA B 0633**

Kennis word hiermee gegee in terme van Artikel 5 (5) van die Gautengse Wet op Opheffing van Beperkings, 1996 (Wet no. 3 van 1996) saamgelees met die Wet op Ruimtelike Beplanning en Grondgebruiksbestuur, 2013 (Wet 16 van 2013) en Artikel 56 (1) (b) (i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986) dat Leon Bezuidenhout Stads- en Streeksbeplanners bk, synde die gemagtigde agent van die eienaar van Resterende gedeelte van Gedeelte 21 ('n gedeelte van Gedeelte 16) van die plaas Petit 28 IR, geleë te Holdingweg 21, Petit, Benoni aansoek gedoen het by die Ekurhuleni Metropolitaanse Munisipaliteit (Benoni Kliëntesorgsentrum) vir die opheffing van beperkende voorwaardes 2 (a), (b) en (c) van toepassing tot die eiendom, Titellakte nommer T 29627/13 en die gelyktydige wysiging van die Ekurhuleni Dorpsbeplanningskema, 2014 deur die hersonering van bogenoemde eiendom vanaf 'Landbou' na 'Industrieël 2' vir 'kommersiële doeleindes (ligte werkwinkel)' en aanverwante maar ondergeskikte kantoor plus die behoud van die bestuurder se residensie.

Besonderhede van die aansoek sal beskikbaar wees vir inspeksie gedurende normale kantoorure by die kantoor van Die Area Bestuurder: Stadsbeplanningsdepartement, Benoni Kliëntesorgsentrum, Kamer 601, 6de Vloer, Benoni Burgersentrum, Tesourie Gebou, h/v Tom Jonesstraat en Elstonlaan, Benoni vir 'n tydperk van 28 dae vanaf 1 Mei 2019.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 1 Mei 2019 tot Die Area Bestuurder: Stadsbeplanningsdepartement, Benoni Kliëntesorgsentrum by bovermelde adres of Privaatsak X 014, Benoni, 1500, ingedien of gerig word.

Adres van gemagtigde agent:

Leon Bezuidenhout Town and Regional Planners cc, Verteenwoordig deur L A Bezuidenhout, Pr. Pln. (A/628/1990) B.S&S (UP), Posbus 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Sel: 072 926 1081; E-pos: weltown@absamail.co.za; Verw: RZ 971/19

**NOTICE 694 OF 2019****NOTICE IN TERMS OF SECTION 56 (1) (b) (i) OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986) READ TOGETHER WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 2013 (ACT 16 OF 2013)****EKURHULENI TOWN PLANNING SCHEME, 2014  
BENONI AMENDMENT SCHEME B 0634**

Notice is hereby given in terms of Section 56 (1) (b) (i) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) read together with the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) that Leon Bezuidenhout Town and Regional Planners cc, being the authorized agent of the owner of Portion 448 (a portion of Portion 377) of the farm Vlakfontein no. 30 IR situated approximately 200 metres north of the intersection with Lennox Road onto Kirschner Road, Benoni North Agricultural Holdings, Benoni has applied to the Ekurhuleni Metropolitan Municipality (Benoni Customer Care Centre) for the amendment of the Ekurhuleni Town Planning Scheme, 2014 by the rezoning of the abovementioned property from 'Agriculture' to 'Industrial 2' for 'Commercial (mini storage facilities)' and related but subservient office.

Particulars of the application will lie for inspection during normal office hours at the office of The Area Manager: City Planning Department, Benoni Customer Care Centre, Room 601, 6th Floor, Benoni Civic Centre, Treasury Building, Corner Tom Jones Street and Elston Avenue, Benoni for a period of 28 days from 1 May 2019.

Objection to or representation in respect of the application must be lodged with or made in writing to The Area Manager : City Planning Department, Benoni Customer Care Centre at the above address or at Private Bag X 014, Benoni, 1500 within a period of 28 days from 1 May 2019.

Address of authorized agent:

Leon Bezuidenhout Town and Regional Planners cc, Represented by L A Bezuidenhout, Pr. Pln. (A/628/1990) B.TRP (UP), PO Box 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Cell: 072 926 1081; E-mail: weltown@absamail.co.za Ref: RZ 974/19

**KENNISGEWING 694 VAN 2019****KENNISGEWING IN TERME VAN ARTIKEL 56 (1) (b) (i) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986) SAAMGELEES MET DIE WET OP RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR, 2013 (WET 16 VAN 2013)****EKURHULENI DORPSBEPLANNINGSKEMA, 2014  
BENONI WYSIGING SKEMA B 0634**

Kennis word hiermee gegee in terme van Artikel 56 (1) (b) (i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986) saamgelees met die Wet Op Ruimtelike Beplanning en Grondgebruiksbestuur, 2013 (Wet 16 van 2013), dat Leon Bezuidenhout Stads- en Streeksbeplanners bk, synde die gemagtigde agent van die eienaar van Gedeelte 448 ('n gedeelte van Gedeelte 377) van die plaas Vlakfontein 30 IR, geleë ongeveer 200 meter noord van die kruising met Lennoxweg op Kirschnerweg, Benoni Noord Landbouhoewes, Benoni aansoek gedoen het by die Ekurhuleni Metropolitaanse Munisipaliteit (Benoni Kliëntesorgsentrum) vir die wysiging van die Ekurhuleni Dorpsbeplanningskema, 2014 deur die hersonering van bogenoemde eiendom vanaf 'Landbou' na 'Industrieel 2' vir 'kommersiële doeleindes (mini-stoorfasiliteite)' en aanverwante maar ondergeskikte kantoor.

Besonderhede van die aansoek sal beskikbaar wees vir inspeksie gedurende normale kantoorure by die kantoor van Die Area Bestuurder: Stadsbeplanningsdepartement, Benoni Kliëntesorgsentrum, Kamer 601, 6de Vloer, Benoni Burgersentrum, Tesourie Gebou, h/v Tom Jonesstraat en Elstonlaan, Benoni vir 'n tydperk van 28 dae vanaf 1 Mei 2019.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 1 Mei 2019 tot Die Area Bestuurder: Stadsbeplanningsdepartement, Benoni Kliëntesorgsentrum by bovermelde adres of Privaatsak X 014, Benoni, 1500, ingedien of gerig word.

Adres van gemagtigde agent:

Leon Bezuidenhout Town and Regional Planners cc, Verteenwoordig deur L A Bezuidenhout, Pr. Pln. (A/628/1990) B.S&S (UP), Posbus 13059, NORTHMEAD, 1511; Tel: (011)849-3898 (011)849-5295; Sel: 072 926 1081; E-pos: weltown@absamail.co.za; Verw: RZ 974/19

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**PROCLAMATION • PROKLAMASIE**

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**PROCLAMATION 42 OF 2019****CITY OF EKURHULENI METROPOLITAN MUNICIPALITY  
SPRINGS CUSTOMER CARE AREA****DECLARATION AS AN APPROVED TOWNSHIP**

In terms of section 103 of the Town-planning and Townships Ordinance, 1986 (Ordinance No 15 of 1986) read together with the relevant section of the Spatial Planning and Land Use Management Act, 16 of 2013, the City of Ekurhuleni Metropolitan Municipality, Springs Customer Care Area, hereby declares **DAGGAFONTEIN EXTENSION 8 TOWNSHIP** situated on Portion 194 (a portion of Portion 107) of the Farm Daggafontein Registration Division 125 I.R. to be an approved township, subject to the conditions set out in the Schedule hereto.

**SCHEDULE**

**STATEMENT OF CONDITIONS UNDER WHICH THE APPLICATION MADE BY RAINBOW BEACH TRADING 261 (PTY) LTD. (HEREINAFTER REFERRED TO AS THE APPLICANT) IN TERMS OF THE PROVISIONS OF PART C OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 194 (A PORTION OF PORTION 107) OF THE FARM DAGGAFONTEIN REGISTRATION DIVISION 125 I.R. GAUTENG, HAS BEEN GRANTED**

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

The name of the township shall be DAGGAFONTEIN EXTENSION 8.

**1.2 DESIGN**

The township shall consist of erven and street(s) as indicated on General Plan No 924/2013.

**1.3 ENDOWMENT**

No endowment is payable to Council for parks and public open spaces.

**1.4 ERVEN TO BE TRANSFERRED TO SECTION 21-COMPANY**

The following erf must be transferred to the Section 21-company (that was established in terms of Section 21 of the Companies Act, Act 61 of 1973, for the administration and maintenance of communal facilities and services in the township prior to the registration of any other erf or unit within the township:

- (a) Erf 635 Daggafontein Extension 7 (for access, access control and engineering services).
- (b) Erf 637 Daggafontein Extension 8 ("Private Open Space" – erf for a park).

**1.5 CONSTITUTION AND DUTIES OF THE SECTION 21-COMPANY**

- (a) The applicant shall at his own expense, prior to the registration of the first erf/unit in the township, properly and legally constitute a Section 21-company, incorporated in terms of Section 21 of the Companies Act (Act 61 of 1973).
- (b) The erf created for access and road purposes (Erf 635 Daggafontein Extension 7, (access erf) and the park erf (Erf 637 Daggafontein Extension 8) shall, prior to or simultaneously with the registration of the first erf or unit in the township, be transferred to the Section 21-company contemplated in sub-paragraph (a) above.
- (c) Each and every owner of an erf/unit in the township, except the park erf (Erf 637, Daggafontein Extension 8), shall become a member of the said Section 21-company upon registration of ownership or such erf/unit into his/her/its name.
- (d) The Section 21-company, contemplated in sub-paragraph (a) above, shall be responsible for the administration and maintenance of (Erf 635 Daggafontein Extension 7) (access erf) and the park erf (Erf 637 Daggafontein Extension 8) and other communal facilities and services for the township. Such administration and maintenance shall at all times be undertaken to the satisfaction of the Council.
- (e) The Applicant shall be responsible for the construction of the access road (on Erf 635 Daggafontein Extension 7) and the park on (Erf 637 Daggafontein Extension 8) and associated communal facilities and services infrastructure and the proper maintenance thereof, until such facilities and infrastructure have been legally transferred to and taken over by the said Section 21-company.
- (f) The said Section 21-company shall be legally entitled to levy and claim, from each and every member of the Section 21-company, the costs incurred in the execution of its duties / responsibilities – if necessary, by means of legal action.

**1.6 REMOVAL AND / OR REPLACEMENT OF MUNICIPAL OR ANY OTHER ENGINEERING OR COMMUNICATION SERVICES INFRASTRUCTURE**

Should it become necessary to move and / or replace any existing municipal or other engineering or communication services infrastructure as a result of the establishment of the township, it shall be done in liaison with the owner of such infrastructure and the cost thereof shall be borne by the Applicant.

**1.7 DEMOLITION OF BUILDINGS AND STRUCTURES**

When required by the Council to do so, the Applicant shall at his own expense cause to be demolished (to the satisfaction of the Council) all existing buildings and structures situated within building line reserves and side spaces or over common boundaries, or in a street reserve or servitude area, or dilapidated structures and structures for which building plans have not been approved.

**1.8 REMOVAL OF LITTER / RUBBLE**

The Applicant shall at his own expense have all litter / rubble within the township area removed to the satisfaction of the Council, when required to do so by the Council.

**1.9 COMPLIANCE WITH CONDITIONS IMPOSED BY THE GAUTENG DEPARTMENT OF AGRICULTURAL, CONSERVATION AND ENVIRONMENT (DGACE)**

The Applicant shall at his own expense comply with, or make satisfactory arrangements to ensure compliance with all the conditions imposed by DGACE, which has given conditional approval for the development of the township, as per their letter of authorization dated 4 September 2008 (ref. no. 002/07-08/N0803).

**1.10 COMPLIANCE WITH CONDITIONS IMPOSED BY ESKOM**

The Applicant shall at his own expense comply with, or make satisfactory arrangements to ensure compliance with all the conditions imposed by ESKOM, as per their letter dated 20 March 2008 (ref. no. {35260}35590).

**1.11 COMPLIANCE WITH CONDITIONS IMPOSED BY TRANSNET**

The Applicant shall at his own expense comply with, or make satisfactory arrangements to ensure compliance with all the conditions imposed by TRANSNET, as per their letter dated 11 April 2008 (ref. no. TFR/I/CR/TWN/DGP).

**1.12 SOIL CONDITIONS / GEOLOGICAL CONDITIONS**

- (a) Proposals for precautionary measures to overcome detrimental soil / geological conditions to the satisfaction of the Council and the National Home Builders Registration Council (NHBRC) shall be contained in all building plans submitted for approval and all buildings shall be erected in accordance with such precautionary measures to the satisfaction of the Council and the NHBRC.
- (b) The Applicant shall at his own expense, make arrangements with the Council in order to ensure that the recommendations as laid down in the geological report as complied with and, when required, engineering certificates for the foundations of the structures and engineering services are submitted.

**1.13 PRESENCE OF SLIMES DAMS IN THE VICINITY**

In accordance with conditions imposed by the Department of Minerals and Energy (in their letter dated 7 April 2009, ref. no. PWV/6/3/2/10232 X GP30/5/4/2/3877SU) prospective buyers of erven / units in the township shall be notified in writing, by the Applicant, that the presence of slimes dams in the vicinity of the township may cause inconvenience with regard to dust pollution.

**1.14 PEDESTRIAN ACCESS TO DAGGAFONTEIN COMMUTER RAILWAY STATION**

The applicant shall, at his own expense and in liaison with TRANSNET, make provision for pedestrian access along the south-western boundary of the township to the Daggafontein commuter railway station, for residents of the township.

**1.15 PROVISION FOR REFUSE REMOVAL WITHIN THE TOWNSHIP**

- (a) Provision must be made for either kerb-side refuse removal or proper refuse holding areas with access from the street must be provided, in a manner that does not detrimentally affect the movement of traffic along the street.
- (b) All streets/roadways along which refuse removal by the Council is required, must be designed in a manner that will allow easy manoeuvring of refuse removal vehicles, to the satisfaction of the Council and any overhanging cables or structures over such streets / roadways must be at least

4,5 (four comma five) metres high above the road surface level, to allow for refuse removal vehicles to pass underneath.

#### **1.16 PROVISIONS WITH REGARD TO THE CONTROL OF ACCESS TO THE TOWNSHIP**

Should access to the township be controlled, the following conditions shall be complied with:

- (a) Employees of the Council and the employees of contractors who render a service on the Council's behalf shall have access at all times to the township to render the necessary service.
- (b) Adequate sanitation / latrine facilities, as well as a safe, potable water supply, shall be provided at all access points for use by persons who control the access to the township.

#### **1.17 ACCEPTANCE AND DISPOSAL OF STORMWATER**

- (a) The Applicant shall ensure that the stormwater drainage of the township fits in with that of the existing and planned roads and Stormwater drainage infrastructure in the vicinity of the township and that all Stormwater running off or diverted from the township is received and disposed of in such infrastructure.
- (b) In accordance with the conditions from TRANSNET (in their letter dated 11 April 2008, ref. no. TFR/I/CR/TWN/DGP) the stormwater drainage system must be designed and constructed in such a manner that no Stormwater is discharged from the township onto the TRANSNET railway reserve.

#### **1.18 OBLIGATIONS OF APPLICANT WITH REGARD TO ENGINEERING SERVICES INFRASTRUCTURE**

The Applicant shall within such period as the Council may determine (or such period as determined in the engineering services agreement), fulfil his obligations in respect of the installation / construction of engineering service infrastructure (i.e. water, sewerage, electricity, roads and Stormwater drainage infrastructure) as per an engineering services agreement to be entered into between the Applicant and the Council. Such engineering services agreement may include payment of contributions, by the Applicant, towards bulk engineering services.

#### **1.19 PROVISION OF ENGINEERING DRAWINGS**

The applicant shall submit to the Council complete engineering drawings, for approval by the Council, prior to recommencement with the installation / construction of engineering services infrastructure.

#### **1.20 PROVISION OF AS-BUILT DRAWINGS AND CERTIFICATES BY PROFESSIONAL ENGINEER**

Upon completion of the installation / construction of engineering services infrastructure by the Applicant, the Applicant shall supply the Council with as-built drawings and certificates by a professional engineer, in which it is certified that such engineering services infrastructure has been completed and that the engineer accepts liability for such infrastructure.

#### **1.21 MAINTENANCE PERIOD AND GUARANTEE**

Unless stated otherwise in the engineering services agreement between the Applicant and the Council, a maintenance period of 12 (twelve) months commences from the date when the last of the engineering services infrastructure (i.e. water, sewerage, electricity and roads and Stormwater drainage infrastructure) installed / constructed by the Applicant has been completed and the as-built drawings and engineer's certificates have been submitted to the Council. The Applicant must furnish the Council with a maintenance guarantee, issued by a recognized financial institution, in respect of poor workmanship and/or materials, which guarantee must be for an amount that is equal to at least 5% of the contract cost for the installation / construction of such infrastructure.

#### **1.22 RESTRICTION REGARDING REGISTRATION OF ERVEN AND APPROVAL OF BUILDING PLANS**

No erf / unit in the township may be registered, nor will building plans be approved, before the Council has certified that the Applicant has complied with all his obligations and all conditions for establishment of the township, to the satisfaction of the Council.

### **2. DISPOSAL OF EXISTING CONDITIONS OF TITLE**

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

- 2.1 the following servitude which will not affect the township due to location:

A servitude to convey electricity over the property hereby transferred together with ancillary rights in favour of Electricity Supply Commission as will more fully appear from Notarial Deed K858/19 78 registered on 10<sup>th</sup> April 1078.

2.2 the following servitude which will not affect the township due to location:

"By virtue of notarial deed K2331/2013S dated 26.2.2013."

1. Servitude K858/1978S is hereby partially cancelled in so far as the servitude indicated by the line of AB as diagram Sg3164/2012.

The Surface Right permit A089/1959 will be cancelled.

2. A perpetual servitude subject to any existing servitude or other real rights to convey electricity across the property by means of 3 overhead powerlines is granted to Eskom.

As will more fully appear in the said Notarial Deed."

### 3. CONDITIONS OF TITLE

#### 3.1 GENERAL CONDITIONS OF TITLE LAID DOWN BY THE METROPOLITAN COUNCIL IN TERMS OF THE AND TOWNSHIPS PROVISIONS OF THE TOWN PLANNING ORDINANCE, 1986 (ORDINANCE 15 OF 1986) EKURHULENI

##### All Erven

(a) As this erf is situated in the vicinity of land which may be undermined and which may be liable to substance, settlement, shock and cracking due to past, present or future mining operations, the owner thereof accepts all liability for any damages thereto or any structure thereon which may result from such subsidence, settlement, shock or cracking.

#### 3.2 CONDITIONS AND SERVITUDES IN FAVOUR OF THE COUNCIL

##### (a) All erven are subject to the following conditions

- (i) The erf shall be subject to a servitude, 2m wide, for municipal services (water sewerage, electricity and Stormwater drainage) (hereinafter referred to as ("the services")), in favour of the Council, along any two boundaries, except a street boundary and, in the case of a panhandle erf, an additional servitude for municipal purposes, 2m wide, over the part of the erf indicated on the township engineering drawings, if and when required by the Council, provided that the Council may waive any such servitude.
- (ii) 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 2m thereof.
- (iii) The Council 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 Council shall be entitled to reasonable access to the said property for the aforesaid purpose, subject to the provision that the Council shall make good any damage caused during the laying, maintenance or removal of such services and other works.

##### (b) Erf 636 and 637

The erven are subject to a 3-metre-wide servitude for civil and electrical services in favour of the local authority as indicated on the General Plan.

#### 3.3 CONDITIONS AND SERVITUDES IN FAVOUR OF THIRD PARTIES TO BE REGISTERED / CREATED ON REGISTRATION ON RELEVANT ERVEN

##### (a) Erf 636

a. Every owner of this erf or of any subdivision thereof or of any interest therein or of any unit thereon as defined in the Sectional Title Act, shall automatically upon registration of the property into his name become a member of the Section 21-company (established in terms of the Companies Act, Act 61 of 1973, for the administration and maintenance of communal facilities and services in the Daggafontein X 8 Township) and be subject to its constitution until he ceases to be an owner, provided that the rules of the Section 21-company shall become binding upon the owner on the earlier of the date on which he occupies the property or the date on which it is registered in his name.



- b. Every owner of the erf or any subdivision thereof or of any interest therein or of any unit thereof as defined in the Section Titles Act, shall not be entitled to sell, donate, exchange or transfer the property or any subdivision thereof without the prior written consent of the Section 21-company, which consent the Section 21-company will be entitled to withhold unless: -
- (1) in the deed of sale, donation or exchange, the party to whom the property is transferred is informed of the existence of the Section 21-company and the transferee undertakes in the said deed of sale to become a member of the Section 21-company and to be bound by the rules and regulations of the Section 21-company.
  - (2) all amounts due by the owner to the Section 21-company have been paid to the it; and
  - (3) the owner is materially in compliance with the provisions of the articles of association of the Section 21-company.

**(b) All erven**

All erven / unit in the township, Daggafontein Extension 8 shall be entitled to a servitude for right-of-way over the entire area of Erf 635 Daggafontein Extension 7 (access erf).

**LOCAL AUTHORITY NOTICE**

**CITY OF EKURHULENI METROPOLITAN MUNICIPALITY  
SPRINGS CUSTOMER CARE AREA  
EKURHULENI AMENDMENT SCHEME S0131**

The City of Ekurhuleni Metropolitan Municipality hereby, in terms of the provisions of Section 125(1)(a) of the Town-Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) read together with Section 35 of the Spatial Planning and Land Use Management Act, 2013, declares that it has approved an amendment of the Ekurhuleni Town Planning Scheme, 2014, comprising the same land as included in the township of DAGGAFONTEIN EXTENSION 8.

The amendment scheme documents will lie for inspection during normal office hours at the offices of the Head of Department: City Planning, City of Ekurhuleni Metropolitan Municipality, and at the offices of the Area Manager: Springs Customer Care Area; as well as the at the Gauteng Provincial Government, Office of the Premier, Gauteng Planning Division.

This amendment scheme is known as Ekurhuleni Amendment Scheme S0131 and shall come into operation from date of publication of this notice.

Dr Imogen Mashazi, City Manager  
2nd Floor, Head Office Building,  
Cnr Cross & Roses Streets,  
Germiston

**PROCLAMATION 43 OF 2019****CITY OF EKURHULENI METROPOLITAN MUNICIPALITY  
SPRINGS CUSTOMER CARE AREA****DECLARATION AS AN APPROVED TOWNSHIP**

In terms of section 103 of the Town-planning and Townships Ordinance, 1986 (Ordinance No 15 of 1986) read together with the relevant section of the Spatial Planning and Land Use Management Act, 16 of 2013, the City of Ekurhuleni Metropolitan Municipality, Springs Customer Care Area, hereby declares **DAGGAFONTEIN EXTENSION 8 TOWNSHIP** situated on Portion 194 (a portion of Portion 107) of the Farm Daggafontein Registration Division 125 I.R. to be an approved township, subject to the conditions set out in the Schedule hereto.

**SCHEDULE**

**STATEMENT OF CONDITIONS UNDER WHICH THE APPLICATION MADE BY RAINBOW BEACH TRADING 261 (PTY) LTD. (HEREINAFTER REFERRED TO AS THE APPLICANT) IN TERMS OF THE PROVISIONS OF PART C OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 194 (A PORTION OF PORTION 107) OF THE FARM DAGGAFONTEIN REGISTRATION DIVISION 125 I.R. GAUTENG, HAS BEEN GRANTED**

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

The name of the township shall be DAGGAFONTEIN EXTENSION 8.

**1.2 DESIGN**

The township shall consist of erven and street(s) as indicated on General Plan No 924/2013.

**1.3 ENDOWMENT**

No endowment is payable to Council for parks and public open spaces.

**1.4 ERVEN TO BE TRANSFERRED TO SECTION 21-COMPANY**

The following erf must be transferred to the Section 21-company (that was established in terms of Section 21 of the Companies Act, Act 61 of 1973, for the administration and maintenance of communal facilities and services in the township prior to the registration of any other erf or unit within the township:

- (a) Erf 635 Daggafontein Extension 7 (for access, access control and engineering services).
- (b) Erf 637 Daggafontein Extension 8 ("Private Open Space" – erf for a park).

**1.5 CONSTITUTION AND DUTIES OF THE SECTION 21-COMPANY**

- (a) The applicant shall at his own expense, prior to the registration of the first erf/unit in the township, properly and legally constitute a Section 21-company, incorporated in terms of Section 21 of the Companies Act (Act 61 of 1973).
- (b) The erf created for access and road purposes (Erf 635 Daggafontein Extension 7, (access erf) and the park erf (Erf 637 Daggafontein Extension 8) shall, prior to or simultaneously with the registration of the first erf or unit in the township, be transferred to the Section 21-company contemplated in sub-paragraph (a) above.
- (c) Each and every owner of an erf/unit in the township, except the park erf (Erf 637, Daggafontein Extension 8), shall become a member of the said Section 21-company upon registration of ownership or such erf/unit into his/her/its name.
- (d) The Section 21-company, contemplated in sub-paragraph (a) above, shall be responsible for the administration and maintenance of (Erf 635 Daggafontein Extension 7) (access erf) and the park erf (Erf 637 Daggafontein Extension 8) and other communal facilities and services for the township. Such administration and maintenance shall at all times be undertaken to the satisfaction of the Council.
- (e) The Applicant shall be responsible for the construction of the access road (on Erf 635 Daggafontein Extension 7) and the park on (Erf 637 Daggafontein Extension 8) and associated communal facilities and services infrastructure and the proper maintenance thereof, until such facilities and infrastructure have been legally transferred to and taken over by the said Section 21-company.
- (f) The said Section 21-company shall be legally entitled to levy and claim, from each and every member of the Section 21-company, the costs incurred in the execution of its duties / responsibilities – if necessary, by means of legal action.

**1.6 REMOVAL AND / OR REPLACEMENT OF MUNICIPAL OR ANY OTHER ENGINEERING OR COMMUNICATION SERVICES INFRASTRUCTURE**

Should it become necessary to move and / or replace any existing municipal or other engineering or communication services infrastructure as a result of the establishment of the township, it shall be done in liaison with the owner of such infrastructure and the cost thereof shall be borne by the Applicant.

**1.7 DEMOLITION OF BUILDINGS AND STRUCTURES**

When required by the Council to do so, the Applicant shall at his own expense cause to be demolished (to the satisfaction of the Council) all existing buildings and structures situated within building line reserves and side spaces or over common boundaries, or in a street reserve or servitude area, or dilapidated structures and structures for which building plans have not been approved.

**1.8 REMOVAL OF LITTER / RUBBLE**

The Applicant shall at his own expense have all litter / rubble within the township area removed to the satisfaction of the Council, when required to do so by the Council.

**1.9 COMPLIANCE WITH CONDITIONS IMPOSED BY THE GAUTENG DEPARTMENT OF AGRICULTURAL, CONSERVATION AND ENVIRONMENT (DGACE)**

The Applicant shall at his own expense comply with, or make satisfactory arrangements to ensure compliance with all the conditions imposed by DGACE, which has given conditional approval for the development of the township, as per their letter of authorization dated 4 September 2008 (ref. no. 002/07-08/N0803).

**1.10 COMPLIANCE WITH CONDITIONS IMPOSED BY ESKOM**

The Applicant shall at his own expense comply with, or make satisfactory arrangements to ensure compliance with all the conditions imposed by ESKOM, as per their letter dated 20 March 2008 (ref. no. {35260}35590).

**1.11 COMPLIANCE WITH CONDITIONS IMPOSED BY TRANSNET**

The Applicant shall at his own expense comply with, or make satisfactory arrangements to ensure compliance with all the conditions imposed by TRANSNET, as per their letter dated 11 April 2008 (ref. no. TFR/I/CR/TWN/DGP).

**1.12 SOIL CONDITIONS / GEOLOGICAL CONDITIONS**

- (a) Proposals for precautionary measures to overcome detrimental soil / geological conditions to the satisfaction of the Council and the National Home Builders Registration Council (NHBRC) shall be contained in all building plans submitted for approval and all buildings shall be erected in accordance with such precautionary measures to the satisfaction of the Council and the NHBRC.
- (b) The Applicant shall at his own expense, make arrangements with the Council in order to ensure that the recommendations as laid down in the geological report as complied with and, when required, engineering certificates for the foundations of the structures and engineering services are submitted.

**1.13 PRESENCE OF SLIMES DAMS IN THE VICINITY**

In accordance with conditions imposed by the Department of Minerals and Energy (in their letter dated 7 April 2009, ref. no PWV/6/3/2/10232 X GP30/5/4/2/3877SU) prospective buyers of erven / units in the township shall be notified in writing, by the Applicant, that the presence of slimes dams in the vicinity of the township may cause inconvenience with regard to dust pollution.

**1.14 PEDESTRIAN ACCESS TO DAGGAFONTEIN COMMUTER RAILWAY STATION**

The applicant shall, at his own expense and in liaison with TRANSNET, make provision for pedestrian access along the south-western boundary of the township to the Daggafontein commuter railway station, for residents of the township.

**1.15 PROVISION FOR REFUSE REMOVAL WITHIN THE TOWNSHIP**

- (a) Provision must be made for either kerb-side refuse removal or proper refuse holding areas with access from the street must be provided, in a manner that does not detrimentally affect the movement of traffic along the street.
- (b) All streets/roadways along which refuse removal by the Council is required, must be designed in a manner that will allow easy manoeuvring of refuse removal vehicles, to the satisfaction of the Council and any overhanging cables or structures over such streets / roadways must be at least

4,5 (four comma five) metres high above the road surface level, to allow for refuse removal vehicles to pass underneath.

#### **1.16 PROVISIONS WITH REGARD TO THE CONTROL OF ACCESS TO THE TOWNSHIP**

Should access to the township be controlled, the following conditions shall be complied with:

- (a) Employees of the Council and the employees of contractors who render a service on the Council's behalf shall have access at all times to the township to render the necessary service.
- (b) Adequate sanitation / latrine facilities, as well as a safe, potable water supply, shall be provided at all access points for use by persons who control the access to the township.

#### **1.17 ACCEPTANCE AND DISPOSAL OF STORMWATER**

- (a) The Applicant shall ensure that the stormwater drainage of the township fits in with that of the existing and planned roads and Stormwater drainage infrastructure in the vicinity of the township and that all Stormwater running off or diverted from the township is received and disposed of in such infrastructure.
- (b) In accordance with the conditions from TRANSNET (in their letter dated 11 April 2008, ref. no. TFR/I/CR/TWN/DGP) the stormwater drainage system must be designed and constructed in such a manner that no Stormwater is discharged from the township onto the TRANSNET railway reserve.

#### **1.18 OBLIGATIONS OF APPLICANT WITH REGARD TO ENGINEERING SERVICES INFRASTRUCTURE**

The Applicant shall within such period as the Council may determine (or such period as determined in the engineering services agreement), fulfil his obligations in respect of the installation / construction of engineering service infrastructure (i.e. water, sewerage, electricity, roads and Stormwater drainage infrastructure) as per an engineering services agreement to be entered into between the Applicant and the Council. Such engineering services agreement may include payment of contributions, by the Applicant, towards bulk engineering services.

#### **1.19 PROVISION OF ENGINEERING DRAWINGS**

The applicant shall submit to the Council complete engineering drawings, for approval by the Council, prior to recommencement with the installation / construction of engineering services infrastructure.

#### **1.20 PROVISION OF AS-BUILT DRAWINGS AND CERTIFICATES BY PROFESSIONAL ENGINEER**

Upon completion of the installation / construction of engineering services infrastructure by the Applicant, the Applicant shall supply the Council with as-built drawings and certificates by a professional engineer, in which it is certified that such engineering services infrastructure has been completed and that the engineer accepts liability for such infrastructure.

#### **1.21 MAINTENANCE PERIOD AND GUARANTEE**

Unless stated otherwise in the engineering services agreement between the Applicant and the Council, a maintenance period of 12 (twelve) months commences from the date when the last of the engineering services infrastructure (i.e. water, sewerage, electricity and roads and Stormwater drainage infrastructure) installed / constructed by the Applicant has been completed and the as-built drawings and engineer's certificates have been submitted to the Council. The Applicant must furnish the Council with a maintenance guarantee, issued by a recognized financial institution, in respect of poor workmanship and/or materials, which guarantee must be for an amount that is equal to at least 5% of the contract cost for the installation / construction of such infrastructure.

#### **1.22 RESTRICTION REGARDING REGISTRATION OF ERVEN AND APPROVAL OF BUILDING PLANS**

No erf / unit in the township may be registered, nor will building plans be approved, before the Council has certified that the Applicant has complied with all his obligations and all conditions for establishment of the township, to the satisfaction of the Council.

### **2. DISPOSAL OF EXISTING CONDITIONS OF TITLE**

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

- 2.1 the following servitude which will not affect the township due to location:

A servitude to convey electricity over the property hereby transferred together with ancillary rights in favour of Electricity Supply Commission as will more fully appear from Notarial Deed K858/19 78 registered on 10<sup>th</sup> April 1978.

2.2 the following servitude which will not affect the township due to location:

"By virtue of notarial deed K2331/2013S dated 26.2.2013."

1. Servitude K858/1978S is hereby partially cancelled in so far as the servitude indicated by the line of AB as diagram Sg3164/2012.

The Surface Right permit A089/1959 will be cancelled.

2. A perpetual servitude subject to any existing servitude or other real rights to convey electricity across the property by means of 3 overhead powerlines is granted to Eskom.

As will more fully appear in the said Notarial Deed."

### 3. CONDITIONS OF TITLE

#### 3.1 GENERAL CONDITIONS OF TITLE LAID DOWN BY THE EKURHULENI METROPOLITAN COUNCIL IN TERMS OF THE PROVISIONS OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)

##### All Erven

(a) As this erf is situated in the vicinity of land which may be undermined and which may be liable to substance, settlement, shock and cracking due to past, present or future mining operations, the owner thereof accepts all liability for any damages thereto or any structure thereon which may result from such subsidence, settlement, shock or cracking.

### 3.2 CONDITIONS AND SERVITUDES IN FAVOUR OF THE COUNCIL

#### (a) All erven are subject to the following conditions

- (i) The erf shall be subject to a servitude, 2m wide, for municipal services (water sewerage, electricity and Stormwater drainage) (hereinafter referred to as ("the services"), in favour of the Council, along any two boundaries, except a street boundary and, in the case of a panhandle erf, an additional servitude for municipal purposes, 2m wide, over the part of the erf indicated on the township engineering drawings, if and when required by the Council, provided that the Council may waive any such servitude.
- (ii) 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 2m thereof.
- (iii) The Council 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 Council shall be entitled to reasonable access to the said property for the aforesaid purpose, subject to the provision that the Council shall make good any damage caused during the laying, maintenance or removal of such services and other works.

#### (b) Erf 636 and 637

The erven are subject to a 3-metre-wide servitude for civil and electrical services in favour of the local authority as indicated on the General Plan.

### 3.3 CONDITIONS AND SERVITUDES IN FAVOUR OF THIRD PARTIES TO BE REGISTERED / CREATED ON REGISTRATION ON RELEVANT ERVEN

#### (a) Erf 636

a. Every owner of this erf or of any subdivision thereof or of any interest therein or of any unit thereon as defined in the Sectional Title Act, shall automatically upon registration of the property into his name become a member of the Section 21-company (established in terms of the Companies Act, Act 61 of 1973, for the administration and maintenance of communal facilities and services in the Daggafontein X 8 Township) and be subject to its constitution until he ceases to be an owner, provided that the rules of the Section 21-company shall become binding upon the owner on the earlier of the date on which he occupies the property or the date on which it is registered in his name.

b. Every owner of the erf or any subdivision thereof or of any interest therein or of any unit thereof as defined in the Section Titles Act, shall not be entitled to sell, donate, exchange or transfer the property or any subdivision thereof without the prior written consent of the Section 21-company, which consent the Section 21-company will be entitled to withhold unless: -

- (1) in the deed of sale, donation or exchange, the party to whom the property is transferred is informed of the existence of the Section 21-company and the transferee undertakes in the said deed of sale to become a member of the Section 21-company and to be bound by the rules and regulations of the Section 21-company.
- (2) all amounts due by the owner to the Section 21-company have been paid to the it; and
- (3) the owner is materially in compliance with the provisions of the articles of association of the Section 21-company.

(b) **All erven**

All erven / unit in the township, Daggafontein Extension 8 shall be entitled to a servitude for right-of-way over the entire area of Erf 635 Daggafontein Extension 7 (access erf).

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#### LOCAL AUTHORITY NOTICE

##### CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPRINGS CUSTOMER CARE AREA EKURHULENI AMENDMENT SCHEME S0131

The City of Ekurhuleni Metropolitan Municipality hereby, in terms of the provisions of Section 125(1)(a) of the Town-Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) read together with Section 35 of the Spatial Planning and Land Use Management Act, 2013, declares that it has approved an amendment of the Ekurhuleni Town Planning Scheme, 2014, comprising the same land as included in the township of DAGGAFONTEIN EXTENSION 8.

The amendment scheme documents will lie for inspection during normal office hours at the offices of the Head of Department: City Planning, City of Ekurhuleni Metropolitan Municipality, and at the offices of the Area Manager: Springs Customer Care Area; as well as the at the Gauteng Provincial Government, Office of the Premier, Gauteng Planning Division.

This amendment scheme is known as Ekurhuleni Amendment Scheme S0131 and shall come into operation from date of publication of this notice.

Dr Imogen Mashazi, City Manager  
2nd Floor, Head Office Building,  
Cnr Cross & Roses Streets,  
Germiston

**PROCLAMATION 44 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****TSHWANE AMENDMENT SCHEME 3765T**

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 Metropolitan Municipality has approved an amendment scheme with regard to the land in the township of Montana Tuine Extension 54, being an amendment of the Tshwane Town-planning Scheme, 2008.

Map 3 and the scheme clauses of this amendment scheme are filed with the Department: Economic Development and Spatial Planning, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme 3765T.

(CPD 9/1/1/1-MTTx54 0442 (3765T))  
(CPD 9/2/4/2-3765T)

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

APRIL 2019  
(Notice 111/2019)

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY****DECLARATION OF MONTANA TUINE EXTENSION 54 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 Metropolitan Municipality hereby declares the township of Montana Tuine Extension 54 to be an approved township, subject to the conditions as set out in the Schedule hereto.

(CPD 9/1/1/1-MTTx54 0442 (3765T))  
(CPD 9/2/4/2-3765T)

**SCHEDULE**

CONDITIONS UNDER WHICH THE APPLICATION MADE BY ORANGE WEST PROPERTY DEVELOPMENTS PROPRIETARY LIMITED (REGISTRATION NO 2018/338776/07), IN TERMS OF THE PROVISIONS OF CHAPTER III: PART C OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE NO 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 143 (A PORTION OF PORTION 168) OF THE FARM HARTEBEESTFONTEIN 324JR, PROVINCE OF GAUTENG, HAS BEEN GRANTED

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

The name of the township shall be Montana Tuine Extension 54.

**1.2 DESIGN**

The township shall consist of erven and a street as indicated on General Plan SG No 3890/2015.

**1.3 DISPOSAL OF EXISTING CONDITIONS OF TITLE**

All erven shall be made subject to existing conditions and servitudes, including the following conditions that affect all erven in the township:

Conditions 1 and 2 in Deed of Transfer No T63653/2018:

- "1. Gedeelte B van die gemelde plaas Hartbeestfontein 324, Registrasie Afdeling JR., (waarvan die eiendom hiermee gehoude 'n gedeelte uitmaak) is onderhewig aan die volgende voorwaardes:

'het gedeelte hieronder gehouden is onderworpen aan een servituut ten gunste van de eigenaren van gedeelte gemerkt "E" zoals gehouden onder Verdelings Certificaat T15192/1919 geregistreerd op de 18de Desember 1919 om water te leiden door een voor voerende van de fontein naar de tans bestaande dam om het gedeelte hieronder gehouden en voor dit doen om een watervoor te maken van een punt tussen gemelde dam en fontein uit te voor en van daar en een noord-westelike richting naar de naaste redelike bereikbare plaats op de lyn van gedeelte "E";

De eigenaren van gedeelte "E" zullen gerechtigd zyn tot volle vrye en onderhonderde vlei van het water komende uit voorzegde fontein, die op de kaar vande gedeelte "B" gemerkt, is door zulk watervoor gedurende twee achtereenvolgende dagen uit elke 8 dagen van zy zullen gerechtigd zyn tot die nodige toegang langs de oevers van gemeld evoor voor het doel om dezelve te alle redelike tyden te maken, onderhouden, repareren en schoon te maken met het recht aan gen om de modige grond en klippen te nemen voor zulke reparatie en onderhoud en om het water naar hun eigendom te voeren. Zy zyllen echet verplicht zyn op hunne eigene kosten en rekening gezegde watervoor te onderhouden in een schoon en gezonde toestand en vry van schedelike onkruiden en zy zullen niet toelaten dat enige iets gedaan of nagelaten wordt die de moeglikheid geeft de gezegde dom te behandelen of te beschadigen en in het gebruik van hun rechten zullen zy behoorlik sorg dragen dat geen schade veroorzaakt wordt aan hekken, omheiningen, gebouwd en of landen van het gedeelte hierboven vermeld en zullen zy niet gerechtigd zyn om obstructies of veranderingen te maken op gezegde watervoor:

Ingeval enige veranderingen of verbeteringen gemaakt worden voor versterking, behoud of vergroting doet, zal hy de andere eigenaren een maand vooruit kennis geven en zulke lastgenoemde eigenaren kunnen dan besluiten of zy hun deel willen doen, of slechts de dan bestaande water gebruiken in welke geval de eigenaar die de verbeteringen aanbrengt, gerechtigd sal zyn tot alle verdere water door hem also veroorzaakt.

De ander eigenaren hetzy van gedeelte "E" of van het gedeelte hieronder gehouden, kunnen echter delen in zulke vermeerderde water zodra zy hun deel van de onkosten betalen.

Ingeval er geen water ind e fontein is en een der eigenaren opent de fontein verder totdat hy water krygt, zal hy gerechtigd zyn ertoe tot de eerste daarop volgende regen."

2. Kragtens Notariele Akte 462/1943S geregistreer op 25 Augustus 1943, is die servituut hierin met betrekking tot waterregte, gewysig en die regte en verpligtinge verbonde aan Gedeelte "E" is nou verbonde aan Gedeelte 12 ('n gedeelte van gedeelte E) van gemelde plaas HARTBEESTFONTEIN, alleenlik behou onder Akte van Transport T24560/1942 gedateer 7 October 1942 soos meer ten volle sal blyk as na die gemelde Notariele Akte verwys word."

#### 1.4 ENDOWMENT

Payable to the City of Tshwane Metropolitan Municipality.

The township owner shall pay endowment for an area of **275m<sup>2</sup>** in terms of Regulation 44(1) of the Town-planning and Townships Regulations to the Municipality. The amount for this area shall be used by the Municipality for the acquisition of land for park and/or open space purposes.

The said endowment amount shall be payable in accordance with the provisions of Section 81 of the town-planning and Townships Ordinance, 1986 (Ordinance 15 of 1986).

#### 1.5 RECEIVING AND DISPOSAL OF STORM-WATER

The township owner shall arrange the storm-water drainage of the township in such a way as to fit in with that of adjacent roads and he shall receive and dispose of the storm-water running off or being diverted from the road.



**1.6 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.

**1.7 DEMOLITION OF BUILDINGS AND STRUCTURES**

When required by the City of Tshwane Metropolitan Municipality to do so, the township owner shall at his own expense cause to be demolished to the satisfaction of the Municipality all existing buildings and structures situated within building line reserves and side spaces or over common boundaries, or dilapidated structures.

**1.8 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 Metropolitan Municipality, when required to do so by the Municipality.

**1.9 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.

**1.10 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.

**1.11 COMPLIANCE WITH CONDITIONS IMPOSED BY GDARD**

The township owner shall at his own expense comply with all the conditions imposed by the Gauteng Department of Agriculture and Rural Development, 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.

**1.12 NATIONAL HERITAGE RESOURCE ACT**

The township owner shall at his own expense comply with the provisions of the National Heritage Resource Act, 25 of 1999.

**1.13 CONSOLIDATION OF ERVEN**

The township owner shall, at its own costs, after proclamation of the township but prior to development of any erf in the township, consolidate Erven 1763 and 1764 into Erf 1765 to the satisfaction of the Municipality. The Municipality hereby grants its consent for the consolidation in terms of section 92(1)(b) of the Ordinance 15 of 1986, which consolidation shall come into operation on proclamation of the township and registered after issue of a Section 82 Certificate by the City of Tshwane.

**2. RESTRICTIONS ON THE TRANSFER AND REGISTRATION OF ERVEN/LAND**

In terms of section 82(1) of the Town-planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), no Erf or Erven in the township may be transferred, until the City of Tshwane Municipality has certified that the township owner has complied with his obligations as contained in section 82 and the conditions of establishment have been complied with.

In terms of section 98(2) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) as a condition of approval of township establishment, the registration of a Certificate of Registered Title, the opening of a Sectional Title Scheme or registration or transfer of a sectional title unit, resulting from the approval of this township may be not be performed unless the Local Authority certifies that all the requirements and conditions for the registration thereof, have been complied with read with section 53 of the Spatial Planning and Land Use Management Act, 16 of 2013 where applicable.

### 3. CONDITIONS OF REGISTERED TITLE

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

#### 3.1 ALL ERVEN

- 3.1.1 The erf shall be subject to a servitude, 2 m wide, for municipal services (water, sewer, electricity and stormwater) (hereinafter referred to as "the services"), in favour of the Municipality, 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 Municipality: Provided that the Municipality may waive any such servitude.
- 3.1.2 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 2m from thereof.
- 3.1.3 The City of Tshwane Metropolitan 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 City of Tshwane Metropolitan Municipality shall be entitled to reasonable access to the said property for the aforesaid purpose, subject to the provision that the City of Tshwane Metropolitan Municipality shall make good any damage caused during the laying, maintenance or removal of such services and other works.

## PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS

### PROVINCIAL NOTICE 390 OF 2019

#### CITY OF TSHWANE METROPOLITAN MUNICIPALITY

#### **NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 AND A REMOVAL OF RESTRICTIVE CONDITIONS IN THE TITLE DEED IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 AND PERMISSON IN TERMS OF CLAUSE 15 OF THE TSHWANE TOWN PLANNING SCHEME**

I, Hugo Erasmus from the firm Hugo Erasmus Property Development, being the applicant of Erf 397 and 398, Laudium 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:

- 1) The amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of section 16(1) of the City of Tshwane Land Use Management By-law, 2016 of the properties as described above. The properties are situated at 168 Sixth Avenue and 235 Pearl Street, Laudium. The rezoning will be from "Residential 1" to "Business 3". The intension of the applicant in this matter is to develop a Shopping Centre, that provides a service to the community and;
- 2) The removal of restrictive conditions in the title deed in terms of section 16(2) of the City of Tshwane Land Use Management By-law, 2016 of the property as described above. The properties are situated at 168 Sixth Avenue and 235 Pearl Street, Laudium. The application is for the removal of restrictive conditions B (b)(i) and B(b)(ii), B(c), C(a) and C(c) in title deed T 25706/1979 on Erf 397, Laudium and B (b)(i) and B(b)(ii), B(c), C(a) and C(c) in title deed T 10974/1982 on Erf 398, Laudium. The intension of the applicant in this matter is to clear the title deed from any restrictive condition that are already regulated, to enable the establishment of the Shopping Centre.
- 3) Permission in terms of Clause 15 of the Tshwane Town Planning Scheme read with Section 16(3) of the City of Tshwane Town Planning Scheme to reduce the parking ratio on retail industry from 6 parking bays per 100 square meters to 3 parking bays per 100 square meters. The intension of the applicant is to reduce the parking ratio that is very high in an area where the vehicle ownership is very low.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: Department City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 24 April 2019 until 22 May 2019.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Beeld and Pretoria News newspaper.

Address of Municipal offices: The Strategic Executive Director, Room F8, Department of City Planning, Division City Planning, Tshwane Metropolitan Municipality, Southern Region (Centurion) C/O Basden and Rabie Street, Lyttelton Agricultural Holdings. Closing date for any objections and/or comments: 22 May 2019.

Address of applicant: P O Box 7441, Centurion, 0046 and Office: 4 Konglomoraat Avenue, Zwartkop x8, Centurion Tel: 082 456 87 44 and (012) 643-0006 and Email: hugoerasmus@midrand-estates.co.za

Date on which notice will be published: 24 April 2019 and 1 May 2019

Reference: (Item no: 28 934 and 28 936 and 28 933)

**PROVINSIALE KENNISGEWING 390 VAN 2019****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VIR HERSONERING AANSOEK IN TERME VAN ARTIKEL 16(1) VAN DIE  
STAD VAN TSHWANE GRONDGEBRUIK BESTUUR BY-WET, 2016 EN DIE OPHEFFING VAN  
BEPERKENDE VOORWAARDES IN DIE TITEL AKTE IN TERME VAN ARTIKEL 16(2) VAN  
DIE STAD VAN TSHWANE GRONDGEBRUIK BESTUUR BY-WET, 2016 EN TOESTEMMING  
VIR VERLAGING VAN PARKEERRATIO IN TERME VAN KLOUSULE 15 VAN DIE TSHWANE  
DORPBEPLANNINGSKEMA**

Ek, Hugo Erasmus van die firma Hugo Erasmus Property Development, die applikant van Erf 397 en 398, Laudium, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad van Tshwane Grondgebruik Bestuur By -Wet, 2016, dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir:

- 1) Die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Gewysig 2014), met 'n hersonering in terme van Artikel 16(1) van die Stad van Tshwane Grondgebruik Bestuur By -Wet, 2016, op die eiendom soos bo aangetoon. Die eiendomme is gelee te Sisdelaan 168 en Pearl Straat 235, Laudium. Die hersonering is vanaf "Residensieel 1" na "Spesiaal vir Besigheid 3". Die applikant beoog om 'n Winkelsentrum te open om 'n diens aan die gemeenskap te lewer.
- 2) Die opheffing van beperkende voorwaardes in die titel akte in terme van Artikel 16(2) van die Stad van Tshwane Grondgebruik Bestuur By -Wet, 2016, op die eiendomme soos bo aangetoon. Die eiendomme is gelee te Sisdelaan 168 en Pearl Straat 235, Laudium. Die aansoek is vir die opheffing van beperkende voorwaardes B (b)(i) en B(b)(ii), B(c), C(a) en C(c) in titel akte T 25706/1979 op Erf 397, Laudium en B (b)(i) en B(b)(ii), B(c), C(a) en C(c) in titel akte T 10974/1982 op Erf 398, Laudium. Die applikant beoog om 'n Winkelsentrum te open om 'n diens aan die gemeenskap te lewer en die beperkende voorwaardes wat reeds gereguleer word, moet verwyder word ten einde die doelwit te bereik.
- 3) Die aansoek om Toestemming in terme van Klousule 15 van Tshwane Dorpsbeplanningskema saam gelees met Artikel 16(3) van die Stad van Tshwane Grondgebruik Bestuur By -Wet, 2016 om die parkeerratio te verlaag vanaf 6 parkering per 100 vierkante meter na 3 per 100 vierkante meter, op die eiendomme soos bo aangetoon. Die applikant beoog om 'n Winkelsentrum te open om 'n diens aan die gemeenskap te lewer maar die parkeerratio is te hoog in 'n gebied waar die karbesit baie laag is.

Enige beswaar of kommentaar, insluitend die gronde vir die beswaar of kommentaar met volle kontak inligting, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of instansie wat die beswaar of kommentaar ingedien het, moet skriftelik ingedien word, by die Strategiese Uitvoerende Direkteur: Departement Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of aan [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) gestuur word vanaf 24 April 2019 tot 22 Mei 2019.

Alle verbandhoudende dokumente sal tydens normale kantoorure vir besigtiging beskikbaar wees by die kantoor van die plaaslike bestuur soos onder uiteengesit, vir 'n periode van 28 dae vanaf die eerste publikasie in die Provinsiale Koerant / Beeld en Pretoria News Koerant.

Adres van Munisipale Kantore: Die Strategiese Uitvoerende Direkteur: Departement Stadsbeplanning en Ontwikkeling, Kantoor F8, Tshwane Metropolitaanse Munisipaliteit, Hoek van Basden en Rabiestraat, Lyttelton Landbouhoewes. Sluitingsdatum vir besware en kommentare is: 22 Mei

2019. Adres van die applikant: Posbus 7441, Centurion, 0046 en Kantoor: Konglomoraatlaan 4, Zwartkop x8, Centurion Tel: 082 456 87 44 en (012) 643-0006 en [epos:hugoerasmus@midrand-estates.co.za](mailto:epos:hugoerasmus@midrand-estates.co.za)

Datums vir publikasie van kennisgewing: 24 April 2019 en 1 Mei 2019.

Verwysing: (Item no: 28934 en 28936 en 28933)

**PROVINCIAL NOTICE 395 OF 2019****Mogale City Local Municipality**

Notice of Application for the Amendment of the Krugersdorp Town Planning Scheme, 1980, in terms of Section 45(2)(A) of the Mogale City Local Municipality Land Use Management By-Law, 2018. Amendment Scheme Number: 1862

We, Hunter Theron Inc., being the authorised agent of the owner of Erven 758-761 Krugersdorp, hereby give notice in Terms of Section 45(2)(A) of the Mogale City Local Municipality Land Use Management By-Law 2018, that we have applied to the Mogale City Local Municipality on 24 April 2019, for the amend of the Krugersdorp Town Planning Scheme, 1980, by the rezoning of the property describe above, situated next and adjacent to Adolf Schneider Drive and the R24 /Paardekraal Drive, in the Krugersdorp Township, from "Residential 1" to "Residential 4", subject to conditions.

Particulars of the application is open to inspection during the normal Office Hours at the Office of the Municipal Manager, First Floor, Furniture City Building, Corner of Human Street and Monument Street, Krugersdorp, for a period of 28 (Twenty-Eight) Days from 24 April 2018. Objections or Representations in respect of the application must be lodged with or made in writing and in duplicate to both the Applicant and the Municipal Manager at the above Address or per P.O. Box 94, Krugersdorp, 1740, within a period of 28 (Twenty-Eight) days from 24 April 2019. Address of Applicant: Hunter Theron Inc.; P.O. Box 489, Florida Hills, 1716; Tel: (011) 472-1613; Fax: (011) 472-3454; Email: [eddie@huntertheron.co.za](mailto:eddie@huntertheron.co.za)

**PROVINCIAL NOTICE 407 OF 2019**

**NOTICE IN TERMS OF SECTION 16(1)(f) FOR THE REMOVAL OF A RESTRICTIVE CONDITION IN THE TITLE DEED IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

We, TN Town Planning and General Services Pty Ltd, the authorised agent of the owner of Erf 386 Proclamation Hill, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the removal of Conditions (g), (h) and (i) of Title deed T 143938 06 in terms of section 16(2) of the City of Tshwane Land Use Management By-law, 2016 of the property described above, which property is situated at number 214, Radium Street, Proclamation Hill. The intention of the applicant in this matter is to remove the above-mentioned condition in order to permit the property to be utilised for purposes of a guesthouse with more than one building.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Group Head: Economic Development and Spatial Planning, P.O. Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from 24 April 2019 until 22 May 2019. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and The Star Newspapers. Address of Municipal offices: LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Closing date for any objections and/or comments: 22 May 2019. Address of applicant: Post Suite No:08, Private Bag X6 Karenpark, 0118.Tel no: 012 753 3159, Email: [info@tnservices.co.za](mailto:info@tnservices.co.za). Dates of notice publication: 24 April 2019 and 01 May 2019. Reference: CPD/0536/1317 (Item no: 29484)

**PROVINSIALE KENNISGEWING 407 VAN 2019**

KENNISGEWING IN VERBAND MET DIE AANSOEK VIR OPHEFFING VAN BEPERTE VOORWAARDES IN DIE AKTE VAN TRANSPORT IN TERME VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUUR BYWET, 2016

Ons, TN Town Planning and General Services Pty Ltd, die gemagtigde agent van die eienaar van Erf 386 Proclamation Hill, gee hiermee ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grondgebruiksbestuur Bywet, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die opheffing van Voorwaardes (g), (h) and (i) van Titelakte T 143938 06, in terme van artikel 16(2) van die Stad Tshwane Grondgebruiksbestuursverordening, 2016, van die eiendom hierbo beskryf, welke eiendom geleë is nommer 214, Radium Straat, Proclamation Hill. Die voorneme van die aansoeker in hierdie aangeleentheid is om bogenoemde voorwaarde te verwyder om toe te laat dat die eiendom aangewend word vir doeleindes van 'n gastehuis met meer as een gebou.

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir die beswaar(e) en/of kommentaar(e) met volle kontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of entiteit wat die beswaar(e) en/of kommentaar(e) loods nie, sal gerig of skriftelik geloods word aan: die Groepshoof, Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of aan CityP\_Registration@tshwane.gov.za vanaf 24 April 2019 tot 22 Mei 2019. Volledige besonderhede en planne (indien enige) mag gedurende gewone kantoorure geïnspekteer word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae van die datum van die eerste plasing van die kennisgewing in die Provinsiale Gazette, Beeld and The Star Koerante. Die adres van die Munisipale kantore: LG004, Isivuno House, Lilian Ngoyistraat, Pretoria. Sluitingsdatum vir enige besware en/of kommentaar: 22 Mei 2019. Adres van applikant: Post Suite Nommer 08, Privaatsak X6 Karenpark, 0118. Telefoon: 012 753 3159, E-pos: info@tnservices.co.za. Datum van publikasie van kennisgewing: 24 April 2019 and 01 Mei 2019. Verwysing: CPD/0536/1317 (Item no: 29484).

24-1

**PROVINCIAL NOTICE 418 OF 2019**

NOTICE IN TERMS OF SECTION 16(1)(f) FOR THE REMOVAL OF A RESTRICTIVE CONDITION IN THE TITLE DEED IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

We, TN Town Planning and General Services Pty Ltd, the authorised agent of the owner of Erf 309 Monument Park, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the removal of Conditions 2 (b), (h), (j) and (k) of Title deed T 41327/97 in terms of section 16(2) of the City of Tshwane Land Use Management By-law, 2016 of the property described above, which property is situated at number 76 Gemsbok Avenue, Monument Park. The main intention of the applicant in this matter is to remove the above-mentioned conditions in order to allow erection of buildings on the erf to be located less than 6.10 metres from the boundary thereof abutting on a street.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to the Group Head: Economic Development and Spatial Planning, P.O. Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 24 April 2019 until 22 May 2019. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette/The Star and Beeld Newspapers. Address of Municipal offices: Centurion Municipal Offices, Room E10, Corner of Basden- and Rabie Streets, Centurion. Closing date for any objections and/or comments: 22 May 2019.

Address of applicant: Post Suite Number 08, Private Bag X6 Karenpark, 0118. Tel no: 012 753 3159, Email: info@tnservices.co.za. Dates of notice publication: 24 April 2019 and 01 May 2019. Reference: CPD/0444/00309 (Item No. 29986)

24-01

**PROVINSIALE KENNISGEWING 418 VAN 2019**

KENNISGEWING IN VERBAND MET DIE AANSOEK VIR OPHEFFING VAN BEPERTE VOORWAARDES IN DIE AKTE VAN TRANSPORT IN TERME VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUUR BYWET, 2016

Ons, TN Town Planning and General Services Pty Ltd, die gemagtigde agent van die eienaar van Erf 309 Monument Park, gee hiermee ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grondgebruiksbestuur Bywet, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die opheffing van Voorwaarde 2 (b), (h), (j) and (k) van Titellakte T 41327/97, in terme van artikel 16(2) van die Stad Tshwane Grondgebruiksbestuursverordening, 2016, van die eiendom hierbo beskryf, welke eiendom geleë is nommer 76 Gemsbok Laan, Monument Park. Die hoof bedoeling van die aansoeker in hierdie aangeleentheid is om bogenoemde voorwaarde te verwyder ten einde toe te laat dat oprigting van geboue op die erf om minder as 6.10 meter vanaf die grens daarvan aanliggend aan 'n straat geleë te wees.

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir die beswaar(e) en/of kommentaar(e) met volle kontak besonderhede, waaronder die Munisipaliteit nie kan korrespondeer met die persoon of entiteit wat die beswaar(e) en/of kommentaar(e) loods nie, sal gerig of skriftelik geloods word aan: die Groepshoof, Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of aan [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 24 April 2019 tot 22 Mei 2019. Volledige besonderhede en planne (indien enige) mag gedurende gewone kantoorure geïnspekteer word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae van die datum van die eerste plasing van die kennisgewing in die Provinsiale Gazette/ Die Star en Beeld Koerante. Die adres van die Munisipale kantore: Centurion Munisipale kantore, Kamer E10, Hoek van Basden- and Rabiestrate, Centurion. Sluitingsdatum vir enige besware en/of kommentaar: 22 Mei 2019.

Adres van aplikant: Post Suite Nommer 08, Privaatsak X6 Karenpark, 0118. Telefoon: 012 753 3159, E-pos: [info@tnservices.co.za](mailto:info@tnservices.co.za). Datum van publikasie van kennisgewing: 24 April 2019 and 01 Mei 2019. Verwysing: CPD/0444/00309 (Item No. 29986)

24-01

**PROVINCIAL NOTICE 423 OF 2019****NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 37(1) OF THE RAND WEST CITY LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2017**

I, Dean Charles Gibb, being the applicant of Portion 2 of Holding 23 Tenacre AH hereby give notice in terms of section 37(2)(a) of the Rand West City Local Municipality Spatial Planning and Land Use Management By-law, 2017, that I have applied to the Rand West City Local Municipality for the amendment of the Randfontein Town Planning Scheme, 1988, by the rezoning in terms of Section 37(1) of the of the Rand West City Local Municipality Spatial Planning and Land Use Management By-law, 2017 of the property as described above. The property is situated at No. 23b Main Road, Tenacre AH, Randfontein, 1764. The rezoning is from "Agricultural" to "Special" to allow agricultural and business purposes, shops including a liquor store. The intension of the applicant in this matter is to: Obtain land use rights for shops not exceeding 3000m<sup>2</sup>. Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to the Executive Manager Economic Development and Planning, PO Box 218, Randfontein, 1760 or [vusi.hadebe@randwestcity.gov.za](mailto:vusi.hadebe@randwestcity.gov.za) from 01 May 2019, until 29 May 2019. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of publication of the notice in the Provincial Gazette / Citizen newspaper. Address of Municipal offices: Library Building, corner of Sutherland Avenue & Stubbs Street, Randfontein, office of the Executive Manager Economic Development and Planning, 1st Floor, Room No. 1. Address of applicant: 2 Ferreira Street, Discovery 1709. Phone: 0116721300 E-mail: [deangibb@macropolis.co.za](mailto:deangibb@macropolis.co.za)

**PROVINCIAL NOTICE 424 OF 2019**

NOTICE OF CONSENT USE IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWN-PLANNING SCHEME, 2008 (REVISED 2014) READ WITH SECTION 16(3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

We, TN Town Planning and General Services Pty Ltd, being the applicant of Erf 1769 Refilwe Extension 1 hereby gives notice in terms of Clause 16 of the Tshwane Town-Planning Scheme, 2008 (Revised 2014) read with Section 16(3) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Municipality for the Consent use in terms of Clause 16 of the Tshwane Town-Planning Scheme, 2008 (Revised 2014). The application is for Consent for a place of public worship. The property is situated at Number 2941 Ithuta Street, Refilwe Extension 1. The intention of the applicant in this matter is to utilise the property for a church. Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Group Head: Economic Development and Spatial Planning, P.O. Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 01 May 2019 until 29 May 2019. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette. Address of Municipal offices: LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Closing date for any objections and/or comments: 29 May 2019. Address of applicant: Post Suite No:08, Private Bag X6 Karenpark, 0118. Tel no: 012 753 3159, Email: info@tnservices.co.za. Dates of notice publication: 01 May 2019. Reference: CPD/651/1769X1 (Item no 30091)

**PROVINSIALE KENNISGEWING 424 VAN 2019**

KENNISGEWING VIR TOESTEMMINGSGEBRUIK AANSOEK IN TERME VAN KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIEN 2014) SAAMGELEES MET ARTIKELS 16(3) VAN DIE TSHWANE GRONDGEBRUIKBESTUURS BYWET, 2016

Ons, TN Town Planning and General Services Pty Ltd, synde die aansoeker van Erf 1769 Refilwe Extension 1, gee hiermee ingevolge Klousule 16 van die Tshwane-Dorpsbeplanningskema, 2008 (Hersien 2014) saamgelees met Artikels 16(3) van die Tshwane Grondgebruikbestuursbywet, 2016 kennis dat ek by Tshwane Munisipaliteit aansoek gedoen ingevolge Klousule 16 van die Tshwane-Dorpsbeplanningskema, 2008 (Hersien 2014). Die aansoek vir toestemming is 'n plek van openbare aanbidding. Die eiendom is geleë by nommer 2941 Ithuta Straat, Refilwe Uitbreiding 1. Die intensie van die applikant is om die eiendom te gebruik vir doeleindes van 'n kerk. Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir die beswaar(e) en/of kommentaar(e) met vollekontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of entiteit wat die beswaar(e) en/of kommentaar(e) loods nie, sal gerig of skriftelik geloods word aan: die Groepshoof, Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of aan CityP\_Registration@tshwane.gov.za vanaf 01 Mei 2019 tot 29 Mei 2019. Volledige besonderhede en planne (indien enige) mag gedurende gewone kantoorure geïnspekteer word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae van die datum van die eerste plasing van die kennisgewing in die Provinsiale Gazette. Die adres van die Munisipale kantore: LG004, Isivuno House, Lilian Ngoyistraat, Pretoria. Sluitingsdatum vir enige besware en/of kommentaar: 29 Mei 2019. Adres van applikant: Post Suite Nommer 08, Privaatsak X6 Karenpark, 0118. Telefoon: 012 753 3159, E-pos: info@tnservices.co.za. Datum van publikasie van kennisgewing: 01 Mei 2019. Verwysing: CPD/651/1769X1 (Item no 30091)



**PROVINCIAL NOTICE 425 OF 2019****NOTICE IN TERMS OF SECTION 38(2) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018 READ WITH SECTION 56(1)(b) OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1986, (ORDINANCE 15 OF 1986) FOR THE AMENDMENT OF THE VEREENIGING TOWN PLANNING SCHEME, 1992, IN RESPECT OF ERF 528 BEDWORTH PARK.**

I, Mr. C.F. de Jager of Pace Plan Consultants, being the authorized agent of the owner of Erf 528 Bedworthpark, situated on 25 Helios Avenue, Bedworthpark, Vereeniging, hereby give notice in terms of Section 38(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, read with Section 56(1)(b) of the Town-Planning and Townships Ordinance (15 of 1986) that I have applied to the Emfuleni Local Municipality for the amendment of the Vereeniging Town Planning Scheme, 1992, in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, read with Section 56 of the Town-Planning and Townships Ordinance (15 of 1986) with the rezoning of Erf 528 Bedworthpark from "Residential 1" to "Residential 4" for student housing only with building lines of 2 metres from the rear boundary and 0 metres on all other boundaries.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Strategic Manager: Land Use Management, First floor, Old Trust Bank Building, corner of President Kruger Street and Eric Louw Street, Vanderbijlpark, for 28 days from 1 May 2019.

Any person, who wishes to object to the application or submit representations in respect thereof, must lodge the same in writing to the Municipal Manager at the named address or to PO Box 3, Vanderbijlpark, 1900, or fax to 0169505533 within 28 days from 1 May 2019.

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: DATE OF FIRST PUBLICATION: 1 MAY 2019

**PROVINSIALE KENNISGEWING 425 VAN 2019****KENNISGEWING INGEVOLGE ARTIKEL 38(2) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, SAAM GELEES MET ARTIKEL 56(1)(b) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE (ORDONNANSIE 15 VAN 1986) VIR DIE WYSIGING VAN DIE VEREENIGING DORPSBEPLANNINGSKEMA, 1992, TEN OPSIGTE VAN ERF 528 BEDWORTH PARK.**

Ek, Mnr. C.F. de Jager van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van Erf 528 Bedworthpark, geleë te 25 Helioslaan, Bedworthpark, Vereeniging, gee hiermee ingevolge Artikel 38(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, saam gelees met Artikel 56(1)(b) van die Ordonnansie op Dorpsbeplanning en Dorpe (15 van 1986), kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het vir die wysiging van die Vereeniging Dorpsbeplanningskema, 1992, ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, saam gelees met Artikel 56 van die Ordonnansie op Dorpsbeplanning en Dorpe (15 van 1986) deur die hersonering van Erf 528 Bedworthpark vanaf "Residensieel 1" na "Residensieel 4" slegs vir studente behuising met boulyne van 2 meter vanaf die agterste grens en 0 meter op alle ander grense.

Besonderhede van die aansoek sal ter insae lê gedurende normale kantoorure by die kantoor van die Strategiese Bestuurder: Grondgebruiksbestuur, Eerste vloer, Ou Trust Bank Gebou, hoek van President Krugerstraat en Eric Louwstraat, Vanderbijlpark, vir 'n tydperk van 28 dae vanaf 1 Mei 2019.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 1 Mei 2019 skriftelik by die Munisipale Bestuurder by bogemelde adres of by Posbus 3, Vanderbijlpark, 1900, ingedien of gerig word of gefaks word na 0169505533.

Agent adres: Pace Plan Consultants, 70A Chopinstraat, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: DATUM VAN EERSTE PUBLIKASIE: 1 MEI 2019

## LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS

### LOCAL AUTHORITY NOTICE 837 OF 2019

#### NOTICE IN TERMS OF SECTION 56(1)(B)(II) OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986, READ WITH SECTION 2(2) AND RELEVANT PROVISIONS OF THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 2013 (ACT NO. 16 OF 2013) EKURHULENI METROPOLITAN MUNICIPALITY

I, Sagren Govender of Valplan, being the authorised agent of the owner hereby give notice that in terms of section 56(1)(b)(ii) of the Town-planning and Townships Ordinance, 1986, read with section 2(2) and relevant provisions of the Spatial Planning and Land Use Management Act, 2013 (Act No. 16 of 2013) that I have applied to the Kempton Park Customer Care Center of the Ekurhuleni Metropolitan Municipality for the amendment of the Ekurhuleni Town Planning Scheme, 2014 by rezoning erven **3/2759, 2/2758, R/1/2758, R/2759 and R/1/2759 Kempton Park** which is situated on the corner of Willow, Langenhoven and Albatross Roads in Kempton Park "Business 3" to "Business 3".

All relevant documents relating to the application will lie for inspection during normal office hours at the office of the City Planning Department, 5<sup>th</sup> floor, Room A505/8, Main Building, Kempton Park Civic Centre, cnr CR Swart and Pretoria Roads, Kempton Park for a period of 28 days from 24 April 2019.

Any person who wishes to object to the application or submit representations in respect thereof must lodge the same in writing with the said authorised local authority at its address and room number specified above within a period of 28 days from 24 April 2019. *Name and address of authorised agent: S Govender, Postnet Suite 208, Private Bag X9924, Sandton, 2146. Cell 082 415 3894. **Date of first publication: 24 April 2019.***

24-1

### PLAASLIKE OWERHEID KENNISGEWING 837 VAN 2019

#### KENNISGEWING INGEVOLGE ARTIKEL 56 (1)(B)(II) VAN DIE ORDONANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONANSIE 15 VAN 1986) SAAM GELEES MET ARTIKEL 2(2) EN RELEVANTE BEPALINGS VAN DIE WET OP RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR, 2013 (WET NO 16 VAN 2013) EKURHULENI METROPOLITAANSE MUNISIPALITEIT: EDENVALE KLIENTESORGSENTRUM

Ek, Sagren Govender van Valplan, synde die gematigde agent van die eienaar, gee hiermee ingevolge Artikel 56(1)(b)(i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, kennis dat ek by die Kempton Park Diens Lewering Sentrum van die Ekurhuleni Metropolitaanse Munisipaliteit aansoek gedoen vir die heronering van erwe **3/2759, 2/2758, R/1/2758, R/2759 and R/1/2759 Kempton Park** welke eiendom gelee is om die hoek van Willow, Langenhoven and Albatross Weg in Kempton Park van "Besigheid 3" na "Besigheid 3".

Alle betrokke dokumente verwant aan die aansoek sal gedurende gewone kantoorure by die kantoor van die aangewese plaaslike bestuur ter insae le by die Stads Beplanning Department, 5de vloer, Kamer A505/8, Hoof Gebou, Kempton Park Burger-sentrum, hoek van CR Swart en Pretoria Weg, Kempton Park vir 'n tydperk van 28 dae vanaf 24 April 2019.

Enige persoon wat beswaar wil aanteken teen die aansoek of vertoe wil rig in verband daarmee moet dieselfde met die betrokke gematigde plaaslike bestuur by hul adres en kamernommer hierbo gespesifiseer binne 'n tydperk van 28 dae vanaf 24 April 2019 indien. *Naam en adres van gematigde agent: S Govender, Postnet Suite 208, Private Bag X9924, Sandton, 2146. Sel 082 415 3894. **Datum van eerste publikasie: 24 April 2019.***

24-1

**LOCAL AUTHORITY NOTICE 840 OF 2019****EKURHULENI AMENDMENT SCHEME**

NOTICE OF APPLICATION FOR AMENDMENT OF THE TOWN PLANNING SCHEME IN TERMS OF SECTION 56(1) (b) (i) OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)

We, VBGD Town Planners being the authorised agent of the owners of Portion 668 ( a Portion of Portion 513), Portion 107( a Portion of Portion 31) and Part of Portion 667 ( a Portion of Portion 347) of the Farm Rietfontein No. 63-IR , hereby give notice in terms of Section 56 of the Town Planning and Townships Ordinance, 1986 and Section 2(2) and the relevant provisions of the Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management Act, 2013 ( Act 16 of 2013) that we have applied to the Ekurhuleni Metropolitan Municipality (Germiston Customer Care Centre) for the amendment of the Town Planning Scheme known as the Ekurhuleni Town Planning Scheme, 2014 for the rezoning of the properties described above situated in the Sunnyrock Township Area along the N12 Freeway from "Undetermined " to " Special " for the purposes of a Service Centre along the N12 Freeway permitting the fuelling of vehicles , restaurants, convenience stores, restrooms, ATM's and other associated uses, subject to conditions.

Particulars of this application will be open for inspection during normal office hours at the office of the said authorized local authority at the Area Manager, City Planning Department, 5<sup>th</sup> Floor, United House, c/o Meyer and Library Street, Germiston, for a period of 28 days from 24 April, 2019.

Objections to or representations in respect of the application must be lodged with or made in writing and in duplicate to above or be addressed to P O Box 145, Germiston, 1400 , within a period of 28 ( twenty eight) days from 24 April 2019.

Address of applicant: VBGD TOWN PLANNERS, P O Box 2050, Lonehill, 2062. Tel: (011) 706 2762, e-mail [druce@mweb.co.za](mailto:druce@mweb.co.za).

24-1

**PLAASLIKE OWERHEID KENNISGEWING 840 VAN 2019****EKURHULENI WYSIGINGSKEMA**

KENNISGEWING VAN AANSOEK OM WYSIGING VAN DORPSBEPLANNING-SKEMA INGEVOLGE ARTIKEL 56 VAN DIE ORDONANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONANSIE 15 VAN 1986)

Ons ,VBGD Town Planners die gemagtigde agent van die eienaars van Gedeelte 668 ( 'n Gedeelte van Gedeelte 513), Gedeelte 107 ('n Gedeelte van Gedeelte 31) en 'n Gedeelte van Gedeelte 667 ( 'n Gedeelte van Gedeelte 347) van die Plaas Rietfontein No. 63- IR gee hiermee in terme van Artikel 56 van die Ordonansie op Dorpsbeplanning en Dorpe , 1986 en Artikel 2(2) en die toepaslike bepalings van die Ruimtelike Beplanning en Grondgebruiksbeheer Wet, 2013 ( Wet 16 van 2013) kennis dat ons by die Ekurhuleni Metropolitaanse Munisipaliteit ( Germiston Klientediens Sentrum) aansoek gedoen het vir die wysiging van die dorpsbeplanningskema bekend as die Ekurhuleni Dorps-beplanning Skema 2014 deur die hersonering van die eiendom hierbo beskryf , gelee in die Sunnyrock Dorp Area aangrensend aan die N12 Snelweg van "Onbepaald" na "Spesiaal" vir die doel van 'n diens sentrum langs die N12 Snelweg vir die verskaffing van brandstof , restaurante, gerieflikheidswinkels, ruskamers, OTM's en aanverwante gebruike, onderworpe aan voorwaardes.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die genoemde plaaslike owerheid , Area Bestuurder, Departement Stadsbeplanning, 5de vloer, United House, H/v Meyer en Librarystraat ,Germiston vir 'n periode van 28 dae vanaf 24 April 2019.

Besware teen of vertoe ten opsigte van die aansoek moet binne 'n tydperk van 28( agt en twintig) dae vanaf 24 April 2019 , skriftelik tesame met die gronde daarvan en in tweevoud by die Area Bestuurder Stadsbeplanning, by bovermelde adres of Posbus 145, Germiston, 1400, ingedien of gerig word.

Adres van applikant: VBGD Town Planners Posbus 2050, Lonehill, 2062 Tel: (011) 706 2761 , e-pos [druce@mweb.co.za](mailto:druce@mweb.co.za)

24-1

**LOCAL AUTHORITY NOTICE 842 OF 2019**

Vaal River City, the Cradle of Human Rights

**PROPOSED CLOSURE OF PARK ERF 632 THREE RIVERS EAST**

Notice is hereby given in terms of section 68 and 79 (18), of the Local Government Ordinance, 1939 (17 of 1939) as amended, that the Emfuleni Local Municipality intends to temporarily close Park Erf 632 Three Rivers East.

A plan indicating the position of park 632 Three Rivers East and Council resolution and conditions in respect of the proposed right of way servitude, are open for inspection for a period of 30 days as from date of this notice during normal office hours at room 257 Trust Bank Building Corner of President Kruger and Eric Louw Street Vanderbijlpark.

Any person who has any objection to the proposed right of way servitude or has any claim for compensation if the servitude is carried out, must lodge his objection or claim as the case may be with the Municipal Manager, PO Box 3 Vanderbijlpark in writing within 30 days as from date of this notice.

Municipal Manager  
D Nkoane  
P.O. Box 3  
Vanderbijlpark  
1900

1-8-15

**PLAASLIKE OWERHEID KENNISGEWING 842 VAN 2019**

Vaal River City, the Cradle of Human Rights

**VOORGESTELDE SLUITING VAN PARK ERF 632 DRIE RIVIERE OOS**

Ingevolge die bepalings van artiles 68 en 79 (18) van die Ordonnansie op Plaasslike Bestuur, 1939 (17 van 1939), soos gewysig, word bekend gemaak dat die Emfuleni Plaaslike Munisipaliteit van voorneme is om Park Erf 632 Drie Reviere Oos tydelik te sluit en 'n reg van weg te verleen oor Park 632 Drie Riviere Oos.

'n Plan wat die ligging en grense van die eiendom aantoon en die raad se besluit en voorwaardes in verband met die voorgenome tydelike sluiting en vervreemding van die eiendom, sal vir 'n tydperk van 30 dae vanaf datum van hierdie kennisgiwing gedurende normale kantoorure by Emfuleni Kantoor gebou op die hoek van President Kruger en Eric Louw straat kamer 257 Trustbank gebou Vanderbijlpark, te insae lê.

Enige persoon wat bêswaar teen die voorgestelde sluiting sou hê, enige eis om skadevergoeding sal hê indien die sluitng uitgevoer word, moet sodanige eis of beswaar, skriftelik by die Munisipale Bestuurder, Posbus 3, Vanderbijlpark indien , binne 30 dae vanaf datum van hierdie publikasie.

Municipal Bestuurder  
D Nkoane  
Posbus 3  
Vanderbijlpark  
1900

**LOCAL AUTHORITY NOTICE 843 OF 2019****NOTICE IN TERMS OF SECTION 5(5) OF THE GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996 (ACT 3 OF 1996) READ WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT (SPLUMA) (ACT 16 OF 2013)**

I Marzia-Angela Jonker, being the authorised agent of the owner hereby give notice in terms of section 5(5) of the Gauteng Removal of Restrictions Act, 1996, read with the Spatial Planning and Land Use Management Act (SPLUMA) (Act 16 of 2013) that I have applied to the City of Ekurhuleni Metropolitan Municipality (Boksburg Customer Care Centre), for the removal and/or amendment of conditions 1. (a), 1. (b) and 1. (c) contained in Deed of Transfer T. 10198/2017 pertaining to Erf 544 Sunward Park Extension 2 Township, which property is situated at No. 19 Gemini Road, Sunward Park Extension 2 Township, Boksburg.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Area Manager: City Planning, Boksburg Customer Care Centre, 3<sup>rd</sup> Floor, Civic Centre, Trichardt Street, Boksburg, for the period of 28 days from 1 May 2019.

Any person who wishes to object to the application, or submit representations in respect thereof, must lodge the same in writing with the said authorised local authority at the above address or at P. O. Box 215, Boksburg, 1460, on or before 29 May 2019.

Name and address of owner: c/o MZ Town Planning & Property Services, P. O. Box 16829, ATLASVILLE, 1465 – Tel (011) 849 0425 – Email: [info@mztownplanning.co.za](mailto:info@mztownplanning.co.za)

Date of first publication: 1 May 2019.

**PLAASLIKE OWERHEID KENNISGEWING 843 VAN 2019****KENNISGEWING INGEVOLGE ARTIKEL 5(5) VAN DIE GAUTENG WET OP OPHEFFING VAN BEPERKINGS, 1996 (WET 3 VAN 1996) GELEES MET DIE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT (SPLUMA) (WET 16 VAN 2013)**

Ek Marzia-Angela Jonker, synde die gemagtigde agent van die eienaar gee hiermee, ingevolge artikel 5(5) van die Gauteng Wet op Opheffing van Beperkings, 1996, gelees met die Spatial Planning and Land Use Management Act (SPLUMA) (Wet 16 van 2013) kennis dat ek aansoek gedoen het by die Ekurhuleni Metropolitaanse Munisipaliteit (Boksburg Klientesorgsentrum) vir die opheffing en/of verandering van voorwaardes 1.(a), 1. (b) en 1. (c) van Titelakte T. 10198/2017 van Erf 544 Sunward Park Uitbreiding 2 Dorp, welke eiendom geleë is te No. 19 Geminiweg, Sunward Park Uitbreiding 2 Dorp, Boksburg.

Alle verbandhoudende dokumente wat met die aansoek verband hou, sal tydens gewone kantoorure vir besigtiging beskikbaar wees by die kantoor van die Area Bestuurder, Ontwikkelingsbeplanning, Boksburg Klientesorgsentrum, 3<sup>de</sup> verdieping, Burgersentrum, Trichardtsweg, Boksburg, vir 'n tydperk van 28 dae vanaf 1 Mei 2019.

Enige persoon wat beswaar wil aanteken of voorleggings wil maak met betrekking tot die aansoek, moet sodanige beswaar of voorlegging op skrif by die plaaslikeowerheid by die bovermelde address of by Posbus 215, Boksburg, 1460, ingedien of gerig word, voorle, op of voor 29 Mei 2019.

Naam en adres van eienaar: p/a MZ Town Planning & Property Services, Posbus 16829, ATLASVILLE, 1465 – Tel: (011) 849 0425 – Epos: [info@mztownplanning.co.za](mailto:info@mztownplanning.co.za)

Datum van eerste publikasie: 1 Mei 2019.

**LOCAL AUTHORITY NOTICE 844 OF 2019****ERAND GARDENS EXTENSION 134**

A. In terms of Section 28(15) of the City of Johannesburg Municipal Planning By-Law, 2016, the City of Johannesburg Metropolitan Municipality declares **Erand Gardens extension 134** to be an approved township subject to the conditions set out in the Schedule hereunder.

**SCHEDULE**

**STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY MBEKANI PROPERTIES (PTY) LTD REGISTRATION NUMBER 2003/029044/07 (HEREINAFTER REFERRED) TO AS THE TOWNSHIP OWNER) UNDER THE PROVISIONS OF PART 3 OF CHAPTER 5 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 (HEREINAFTER REFERRED TO AS THE BY-LAW), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 1752 (A PORTION OF PORTION 6) OF THE FARM RANDJESFONTEIN 405 JR, GAUTENG PROVINCE HAS BEEN APPROVED.**

**1. CONDITIONS OF ESTABLISHMENT.****(1) NAME**

The name of the township is Erand Gardens extension 134

**(2) DESIGN**

The township consists of erven and roads as indicated on General Plan SG No. 3884/2016

**(3) PROVISION AND INSTALLATION OF ENGINEERING SERVICES**

The township owner shall make the necessary arrangements with the local authority for the provision and installation of all engineering services of which the local authority is the supplier, as well as the construction of roads and stormwater drainage in and for the township, to the satisfaction of the local authority.

**(4) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF ROADS AND TRANSPORT)**

(a) Should the development of the township not been completed before 03 May 2023 the application to establish the township, shall be resubmitted to the Department of Roads and Transport for reconsideration.

(b) If however, before the expiry date mentioned in (a) above, circumstances change in such a manner that roads and/or PWV routes under the control of the said Department are affected by the proposed layout of the township, the township owner shall resubmit the application for the purpose of fulfillment of the requirements of the controlling authority in terms of the provisions of Section 48 of the Gauteng Transport Infrastructure Act, 2001 (Act 8 of 2001).

**(5) NATIONAL GOVERNMENT (DEPARTMENT: MINERAL RESOURCES)**

Should the development of the township not been completed before 03 June 2018 the application to establish the township, shall be resubmitted to the Department : Mineral Resources for reconsideration.

(6) ACCESS

(a) Access to or egress from the township shall be provided to the satisfaction of the local authority and Johannesburg Roads Agency (Pty) Ltd.

(b) No access to or egress from the township shall be permitted via the line/lines of no access as indicated on the approved layout plan of the township.

(7) ACCEPTANCE AND DISPOSAL OF STORMWATER DRAINAGE

The township owner shall arrange for the stormwater drainage of the township to fit in with that of the adjacent road/roads and all stormwater running off or being diverted from the road/roads shall be received and disposed of.

(8) REFUSE REMOVAL

The township owner shall provide sufficient refuse collection points in the township and shall make arrangements to the satisfaction of the local authority for the removal of all refuse.

(9) REMOVAL OR REPLACEMENT OF EXISTING SERVICES

If, by reason of the establishment of the township, it should be necessary to remove or replace any existing municipal, TELKOM and/or ESKOM services, the cost of such removal or replacement shall be borne by the township owner.

(10) DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at its own costs 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 requested thereto by the local authority.

(11) OBLIGATIONS WITH REGARD TO THE CONSTRUCTION AND INSTALLATION OF ENGINEERING SERVICES AND RESTRICTIONS REGARDING THE TRANSFER OF ERVEN

(a) The township owner shall, after compliance with clause (3) above, at its own costs and to the satisfaction of the local authority, construct and install all engineering services including the internal roads and the stormwater reticulation, within the boundaries of the township. Erven and/or units in the township, may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that these engineering services had been constructed and installed.

(b) The township owner shall fulfil its obligations in respect of the installation of electricity, water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefor, as agreed between the township owner and the local authority in terms of clause (3) above. Erven and/or units in the township, may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the engineering services have been submitted or paid to the said local authority.

(12) OBLIGATIONS WITH REGARD TO THE PROTECTION OF ENGINEERING SERVICES

The township owner shall, at its costs and to the satisfaction of the local authority, survey and register all servitudes required to protect the constructed/installed services. Erven and/or units in the township, may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that these engineering services had been or will be protected to the satisfaction of the local authority.



(13) CONSOLIDATION OF ERVEN

The township owner shall, at its own costs, after proclamation of the township, submit an application for consent to consolidate Erven 839 and 840 to the local authority for approval. The consolidation may not be registered prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the supply of engineering services to the township and the erven to be consolidated, have been submitted or paid to the said local authority.

**2. DISPOSAL OF EXISTING CONDITIONS OF TITLE.**

All erven shall be made subject to existing conditions and servitudes, if any.

**3. CONDITIONS OF TITLE.**

**(A) Conditions of Title imposed in favour of the local authority in terms of the provisions of Chapter 5 Part 3 of the By-law.**

**(1) ALL ERVEN**

(a) "The erven lie in an area where soil conditions can affect buildings and structure and result in damage to them. Building plans submitted to the Local Authority must show measures to be taken, in accordance with recommendations contained in the Engineering-Geological Report for the township, to limit possible damage to buildings and structures as a result of detrimental foundation conditions unless it is proved to the Local authority that such measures that unnecessary or that the same purpose can be achieved by other more effective means". The NHBRC classification for foundations is considered as C2.

**(2) ALL ERVEN**

(a) Each 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, an 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 structure 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 process 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.

B. The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of Section 54 of the City of Johannesburg Municipal Planning By-Law, 2016, declares that it has approved an amendment scheme being an amendment of the Halfway house and clayville town Planning Scheme, 1976, comprising the same land as included in the township of Erand Gardens extension 134. Map 3 and the scheme clauses of the amendment schemes are filed with the Executive Director: Development Planning: City of Johannesburg and are open for inspection at all reasonable times. This amendment is known as Amendment Scheme 07-13280.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
**Notice No. T032/2019**

**LOCAL AUTHORITY NOTICE 845 OF 2019****HONEYDEW GROVE EXTENSION/UITBREIDING 10**

- A. The City of Johannesburg Metropolitan Municipality herewith gives notice that Local Authority Notice 349 dated 28 February 2018 in respect of **Honeydew Grove Extension 10**, has been amended as follows:

**1. THE ENGLISH NOTICE:**

- (a) By the replacement of clause 3.(2) with the following clause :

“(2) ERVEN 120 and 121

The local authority has limited the electrical supply to the erven to 500kVA and should the registered owner of the erven exceed the supply or should an application to exceed such supply be submitted to the Local Authority, additional electrical contributions as determined by the local authority, shall become due and payable by such owner/s to the Local Authority.

**2 THE AFRIKAANS NOTICE:**

- (b) Deur die vervanging van klousule 3. (2) met die volgende klousule:

“(2) ERWE 120 en 121

Die plaaslike bestuur het die elektrisiteitskapasiteit tot die erwe tot 500kVA beperk en indien die geregistreerde eienaars van enige van die erwe die kapasiteit oorskry of indien 'n aansoek om sodanige kapasiteit te oorskry, ingedien word by die plaaslike bestuur, sal addisionele elektrisiteitsbydraes soos bepaal deur die plaaslike bestuur, verskuldig en betaalbaar wees aan die plaaslike bestuur deur sodanige eienaars.

- B. Die Stad van Johannesburg Metropolitaanse Munisipaliteit gee hiermee kennis dat Plaaslike Bestuurskennisgewing 349 gedateer 28 Februarie 2018 ten opsigte van **Honeydew Grove Uitbreiding 10** soos volg gewysig is:

**Hector Bheki Makhubo**

**Deputy Director: Legal Administration / Adjunk Direkteur: Regsadministrasie**

**City of Johannesburg Metropolitan Municipality /**

**Stad van Johannesburg Metropolitaanse Munisipaliteit**

**Notice No.T020/2018/C, Date: 01 May 2019 / Kennisgewing Nr T020/2018/C, Datum: 01 Mei 2019**

**LOCAL AUTHORITY NOTICE 846 OF 2019****AMENDMENT SCHEMES 01-13871**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Johannesburg Town Planning Scheme, 1979, by the rezoning Erf 2119 Mayfair from "Residential 4" to "Residential 4" to permit a house shop on the site, subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 01-13871 and will come into operation on 01 May 2019 date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality /**  
Notice No 380/2019

**LOCAL AUTHORITY NOTICE 847 OF 2019****AMENDMENT SCHEME 02-19051**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Sandton Town Planning Scheme, 1980, by the rezoning of Erf 89 Sandown Extension 2 from "Business 4" to "Special", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment 02-19051

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times. Amendment scheme 02-19051 will come into operation on the date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**

**LOCAL AUTHORITY NOTICE 848 OF 2019****AMENDMENT SCHEME 07-14808**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Halfway House and Clayville Town Planning Scheme, 1976, by the rezoning of Holding 11 Kyalami Agricultural Holdings from "Agricultural" to "Special", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 07-14808. Amendment Scheme 07-14808 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality /**  
Notice No. 364 / 2019

**LOCAL AUTHORITY NOTICE 849 OF 2019****AMENDMENT SCHEME 02-17463**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Sandton Town Planning Scheme, 1980, by the rezoning of Erf 2102 Bryanston from "Residential 1" to "Residential 2", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment 02-17463

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times. Amendment scheme 02-17463 will come into operation on the date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**

**LOCAL AUTHORITY NOTICE 850 OF 2019****AMENDMENT SCHEME 01-17523**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Johannesburg Town Planning Scheme, 1979, by the rezoning of Erf 629 and 631 Berea from "Residential 4" to "Residential 4", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 01-17523. Amendment Scheme 01-17523 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein, 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality /**  
Notice No. 386 / 2019

**LOCAL AUTHORITY NOTICE 851 OF 2019****ERF 2102 BRYANSTON**

Notice is hereby given in terms of Section 42(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Erf 2102 Bryanston:

The removal of Conditions (i),(ii),(e),(h),(i),(m),(q) and (r) from Deed of Transfer T163727/04; This notice will come into operation on date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**

**LOCAL AUTHORITY NOTICE 852 OF 2019****AMENDMENT SCHEME 02-18708**

Notice is hereby given in terms of Section 22(4), read with Section 42(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Erf 1296 Bryanston:

- (1) The removal of Conditions 2(c) to 2(i) and 2(n) to 2(r)) from Deed of Transfer T93929/2017;
- (2) The amendment of the Sandton Town Planning Scheme, 1980 by the rezoning of Erf 1296 Bryanston from "Residential 1" to "Residential 1", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 02-18708. Amendment Scheme 02-18708 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No : 387 /2019

**LOCAL AUTHORITY NOTICE 853 OF 2019****AMENDMENT SCHEME 02-18467**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Sandton Town Planning Scheme, 1980, by the rezoning of Remainder of Erf 217 Sandown Extension 24 from "Residential 1 " to "Residential 3", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment 02-18467

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times. Amendment scheme 02-18467 will come into operation on the date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**

**LOCAL AUTHORITY NOTICE 854 OF 2019****LOCAL AUTHORITY NOTICE T033  
TANGANANI EXTENSION/UITBREIDING 16**

- A. In terms of section 28(15) of the By-laws of the City of Johannesburg Metropolitan Municipality declares **Tanganani Extension 16** to be an approved township subject to the conditions set out in the Schedule hereto.

**SCHEDULE**

**STATEMENT OF CONDITIONS UNDER WHICH AN APPLICATION MADE BY GRACELAND TWO CC: CK 89/22159/23 (HEREINAFTER REFERRED TO AS THE TOWNSHIP OWNER) UNDER THE PROVISIONS OF PART 3 OF CHAPTER 5 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 (HEREIN REFERRED TO AS THE BY-LAW), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON A PART OF PORTION 188 OF THE FARM DIEPSLOOT 388 JR, GAUTENG PROVINCE HAS BEEN APPROVED**

**1. CONDITIONS OF ESTABLISHMENT.****(1) NAME**

The name of the township is TANGANANI EXTENSION 16

**(2) DESIGN**

The township consists of erven as indicated on General Plan S.G. No. 3807/2017

**(3) DESIGN AND PROVISION OF ENGINEERING SERVICES IN AND FOR THE TOWNSHIP**

The township owner shall, to the satisfaction of the local authority, make the necessary arrangements for the design and provision of all engineering services of which the local authority is the supplier.

**(4) ELECTRICITY**

The local authority is not the bulk supplier of electricity to or in the township. The township owner shall in terms of Chapter 6 Part 1 of the By-law make the necessary arrangements with ESKOM, the licensed supplier of electricity for the provision of electricity.

**(5) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF AGRICULTURE AND RURAL DEVELOPMENT)**

Should the development of the township not been commenced with before 26 October 2025 the application to establish the township, shall be resubmitted to the Department of Agriculture and Rural Development for exemption/authorisation in terms of the National Environmental Management Act, 1998 (Act 107 of 1998), as amended.

**(6) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF ROADS AND TRANSPORT)**

(a) Should the development of the township not been completed before 17 February 2024 the application to establish the township, shall be resubmitted to the Department of Roads and Transport for reconsideration.

(b) If however, before the expiry date mentioned in (a) above, circumstances change in such a manner that roads and/or PWV routes under the control of the said Department are affected by the proposed layout of the township, the township owner shall resubmit the application for the purpose of fulfillment of the requirements of the controlling authority in terms of the provisions of Section 48 of the Gauteng Transport Infrastructure Act, 2001 (Act 8 of 2001).

(c) The township owner shall, before or during development of the township, erect a physical barrier which is in compliance with the requirements of the said Department along the lines of no access as indicated on the approved layout plan of the township, No. 03-14607/P1. The erection of such physical barrier and the maintenance thereof, shall be done to the satisfaction of the said Department.

(d) The township owner shall comply with the conditions of the Department as set out in the Department's letter dated 26 November 2014

(7) ACCESS

(a) Access to or egress from the township shall be provided to the satisfaction of the local authority and/or Johannesburg Roads Agency (Pty) Ltd and/or the Department of Roads and Transport.

(b) No access to or egress from the township shall be permitted via the line/lines of no access as indicated on the approved layout plan of the township.

(8) ACCEPTANCE AND DISPOSAL OF STORMWATER DRAINAGE

The township owner shall arrange for the stormwater drainage of the township to fit in with that of the adjacent road/roads and all stormwater running off or being diverted from the road/roads shall be received and disposed of.

(9) REFUSE REMOVAL

The township owner shall provide sufficient refuse collection points in the township and shall make arrangements to the satisfaction of the local authority for the removal of all refuse.

(10) REMOVAL OR REPLACEMENT OF EXISTING SERVICES

If, by reason of the establishment of the township, it should be necessary to remove or replace any existing municipal, TELKOM and/or ESKOM services, the cost of such removal or replacement shall be borne by the township owner.

(11) DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at its own costs 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 requested thereto by the local authority.

(12) OBLIGATIONS WITH REGARD TO THE CONSTRUCTION AND INSTALLATION OF ENGINEERING SERVICES AND RESTRICTIONS REGARDING TRANSFER OF ERVEN

(a) The township owner shall, after compliance with clause 2.(3) above, at its own costs and to the satisfaction of the local authority, construct and install all engineering services including the internal roads and the stormwater reticulation, within the boundaries of the township. Erven and/or units in the township, transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that these engineering services had been constructed and installed.

(b) The township owner shall fulfil its obligations in respect of the installation of water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefor, as agreed between the township owner and the local authority in terms of clause 2.(3) above. Erven and/or units in the township, transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the engineering services have been submitted or paid to the said local authority.

(c) The township owner shall submit to the local authority, a certificate issued by ESKOM that acceptable financial arrangements with regard to the supply of electricity, have been made by the township owner to the local authority. Erven and/or units in the township may not transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that such certificate had been issued by ESKOM.

(13) **OBLIGATIONS WITH REGARD TO THE PROTECTION OF ENGINEERING SERVICES**

The township owner shall, at its costs and to the satisfaction of the local authority, survey and register all servitudes required to protect the constructed/installed services. Erven and/or units in the township, may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that these engineering services had been or will be protected to the satisfaction of the local authority.

(14) **CONSOLIDATION OF ERVEN**

The township owner shall, at its own costs, after proclamation of the township, submit an application for consent to consolidate Erven 3118 and 3119 to the local authority for approval. The consolidation may not be registered prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the supply of engineering services to the township and the erven to be consolidated, have been submitted or paid to the said local authority.

**2. DISPOSAL OF EXISTING CONDITIONS OF TITLE.**

All erven shall be made subject to existing conditions and servitudes, if any.

**3. CONDITIONS OF TITLE.**

**A. Conditions of Title imposed by the local authority in terms of the provisions of the Chapter 5 Part 3 of the By-Law.**

(1) **ALL ERVEN**

The erven lie in an area where soil conditions can affect and damage buildings and structures. Building plans submitted to the local authority for consideration shall indicate measures to be taken, in accordance with the recommendations contained in the Engineering-Geological Report for the township, to limit possible damage to buildings and structures as a result of detrimental foundation conditions. These measures shall be in accordance with the recommendation contained in the Geo-technical report for the township, unless it is proved to the local authority that such measures are unnecessary or that the same purpose can be achieved by other more effective means. The NHBRC coding for foundations is classified as C1-C2/H1.

(2) **ALL ERVEN**

(a) Each 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, an 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 structure 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 process 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.

B. The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of section 54 of the By-Law of the City of Johannesburg, in addition to the provisions of the Peri Urban Areas Town Planning Scheme, 1975, declares that it has approved an amendment scheme being an amendment of the Peri Urban Areas Town Planning Scheme, 1975, comprising the same land as included in the township of **Tanganani Extension 16**. Map 3 and the scheme clauses of the amendment schemes are filed with the Executive Director: Development Planning: City of Johannesburg and are open for inspection at all reasonable times. This amendment is known as Amendment Scheme 07-16547.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
**Notice No. T033/2019**



**LOCAL AUTHORITY NOTICE 855 OF 2019****AMENDMENT SCHEME 01-17890**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Johannesburg Town Planning Scheme, 1979, by the rezoning of Remaining extent of Erf 173 Waverley from "Residential 1" to "Residential 1", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 01-17890. Amendment Scheme 01-17890 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**

**Deputy Director: Legal Administration**

**City of Johannesburg Metropolitan Municipality /**

Notice No 372/2019

**LOCAL AUTHORITY NOTICE 856 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE IN TERMS OF SECTION 16(1)(y) OF CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN TITLE**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and adopted the land development application for the removal of certain conditions contained in Title Deed T15506/2006, with reference to the following property: Erf 527, Meyerspark.

The following conditions and/or phrases are hereby removed: Conditions 2(b), 2(f), 5(a), 5(c), 5(c)(i), 5(c)(ii) and 5(d).

This removal will come into effect on the date of publication of this notice.

(CPD MRP/0424/527 (Item 28901))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 545/2019)

**LOCAL AUTHORITY NOTICE 857 OF 2019**  
**CITY OF TSHWANE**

**NOTICE IN TERMS OF SECTION 6(8) OF THE GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996 (ACT NO 3 OF 1996)**

It is hereby notified in terms of the provisions of Section 6(8) of the Gauteng Removal of Restrictions Act, 1996 (Act No 3 of 1996), that the City of Tshwane has approved the removal of certain conditions contained in Title Deeds T93844/1997 and T93843/1997, with reference to the following property: Erf 315, Erasmusrand; and Erf 1855, Waterkloof Ridge Extension 2.

The following conditions and/or phrases are hereby cancelled:

Erf 315, Erasmusrand - Title Deed T93844/1997 - Conditions 2.(b), 3.(a)-(h), 3.(j), 4.(a), 4.(b), 4.(b)(i), 4.(b)(ii) and 4.(c) and the definition 8.(ii); and

Erf 1855, Waterkloof Ridge Extension 2 - Title Deed T93843/1997 - Conditions 2.3(a), 2.3(b), 2.3(d)-(k), 2.4(a), 2.4(b), 2.4(b)(i), 2.4.(b)(ii), 2.4(c) and the definition 2.6(ii).

This removal will come into effect on the date of publication of this notice.

**AND/AS WELL AS**

that the City of Tshwane has approved the amendment of the Pretoria Town-planning Scheme, 1974, being the rezoning of Portion 1 (Part abcEa) of Erf 315, Erasmusrand and Erf 1855, Waterkloof Ridge Extension 2, to Special Residential, Table C, Column 3, with a minimum erf size of 800m<sup>2</sup>, one additional dwelling house excluded, subject to certain further conditions.

Map 3 and the scheme clauses of this amendment scheme are filed with the Head of Department: Department of Development Planning and Local Government, Gauteng Provincial Government and the Executive Director: City Planning and Development, City of Tshwane, and are open to inspection during normal office hours.

This amendment is known as Pretoria Amendment Scheme 11627 and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-11627)

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 246/2019)

**LOCAL AUTHORITY NOTICE 858 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE IN TERMS OF SECTION 16(1)(y) OF CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN TITLE**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and adopted the land development application for the removal of certain conditions contained in Title Deed T56754/2017, with reference to the following properties: The Remainder of Portion 33 and the Remaining Extent of Portion 49 (a portion of Portion 33) of the farm Eloff Estate 320JR.

The following conditions and/or phrases are hereby removed: Conditions 1.2 and 2.2.

This removal will come into effect on the date of publication of this notice.

(CPD 320-JR/02012/33R etc (Item 29356))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 546/2019)

**LOCAL AUTHORITY NOTICE 859 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE IN TERMS OF SECTION 16(1)(y) OF CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN TITLE**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and adopted the land development application for the removal of certain conditions contained in Title Deed T22068/2008, with reference to the following property: The Remainder of Erf 1977, Valhalla.

The following conditions and/or phrases are hereby removed: Conditions C.(c), (g), (h), (k), (l)(i)(ii)(iii), (m)(i)(iii) and (n).

This removal will come into effect on the date of publication of this notice.

(CPD VAL/0688/1977/R (Item 29681))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 547/2019)

**LOCAL AUTHORITY NOTICE 860 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE IN TERMS OF SECTION 16(1)(y) OF CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN TITLE**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and adopted the land development application for the removal of certain conditions contained in Title Deed T81112/2010, with reference to the following property: Erf 1353, Waterkloof Ridge Extension 2.

The following conditions and/or phrases are hereby removed: Conditions 2.(h), 2.(k), 3.(a), 3.(b), 3.(b)(i), 3.(b)(ii) and 4.

This removal will come into effect on the date of publication of this notice.

(CPD WKRx2/0744/1353 (Item 29131))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 548/2019)

**LOCAL AUTHORITY NOTICE 861 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****TSHWANE AMENDMENT SCHEME 4248T**

It is hereby notified in terms of the provisions of section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and hereby adopted the land development application for the amendment of the Tshwane Amendment Scheme **4248T**, being the rezoning of Erf 473, Die Wilgers Extension 9, from "Residential 1", to "Business 3", Offices, Medical Consulting Rooms, Shop, Place of Refreshment and one dwelling unit, with a density of one (1) dwelling unit, subject to certain further conditions.

The Tshwane Town-planning Scheme, 2008 (Revised 2014) and the adopted scheme clauses and adopted annexure of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme **4248T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-4248T (Item 26986))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 248/2019)

**LOCAL AUTHORITY NOTICE 862 OF 2019**  
**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**  
**TSHWANE AMENDMENT SCHEME 4191T**

It is hereby notified in terms of the provisions of section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and hereby adopted the land development application for the amendment of the Tshwane Amendment Scheme **4191T**, being the rezoning of the Remaining Extent of Holding 40, Montana Agricultural Holdings (now known as Portion 625 (a portion of Portion 41) of the farm Hartebeestfontein 324JR, from "Agricultural", to "Special", Place of Child Care (maximum of 250 children) and a dwelling house, subject to certain further conditions.

The Tshwane Town-planning Scheme, 2008 (Revised 2014) and the adopted scheme clauses and adopted annexure of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme **4191T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-4191T (Item 26742))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 247/2019)

**LOCAL AUTHORITY NOTICE 863 OF 2019**  
**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

**NOTICE IN TERMS OF SECTION 16(1)(y) OF CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN TITLE**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and adopted the land development application for the removal of certain conditions contained in Title Deed T126396/2000, with reference to the following property: Erf 1633, Lyttelton Manor Extension 3.

The following conditions and/or phrases are hereby removed: Conditions 1., 2.A.(b), 2.A.(e), 2.A.(f), 2.A.(g), 2.A.(i), 2.B.(b), 2.B.(b)(i), 2.B.(b)(ii) and 2.B.(d).

This removal will come into effect on the date of publication of this notice.

(CPD LYTx3/0387/1633 (Item 29401))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 550/2019)

**LOCAL AUTHORITY NOTICE 864 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE IN TERMS OF SECTION 16(1)(y) OF CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN TITLE**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and adopted the land development application for the removal of certain conditions contained in Title Deed T3044/2011, with reference to the following property: Erf 647, Lyttelton Manor Extension 1.

The following conditions and/or phrases are hereby removed: Conditions (d), (e), (f), (i), (k), (l), (m)(i)(ii)(iii) and (n)(i)(ii)(iii).

This removal will come into effect on the date of publication of this notice.

(CPD LYTx1/0387/647 (Item 29305))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 549/2019)

**LOCAL AUTHORITY NOTICE 865 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****TSHWANE AMENDMENT SCHEME 4585T**

It is hereby notified in terms of the provisions of section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and hereby adopted the land development application for the amendment of the Tshwane Amendment Scheme **4585T**, being the rezoning of Erf 417, Menlo Park, from "Residential 1", to "Residential 3", Duplex dwellings and Dwelling Units, with a density of 80 dwelling-units per hectare on the erf (maximum of 17 dwelling units on the erf), subject to certain further conditions.

The Tshwane Town-planning Scheme, 2008 (Revised 2014) and the adopted scheme clauses and adopted annexure of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme **4585T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-4585T (Item 28052))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 250/2019)

**LOCAL AUTHORITY NOTICE 866 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****TSHWANE AMENDMENT SCHEME 4463T**

It is hereby notified in terms of the provisions of section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and hereby adopted the land development application for the amendment of the Tshwane Amendment Scheme **4463T**, being the rezoning of Erf 1375, Elarduspark Extension 5, from "Residential 1" with a density of one dwelling per 1 000m<sup>2</sup>, to "Residential 1", Table B, Column (3), with a minimum erf size of 400m<sup>2</sup>, subject to certain further conditions.

The Tshwane Town-planning Scheme, 2008 (Revised 2014) and the adopted scheme clauses and adopted annexure of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme **4463T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-4463T (Item 27688))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 249/2019)

**LOCAL AUTHORITY NOTICE 867 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****TSHWANE AMENDMENT SCHEME 4752T**

It is hereby notified in terms of the provisions of section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and hereby adopted the land development application for the amendment of the Tshwane Amendment Scheme **4752T**, being the rezoning of Erf 2151, Silverton, from Part A "Residential 1", with a density of 500m<sup>2</sup> and Part B "Residential 4", with a FAR of 1.2, to "Residential 4", Dwelling Units and Residential Buildings. The number of units shall be restricted to a maximum of 76 dwelling-units, subject to certain further conditions.

The Tshwane Town-planning Scheme, 2008 (Revised 2014) and the adopted scheme clauses and adopted annexure of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme **4752T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-4752T (Item 28686))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 251/2019)

**LOCAL AUTHORITY NOTICE 868 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****TSHWANE AMENDMENT SCHEME 4846T**

It is hereby notified in terms of the provisions of section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and hereby adopted the land development application for the amendment of the Tshwane Amendment Scheme **4846T**, being the rezoning of Erf 988, Menlo Park, from "Residential 3", to "Residential 3", Duplex dwellings and Dwelling Units, with a density of 120 dwelling units per hectare of gross erf area (ie prior to any part of the erf being cut off for public street or communal open space). A maximum of 30 dwelling units shall be constructed on the erf, subject to certain further conditions.

The Tshwane Town-planning Scheme, 2008 (Revised 2014) and the adopted scheme clauses and adopted annexure of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme **4846T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-4846T (Item 28985))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

1 MAY 2019  
(Notice 252/2019)



**LOCAL AUTHORITY NOTICE 869 OF 2019****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF****THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, **RONALDO SHUMANI MAKHWANYA**, being the owner and applicant of erven 200 and 201, Karenpark 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 of the City of Tshwane Land Use Management By-law, 2016 of the properties as described above.

The properties are situated at: 82 and 78 Diffenbachia Street, Karenpark.

The rezoning is from "Residential 1" to "Business 3" subject to the following:

Uses permitted: Offices, Medical Consulting Rooms, Place of Refreshment, Shop, Beauty Spa and Car Wash.

Coverage of 50%; Height of 2 storeys and Floor Area Ratio of 0.35.

The intension of the applicant in this matter is to develop a medical centre with other supporting uses on the property.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from the **1<sup>st</sup> May 2019 to 29<sup>th</sup> May 2019**.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Beeld and Pretoria News newspaper.

Address of Municipal offices: Akasia Municipal Complex, City Planning Building, 485 Heinrich Avenue, 1<sup>st</sup> floor, Karenpark, Akasia

Closing date for any objections and/or comments: **29<sup>th</sup> May 2019**

Address of applicant: 82 Diffenbachia Street, Karenpark, 0118. Telephone No: 012 549 0317

**Dates on which notice will be published: 1<sup>st</sup> May 2019 and 8<sup>th</sup> May 2019** Reference: CPD 9/2/4/2 – 5187T. Item No 30157

**PLAASLIKE OWERHEID KENNISGEWING 869 VAN 2019**  
**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT**  
**KENNISGEWING VAN 'N HERSONERING AANSOEK INGEVOLGE ARTIKEL 16 (1) VAN**  
**DIE STAD TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, **RONALDO SHUMANI MAKHWANYA**, synde die eienaar en aansoeker van ERWE 200 en 201, Karenpark, gee hiermee ingevolge artikel 16 (1) (f) van die Stad Tshwane Grondgebruiksbeheerverordening, 2016, kennis dat ek aansoek gedoen het aan die Stad van Tshwane Metropolitaanse Munisipaliteit, vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersiene 2014), deur die hersonering ingevolge artikel 16 (1) van die Stad Tshwane Grondgebruiksbeheer Verordening 2016 van die eiendomme soos hierbo beskryf.

Die eiendomme is gelee te Diffenbachiestraat 82 en 78, Karenpark.

Die hersonering is van "Residensieel 1" na "Besigheid 3" onderworpe aan die volgende:

Gebruiksregte: Kantore, Mediese spreekkamers, Verversingsplek, Winkel, Skoonheidspryse en Car Wash.

Dekking van 50%; Hoogte van 2 verdiepings en Vloeroppervlakte van 0.35.

Die bedoeling van die aansoeker in hierdie aangeleentheid is om 'n mediese sentrum met ander ondersteunende gebruike op die eiendom.

Enige beswaar (e) en / of kommentaar (s), insluitende die gronde vir sodanige beswaar (e) en / of kommentaar (s) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan ooreenstem met die persoon of liggaam wat die beswaar indien nie ) en / of kommentaar (s) moet ingedien word by of skriftelik aan die Groepshoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001, of by [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf **1 Mei 2019** tot **29 Mei 2019**

Volledige besonderhede en planne (indien enige) kan gedurende gewone kantoorure by die Munisipale kantore, soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant / Pretoria News koerant.

Adres van Munisipale kantore: Akasia Munisipale Kompleks, Stadsbeplanning, Heinrichlaan 485, 1ste vloer, Karenpark, Akasia

Sluitingsdatum vir enige besware en / of kommentaar: **29 Mei 2019**

Adres van applikant: Diffenbachiestraat 82, Karenpark, 0118.

Telefoonnommer: 012 549 0317

**Datums waarop kennisgewing gepubliseer sal word: 1 Mei 2019 en 8 Mei 2019**

Verwysing: **CPD 9/2/4/2 – 5187T. Item No 30157**

**LOCAL AUTHORITY NOTICE 870 OF 2019****NOTICE IN TERMS OF SECTION 5 (5) OF THE GAUTENG REMOVAL OF RESTRICTIONS  
ACT, 1996 (ACT 3 OF 1996)**

I, Coert Johannes van Rooyen, being the authorized agent of the owner, hereby gives notice, in terms of Section 5 (5) of the Gauteng Removal of Restrictions Act, 1996 read with the Spatial Planning and Land Use Management Act, Act 16 of 2013, that I have applied to the Ekurhuleni Metropolitan Municipality (Boksburg Customer Care Centre) for the removal of conditions 2, 2(a), 2(b) and 2(c) in the title deed of Erf 157 Sunward Park Township, which property is situated at No 29 Lotus Road, Sunward Park.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Area Manager: City Planning, Boksburg Customer Care Centre, 2<sup>nd</sup> floor, Civic Centre, c/o Trichardts and Commissioner Streets, Boksburg until 29 May 2019.

Any person who wishes to object to the application or submit representations in respect thereof must lodge the same in writing with the Area Manager: City Planning: Boksburg Customer Care Centre at its address or at P. O. Box 215, Boksburg, 1460, on or before 29 May 2019.

Name of address of agent: Coert van Rooyen, P. O. Box 131464, Northmead, 1511

**PLAASLIKE OWERHEID KENNISGEWING 870 VAN 2019****KENNISGEWING INGEVOLGE ARTIKEL 5 (5) VAN DIE GAUTENG WET OP OPHEFFING VAN  
BEPERKINGS, 1996 (WET 3 VAN 1996)**

Ek, Coert Johannes van Rooyen, synde die gemagtigde agent van die eienaar, gee hiermee kennis in terme van artikel 5 (5) van die Gauteng Wet op Opheffing van Beperkings, 1996, saamgelees met die Wet op Ruimtelike Beplanning en Grondgebruikbestuur, Wet Nr. 16 van 2013, dat ek by die Ekurhuleni Metropolitaanse Munisipaliteit (Boksburg Diensleweringssentrum) aansoek gedoen het vir die opheffing van voorwaardes 2, 2(a), 2(b) en 2(c) soos vervat in die titelakte van die Erf 157 Sunward Park Dorp, welke eiendom geleë is te Lotusstraat 29, Sunward Park.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die Area Bestuurder: Stedelikebeplanning, Boksburg Diensleweringssentrum, 2de vloer, Diensleweringssentrum, h/v Trichardts en Commissionerstrate, Boksburg, tot 29 Mei 2019.

Enige persoon wat beswaar wil maak of verhoë wil rig met betrekking hiertoe moet dit skriftelike by of tot die Area Bestuurder: Stedelikebeplanning, Boksburg Diensleweringssentrum by bovermelde adres of Posbus 215, Boksburg, 1460 indien voor 29 Mei 2019.

Naam en adres van agent: Coert van Rooyen, Posbus 131464, Northmead, 1511

**LOCAL AUTHORITY NOTICE 871 OF 2019****NOTICE IN TERMS OF SECTION 5 (5) OF THE GAUTENG REMOVAL OF RESTRICTIONS  
ACT, 1996 (ACT 3 OF 1996)**

I, Coert Johannes van Rooyen, being the authorized agent of the owner, hereby gives notice, in terms of Section 5 (5) of the Gauteng Removal of Restrictions Act, 1996 read with the Spatial Planning and Land Use Management Act, Act 16 of 2013, that I have applied to the Ekurhuleni Metropolitan Municipality (Boksburg Customer Care Centre) for the removal of conditions 2, 2(1), 2(2) and 2(3) in the title deed of Erf 643 Ravenswood Extension 47 Township, which property is situated at No 17 Tiffanys Manor, 114 Tenth Avenue, Ravenswood, Boksburg.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Area Manager: City Planning, Boksburg Customer Care Centre, 2<sup>nd</sup> floor, Civic Centre, c/o Trichardts and Commissioner Streets, Boksburg until 29 May 2019.

Any person who wishes to object to the application or submit representations in respect thereof must lodge the same in writing with the Area Manager: City Planning: Boksburg Customer Care Centre at its address or at P. O. Box 215, Boksburg, 1460, on or before 29 May 2019.

Name of address of agent: Coert van Rooyen, P. O. Box 131464, Northmead, 1511

**PLAASLIKE OWERHEID KENNISGEWING 871 VAN 2019****KENNISGEWING INGEVOLGE ARTIKEL 5 (5) VAN DIE GAUTENG WET OP OPHEFFING VAN  
BEPERKINGS, 1996 (WET 3 VAN 1996)**

Ek, Coert Johannes van Rooyen, synde die gemagtigde agent van die eienaar, gee hiermee kennis in terme van artikel 5 (5) van die Gauteng Wet op Opheffing van Beperkings, 1996, saamgelees met die Wet op Ruimtelike Beplanning en Grondgebruikbestuur, Wet Nr. 16 van 2013, dat ek by die Ekurhuleni Metropolitaanse Munisipaliteit (Boksburg Diensleweringssentrum) aansoek gedoen het vir die opheffing van voorwaardes 2, 2(1), 2(2) en 2(3) soos vervat in die titelakte van die Erf 643 Ravenswood Uitbreiding 47 Dorp, welke eiendom geleë is te 17 Tiffanys Manor, Tiendelaan 114, Ravenswood, Boksburg.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die Area Bestuurder: Stedelikebeplanning, Boksburg Diensleweringssentrum, 2de vloer, Diensleweringssentrum, h/v Trichardts en Commissionerstrate, Boksburg, tot 29 Mei 2019.

Enige persoon wat beswaar wil maak of verhoë wil rig met betrekking hiertoe moet dit skriftelike by of tot die Area Bestuurder: Stedelikebeplanning, Boksburg Diensleweringssentrum by bovermelde adres of Posbus 215, Boksburg, 1460 indien voor 29 Mei 2019.

Naam en adres van agent: Coert van Rooyen, Posbus 131464, Northmead, 1511