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GENERAL NOTICES • ALGEMENE KENNISGEWINGS

NOTICE 419 OF 2020**MERAFONG CITY LOCAL MUNICIPALITY
NOTICE OF REZONING APPLICATION IN TERMS OF SECTION 37 OF THE MERAFONG CITY
LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2016
AMENDMENT SCHEME 271/2020 – ANNEXURE 262**

We, Futurescope Town and Regional Planners, being the applicant of Erf 385, Oberholzer hereby give notice in terms of section 37(2)(a) of the Merafong City Local Municipality Spatial Planning and Land Use Management By-law, 2016, that we have applied to Merafong City Local Municipality for amendment of the Carletonville Town Planning Scheme, 1993, by the rezoning of the property as described above from 'Residential 1' to 'Business 1' to allow for a function venue, overnight accommodation and a retail facility. The property is situated at 93 Oranje Street, Oberholzer.

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: Municipal Manager, Spatial Planning Department, Room G21, Halite Street, PO Box 3, Carletonville, 2499 from 13 May till 10 June 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below and at Futurescope for a period of 28 days from the date of first publication of the notice in the *Provincial Gazette* / Citizen newspaper.

Address of Municipal offices: 3 Halite Street, Carletonville, 2499, office of the Executive Manager
Spatial Planning Department, Room G21

Closing date for any objections and/or comments: 10 June 2020

Address of applicant: Futurescope Town and Regional Planners CC, P.O. Box 59, Paardekraal, 1752,
Tel: 011-955-5537; Cell: 082-821-9138; e-mail: petrus@futurescope.co.za

Date on which notice will be published: 13 May 2020

NOTICE 420 OF 2020**MERAFONG CITY LOCAL MUNICIPALITY
NOTICE OF REZONING APPLICATION IN TERMS OF SECTION 37 OF THE MERAFONG CITY
LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2016
AMENDMENT SCHEME 272/2020 – ANNEXURE 263**

We, Futurescope Town and Regional Planners, being the applicant of Erf 1199, Carletonville hereby give notice in terms of section 37(2)(a) of the Merafong City Local Municipality Spatial Planning and Land Use Management By-law, 2016, that we have applied to Merafong City Local Municipality for amendment of the Carletonville Town Planning Scheme, 1993, by the rezoning of the property as described above from 'Special' for a Guest House to 'Special' for a Guest House including a Restaurant. The property is situated at the corner of Kaolin Street and Talc Road, Carletonville.

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: Municipal Manager, Spatial Planning Department, Room G21, Halite Street, PO Box 3, Carletonville, 2499 from 13 May till 10 June 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below and at Futurescope for a period of 28 days from the date of first publication of the notice in the *Provincial Gazette* / Citizen newspaper.

Address of Municipal offices: 3 Halite Street, Carletonville, 2499, office of the Executive Manager
Spatial Planning Department, Room G21

Closing date for any objections and/or comments: 10 June 2020

Address of applicant: Futurescope Town and Regional Planners CC, P.O. Box 59, Paardekraal, 1752,
Tel: 011-955-5537; Cell: 082-821-9138; e-mail: petrus@futurescope.co.za

Date on which notice will be published: 13 May 2020

NOTICE 421 OF 2020**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE TITLE DEED CONDITIONS IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Sybrand Lourens Lombaard of SL Town and Regional Planning CC., being the applicant of Erf 1698, Valhalla, 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 removal of certain conditions contained in the Title Deed in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 of the above-mentioned property. The property is situated at 23 Klibbe Road, Valhalla. The application is for the removal of the following conditions (c), (f), (g) and (h) on page 3, and (i), (k), (l)(i), (l)(ii), (m)(i), (m)(ii), (m)(iii) and (p) on page 4 of Deed of Transfer No. T108849/1999. The intension of the applicant in this matter is to remove the 7,62m street building line and the 3,05m side and rear building lines, as well as all other redundant and irrelevant conditions in the relevant title deed, in order to obtain building plan approval for all existing (approved) building/s and/or structure/s as well as all the existing as-built (not approved) building/s and/or structure/s from the City of Tshwane Metropolitan Municipality's Building Control Office. 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: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 5 February 2020 [the first date of the publication of the notice set out in Section 16(1)(f) of the By-Law referred to above], until 4 March 2020 (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 advertisement in the Provincial Gazette, Beeld and Star newspapers. Address of Municipal offices: Centurion Office: Room E10, cnr. of Basden and Rabie Streets, Centurion. Closing date for any objections and/or comments: 4 March 2020. Address of applicant: Physical: 769 Platrand Street, Faerie Glen X 7, 0081. Postal: PO Box 71980, Die Wilgers, 0041. Telephone No: 082 923 1921. Dates on which notice will be published: The advertisement will be published in the Gauteng Provincial Gazette, Beeld and Star for two consecutive weeks on 5 February 2020 and 12 February 2020 respectively. Reference: CPD VAL/0688/1698 Item No: 31288.

13-20

KENNISGEWING 421 VAN 2020**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN 'N AANSOEK VIR DIE OPHEFFING VAN BEPERKENDE TITELVOORWAARDES IN TERME VAN ARTIKEL 16(2) VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUUR VERORDENING, 2016**

Ek, Sybrand Lourens Lombaard van SL Town and Regional Planning CC., synde die aanvrager van Erf 1698, Valhalla, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuur Verordening, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van sekere voorwaardes vervat in die Titelakte van die bovermelde eiendom in terme van Artikel 16(2) van die Stad Tshwane Grondgebruiksbestuur Verordening, 2016. Die eiendom is geleë te Klibbe Weg 23, Valhalla. Die aansoek is vir die opheffing van die volgende voorwaardes: (c), (f), (g) en (h) op bladsy 3, en (i), (k), (l)(i), (l)(ii), (m)(i), (m)(ii), (m)(iii) en (p) op bladsy 4, in Titel Akte Nr. T108849/1999. Die applikant is van voorneme om die 7,62m straatboulyn en die 3,05m sy en agterste boulyne, asook alle ander oorbodige en irrelevante voorwaardes in die relevante titelakte op te hef, ten einde bouplan goedkeuring te bekom vir alle bestaande (goedgekeurde) gebou/e en/of struktuur/ure sowel as al die bestaande reeds-geboude (nie goedgekeurde) gebou/e en/of struktuur/ure vanaf die Stad Tshwane Metropolitaanse Munisipaliteit se Boubeheer Kantoor. Enige beswaar en/of kommentaar, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede, waarsonder die Munisipaliteit nie met die persoon of liggaam wat die besware en/of kommentare indien kan kommunikeer nie, moet skriftelik by of tot: die Strategiese Uitvoerende Direkteur: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of CityP_Registration@tshwane.gov.za, ingedien of gerig word vanaf 5 Februarie 2020 [datum van die eerste publikasie van die kennisgewing soos uiteengesit in Artikel 16(1)(f) van die bovermelde Verordening] tot 4 Maart 2020 (nie minder as 28 dae na die eerste publikasie van die kennisgewing nie). Volledige besonderhede en planne (indien enige) lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos uiteengesit hieronder, vir 'n periode van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Star koerante. Adres van Munisipale kantore: Centurion Kantoor: Kamer E10, h/v Basden- en Rabie Straat, Centurion. Sluitingsdatum vir enige besware en/of kommentare: 4 Maart 2020. Adres van aanvrager: Fisies: 769 Platrand Staat, Faerie Glen X 7, 0081. Pos: Posbus 71980, Die Wilgers, 0041. Telefoon Nr: 082 923 1921. Datums waarop kennisgewing sal verskyn: Die advertensie sal gepubliseer word vir twee opeenvolgende weke in die Gauteng Provinsiale Gazette, Beeld en Star op 5 Februarie 2020 en 12 Februarie 2020 respektiewelik. Verwysing: CPD VAL/0688/1698 Item Nr: 31288.

13-20

PROCLAMATION • PROKLAMASIE

PROCLAMATION 41 OF 2020**LOCAL AUTHORITY NOTICE 2 OF 2020****MOGALE CITY LOCAL MUNICIPALITY****DECLARATION OF CHANCLIFF RIDGE EXTENSION 32 AS AN APPROVED TOWNSHIP**

In terms of section 103 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), read with the applicable parts of the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) the Mogale City Local Municipality hereby declares the township Chancliff Ridge Extension 32 to be an approved Township, subject to the conditions set out in the Schedule hereto:

SCHEDULE

STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION DONE BY ERNISTUS JOHANNES JACOBUS VISSER, (HEREINAFTER REFERRED TO AS THE APPLICANT / TOWNSHIP OWNER) IN TERMS OF THE PROVISIONS OF CHAPTER III OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 447 (A PORTION OF PORTION 438) OF THE FARM PAARDEPLAATS NO. 177 REGISTRATION DIVISION IQ, GAUTENG PROVINCE HAS BEEN APPROVED

1. CONDITIONS TO BE COMPLIED WITH PRIOR TO THE DECLARATION OF THE TOWN AS AN APPROVED TOWNSHIP**1.1 PROVISION AND INSTALLATION OF SERVICES**

- (a) The township owner shall enter into an agreement with the local municipality regarding the provision of essential and other engineering services to the proposed township, the payment of bulk services contributions and the delivery of guarantees for engineering services.
- (b) The applicant must negotiate with the municipality with regard to the provision of a shared bulk electricity connection for the township and the proposed township Chancliff Ridge Extension 26, to be established on a portion of Portion 438 of the farm Paardeplaats 177 IQ by the same township developer.

1.2 CANCELLATION OF EXISTING CONDITIONS OF TITLE

The applicant / township owner shall at his own expense have conditions (i), (ii), (iii) and (iv) cancelled or removed from Title Deed No. T66003/13.

1.3 GENERAL

The applicant / township owner must satisfy the local municipality that:

- (a) the applicable amendment scheme is in order and could be published simultaneously with the declaration of the town as an approved township;
- (b) the 1:100 year flood line is indicated on the lay out plan of the township and has been certified by a professional engineer;
- (c) Environmental Authorisation has been obtained from the Gauteng Department of Agriculture and Rural Development for the development of the township.
- (d) the provisions of sections 72, 75 and 101 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) have been complied with and

2. CONDITIONS OF ESTABLISHMENT**2.1 NAME**

The name of the township shall be **Chancliff Ridge Extension 32**.

2.2 DESIGN

The township shall consist of erven and streets as indicated on **General Plan S.G. No. 3859/2018**.

2.3 ROADS AND SURFACE DRAINAGE

- (a) The township owner shall at the request of the local municipality supply the local municipality with a detailed scheme including plans, cross sections and specifications as compiled by a civil engineer approved by the local municipality for the provision of a underground water drainage system. Such system must be designed in order to dispose off the runoff of a 1:10 year rain storm and must ensure that the runoff of a 1:100 year rain storm be guided to the nearest defined watercourse without flooding any adjacent properties. The design of the drainage system must contain and describe aspects like tar macadamization, kerbing and canalization of roads as well as the provision of retaining walls if required by the local municipality.

The drainage system must, where necessary, make provision for the catchment of stormwater in catchment pits from where it must be disposed of in water tight pipes in such a way that no water collections or seepage shall occur on or near the ground surface. The mentioned water pipes must be manufactured from durable material and must be approved by the local municipality. The scheme must also indicate the route and gradient of access to each individual erf from the adjoining street.

- (b) The township owner must construct roads according to the approved scheme at own costs and to the satisfaction of the local municipality, under the supervision of a civil engineer approved by the local municipality.
- (c) No internal road or storm water services will be taken over by the local municipality at proclamation and La Riviere Estate Homeowners Association (NPC) Registration Number: 2006/022550/08 shall take over the responsibility for the long term maintenance of the internal roads and storm water network.

2.4 SEWERAGE

- (a) The township owner must, at the request of the local municipality, supply all designs, plans, specifications and other required information regarding the proposed sewerage system of the proposed township for scrutiny and approval.
- (b) The sewerage system must be designed by an approved professional engineer according to the specifications and standards laid down by the local municipality, to the satisfaction of the local municipality;
- (c) All materials to be used with the construction of the sewerage system is subject to the approval and/or amendment of the local municipality.
- (d) No internal sewer services will be taken over by the local municipality at proclamation and La Riviere Estate Homeowners Association (NPC) Registration Number: 2006/022550/08 shall take over the responsibility for the long term maintenance of the internal sewer network.

2.5 WATER

- (a) The township owner must, at the request of the local municipality submit a detailed scheme with plans, cross sections and specifications for the provision of a water reticulation system, for approval.
- (b) The proposed network must make provision for a pressurised water connection for each individual erf and must be designed by a professional engineer approved by the local municipality. All materials to be used in the proposed water network must be approved by the local municipality.

- (c) No internal water services will be taken over by the local municipality at proclamation and La Riviere Estate Homeowners Association (NPC) Registration Number: 2006/022550/08 shall take over the responsibility for the long term maintenance of the internal water network.

2.6 ELECTRICITY

- (a) The township owner must submit to the municipality a detailed scheme with plans, specifications and electricity demand for the provision of an internal reticulation network, including link services, connections and mini-substations, for approval.
- (b) The internal electricity distribution network must be designed according to the minimum requirements and specifications of the municipality and the National Energy Regulator and must cater for a after-diversity maximum demand as agreed with the municipality.
- (c) The installation of all electricity infrastructure is subject to the inspection and approval of the municipality.
- (d) No internal electricity services will be taken over by the local municipality at proclamation and La Riviere Estate Homeowners Association (NPC) Registration Number: 2006/022550/08 shall take over the responsibility for the long term maintenance of the internal electricity network.

2.7 FORMATION, DUTIES AND RESPONSIBILITIES OF THE HOME OWNERS ASSOCIATION

- (a) A non-profit company La Riviere Estate Homeowners Association (NPC) with Registration Number 2006/022550/08 has been registered. All the owners of an erf (or subdivided or consolidated portion thereof) or sectional title unit in the township, as well as in the development of which the township forms a part, shall be obliged to become and remain members of the Association and shall be subject to its Memorandum of Incorporation until such owners legally ceases to be owners.
- (b) Erf 431 (Road Portion), Erven 432 to 435 (Private Open Space) and all internal engineering services in the township shall, prior to or simultaneously with the registration of the first erven or sectional title units in the township be transferred to the La Riviere Estate Homeowners Association (NPC) Registration Number: 2006/022550/08, which shall bear full responsibility for the development and maintenance of said Erven 431 to 435 and internal engineering services in the township.

2.8 CONDITION OF SERVITUDE IN FAVOUR OF THIRD PARTIES

Simultaneously with the transfer of Erf 431 to the La Riviere Estate Homeowners Association (NPC) Registration Number: 2006/022550/08 a servitude must be registered in favour of the remainder of Portion 438 of the Farm Paardeplaats 177 IQ.

2.9 ACCESS

The township owner must provide access to the proposed township to the satisfaction of the local municipality.

2.10 REMOVAL OF REFUSE

Where no municipal refuse removal services are available the township owner shall enter into a contract with a suitable alternative services provider to the satisfaction of the local municipality.

The township owner must at its own cost remove all rubble, refuse and unused building materials within the township to the satisfaction of the local municipality, if and when required by the local municipality.

2.11 REMOVAL OR REPLACEMENT OF SERVICES

If the establishment of the township results in existing municipal, Eskom, Telkom or any other service to be removed, relocated or replaced the costs of such removal, relocation or replacement must be borne by the township owner.

2.12 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 municipality, when requested thereto by the local municipality.

2.13 REGISTRATION OF SERVITUDES

The applicant shall, at his own cost, register servitudes to provide access or protect infrastructure in the proposed township, if required.

3. DISPOSAL OF EXISTING TITLE CONDITIONS

All erven must be made subject to existing conditions and servitudes, where applicable:-

(i) EXCLUDING THE FOLLOWING CONDITIONS AND SERVITUDES WHICH DO NOT AFFECT THE ERVEN IN THE TOWNSHIP, DUE TO THEIR LOCATION:

- A. The remaining extent of the Portion of Portion of the said farm, measuring 173,0364 hectares of which the portion indicated by the figure AaEFGHJKLMNPQRSTUVWXYZ and aBCDEa on Consolidation Diagram S.G. No1637/2011 (a portion whereof is hereby transferred) is subject to an Order of the Water Court dated the 4th day of July 1923, a copy whereof is annexed to Deed of Transfer No. T971/1915 and registered under Number 510/1923S.
- B. The Remaining Extent of Portion of Portion of the said farm, measuring as such 47,8673 hectares of which the portion indicated by the figure AaEFGHJKLMNPQRSTUVWXYZ and aBCDEa on Consolidation Diagram S.G. No1637/2011 (a Portion of whereof is hereby transferred) is subject to certain water rights and servitudes of abutment and aqueduct as will more fully appear from Notarial Deed 128/1953S dated the 14th February 1953.
- C. The Remaining Extent of Portion of Portion of the said farm, measuring as such 47,8673 Hectares of which the portion indicated by the figure aBCDEa on Consolidation Diagram S.G. No1637/2011 forms a portion (a Portion of whereof is hereby transferred) is subject to certain water rights and servitudes of abutment and aqueduct as will more fully appear from Notarial Deed 128/1953S dated the 14th February 1953.
 - (a) The property hereby transferred shall not be entitled to any of the rights to water and servitudes of Aqueduct and Abutment to which the "Remainder of Portion of Portion" of the said farm measuring 47,8673 Hectares (of which the said Portion 188 is a portion) is entitled in terms of such Notarial Deed of Servitude 128/1953S 14th February 1953.
 - (b) The owner of the property hereby transferred, shall, as between himself and the Transferor as the owner of the Remaining Extent of Portion of Portion of the said farm, measuring as such 9,0050 Hectares, not be responsible to carry out the obligation vesting upon the "Remainder of Portion of Portion" to repair and maintain dams, reservoirs, pipelines and furrows, in accordance with the provisions of paragraph 11 of the said Notarial Deed of Servitude 128/1953S.

(ii) EXCLUDING THE FOLLOWING ENTITLEMENTS/RIGHTS IN THE DEED WHICH WILL NOT BE PASSED ONTO THE ERVEN IN THE TOWNSHIP:-

A "Conditions under "B" in Certificate of Consolidated Title T66003/2013"

The Remaining Extent of Portion of Portion of the said farm, measuring as such 47,8673 Hectares of which the portion indicated by the figure AaEFGHJKLMNPQRSTUVWXYZ and aBCDEa on Consolidation Diagram S.G. No1637/2011 (a Portion of whereof is hereby transferred) is entitled to certain water rights and servitudes of abutment and aqueduct as will more fully appear from Notarial Deed 128/1953S dated the 14th February 1953.

The property hereby transferred and the Remaining Extent of Portion of Portion of the said

farm measuring as such 26,1357 Hectares, held under Deed of Transfer 12333/1949, shall jointly be entitled to the water and to any servitude of Abutment and Aqueduct to which the former Remainder of Portion of Portion, measuring as such 47,8673 Hectares is entitled in terms of the aforesaid Notarial Deed of Servitude 128/1953S. Subject however to the following conditions:

- (a) The transferor reserves to itself and its successor in title to the Remaining Extent of portion of portion of the said farm, measuring as such 26,1357 Hectares, all rights to water for domestic and gardening purposes to which the Remainder of Portion of Portion is entitled in terms of Paragraph 8 of the aforesaid Notarial Deed of Servitude 128/1953S.
- (b) The owner of the property hereby transferred shall be entitled to extract for his own exclusive use on the property hereby transferred not more than 25% of the water at any time present in the Western stream at any point South of intake c, to which the Remainder of Portion of Portion is entitled in terms of Paragraph 7 of the aforesaid Notarial Deed of Servitude No 128/1953S.
- (c) The owner of the property hereby transferred and the aforesaid Remaining Extent of Portion of Portion of the said farm, measuring as such 26,1357 Hectares, shall as between themselves be responsible to carry out the obligation resting upon the Remainder of Portion of Portion to repair and maintain dams, reservoirs, pipelines and furrows in the proportions in which they are interested therein in accordance with the provisions of paragraph 11 of the said Notarial Deed of Servitude 128/1953S.

C “Conditions under “C(1)” in Certificate of Consolidated Title T66003/2013”

The Remaining Extent of Portion of Portion of the said farm, measuring as such 47,8673 Hectares of which the portion indicated by the figure aBCDEa on Consolidation Diagram S.G. No1637/2011 forms a portion (a Portion of whereof is hereby transferred) is entitled to certain water rights and servitudes of abutment and aqueduct as will more fully appear from Notarial Deed 128/1953S dated the 14th February 1953.

- (a) The property hereby transferred shall not be entitled to any of the rights to water and servitudes of Aqueduct and Abutment to which the “Remainder of Portion of Portion” of the said farm measuring 47,8673 Hectares (of which the said Portion 188 is a portion) is entitled in terms of such Notarial Deed of Servitude 128/1953S dated 14th of February 1953.
- (b) The owner of the property hereby transferred, shall, as between himself and the Transferor as the owner of the Remaining Extent of Portion of Portion of the said farm, measuring as such 9,0050 Hectares, not be responsible to carry out the obligation vesting upon the “Remainder of Portion of Portion” to repair and maintain dams, reservoirs, pipelines and furrows, in accordance with the provisions of paragraph 11 of the said Notarial Deed of Servitude 128/1953S.

4. CONDITIONS OF TITLE

4.1 Conditions of Title imposed in favour of third parties to be registered/created on the first registration of the erven concerned.

4.1.1 ALL ERVEN EXCEPT 431 TO 435 shall be subject to the following conditions:-

Conditions imposed by La Riviere Estate Homeowners Association (NPC)
Registration Number: 2006/022550/08 (the Homeowners Association)

- (a) The erf is subject to a servitude, 2 metres wide, in favour of the Homeowners Association for internal engineering services and other purposes, along any two boundaries other than a street boundary and in the case of a panhandle erf, an additional servitude for such engineering and other purposes, 2 metres wide across the access portion of the erf, if and when required by the Homeowners Association: Provided that the Homeowners Association 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 2 (two) metres thereof.
- (c) The La Riviere Estate Homeowners Association (NPC) Registration Number: 2006/022550/08 shall be entitled to deposit temporarily on the land adjoining the aforesaid servitude such material as may be excavated by it during the course of the construction, maintenance or removal of such internal engineering 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 internal engineering and other works being made good by the La Riviere Estate Homeowners Association (NPC) Registration Number: 2006/022550/08.

4.1.2 ERF 431

- (a) The erf in its entirety is subject to a right of way servitude in favour the Remainder of Portion 438 of the farm Paardeplaats 177 IQ, for access purposes, as indicated on the General Plan.

4.1.3 ERF 404

- (a) The erf is subject to a 2 metre wide servitude for electrical infrastructure purposes as indicated on the General Plan.

Mr M P Raedani
MUNICIPAL MANAGER

January 2020

LOCAL AUTHORITY NOTICE 3 OF 2020

MOGALE CITY LOCAL MUNICIPALITY

KRUGERSDORP AMENDMENT SCHEME 1904

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 Mogale City Local Municipality has approved an amendment scheme with regard to the land in the township **Chancliff Ridge Extension 32** being an amendment of the Krugersdorp Town Planning Scheme, 1980.

The Map 3 documents and the scheme clauses of the amendment scheme are filed with the Municipal Manager of the Mogale City Local Municipality and the Director General: Gauteng Provincial Government, Department of Development Planning and Local Government, Corner House, Marshalltown, and are open for inspection during normal office hours.

This amendment scheme is known as Krugersdorp **Amendment Scheme 1904**.

Mr M P Raedani
MUNICIPAL MANAGER

January 2020

LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS

LOCAL AUTHORITY NOTICE 637 OF 2020

NOTICE IN TERMS OF SECTION 16(1)(f) FOR A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

We, Pieter Jacobus Jooste and Elisma Jooste, being the applicant of property erf 1535, The Reeds Extension 5, 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 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 property as described above.

The property is situated at: 6 Katz Street, The Reeds.

The rezoning is from Residential 1 to Residential 2.

The intension of the applicant in this matter is to increase the density of the erf so that a second dwelling may be added to 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 Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 16 March, until 13 April 2020

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 / The Star / The Pretoria News.

Address of Municipal offices: Room 16, corner Basden and Rabie Street Centurion

Closing date for any objections and/or comments: 13 April 2020

Address of applicant: 6 Katz Street, The Reeds, Centurion or PO Box 13161, Clubview, 0014

Telephone No: 083 414 5370

Dates on which notice will be published: 16 March, until 13 April 2020

Reference: CPD/9/2/4/2-5577T Item No 31646

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KENNISGEWING INGEVOLGE ARTIKEL 16 (1) (f) OM 'N HERSONERING VAN AANSOEK INGEVOLGE ARTIKEL 16 (1) VAN DIE STAD TSHWANE VERORDENING OP BEHEER OOR GRONDGEBRUIK, 2016

KENNISGEWING VAN AANSOEK OM HERSONERING INGEVOLGE ARTIKEL 16 (1) VAN DIE STAD TSHWANE VERORDENING OP BEHEER OOR GRONDGEBRUIK, 2016

Ons, Pieter Jacobus Jooste en Elisma Jooste, synde die aansoeker van erf erf 1535, The Reeds Uitbreiding 5, gee hiermee kennis in terme van artikel 16 (1) (f) van die Stad Tshwane Verordening op Grondgebruiksbestuur, 2016, dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die wysiging van die Tshwane-stadsbeplanningskema, 2008 (Hersien 2014), deur die hersonering in terme van artikel 16 (1) van die Stadsbeplanningskantoor Tshwane deur -reg, 2016 van die eiendom soos hierbo beskryf.

Die eiendom is geleë te Katzstraat 6, The Reeds.

Die hersonering is vanaf Residensieel 1 na Residensieel 2.

Die bedoeling van die applikant in hierdie aangeleentheid is om die digtheid van die erf te verhoog, sodat 'n tweede woning by die eiendom gevoeg kan word.

Enige besware (s) en / of kommentaar (s), met inbegrip van die gronde vir sodanige besware (s) en / of kommentaar (s) met volledige kontakbesonderhede, waarsonder die munisipaliteit nie kan ooreenstem met die persoon of liggaam wat die beswaar (s) indien nie) en / of kommentaar (te), kan by die Strategiese Uitvoerende Direkteur: Stadsbeplanning en -ontwikkeling, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za ingedien word, vanaf 16 Maart tot 13 April 2020

Volledige besonderhede en planne kan gedurende gewone kantoorure by die Munisipale kantore, soos hieronder uiteengesit, besigtig word vir 'n periode van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant / The Star / The Pretoria News.

Adres van munisipale kantore: Kamer 16, hoek van Basden en Rabiestraat Centurion

Sluitingsdatum vir besware en / of kommentaar: 13 April 2020

Adres van applikant: Katzstraat 6, The Reeds, Centurion of Posbus 13161, Clubview, 0014

Telefoonnommer: 083 414 5370

Datums waarop kennisgewing gepubliseer moet word: 16 Maart, tot 13 April 2020

Verwysing: CPD / 9/2/4 / 2-5577T Item No 31646

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