

***THE PROVINCE OF
GAUTENG***

***DIE PROVINSIE VAN
GAUTENG***

**Provincial Gazette
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EXTRAORDINARY • BUITENGEWOON

Selling price • Verkoopprijs: **R2.50**
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Contents

<i>No.</i>		<i>Gazette No.</i>	<i>Page No.</i>
	GENERAL NOTICES • ALGEMENE KENNISGEWINGS		
464	Merafong City Local Municipality Spatial Planning and Land Use Management By-Law, 2016: Portion of the Remainder of the Farm Uitspanning Aan Wonderfontein 104 IQ, Portion 20 of the Farm Wonderfontein 103-IQ, Remainder of Portion 105 of the Farm Wonderfontein 103 IQ; Remainder of Portion 116 of the Farm Wonderfontein 103 IQ, Portion 117 of the Farm Wonderfontein 103 IQ and Portion 121 of the Farm Wonderfontein 103	162	3

GENERAL NOTICES • ALGEMENE KENNISGEWINGS**GENERAL NOTICE 464 OF 2021****NOTICE OF APPLICATION FOR TOWNSHIP ESTABLISHMENT IN TERMS OF SECTION 41 OF THE MERAFONG CITY LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2016**

I, Willie Jan Erasmus, on behalf of the firm ETL Consulting (Pty) Ltd, being the authorized applicant of the owners of A Portion of the Remainder of the Farm Uitspanning Aan Wonderfontein 104 IQ, Portion 20 of the Farm Wonderfontein 103-IQ, Remainder of Portion 105 of the Farm Wonderfontein 103 IQ; Remainder of Portion 116 of the Farm Wonderfontein 103 IQ, Portion 117 of the Farm Wonderfontein 103 IQ and Portion 121 of the Farm Wonderfontein 103;,, hereby give notice in terms of Section 41 of the Merafong City Local Municipality Spatial Planning and Land Use Management By-Law, 2016 that We have applied to the Merafong City Local Municipality for the Establishment of a Township herewith referred to in the annexure.

The purpose of the proposed township establishment is to allow for development of sustainable human settlement within the Khutsong area. The proposed development will consist of a variety of different land uses as described in the Annexure below to allow for an integrated, functioning and sustainable development.

Application is also made in terms of Section 50 of the Merafong City Local Municipality Spatial Planning and Land Use Management By-Law, 2016 to allow for the simultaneous consolidation and subdivision of farm portions based on the outside figure of the proposed townships for Khutsong Extension 8-10.

Particulars of the application/s will lay for inspection during normal office hours at the office of the Manager: Spatial Planning & Environmental Management, Merafong Local Municipality Offices, situated at 3 Halite Street, Carletonville, 2499 or P.O. Box 3, Carletonville, South Africa, 2500, for a period of 28 days from 19 May 2021.

Objections or representations in respect of the application/s must be lodged with or made in writing to the Manager: Spatial Planning & Environmental Management, Merafong Local Municipality Offices, situated at 3 Halite Street, Carletonville, 2499 or P.O. Box 3, Carletonville, South Africa, 2500, for a period of 28 days from 19 May 2021.

Address of the authorised agent: Email: williee@etlconsulting.co.za. Tel: 011 568-3421, Fax: 086 540 6795. Postal: P O Box 8129, Halfway House, Midrand, 1685. Physical:1 Meadowbrook Ln, Epsom Downs, Sandton, 2152, The Oval Office Block, Centurion building.

ANNEXURE

Full name of applicant: ETL Consulting (Pty) Ltd

Name of township: Khutsong Extension 8

Proposed Development Controls: The township will consist of 92 erven in total.

Twenty-five (25) "Residential 3 Erven" with a density of 160 units per hectare and a height of 4 storeys.

Twenty-eight (28) "Business 1 Erven" with a coverage of 90% and FSR of 3.6 and a height of 2 storeys.

Nineteen (19) "Institutional Erven" with a coverage of 70% and FSR of 2.1 and a height of 3 storeys.

Four (4) "Educational Erven with a coverage of 70% and FSR of 2.1 and a height of 3 storeys.

Ten (10) "Municipal Erven" with a coverage of 70% and FSR of 2.1 and a height of 3 storeys and Density of 80 Units per hectare

One (1) "Industrial Erf" with development controls as per Land Use Scheme

Locality: On a regional scale, the proposed township is situated within Merafong City Local Municipality that is located towards the south-western boundary of the Gauteng Province. The site is located approximately 5km from the Merafong City Municipality CBD and is identified in the IDP as a favourable option for Human Settlement purposes. Centre coordinates of the site: -26.346278° & 27.350101°

Date of Publication: 19 May 2021

Closing Date for objections and/or comments: 16 June 2021