

***THE PROVINCE OF  
GAUTENG***

***DIE PROVINSIE VAN  
GAUTENG***

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**GENERAL NOTICES • ALGEMENE KENNISGEWINGS****NOTICE 181 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF APPLICATION FOR ESTABLISHMENT OF TOWNSHIP:  
RIETFONTEIN RIDGE EXTENSION 15**

The City of Tshwane Metropolitan Municipality hereby gives notice in terms of Section 16 (4) of the City of Tshwane Land Use Management By-law, 2016 that an application to establish the township referred to in the Annexure hereto has been received by it. Particulars of the application will lie for inspection during normal office hours at the office of the Strategic Executive Director: Economic Development and Spatial Planning, Registration Office, Centurion: Room E10, Town Planning Office, cnr Basden and Rabie Streets, Centurion, Pretoria for a period of 28 days from 10 February 2021. Objections to or representations or any interested and affected parties in respect of the application must be lodged with or made in writing, with the reasons for their comments, objections and contact details, to the General Manager, Strategic Executive Director: Economic Development and Spatial Planning Division at above address or CityP\_Registration@Tshwane.gov.za or at P.O. Box 3242, Pretoria, 0001, within a period of 28 days from 10 February 2021

Date of publications: 10 & 17 February 2021

Closing date for objections: 10 March 2021

Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the municipality, by requesting such copy through the following contact details: newlanduseapplications@tshwane.gov.za. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an email address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

**ANNEXURE**

Name of Township: **RIETFONTEIN RIDGE EXTENSION 15**

Name of Applicant: **Carlien Potgieter of Teropo Town and Regional Planners**

**Number of erven in proposed Township:**

- Erf 1 - 72 - "Residential 1"
- Erf 73 – 74 - "Residential 2"
- Erf 75 - "Residential 3"
- Erf 76-80 - "Special" for Private open space including clubhouse(s) & Recreational facilities such as sport and administration office for estate
- Erf 81-83 - "Special" for access control, internal municipal services and private roads
- Erf 84 & 85 - "Special" for public roads

*Description of property:* Portion 33 (a portion of Portion 3) of the farm Rietfontein 375-JR

*Locality of Township:* The property is situated along Guinea Fowl Crescent, to the North of Rietvlei View Country Estate.

*Address of agent:* Postnet Suite 46, Private Bag x37, Lynnwood Ridge, 0040. Tel: 082-338-1551/087 808 7925 Fax: 086-762-5014/email: info@teropo.co.za

CPD/2/4/2-5693T

ITEM NO: 32125

**KENNISGEWING 181 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM STIGTING VAN DORP:  
RIETFONTEINRIF UITBREIDING 15**

Die Stad van Tshwane Metropolitaanse Munisipaliteit gee hiermee kennis ingevolge Artikel 16 (4) van die Stad van Tshwane Grondgebruiksbestuur By-Wet, 2016, 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 Strategiese Uitvoerende Direkteur: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Stad van Tshwane Metropolitaanse Munisipaliteit, Centurion: Kamer E10, Stedelike Beplanning Kantore, Kamer E10, h/v Basden en Rabie Strate, Centurion, Pretoria vir 'n tydperk van 28 dae vanaf 10 Februarie 2021. Besware teen , kommentaar of verhoë ten opsigte van die aansoek of kommentaar in verband met die aansoek, redes en kontak besonderhede van die beswaarmaker of belanghebbende party moet binne 'n tydperk van 28 dae vanaf 10 Februarie 2021 skriftelik by of tot die Algemene Bestuurder, Strategiese Uitvoerende Direkteur: Ekonomiese Ontwikkeling en Ruimtelike Beplanning Afdeling by die bovermelde adres of CityP\_Registration@Tshwane.gov.za of by Posbus 3242, Pretoria, 0001, ingedien of gerig word.

Datum van publikasies: 10 Februarie en 17 Februarie 2021

Sluitingsdatum vir besware/verhoë: 10 Maart 2021

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die munisipaliteit aangevra word deur die volgende kontakbesonderhede te versoek: newlanduseapplications@tshwane.gov.za. Daarbenewens kan die aansoeker by indiening van die aansoek óf 'n kopie elektronies deurstuur óf die aansoek publiseer, met die bevestiging van die volledigheid deur die munisipaliteit, vergesel van die elektroniese kopie of op hul webwerf, indien enige. Die aansoeker sal toesien dat die afskrif wat gepubliseer of aan enige belanghebbende en geaffekteerde party gepubliseer of gestuur word, die afskrif is wat saam met die munisipaliteit aan newlanduseapplications@tshwane.gov.za voorgelê is. Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die munisipaliteit en die aansoeker 'n e-posadres of ander maniere moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n wyse wat inbreuk maak op die regte van die applikant nie. As enige belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging te verbied nie van die aansoek.

**BYLAE**

Naam van Dorp: **RIETFONTEIN RIDGE UITBREIDING 15**

Naam van applikant: **Carlien Potgieter van Teropo Stads- en Streksbeplanners**

Aantal Erwe in beoogde dorp:

- Erf 1 - 72 - "Residential 1"
- Erf 73 – 74 - "Residential 2"
- Erf 75 - "Residential 3"
- Erf 76-80 - "Special" for Private open space including clubhouse(s) & Recreational facilities such as sport and administration office for estate
- Erf 81-83 - "Special" for access control, internal municipal services and private roads
- Erf 84 & 85 - "Special" for public roads

*Beskrywing van eiendom:* Gedeelte 33 ('n gedeelte van Gedeelte 3) van die plaas Rietfontein 375-JR

*Ligging van eiendom:* Die eiendom is geleë langs Guinea Fowl Crescent, aan die noorde van Rietvlei View Country Estate.

*Adres van agent:* Postnet Suite 46, Privaatsakx37, Lynnwoodrif, 0040. Tel: 082-338-1551 / 087 808 7925

Faks: 086-762-5014 / info@teropo.co.za

CPD /2/4/2-5693T

ITEM NO: 32125

**NOTICE 182 OF 2021**  
**NOTICE OF APPLICATION FOR ESTABLISHMENT OF TOWNSHIP**  
**LOUWLARDIA EXTENSION 62**

The City of Tshwane Metropolitan Municipality hereby gives notice in terms of section 69(6)(a) of the Town-planning and Townships Ordinance, 1986 (Ordinance No 15 of 1986), that an application made in terms of Section 96(4) of the Town Planning and Townships Ordinance, 1986 (Act 15 of 1986) and further read with Section 2(2) and the relevant provisions of the Spatial Planning and Land Use Management Act, 2013, has been received, for the **amendment of the proposed Township Loulardia Extension 62**, to be establish as referred to in the Annexure hereto.

Full particulars and plans (if any) may be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) or directly from the applicant at [nadia@urbansmart.co.za](mailto:nadia@urbansmart.co.za) / [info@urbansmart.co.za](mailto:info@urbansmart.co.za), for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen newspapers.

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 10 February 2021 (the first date of the publication of the notice), until 10 March 2021 (not less than 28 days after the date of first publication of the notice).

**ANNEXURE**

**Name of township:** Loulardia Extension 62

**Full name of applicant:** UrbanSmart Planning Studio Pty Ltd.

**Number of erven, proposed zoning and development control measures:**

1. 2 Erven zoned "**Special**" for High technology industries, commercial uses, with a coverage of 50%, height of 2 storeys with a maximum height of 18m, and an FAR of 0.235.

**Description of land on which township to be established:** On a Part of Portion 146 (a Portion of Portion 144) of the farm Brakfontein 390-JR.

**Locality of proposed township:** The township is situated on the eastern side of the Ben Schoeman Highway (N1), on the eastern side of Olievenhoutbosch Road, south of Osaka Drive (proposed Road K220). The site adjoins the established and proclaimed township of Loulardia Extension 36 which is the existing Woolworth centralised distribution centre, on its eastern side, and just north of the Randjesfontein Rural residential estate.

**The intension of the owner of the property (ies) in this matter is:** The amendment of the existing proposed township application will allow the developer to gain more developable area for their planned distribution centre, as well as addressing all comments received to date. Gaining more developable area will contribute to the expansion of the existing distribution centre owned by the client, Woolworths, situated adjacent to the subject property on the proclaimed township, Loulardia Extension 36. Furthermore, the amendment will have no influence on the current development rights of the erven comprising the Loulardia Extension 62, and as such the proposed amendment will not result in any additional bulk services demand to that already approved.

Reference: CPD 9/1/1/1 – LWLX62

**KENNISGEWING 182 VAN 2021**  
**KENNISGEWING VAN AANSOEK OM STIGTING VAN DORP**  
**LOUWLARDIA UITBREIDING 62**

Die Stad Tshwane Metropolitaanse Munisipaliteit gee hiermee ingevolge artikel 69(6)(a) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie No 15 van 1986), kennis dat 'n aansoek ontvang is, in terme van Artikel 96(4) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie No. 15 van 1986) en verder saam gelees met Afdeling 2 (2) en die toepaslike bepalings van die Wet op Ruimtelike Beplanning en Grondgebruikbestuur, 2013, is ontvang vir die **wysiging van die voorgestelde Dorp Louwladia Uitbreiding 62**, te vestig soos bedoel in die Aanhangsel hierby.

Volledige besonderhede en planne (as daar is) kan deur die Munisipaliteit aangevra word, deur sodanige afskrif van die volgende kontakbesonderhede te versoek: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) of direk van die applikant by [nadia@urbansmart.co.za](mailto:nadia@urbansmart.co.za) / [info@urbansmart.co.za](mailto:info@urbansmart.co.za), vir 'n periode van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Provinsiale Koerant, Beeld en Citzien.

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 **10 Februarie 2021** (die datum van die eerste publikasie van hierdie kennisgewing), 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 **10 Maart 2021** (nie minder nie as 28 dae na die datum van die eerste publikasie van die kennisgewing).

**BYLAE**

**Naam van dorp:** Louwladia uitbreiding 62

**Volle naam van aansoeker:** UrbanSmart Planning Studio Pty Ltd.

**Aantal erwe, voorgestelde sonering en ontwikkelingsmaatreëls:**

1. 2 Erwe gesoneer "Spesiaal" vir hoëtegnologie-industrieë, kommersiële gebruike, met 'n dekking van 50%, hoogte van 2 verdiepings met 'n maksimum hoogte van 18m, en 'n FAR van 0.235.

**Beskrywing van grond waarop dorp gestig staan te word:** 'n Gedeelte van Gedeelte 146 ('n Gedeelte van Gedeelte 144) van die plaas Brakfontein 390-JR.

**Ligging van voorgestelde dorp :** Die dorp is geleë aan die oostelike kant van die Ben Schoeman-snelweg (N1), aan die oostekant van Olievenhoutboschweg, suid van Osaka-rylaan (voorgestelde pad K220). Die terrein grens aan die gevestigde en geproklameerde dorp Louwladia. Uitbreiding 36, die bestaande sentrale verspreidingsentrum van Woolworth, aan die oostekant, en net noord van die landelike landgoed Randjesfontein.

**Die bedoeling van die eienaar (s) in hierdie aangeleentheid is:** Die wysiging van die huidige voorgestelde dorpsaansoek sal die ontwikkelaar in staat stel om meer ontwikkelbare grond vir hul beplande verspreidingsentrum te bekom, asook om alle kommentaar wat tot dusver ontvang is, aan te spreek. Die verkryging van 'n meer ontwikkelbare area sal bydra tot die uitbreiding van die bestaande verspreidingsentrum wat besit word deur die kliënt, Woolworths, geleë aangrensend aan die voorgestelde dorp. Verder sal die wysiging geen invloed hê op die huidige ontwikkelingsregte van die erwe wat voorgestel word in Louwladia Uitbreiding 62, en as sodanig sal die voorgestelde wysiging nie lei tot 'n bykomende grootmaatdienstevraag na die reeds goedgekeurde nie.

Verwysing: CPD 9/1/1/1 – LWLX62



**NOTICE 183 OF 2021****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 AS WELL AS 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 READ WITH SCHEDULE 23 THERETO**

We Origin Town and Regional Planning (Pty) Ltd, being the authorized agent of Erf 287 Waterkloof Glen 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 of Erf 287 Waterkloof Glen in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016, as well as for the removal of certain conditions contained in the Title Deed of Erf 287 Waterkloof Glen in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016. The property is situated at number 413 Lea Street, Waterkloof Glen.

The application for rezoning is from "Residential 1" to "Residential 2" in order to accommodate multiple dwelling units on the subject property, subject to certain conditions.

Application is also made for the removal of conditions A(b), A(c), A(d), A(e), A(f), A(g), B(a), B(b), B(b)(i), B(b)(ii), B(c) and B(d) from Deed of Transfer T82188/2019.

The intention of this application is to obtain appropriate land use rights from the City of Tshwane Metropolitan Municipality in order to allow for the development of multiple dwelling units on the property subject to certain conditions, as well as to remove conditions of title, which may restrict such development as well as conditions that are no longer relevant.

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 10 February 2021 until 10 March 2021.

Should any interested or affected party wish to view or obtain a copy of the land development applications, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Alternatively, a copy of the applications could be obtained from the applicant at the contact details provided below. The applicant shall ensure that the copy forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

For purposes to obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.

No part of the application documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.

Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

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 10 February 2021 as published in the Provincial Gazette, the Beeld newspaper and The Star newspaper.

Address of Municipal offices: Centurion Municipal Offices, Room E10, corner of Basden and Rabie Streets, City of Tshwane Metropolitan Municipality, Pretoria. Closing date for any objections and/or comments: 10 March 2021.

Address of applicant: 306 Melk Street, Nieuw Muckleneuk, 0181, Pretoria, P O Box 2162, Brooklyn Square, 0075. Telephone: 012 346 3735 or Fax 012 346 4217. E-mail: [plan@origintrp.co.za](mailto:plan@origintrp.co.za)

Date on which the applications will be published: 10 February 2021 and 17 February 2021

Rezoning Ref: CPD/9/2/4/2-5876T / Item No. 32993

Removal of Restrictive Conditions Ref: WKG/0726/287 Item No. 32865

**KENNISGEWING 183 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N AANSOEK VIR HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE STAD  
TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016 ASOOK VIR DIE OPHEFFING VAN BEPERKENDE  
TITELVOORWAARDES IN TERME VAN ARTIKEL 16(2) VAN DIE STAD TSHWANE  
GRONDGEBRUIKBESTUUR BYWET, 2016 GELEES TESAME MET SKEDULE 23 DAARVAN**

Ons, Origin Stads en Streekbeplanning (Edms) Bpk, synde die magtigde applikant van Erf 287 Waterkloof Glen, gee hiermee ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (hersien in 2014), deur die hersonering in terme van Artikel 16(1) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016 van Erf 287 Waterkloof Glen asook vir die opheffing van beperkende voorwaardes in die titelakte van Erf 287 Waterkloof Glen in terme van Artikel 16(2) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016. Die eiendom is geleë te nommer 413 Lea Straat, Waterkloof Glen.

Die aansoek vir hersonering is vanaf "Residensieel 1" na "Residensieel 2" ten einde meervoudige wooneenhede op die eiendom te akkommodeer, onderworpe aan sekere verdere voorwaardes.

Aansoek is ook gedoen vir die opheffing van voorwaardes A(b), A(c), A(d), A(e), A(f), A(g), B(a), B(b), B(b)(i), B(b)(ii), B(c) en B(d) van Titel Akte T82188/2019.

Die doel van hierdie aansoek is om toepaslike grondgebruiksregte van die Stad Tshwane Metropolitaanse Munisipaliteit te verkry ten einde die ontwikkeling van meervoudige wooneenhede op die eiendom toe te laat onderworpe aan sekere voorwaardes, asook om sekere titelvoorwaardes te verwyder wat beperkend mag wees in terme van die ontwikkeling of wat nie meer relevant is nie.

Enige besware 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 persone se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon kan korrespondeer nie, moet ingedien word by en skriftelik gerig word aan die Strategiese Uitvoerende Direkteur: Stedelike Beplanning, Afdeling Grondgebruiksregte, Posbus 3242, Pretoria, 0001 of na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 10 Februarie 2021 tot 10 Maart 2021.

Indien enige belangstellende of geaffekteerde partye die aansoeke wil besigtig of 'n kopie wil ontvang van die grondgebruiksaansoeke, kan 'n kopie versoek word vanaf die Munisipaliteit deur dit te versoek by die volgende kontakbesonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Alternatiewelik kan 'n kopie van die aansoeke vanaf die applikant verkry word by die kontakbesonderhede hieronder verskaf. Die aansoeker sal toesien dat die afskrif wat aan enige belanghebbende en geaffekteerde partye deurgegee word, die afskrif is wat saam met die munisipaliteit aan [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) voorgeleë is.

Vir doeleindes van verkryging van 'n kopie van die aansoek moet kennis geneem word dat die geïnteresseerde of geaffekteerde party die munisipaliteit en die applikant moet voorsien van 'n epos adres waarheen die aansoek elektronies gestuur kan word.

Geen deel van die aansoek dokumentasie wat deur die munisipaliteit of die applikant voorsien is mag kopieer, herproduseer of in enige vorm gebruik of publiseer word op 'n wyse wat sal inbreuk maak op die intellektuele eiendomsreg van die applikant nie.

Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondgebruiksaansoek te besigtig of te bekom nie, word die sodanige versuim nie as rede beskou om die verwerking en oorweging van die aansoek te verhoed nie.

Volledige besonderhede en planne (indien enige) van die aansoeke sal gedurende gewone kantoorure kan besigtig word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf 10 Februarie 2021 soos verskyn in die Gauteng Provinsiale Gazette, Beeld koerant en The Star koerant.

Adres van die Munisipale kantore: Centurion Munisipale Kantore, Kamer E10, hoek van Basden en Rabie Straat, Stad van Tshwane Metropolitaanse Munisipaliteit, Pretoria. Sluitingsdatum vir enige beswaar(e): 10 Maart 2021.

Adres van gemagtigde agent: Origin Stadsbeplanning, 306 Melkstraat, Nieuw Muckleneuk. Posbus 2162, Brooklyn Square, 0075. Tel: (012) 346 3735 of Faks: (012) 346 4217. E-pos: [plan@origintr.co.za](mailto:plan@origintr.co.za)

Datum van publikasie van die kennisgewing: 10 Februarie 2021 en 17 Februarie 2021.

Hersonering Verw: CPD/9/2/4/2-5876T / Item No. 32993  
Titelopheffing Verw: WKG/0726/287 Item No. 32865

**NOTICE 184 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF AN APPLICATION FOR REZONING IN TERMS OF SECTIONS 16(1) OF THE CITY OF TSHWANE LAND USE  
MANAGEMENT BY-LAW, 2016**

We, DLC Town Plan (Pty) Ltd, being the authorised agent of the owner of Portion 1 of Erf Erf 9 Highveld Township, Registration Division JR, Province of Gauteng hereby give notice in terms of section 16(1)(f), Schedule 13 and Schedule 23 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:** 68 Oak Avenue, Highveld.

**The rezoning is:** from "Industrial 2" to "Business 4" (excluding Medical Consulting Rooms; Veterinary Clinic; Dwelling Units)

**The intension of the applicant in this matter is to:** to obtain land use right to use the property exclusively for offices.

Should any interested or affected party wish to view or obtain a copy of the land development application:

-It can be viewed at the Office of the Municipality as indicated in the Advertisement; or

-a copy can be requested from the Municipality, only in the event that the interested and affected party is unable to view the application during the time period when the application is open for inspection, at the respective Municipal Office due to the Municipal Office being closed for COVID-19 by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za); or

-a copy can be requested from the applicant at the address indicated in the advertisement.

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.

No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.

Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

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 **10 February 2021 until 10 March 2021**.

Full particulars and plans (if any) may be inspected as per information set out above, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Beeld / Daily Sun newspaper.

**Address of municipal offices:** The Strategic Executive Director: City Planning, Development and Regional Services: Centurion: Room E10, cnr of Basden and Rabie Streets, Centurion Municipal Offices.

**Closing date for any objections and/or comments:** 10 March 2021

**Address of applicant:** DLC Town Plan (Pty) Ltd, P.O. Box 35921, Menlo Park, 0102 or 61 Thomas Edison Street, Menlo Park, 0081

**Telephone No:** 012 346 7890

**Dates on which notice will be published:** 10 February 2021 and 17 February 2021

**Reference:** CPD/9/2/4/2-5871T Item no: 32979

**KENNISGEWING 184 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM HERSONERING INGEVOLGE ARTIKEL 16(1) VAN DIE STAD VAN TSHWANE  
GRONDGEBRUIKSBESTUUR BYWETTE, 2016**

Ons, DLC Stadsbeplanning (Edms) BpK, die gemagtigde agent van die eienaar van Gedeelte 1 van Erf 9 Highveld Dorpgebied, Registrasie Afdeling JR, Die Provinsie van Gauteng gee hiermee kennis in terme van artikel 16(1)(f), Skedule 13 en Skedule 23 van die Stad van Tshwane Grondgebruik Bestuur Bywette, 2016 dat ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dorpsbeplanning Skema, 2008 (Hersien 2014) deur die hersonering ingevolge artikel 16(1) van die Stad van Tshwane Grondgebruik Bestuur Bywette, 2016 van die eiendom soos hierbo beskryf.

**Die eiendom is geleë:** Oakweg nommer 68, Highveld.

**Die hersonering sal wees:** vanaf "industriële 2" tot "Besigheid 4" (uitgesonderd mediese spreekkamers; veeartsenyklinieke; wooneenhede)

**Die intensie van die eienaar/applikant in die geval is:** om grondgebruiksreg te verkry om die eiendom uitsluitlik vir kantore te gebruik.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die aansoek vir grondontwikkeling wil besigtig of verkry:

-Dit kan besigtig word by die kantoor van die munisipaliteit soos aangedui in die advertensie; of

-'n afskrif kan van die munisipaliteit aangevra word, slegs indien die belanghebbende en geaffekteerde party nie die aansoek kan besigtig gedurende die tydperk wat die aansoek ter insae beskikbaar is by die onderskeie munisipale kantoor, omdat die munisipale kantoor gesluit is vir COVID-19, deur sodanige deur die volgende kontakbesonderhede aan te vra: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za); of

-'n Afskrif kan van die aansoeker aangevra word by die adres wat in die advertensie aangedui word.

Addisioneel kan die aansoeker by die indiening van die aansoek 'n afskrif elektronies aanstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker moet toesien dat die eksemplaar wat gepubliseer of aan enige belanghebbende en geaffekteerde party voorsien word, die eksemplaar is wat by die munisipaliteit ingedien is aan [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

Vir die doel van verkryging van 'n afskrif van die aansoek, moet daar kennis geneem word dat die belanghebbende en geaffekteerde party 'n e-posadres (of ander) aan die Munisipaliteit en die aansoeker gee om die kopie elektronies te kan ontvang.

Geen gedeelte van die dokumente wat deur die Munisipaliteit of die aansoeker verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat inbreuk maak op die intellektuele eiendomsreg van die aansoeker nie.

Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te verkry nie, word die versuim nie as gronde beskou om die verwerking en oorweging van die aansoek te verbied nie.

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 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) vanaf **10 Februarie 2021 tot en met 10 Maart 2021**.

Volledige besonderhede en planne (indien enige) kan nagegaan word soos per inligting hierbo uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die koerant Provinsiale Koerant / Beeld / Daily Sun.

**Adres van munisipale kantore:** Die Strategiese Uitvoerende Direkteur: Stadsbeplanning, Ontwikkeling en Streeksdienste: Centurion: Kamer E10, Stadsbeplanningskantoor, h / v Basden- en Rabiestraat, Centurion Munisipale kantore

**Sluitingsdatum vir enige beswaar(e) en/of kommentaar(e):** 10 Maart 2021

**Adres van agent:** DLC Stadsbeplanning (Edms) BpK, Posbus 35921, Menlo Park, 0102 of Thomas Edison Straat 61, Menlo Park, 0081

**Datums wat die kennisgewing geplaas sal word:** 10 Februarie 2021 en 17 Februarie 2021

**Telefoon no:** 012 346 7890

**Verwysing:** CPD/9/2/4/2-5871T Item no: 32979

**NOTICE 185 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF AN APPLICATION FOR 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**

We, DLC Town Plan (Pty) Ltd, being the authorised agent of the owner of Portion 1 of Erf Erf 194 Murrayfield Township, Registration Division JR, Province of Gauteng hereby give notice in terms of section 16(1)(f), Schedule 13 and Schedule 23 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 conditions contained in the Title Deed in terms of section 16(2) of the City of Tshwane Land Use Management By-Law, 2016.

**The property is situated at:** 53A Grace Avenue, Murrayfield.

**The application is:** to remove restrictive title conditions (A);(B)(a)(b)(c)(d)(e)(f)(g)(h)(k)(l)(m)(i)(ii)(n)(o)(s)(i)(ii) from Title Deed T55097/2013

**The intension of the applicant in this matter is to:** remove restrictive title conditions in the Title Deed in order to develop a dwelling unit on the property.

Should any interested or affected party wish to view or obtain a copy of the land development application:

-It can be viewed at the Office of the Municipality as indicated in the Advertisement; or  
-a copy can be requested from the Municipality, only in the event that the interested and affected party is unable to view the application during the time period when the application is open for inspection, at the respective Municipal Office due to the Municipal Office being closed for COVID-19 by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za); or  
-a copy can be requested from the applicant at the address indicated in the advertisement.

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.

No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.

Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

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 **10 February 2021 until 10 March 2021**.

Full particulars and plans (if any) may be inspected as per information set out above, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Beeld / Daily Sun newspaper.

**Address of municipal offices:** The Strategic Executive Director: City Planning, Development and Regional Services: Pretoria  
Central: LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria.

**Closing date for any objections and/or comments:** 10 March 2021

**Address of applicant:** DLC Town Plan (Pty) Ltd, P.O. Box 35921, Menlo Park, 0102 or 61 Thomas Edison Street, Menlo Park, 0081  
**Telephone No:** 012 346 7890

**Dates on which notice will be published:** 10 February 2021 and 17 February 2021

**Reference:** CPD/0484/00194/1 **Item no:** 32488

**KENNISGEWING 185 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM OPHEFFING VAN BEPERKENDE VOORWAARDES IN DIE TITELAKTE INGEVOLGE  
ARTIKEL 16(2) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKSBESTUUR BYWETTE, 2016**

Ons, DLC Stadsbeplanning (Edms) BpK, die gemagtigde agent van die eienaar van Gedeelte 1 van Erf 194 Murrayfield Dorpgebied, Registrasie Afdeling JR, Die Provinsie van Gauteng gee hiermee kennis in terme van artikel 16(1)(f), Skedule 13 en Skedule 23 van die Stad van Tshwane Grondgebruik Bestuur Bywette, 2016 dat ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die opheffing van beperkende voorwaardes in die Titelakte ingevolge artikel 16(2) van die Stad Tshwane Grondgebruikbestuur Bywette, 2016, van die eiendom soos hierbo beskryf.

**Die eiendom is geleë:** Grace Weg 53A, Murrayfield.

**Die aansoek is:** vir die opheffing van beperkende voorwaardes (A);(B)(a)(b)(c)(d)(e)(f)(g)(h)(k)(l)(m)(i)(ii)(n)(o)(s)(i)(ii) in Titelakte T55097/2013

**Die intensie van die eienaar/applikant in die geval is:** om die beperkende voorwaardes in die Titelakte op te hef ten einde 'n wooneenheid op die eiendom te ontwikkel.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die aansoek vir grondontwikkeling wil besigtig of verkry:

-Dit kan besigtig word by die kantoor van die munisipaliteit soos aangedui in die advertensie; of

-'n afskrif kan van die munisipaliteit aangevra word, slegs indien die belanghebbende en geaffekteerde party nie die aansoek kan besigtig gedurende die tydperk wat die aansoek ter insae beskikbaar is by die onderskeie munisipale kantoor, omdat die munisipale kantoor gesluit is vir COVID-19, deur sodanige deur die volgende kontakbesonderhede aan te vra: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za); of

-'n Afskrif kan van die aansoeker aangevra word by die adres wat in die advertensie aangedui word.

Addisioneel kan die aansoeker by die indiening van die aansoek 'n afskrif elektronies aanstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker moet toesien dat die eksemplaar wat gepubliseer of aan enige belanghebbende en geaffekteerde party voorsien word, die eksemplaar is wat by die munisipaliteit ingedien is aan [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

Vir die doel van verkryging van 'n afskrif van die aansoek, moet daar kennis geneem word dat die belanghebbende en geaffekteerde party 'n e-posadres (of ander) aan die Munisipaliteit en die aansoeker gee om die kopie elektronies te kan ontvang.

Geen gedeelte van die dokumente wat deur die Munisipaliteit of die aansoeker verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat inbreuk maak op die intellektuele eiendomsreg van die aansoeker nie.

Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te verkry nie, word die versuim nie as gronde beskou om die verwerking en oorweging van die aansoek te verbied nie.

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 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) vanaf **10 Februarie 2021 tot en met 10 Maart 2021**.

Volledige besonderhede en planne (indien enige) kan nagegaan word soos per inligting hierbo uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die koerant Provinsiale Koerant / Beeld / Daily Sun.

**Adres van munisipale kantore:** Die Strategiese Uitvoerende Direkteur: Stadsbeplanning, Ontwikkeling en Streeksdienste Pretoria Sentraal: LG004, Isivuno House, Lilian Ngoyi Straat 143, Pretoria

**Sluitingsdatum vir enige beswaar(e) en/of kommentaar(e):** 10 Maart 2021

**Adres van agent:** DLC Stadsbeplanning (Edms) BpK, Posbus 35921, Menlo Park, 0102 of Thomas Edison Straat 61, Menlo Park, 0081

**Datums wat die kennisgewing geplaas sal word:** 10 Februarie 2021 en 17 Februarie 2021

**Telefoon no:** 012 346 7890

**Verwysing:** CPD/0484/00194/1 Item no: 32488

**NOTICE 186 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF A TOWNSHIP: EQUESTRIA EXTENSION 280**

I, **Michael Vincent Van Blommestein of Van Blommestein & Associates**, being the applicant 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 establishment of a township in terms of Section 16(4) of the City of Tshwane Land Use Management By-law, 2016 referred to in the Annexure hereto.

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 Lillian Ngoyi Street.

Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

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 **10 February 2021 until 10 March 2021**.

Closing date for any objections and/or comments: **10 March 2021**

Address of applicant: **Street Address:** 590 Sibelius Street, Lukasrand 0027; **Postal Address:** P O Box 17341 Groenkloof 0027; **Telephone:** 012 343 4547/ 012 343 5061, **Fax:** 086 578 6913, **e-mail:** [vba@mweb.co.za](mailto:vba@mweb.co.za)

Dates on which notice will be published: 10 February 2021 and 17 February 2021

**ANNEXURE**

**Name of the township:** Equestria Extension 280

**Full name of the Applicant:** Rozanne Gwenda Hurly (and any successors in title)

**Erven 1935 and 1936:** Zoning: "Residential 3" subject to a maximum of 80 dwelling units and may include ancillary and subservient recreational land uses for use by the owners/ residents

**Intention:** The intention of the Applicant in this matter is to develop a residential township to accommodate a maximum of 80 dwelling units

**Property description:** Portion 1 of Holding 130, Willowglen Agricultural Holdings

**Locality:** The site lies to the north of Lynnwood Road (K34), on the eastern side of Meadow Street, directly north of Star College.

**Item No** 32944

**KENNISGEWING 186 VAN 2021****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN DIE AANSOEK OM DORPSTIGTING: EQUESTRIA UITBREIDING 280**

Ek, **Michael Vincent van Blommestein van Van Blommestein & Associates**, synde die aansoeker gee hiermee ingevolge Artikel 16(1)(f) van die City of Tshwane Land Use Management By-law, 2016, dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die stigting van 'n dorp in terme van Artikel 16(4) van die City of Tshwane Land Use Management By-law, 2016 soos beskryf in die Bylae hieronder.

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure ter insae 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. Adres van Munisipale kantore: Kamer LG004, Isivuno House, 143 Lillian Ngoyistraat.

As enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die Munisipaliteit versoek word deur dit by die volgende kontakbesonderhede aan te vra: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Die aansoeker kan by die indiening van die aansoek of 'n afskrif elektronies deurstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker sal toesien dat die afskrif wat gepubliseer of aan enige belanghebbende en geaffekteerde party gepubliseer of gestuur word, die afskrif is wat saam met die Munisipaliteit aan [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) voorgelê is. Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die aansoeker 'n e-posadres of ander maniere moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n wyse wat die applikant se intellektuele eiendomsreg inbreuk maak nie. As 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging van die aansoek te verbied nie.

Enige beswaar en/of kommentaar, insluitend die gronde vir so 'n beswaar en/of kommentaar met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar en/ of kommentaar indien, sal gedurende gewone kantoorure ingedien word by, of gerig word aan: die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) van **10 Februarie 2021 tot 10 Maart 2021**.

Sluitingsdatum vir enige besware en / of kommentaar: **10 Maart 2021**

Adres van applikant: **Straatadres:** Sibeliussstraat 590, Lukasrand 0027; **Posadres:** Posbus 17341 Groenkloof 0027;

**Telefoon:** 012 343 4547/012 343 5061, **Faks:** 086 578 6913, **e-pos:** [vba@mweb.co.za](mailto:vba@mweb.co.za)

Datums waarop kennisgewing gepubliseer moet word: 10 Februarie 2021 en 17 Februarie 2021

**BYLAE**

**Naam van die dorp:** Equestria Uitbreiding 280

**Volle naam van die Aansoeker:** Rozanne Gwenda Hurly (en enige opvolgers in titel)

**Erwe 1828 en 1829:** Sonering: "Residensieel 3" onderworpe aan 'n maksimum van 80 wooneenhede en mag aanverwante en ondergeskikte ontspanningsgebruike insluit vir gebruik deur die eienaars/inwoners

**Voorname:** Die Applikant se bedoeling is om 'n woondorp te stig met 'n maksimum van 80 wooneenhede.

**Eiendomsbeskrywing:** Gedeelte 1 van Hoewe 130, Willowglen Landbouhoewes

**Ligging:** Die terrein is geleë noord van Lynnwoodweg (K34), aan die oostelike kant van Meadowlaan, direk noord van Star College.

**Item No** 32944



**NOTICE 187 OF 2021**  
**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**

We, **UrbanSmart Planning Studio (Pty) Ltd**, being the authorised agent/applicant of the owner of the **Remaining Extent of Portion 7 (a portion of Portion 3) of the Farm Jakhalsfontein 528-JR**, 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 subdivision of the property described below.

The intention of the owner of the property in this matter is to: subdivide the property into two (2) portions forming two (2) separate farm portions that will enable the property owner to sell the northern section of the property to the current tenant.

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 **10 February 2021** (the first date of the publication of the notice set out in section 16(1)(f) of the By-Law referred to above), until **10 March 2021** (not less than 28 days after the date of first publication of the notice).

Full particulars and plans (if any) may be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) or directly from the applicant at [nadia@urbansmart.co.za](mailto:nadia@urbansmart.co.za) / [info@urbansmart.co.za](mailto:info@urbansmart.co.za), 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 LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria Municipal Offices.

**Closing date of any objection(s) and/or comment(s):** 10 March 2021.

**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: S508

**Date on which notice will be published:** 10 February 2021 and 17 February 2021.

**Description of property:** Remaining Extent of Portion 7 (a portion of Portion 3) of the Farm Jakhalsfontein 528-JR

Proposed Remainder of Portion 7 (a portion of Portion 3) of the Farm Jakhalsfontein 528-JR in extent approximately 83,6074Ha.

Proposed Portion1 of the Remainder of Portion 7 (a portion of Portion 3) of the Farm Jakhalsfontein 528-JR in extent approximately 120,9667Ha.

Total: 204,5741Ha.

**Ref no:** CPD/0551/00528/R/1

**Item No:** 32833

**KENNISGEWING 187 VAN 2021****DIE STAD TSHWANE GRONDGEBUIKBESTUURSKEMA VERORDENING, 2016  
KENNISGEWING VIR DIE AANSOEK OM ONDERVERDELING VAN GROND IN TERME VAN ARTIKEL  
16(12)(a)(iii) VAN DIE STAD VAN TSHWANE GRONDGEBUIKBESTUURSKEMA VERORDENING, 2016**

Ons, **UrbanSmart Planning Studio (Edms) Bpk**, synde die gemagtigde agent van die eienaar van die **Restant van Gedeelte 7 ('n gedeelte van Gedeelte 3) van die Plaas Jakhalsfontein 528-JR**, 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 onderverdeling van die eiendom hieronder beskryf.

Die voorneme van die eienaar van die eiendom is: om die eiendom in twee (2) gedeeltes te verdeel wat twee (2) afsonderlike plaasgedeeltes vorm wat die eienaar in staat stel om die noordelike gedeelte van die eiendom aan die huidige huurder te verkoop.

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 **10 Februarie 2021** (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 **10 Maart 2021** (nie minder nie as 28 dae na die datum van die eerste publikasie van die kennisgewing).

Volledige besonderhede en planne (as daar is) kan deur die Munisipaliteit aangevra word, deur sodanige afskrif van die volgende kontakbesonderhede te versoek: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) of direk van die applikant by [nadia@urbansmart.co.za](mailto:nadia@urbansmart.co.za) / [info@urbansmart.co.za](mailto:info@urbansmart.co.za), vir 'n periode van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Provinsiale Koerant, Beeld en Citizen.

**Adres van Munisipale Kantore:** Kamer LG004, Isivuno House, 143 Lilian Ngoyi Straat, Pretoria Munisipale Kantore.

**Sluitingsdatum vir enige beswaar(e) en/of kommentaar(e):** 10 Maart 2021.

**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: S508

**Dag waarop die kennisgewing sal verskyn:** 10 Februarie 2021 en 17 Februarie 2021.

**Beskrywing van die eiendom:** Restant van Gedeelte 7 ('n gedeelte van Gedeelte 3) van die Plaas Jakhalsfontein 528-JR.

Voorgestelde Restant van Gedeelte 7 ('n gedeelte van Gedeelte 3) van die Plaas Jakhalsfontein 528-JR ongeveer 83,6074Ha groot.

Voorgestelde Gedeelte 1 van die Restant van Gedeelte 7 ('n gedeelte van Gedeelte 3) van die Plaas Jakhalsfontein 528-JR ongeveer 120,9667Ha groot.

Totaal: 204,5741Ha.

**Ver no:** CPD/0551/00528/R/1

**Item No:** 32833

10-17

**NOTICE 188 OF 2021**

**MOGALE CITY LOCAL MUNICIPALITY**

**NOTICE OF APPLICATION FOR THE AMENDMENT OF AN APPROVED TOWNSHIP**

**PROPOSED AVIANTO ESTATE EXTENSION 23 TOWNSHIP**

We, Synchronicity Development Planning being the applicant give notice of an application in terms of 53(8)(a) of the Mogale City Spatial Planning and Land Use Management By-law, 2018, for the material amendment of the approved township known as Avianto Estate Extension 23 as 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 Manager Economic Services, Development and Planning from 10 February to 10 March 2021.

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 / Star newspaper.

Address of Municipal offices: 1st floor, Furniture City Building, corner of Human Street and Monument Street, Krugersdorp

Closing date for any objections/comments: 10 March 2021

Postal address of applicant: PO Box 1422, Noordheuwel, 1756  
 Telephone: 082 448 7368 Email: [info@synchroplan.co.za](mailto:info@synchroplan.co.za)

Dates on which notice will be published: 10 & 17 February 2021

**ANNEXURE**

**PROPOSED AVIANTO ESTATE EXTENSION 23 TOWNSHIP**

Full name of applicant: Synchronicity Development Planning on behalf of Northlands Group Holdings (Pty) Ltd as the developer of the proposed township

The proposed amended township will comprise two erven, as follows

Erf Number	Zoning	Total Area	Total # of erven
Erven 327 – 328	Special for warehousing, distribution centres, wholesale trade, light industrial, offices, laboratories, fitment centres, showrooms, residential units and retail trade ancillary and subservient to the uses listed above.	6,8322 ha	2

Locality and description of the property on which the township is to be established:

Part of Portion 152, Portions 153 – 157 and part of Portion 158 of the farm Rietvallei 180 IQ, located west of the N14 Road, and north of the R114, Muldersdrift.

**NOTICE 189 OF 2021****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 READ WITH SCHEDULE 23 THERETO**

I, **Jaco Stoltz of LTZ Consulting (Pty) Ltd (Reg. No. 2012/008371/07)**, being the authorized agent of the owner of Erf 1931 Annlin 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 rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016 of the property as described above. The property is situated at number 10 Albrecht Street, Annlin.

The application for rezoning is from "*Special*" for purposes of a Motor Dealership and related uses with an FAR of 0,6, Height of 3 Storeys and Coverage in accordance with the approved SDP to "*Special*" for purposes of a Motor Dealership and Vehicle Sales Showroom with a Floor Area Ratio of 0,75, Coverage of 60% and Height of 3 Storeys. The intention of the owner of the property is to increase the Floor Area Ratio of the property in order to allow them to implement certain alterations and additions to the existing Motor Dealership development.

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 10 February 2021 until 10 March 2021.

Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Alternatively, a copy of the application could be obtained from the applicant at the contact details provided below.

For purposes to obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.

No part of the application documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.

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 10 February 2021 in the Provincial Gazette, the Beeld newspaper and The Star newspaper.

Address of Municipal offices: Room LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Closing date for any objections and/or comments: 10 March 2021.

Address of applicant: 46 Gimli Avenue, Bronberg, Cormallen Hill Residential Estate, PO Box 1891, Faerie Glen 0043. Telephone: 082 305 7321. E-mail: [jaco@ltzconsulting.co.za](mailto:jaco@ltzconsulting.co.za)

Date on which the application will be published: 10 February 2021 and 17 February 2021

Rezoning

Ref: CPD/9/2/4/2-5880T / Item No. 32998

**KENNISGEWING 189 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N AANSOEK VIR HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE STAD  
TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016 GELEES TESAME MET SKEDULE 23 DAARVAN**

Ek, **Jaco Stoltz van LTZ Consulting (Edms) Bpk (Reg. Nr 2012/008371/07)**, synde die gemagtigde agent van die eienaar van Erf 1931 Annlin, gee hiermee ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (hersien in 2014), deur die hersonering in terme van Artikel 16(1) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016 van die bogenoemde eiendom. Die eiendom is geleë te Nommer 10 Albrecht Straat, Annlin.

Die aansoek vir hersonering is vanaf 'Spesiaal vir die doeleindes 'n Motor Handelaar en verwante gebruike met 'n Vloer Ruimte Verhouding van 0,6, Hoogte van 3 Verdiepings en Dekking in terme van 'n goedgekeurde terrein ontwikkelings plan" na 'Spesiaal vir die doeleindes 'n Motor Handelaar en 'n Motor Verkoop Vertoonlokaal met 'n Vloer Ruimte Verhouding van 0,75, Dekking van 60% en Hoogte van 3 Verdiepings.

Die intensie van die eienaar van die eiendom is om 'n die Vloer Ruimte Verhouding te verhoog om sodoende sekere aanbouings en veranderinge aan te bring op die huidige Motor handelaar gebou.

Enige besware 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 persone se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon kan korrespondeer nie, moet ingedien word by en skriftelik gerig word aan die Strategiese Uitvoerende Direkteur: Stedelike Beplanning, Afdeling Grondgebruiksregte, Posbus 3242, Pretoria, 0001 of na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 10 Februarie 2021 tot 10 Maart 2021.

Indien enige belangstellende of geaffekteerde partye die aansoek wil sien of 'n kopie wil ontvang van die grondgebruik aansoek, kan 'n kopie versoek word vanaf die Munisipaliteit deur dit te versoek by die volgende kontak besonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Alternatiewelik kan 'n kopie van die aansoek vanaf die applikant verkry word by die kontakbesonderhede hieronder verskaf.

Vir doeleindes van verkryging van 'n kopie van die aansoek moet kennis geneem word dat die geïnteresseerde of geaffekteerde party die munisipaliteit en die applikant moet voorsien van 'n epos adres waarheen die aansoek elektronies gestuur kan word.

Geen deel van die aansoek dokumentasie wat deur die munisipaliteit of die applikant voorsien is mag kopieer, herproduseer of in enige vorm gebruik of publiseer word op 'n wyse wat sal inbreuk maak op die intellektuele eiendomsreg van die applikant nie.

Volledige besonderhede en planne (indien enige) van die aansoek sal gedurende gewone kantoorure kan besigtig word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf 10 Februarie 2021 soos verskyn in die Gauteng Provinsiale Gazette, Beeld koerant en The Star koerant.

Adres van die Munisipale kantore: Stad van Tshwane Metropolitaanse Munisipaliteit, Kamer LG004, Isivuno House gebou, 143 Lilian Ngoyi Straat, Pretoria. Sluitingsdatum vir enige beswaar(e): 10 Maart 2021

Adres van gemagtigde agent: 46 Gimli Laan, Bronberg, Cormallen Hill Residential Estate. Posbus 1891, Faerie Glen, 0043. Tel: 0823057321. E-pos: [jaco@ltzconsulting.co.za](mailto:jaco@ltzconsulting.co.za)

Datum van publikasie van die kennisgewing: 10 Februarie 2021 en 17 Februarie 2021

Hersonering:

Verwysing: CPD/9/2/4/2-5880T / Item Nr. 32998

**NOTICE 191 OF 2021****NOTICE OF APPLICATION FOR THE AMENDMENT OF TOWN PLANNING SCHEME APPLICATION IN TERMS OF SECTION 48 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019**

I/We, Pieter Venter of Terraplan Gauteng Pty Ltd being authorized agent of the owner of HOLDING 105 FAIRLEAD AGRICULTURAL HOLDINGS hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I/We have applied to the City of Ekurhuleni Metropolitan Municipality, Benoni Customer Care Centre for the amendment of the Ekurhuleni Town Planning Scheme, 2014, by the rezoning of the property described above, situated at 34 Vlei Road, Fairlead Agricultural Holdings from "Agricultural" solely for a day spa to "Social Services" only for a youth and child care centre (orphanage) including uses subservient and directly related thereto, subject to a coverage of 40%, floor area ratio of 0,3, height of 2 storeys and a maximum of 60 people/children.

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 of the City of Ekurhuleni Metropolitan Municipality, 6<sup>th</sup> Floor, Treasury Building, Room 601, corner of Tom Jones and Elston Avenue, Benoni, 1500 and at the offices of Terraplan Gauteng Pty Ltd for a period of 28 days from 10/02/2021.

Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department, Benoni Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, 6<sup>th</sup> Floor, Treasury Building, Room 601, corner of Tom Jones and Elston Avenue, Benoni, 1500 or Private Bag X014, Benoni, 1500 within a period of 28 days from 10/02/2021.

Address of the authorised agent: Terraplan Gauteng Pty Ltd, PO Box 1903, Kempton Park, 1620, 1<sup>st</sup> Floor Forum Building, 6 Thistle Road, Kempton Park, 1619, Tel: 011 394-1418/9, Fax 011 975 3716, E-Mail: [jhb@terraplan.co.za](mailto:jhb@terraplan.co.za) (Our ref: HS 3072)

**NOTICE 192 OF 2021****NOTICE OF APPLICATION FOR THE EXTENSION OF BOUNDARIES IN TERMS OF SECTION 40 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019 - BREDELL EXTENSION 52**

I, Willem Johannes Stefanus (Stefan) Roets, being the applicant hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I/we have applied to the City of Ekurhuleni for the extension of boundaries, referred to in the Annexure hereto. Simultaneously an application is also made in terms of Section 124 of the City of Ekurhuleni Spatial Planning and Land Use Management By-Law, 2019 for the excision of the Holding 1/23 Bredell Agricultural Holdings from the Agricultural Holdings Register in terms of the Agricultural Holdings (Transvaal) Registration Act No. 22 of 1919

Any objections and/or comments, including the grounds for such objections and/or comments with full contact details, without which the Municipality cannot correspond with the person or body submitting the objections and/or comments, shall be lodged with, or made in writing to: Area Manager, City Planning Department, PO Box 13, Kempton Park, 1620 from 10/02/2021 until 10/03/2021.

Full particulars of the application will lie for inspection during normal office hours at the office of the Department City Planning, 5<sup>th</sup> Floor, Civic Centre, c/o C R Swart Drive and Pretoria Road, Kempton Park and at the offices of Terraplan Gauteng Pty Ltd for a period of 28 days from 10/02/2021.

Address of Municipal offices: Department City Planning, 5<sup>th</sup> Floor, Civic Centre, c/o C R Swart Drive and Pretoria Road, Kempton Park

Closing date for any objections and/or comments: 10/03/2021

Address of applicant: PO Box 1903, Kempton Park, 1620, 1st Floor, Forum Building, 6 Thistle Road, Kempton Park. Tel No: 011 394 1418, Fax No: 011 975 3716, E-Mail: jhb@terraplan.co.za

Dates on which notice will be published: 10/02/2021 and 17/02/2021

**ANNEXURE**

Name of township: Incorporation of Holding 1/23 Bredell Agricultural Holdings into Bredell Extension 52

Full name of applicant: Terraplan Gauteng Pty Ltd on behalf of Corgam Property Investments (RF) Pty Ltd

The erf that will be created as part of this application will be known as Erf 239 Bredell Extension 52 and will be zoned as follows: "Industrial 2" excluding Offices, Motor Dealers, Builder's Yards, Service Industries and Auctioneers, Coverage 35%, Floor area ratio 0.7, Height restriction 3 storeys.

The intension of the applicant is to incorporate Holding 1/23 Bredell Agricultural Holdings into Bredell Extension 52. The proposed township is situated at 23A First Road, Bredell. Applicant Reference: DP1014

**NOTICE 193 OF 2021****NOTICE OF AN APPLICATION FOR SUBDIVISION OF LAND IN TERMS OF SECTION 16(12)(a)(iii) READ WITH SECTION 15(6) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Lydia Lewis from Velocity Town Planning & Project Management CC, being the authorized agent / applicant of the owner of Portions 5 and 6 of Holding 175, Raslow Agricultural Holdings, hereby gives notice in terms of Section 16(1)(f), Schedule 13 and Schedule 23 of the City of Tshwane Land Use Management By-law, 2016, that I applied to the City of Tshwane Metropolitan Municipality for the subdivision of the above-mentioned properties in terms of Section 16(12)(a)(iii) read with Section 15(6) of the City of Tshwane Land Use Management By-Law, 2016. The properties are located immediately south of Ruimte Road (M34), between Louisa Road and Aletta Road, with the Erasmus Ave intersection with Ruimte Road being on the north eastern corner of the site. The intention of the applicant in this matter is to subdivide Portions 5 and 6 of Holding 175, Raslow Agricultural Holdings, and subsequently to consolidate it with the remaining parts of Portions 5 and 6 of Holding 175, Raslow Agricultural Holdings, in order to create an area of land that could be developed as a residential township (60 units), and to exclude the proposed Road K73 from this township. Number and area of proposed portions -

Portion 5/175, Raslow AH:	Portion 6/175, Raslow AH:
Proposed Portion A (Remainder) = 7572m <sup>2</sup>	Proposed Portion A (Remainder) = 7929m <sup>2</sup>
Proposed Portion B = 993m <sup>2</sup>	Proposed Portion B = 636m <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 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 10 February 2021 until 10 March 2021.

Full particulars and plans may be inspected during normal office hours at the Centurion Municipal Offices: Room E10, cnr Basden- and Rabie Streets, Centurion, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, Beeld & Citizen newspapers. Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application with confirmation of completeness by the Municipality accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Address of authorised agent: Velocity Town Planning & Project Management CC, PO Box 39557, Moreleta Park, 0044; 207 Nixon Street, Nieuw Muckleneuk, 0081. Contact no: 083 409 1475, Email: [lydia.velocitytp@gmail.com](mailto:lydia.velocitytp@gmail.com). Dates on which notice will be published: 10 February 2021 and 17 February 2021. Closing date for objections: 10 March 2021

Reference no: CPD RSLH/0569/175/6 (Item 32585) and CPD RSLH/0569/175/5 (Item 32579)



**KENNISGEWING 193 VAN 2021****KENNISGEWING VAN AANSOEK OM ONDERVERDELING INGEVOLGE ARTIKEL 16(12)(a)(iii) SAAMGELEES MET ARTIKEL 15(6) VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Lydia Lewis van die firma Velocity Town Planning & Project Management BK, synde die gemagtigde agent / aplikant van die eienaar van Gedeeltes 5 en 6 van Hoewe 175, Raslouw Landbouhoewes, gee hiermee kennis in terme van Artikel 16(1)(f), Skedule 13 en Skedule 23 van die Stad Tshwane Grondgebruikbestuur Verordening, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir onderverdeling van die bogenoemde eiendom in terme van Artikel 16(12)(a)(iii) saamgelees met Artikel 15(6) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016. Die grond is geleë direk suid vanaf Ruimteweg (M34), tussen Louisaweg en Alettaweg, met die Erasmuslaan en Ruimteweg interseksie wat op die noord oostelike hoek geleë is. Die intensie van die applikant in hierdie saak is om Gedeeltes 5 en 6 van Hoewe 175, Raslouw Landbouhoewes te verdeel, en daarna te konsolideer met die oorblywende gedeeltes van Gedeeltes 5 en 6 van Hoewe 175, Raslouw Landbouhoewes, en sodoende 'n eiendom te skep waarop 'n residensiele dorp (60 eenhede) gebou kan word, en ook om die voorgestelde Pad K73 uit te sluit van die dorp. Hoeveelheid en area van die voorgestelde gedeeltes-

Gedeelte 5/175, Raslouw LBH:

Voorgestelde Gedeelte A (Res) = 7572m<sup>2</sup>

Voorgestelde Gedeelte B = 993m<sup>2</sup>

Gedeelte 6/175, Raslouw LBH:

Voorgestelde Gedeelte A (Res) = 7929m<sup>2</sup>

Voorgestelde Gedeelte B = 636m<sup>2</sup>

Besware teen of verhoë, insluitend die redes vir die besware en/of verhoë, met volledige besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat hierdie besware en/of verhoë ingedien het moet skriftelik gerig en ingedien word by of tot: The Strategic Executive Director: City Planning and Development, Posbus 3242, Pretoria, 0001 of aan [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za), vanaf 10 Februarie 2021 tot 10 Maart 2021.

Besonderhede van die aansoek met planne lê ter insae gedurende gewone kantoorure by die Centurion Munisipale kantore: Kamer E10, hv Basden- en Rabiestrade, Centurion, vir 'n periode van 28 dae vanaf die eerste dag van publikasie van die kennisgewing in die Provinsiale Koerant, Beeld en Citizen koerante. Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die Munisipaliteit versoek word deur dit by die volgende kontakbesonderhede aan te vra: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Die aansoeker kan by die indiening van die aansoek, 'n afskrif elektronies deurstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese afskrif op hulle webwerf, indien enige. Die applikant sal toesien dat die afskrif wat gepubliseer word of aan enige belanghebbende en geaffekteerde party gestuur word, die afskrif is wat aan die Munisipaliteit gestuur is na [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Ten einde 'n afskrif van die aansoek te bekom, moet die belanghebbende en geaffekteerde party die Munisipaliteit en die applikant met 'n e-pos adres of ander wyse voorsien om sodanige afskrif elektronies te kan aanstuur. Die dokumentasie voorsien deur die Munisipaliteit of applikant mag nie gekopieer, herproduseer of in enige ander vorm gepubliseer word of gebruik word op 'n wyse wat inbreuk sal maak op die intellektuele eiendomsreg van die applikant nie. Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as rede beskou om die verwerking en oorweging van die aansoek te verbied nie.

Adres van applikant: Velocity Town Planning & Project Management CC, Posbus 39557, Moreleta Park, 0044; 207 Nixonstraat, Nieuw Muckleneuk, 0081. Kontaknr: 083 409 1475, E-pos: [lydia.velocitytp@gmail.com](mailto:lydia.velocitytp@gmail.com). Datums waarop die kennisgewing gepubliseer word: 10 Februarie 2021 en 17 Februarie 2021. Sluitingsdatum vir beware: 10 Maart 2021.

Verwysingsnr: CPD RSLH/0569/175/6 (Item 32585) en CPD RSLH/0569/175/5 (Item 32579)

**NOTICE 196 OF 2021****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, NO. 16 OF 2013**

I, U4ME Construction and Transport Services being the authorized agent of the owners of Erf 226 Spruitview hereby give 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, No. 16 of 2013, that I have applied to Ekurhuleni Metropolitan Municipality (Germiston Customer Care) for the simultaneous rezoning of Erf 226 Spruitview from "Residential 2" to "Business 3" to allow for an office , and the amendment of restrictive title conditions contained in the title deed **T17370/2010** .

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager: City Planning, (Germiston Customer Care Area), first Floor, ABSA Building, corner Library Street and Meyer Street Germiston, 1401, for a period of 28 days from **3<sup>rd</sup> February 2021**.

Objections to or representation in respect of the application must be lodged with or made in writing to and in duplicate to the Area Manager: City Planning, Germiston Customer Care Area, at the address above, within a period of 28 days from **3<sup>rd</sup> February 2021**.

Address of Agent: u4me  
P O Box 107  
Boksburg East  
1478

10-17

**KENNISGEWING 196 VAN 2021**

**KENNISGEWING INGEVOLGE ARTIKEL 5 (5) VAN DIE GAUTENG WET OP OPHEFFING VAN BEPERKINGS, 1996 (WET 3 VAN 1996) LEES MET DIE WET OP BESTUUR VAN RUIMTELIKE BEPLANNING EN GRONDGEBRUIK, NR. 16 VAN 2013**

Ek, U4ME Konstruksie- en Vervoerdienste, as gemagtigde agent van die eienaars van Erf 226 Spruitview, gee hiermee kennis ingevolge Artikel 5 (5) van die Gautengse Wet op die Opheffing van Beperkings, 1996 (Wet 3 van 1996) saamgelees met die Ruimtelike Beplanning en Wet op die bestuur van grondgebruik, nr. 16 van 2013, dat ek by die Ekurhuleni Metropolitaanse Munisipaliteit (Germiston Customer Care) aansoek gedoen het vir die gelyktydige hersonering van Erf 226 Spruitview vanaf "Residensieel 2" na "Besigheid 3" om voorsiening te maak vir 'n kantoor, en die wysiging van beperkende titelvoorwaardes vervat in die titelakte T17370 / 2010.

Besonderhede van die aansoek le ter insae gedurende gewone kantoorure by die kantoor van die Area

Bestuurder: Stadsbeplanning (Germiston Customer Care Area), eerste vloer, ABSA-gebou, hoek Biblioteekstraat en Meyerstraat Germiston, 1401, vir 'n tydperk van 28 dae vanaf 3 Februarie 2021.

Besware teen of vertoe ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 3 Februarie 2021 skriftelik by of in tweevoud by of tot die Areabestuurder: Stedelike Beplanning, Germiston Kliëntediensarea, by bovermelde adres ingedien of gerig word.

Adres van agent: u4me

Posbus 107

Boksburg-Oos

1478

10-17

**NOTICE 197 OF 2021****NOTICE OF APPLICATION FOR THE AMENDMENT OF THE TOWN PLANNING SCHEME IN TERMS OF SECTION 48 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019**

I, Ciska Bezuidenhout, being the authorised agent of the owner of Erf 1470, Brackenhurst, Extension 2, hereby give notice in terms of Section 10 read with Section 48 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to the City of Ekurhuleni Metropolitan Municipality for the amendment of the Ekurhuleni Town Planning Scheme, 2014, by rezoning the property described above, situated at 94 Hennie Alberts Street, Brackenhurst, Extension 2, from "Residential 1" to "Business 3" excluding medical suites.

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager: City Planning Department, Alberton Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, 11th Floor, Alberton Civic Centre, Alwyn Taljaard Street, Alberton, and at the offices of the authorised agent, for a period of 28 days from 10 February 2021.

Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department, Alberton Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, 11th Floor, Alberton Civic Centre, Alwyn Taljaard Street, Alberton, or P.O. Box 4, Alberton, 1450, within a period of 28 days from 10 February 2021.

Address of the authorised agent: 2 Hornbill Street, Meyersdal, Alberton / Postnet Suite 107, Private Bag X30, Alberton, 1450 / 082-774-4939

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**NOTICE 204 OF 2021****CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY  
NOTICE OF APPLICATION FOR AMENDMENT OF THE CITY OF JOHANNESBURG LAND USE SCHEME,  
2018 IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING 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 Origin Town and Regional Planning (Pty) Ltd, being the authorized agent of the owner have applied to the City of Johannesburg for an amendment to the land use scheme.

SITE DESCRIPTION:

Description: Erf 2880, North Riding Extension 88  
Street Address: Number 55, Blandford Road, North Riding Extension 88.

APPLICATION TYPE:

Application for the amendment of the City of Johannesburg Land Use Scheme, 2018 in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016.

APPLICATION PURPOSES:

The intention of the owner in this matter is to obtain the necessary land use rights to accommodate a public garage, including a filling station, car wash, convenience store and ATM facility on the subject property.

The above application, in terms of the City of Johannesburg Land Use Scheme, 2018 will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8th 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 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 [ObjectionsPlanning@joburg.org.za](mailto:ObjectionsPlanning@joburg.org.za), by not later than 17 March 2021. Objectors must include their telephone numbers, email addresses and physical addresses.

AUTHORISED AGENT:

Authorized agent: Origin Town and Regional Planning (Pty) Ltd.  
Postal Address: P.O. Box 2162, Brooklyn Square, 0075.  
Physical Address: 306 Melk Street, Nieuw Muckleneuk, Pretoria.  
Tel No: (012) 346-3735 Fax No: (012) 346 4217 Cell: 082 804 0545 E-mail address: [plan@origintrp.co.za](mailto:plan@origintrp.co.za)

Date: 17 February 2021.

**NOTICE 205 OF 2021****NOTICE IN TERMS OF SECTION 38(2)(A) OF THE MIDVAAL LOCAL MUNICIPALITY LAND USE MANAGEMENT BY-LAW, 2016 FOR A CHANGE OF LAND USE RIGHTS AND REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN THE TITLE DEED**

We, Welwyn Town and Regional Planning No 1 CC, being the Applicant of Portion 99 (a portion of portion 18) of the farm Alewynspoor No 145, Registration Division I.R., Gauteng Province, hereby give notice in terms of section 38(2)(a) of the Midvaal Local Municipality Land Use Management By-law, 2016 that we have applied to the Midvaal Local Municipality for a change of land use rights also known as rezoning of the property described above, situated on the intersection of the R550 Kliprivier Road (Provincial Road D766) and Iberis Road, from "Rural Residential" to "Agriculture" and "Business 1" in order to accommodate a Filling Station only, and for the removal of certain conditions contained in the Title Deed of the property.

Any objection or comments, with the grounds therefore and contact details, shall be lodged within a period of 28 days from the first date on which the notice appeared, with or made in writing to: Midvaal Local Municipality at: Executive Director: Development & Planning, Municipal Offices Ground floor, Mitchell Street, Meyerton or P.O. Box 9, Meyerton, 1960.

Full particulars and plans (if any) may be inspected during normal office hours at the above-mentioned office, for a period of 28 days after the publication of the advertisement in the Provincial Gazette and Star newspaper. Closing date for any objections: 16 March 2021. Address of applicant: Welwyn Town and Regional Planners, 1 Mumford Street, Vanderbijlpark CW1, 1911 and P.O. Box 6436, Vanderbijlpark, 1900. Telephone No: 016 933 9293. Date on which notice will be published: 16 February 2021.

**NOTICE 206 OF 2021****NOTICE OF APPLICATION IN TERMS OF SECTION 38(2)(a) OF THE MIDVAAL LOCAL MUNICIPALITY LAND USE MANAGEMENT BY-LAW, 2016 FOR CHANGE OF LAND USE RIGHTS (REZONING)**

We, Welwyn Town and Regional Planning No 1 CC, being the applicant of the owner of Erf 54, Riversdale Township, Registration Division I.R., Gauteng Province, hereby give notice in terms of section 38(2)(a) of the Midvaal Local Municipality Land Use Management By-law, 2016, that we have applied to the Midvaal Local Municipality for the change of land use rights also known as rezoning of the property described above, located between Oranjerivier and Mimosa Streets, from "Residential 1" to "Residential 2" for 20 dwelling units.

Any objection or comments, with the grounds therefore and contact details, shall be lodged within a period of 28 days from the first date on which the notice appeared, with or made in writing to the Municipality at the office of the Executive Director: Development & Planning, Ground floor, Municipal Offices, Mitchell Street, Meyerton.

Full particulars and plans (if any) may be inspected during normal office hours at the above-mentioned offices, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette and Star newspaper. Closing date for any objections: 16 March 2021. Address of applicant: Welwyn Town and Regional Planners, 1 Mumford Street, Vanderbijlpark CW1, 1911 or P.O. Box 6436, Vanderbijlpark, 1900. Telephone No: 016 933 9293. Date on which notice will be published: 16 February 2021.

**NOTICE 207 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE CONDITIONS IN THE TITLE DEED  
AND REZONING IN TERMS OF SECTIONS 16(2) AND 16(1) OF THE CITY OF TSHWANE LAND USE  
MANAGEMENT BY-LAW, 2016**

We, DLC Town Plan (Pty) Ltd, being the authorised agent of the owner of Erven 920, 921 and 923 Queenswood Township, Registration Division J.R, Province of Gauteng hereby give notice in terms of section 16(1)(f), Schedule 13 and Schedule 23 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 conditions contained in the Title Deeds in terms of section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 and 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:** 1173 and 1175 Cobham Road (920 and 923 respectively) and 1172 Woodlands Drive (Erf 921)

**The application is:** to remove restrictive title conditions as follows: **1) Erf 920** (Deed T91602/2015): Conditions 1.; 2.; 3.; 4.; 5.; 6.; 7.; 8.; 9.; 11.; 12.; 13.(a) & (b); 14.; 15.; b.WOORDOMSKRYWING (i) & (ii) – as seen on page 4 of 5; **2) Erf 921** (Deed T54997/2019): Conditions 1.; 2.; 3.; 4.; 5.; 6.; 7.; 8.; 9.; 11.; 12.; 13.(a) & (b); 14.; 15.; 17.(a) & (b); and **3) Erf 923** (Deed T16906/2006): Conditions 1.; 2.; 3.; 4.; 5.; 6.; 7.; 8.; 9.; 10.; 12.; 13.; 14.(a) & (b); 15.; 16.; 18.(i) & (ii).

**The rezoning is:** from "Residential 1", "Residential 1" and "Special" for the purpose of a dwelling house office and / or dwelling house, to "Special" for the purpose of a Hardware Shop and / or Dwelling House (over the three erven which will be consolidated).

**The intension of the applicant in this matter is to:** remove restrictive title conditions in the Title Deed and formalise the hardware shop on the property.

Should any interested or affected party wish to view or obtain a copy of the land development application:

- It can be viewed at the Office of the Municipality as indicated in the Advertisement; or
- a copy can be requested from the Municipality, only in the event that the interested and affected party is unable to view the application during the time period when the application is open for inspection, at the respective Municipal Office due to the Municipal Office being closed for COVID-19 by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za); or
- a copy can be requested from the applicant at the address indicated in the advertisement.

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.

No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.

Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

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 **17 February 2021 until 17 March 2021**.

Full particulars and plans (if any) may be inspected as per information set out above, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Beeld / Daily Sun newspaper.

**Address of municipal offices:** The Strategic Executive Director: City Planning, Development and Regional Services: Pretoria Central: LG004, Isivuno House, 143 Lilian Ngoyi Street.

**Closing date for any objections and/or comments:** 17 March 2021

**Address of applicant:** DLC Town Plan (Pty) Ltd, P.O. Box 35921, Menlo Park, 0102 or 61 Thomas Edison Street, Menlo Park, 0081

**Telephone no:** 012 346 7890

**Dates on which notice will be published:** 17 February 2021 and 24 February 2021

**DSB Number:** CPD 9/2/4/2-5846T

**Item no:** 32871 (rezoning application)

CPD 0568/00920

32873 (removal of restrictive conditions application)

**KENNISGEWING 207 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM OPHEFFING VAN BEPERKENDE VOORWAARDES IN DIE  
TITLEAKTE EN HERSONERING INGEVOLGE ARTIKEL 16(2) EN ARTIKEL 16(1) VAN DIE STAD VAN  
TSHWANE GRONDGEBRUIKSBESTUUR BYWETTE, 2016**

Ons, DLC Stadsbeplanning (Edms) Bpk, die gemagtigde agent van die eienaar van Erwe 920, 921 en 923 Queenswood Dorpgebied, Registrasie Afdeling J.R., Provinsie van Gauteng gee hiermee kennis in terme van artikel 16(1)(f), Skedule 13 en Skedule 23 van die Stad van Tshwane Grondgebruik Bestuur Bywette, 2016 dat ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die opheffing van beperkende voorwaardes in die Titelaktes ingevolge artikel 16(2) van die Stad Tshwane Grondgebruikbestuur Bywette, 2016, tesame die gelyktydige wysiging van die Tshwane Dorpsbeplanning Skema, 2008 (Hersien 2014) deur die hersonering ingevolge artikel 16(1) van die Stad van Tshwane Grondgebruik Bestuur Bywette, 2016 van die eiendom soos hierbo beskryf.

**Die eiendom is geleë:** Cobhamweg 1173 en 1175 (Erwe 920 en 923 onderskeidelik) en 1172 Woodlandsrylaan (Erf 921).

**Die aansoek is:** vir die opheffing van beperkende voorwaardes soos volg: **1) Erf 920** (Akte T91602/2015): Voorwaardes 1.; 2.; 3.; 4.; 5.; 6.; 7.; 8.; 9.; 11.; 12.; 13.(a) & (b); 14.; 15.; b.WOORDOMSKRYWING (i) & (ii) – soos op bladsy 4 van 5; **2) Erf 921** (Akte T54997/2019): Voorwaardes 1.; 2.; 3.; 4.; 5.; 6.; 7.; 8.; 9.; 11.; 12.; 13.(a) & (b); 14.; 15.; 17. (a) & (b); en **3) Erf 923** (Akte T16906/2006): Voorwaardes 1.; 2.; 3.; 4.; 5.; 6.; 7.; 8.; 9.; 10.; 12.; 13.; 14.(a) & (b); 15.; 16.; 18.(i) & (ii).

**Die hersonering sal wees:** vanaf “Residensieël 1”, “Residensieël 1” en “Spesiaal” vir 'n woonhuiskantoor en / of 'n woonhuis; **na** “Spesiaal” vir 'n ysterwarewinkel en / of 'n woonhuis (oor die drie erwe wat gekosolideer sal word). **Die intensie van die eienaar/applikant in die geval is:** om die beperkende voorwaardes in die Titelakte op te hef en die ysterwarewinkel te formaliseer op die eiendom.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die aansoek vir grondontwikkeling wil besigtig of verkry:

-Dit kan besigtig word by die kantoor van die munisipaliteit soos aangedui in die advertensie; of  
-n afskrif kan van die munisipaliteit aangevra word, slegs indien die belanghebbende en geaffekteerde party nie die aansoek kan besigtig gedurende die tydperk wat die aansoek ter insae beskikbaar is nie, by die onderskeie munisipale kantoor, omdat die munisipale kantoor gesluit is vir COVID-19 deur sodanige eksemplaar deur die volgende kontakbesonderhede aan te vra: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za); of  
-n Afskrif kan van die aansoeker aangevra word by die adres wat in die advertensie aangedui word.

Addisioneel kan die aansoeker by die indiening van die aansoek 'n afskrif elektronies aanstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker moet toesien dat die eksemplaar wat gepubliseer of aan enige belanghebbende en geaffekteerde party voorsien word, die eksemplaar is wat by die munisipaliteit ingedien is aan [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

Vir die doel van verkryging van 'n afskrif van die aansoek, moet daar kennis geneem word dat die belanghebbende en geaffekteerde party 'n e-posadres (of ander) aan die Munisipaliteit en die aansoeker gee om die kopie elektronies te kan ontvang.

Geen gedeelte van die dokumente wat deur die Munisipaliteit of die aansoeker verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat inbreuk maak op die intellektuele eiendomsreg van die aansoeker nie.

Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te verkry nie, word die versuim nie as gronde beskou om die verwerking en oorweging van die aansoek te verbied nie.

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 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) vanaf **17 Februarie 2021 tot en met 17 Maart 2021**.

Volledige besonderhede en planne (indien enige) kan nagegaan word soos per inligting hierbo uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die koerant Provinsiale Koerant / Beeld / Daily Sun.

**Adres van munisipale kantore:** Die Strategiese Uitvoerende Direkteur: Stadsbeplanning, Ontwikkeling en Streeksdienste Pretoria Sentraal: LG004, Isivuno House, Lilian Ngoyi Straat 143.

**Sluitingsdatum vir enige beswaar(e) en/of kommentaar(e):** 17 Maart 2021

**Adres van agent:** DLC Stadsplan (Edms.) Bpk, Posbus 35921, Menlo Park, 0102 of Thomas Edison Straat 61, Menlo Park, 0081

**Telefoon no:** 012 346 7890

**Datums wat die kennisgewing geplaas sal word:** 17 Februarie 2021 en 24 Februarie 2021

<b>Verwysing:</b> CPD 9/2/4/2-5846T (hersoneringsaansoek)	<b>Item no:</b>	32871
CPD 0568/00920 (opheffingsaansoek)		32873
		17-24



**NOTICE 208 OF 2021**

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE CONDITIONS IN THE TITLE DEEDS  
AND REZONING IN TERMS OF SECTIONS 16(2) AND 16(1) OF THE CITY OF TSHWANE LAND USE  
MANAGEMENT BY-LAW, 2016**

We, DLC Town Plan (Pty) Ltd, being the authorised agent of the owners of Erven 25,26,27 Deerness Township, Registration Division JR, Province of Gauteng hereby give notice in terms of section 16(1)(f), Schedule 13 and Schedule 23 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 conditions contained in the Title Deeds in terms of section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 and 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:** 695, 699 and 703 Pierneef Street, Deerness

**The application is:** to remove restrictive title conditions (a)(b); B.(a)(b)(c)(d)(e)(f)(g)(h)(j)(k)(l)(1) (2) (i)(ii) from Title Deed T180672/2004, conditions (a); (b); (c); (d); (e); (f); (g); (h); (i); (j); (k); (l); (m); (l)(ii) from Title Deed T806/2005 and conditions (a); (b); (c); (d); (e); (f); (g); (h); (i); (j); (k); (l); (m); (n)(i)(ii) from Title Deed T56292/2006

**The rezoning is:** to rezone Erf 25 Deerness from "Special" for the purpose of offices and related uses (excluding medical and dental offices); Erf 26 Deerness from "Special" for the purposes of offices for professional consultants and/or one dwelling-house; Erf 27 Deerness from "Residential 1" to "Special" for the purpose of a fast food / take-away outlet and drive through restaurant with ancillary and subservient uses.

**The intension of the applicant in this matter is to:** remove restrictive title conditions in the Title Deeds and develop the three respective erven (which will be consolidated into one property) for the purpose of a fast food / take-away outlet and drive through restaurant.

Should any interested or affected party wish to view or obtain a copy of the land development application:

-It can be viewed at the Office of the Municipality as indicated in the Advertisement; or

-a copy can be requested from the Municipality, only in the event that the interested and affected party is unable to view the application during the time period when the application is open for inspection, at the respective Municipal Office due to the Municipal Office being closed for COVID-19 by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za); or

-a copy can be requested from the applicant at the address indicated in the advertisement.

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.

No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.

Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

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 **17 February 2021 until 17 March 2021**.

Full particulars and plans (if any) may be inspected as per information set out above, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Beeld / Daily Sun newspaper.

**Address of municipal offices:** The Strategic Executive Director: City Planning, Development and Regional Services: Pretoria Central: LG004, Isivuno House, 143 Lilian Ngoyi Street.

**Closing date for any objections and/or comments:** 17 March 2021

**Address of applicant:** DLC Town Plan (Pty) Ltd, P.O. Box 35921, Menlo Park, 0102 or 61 Thomas Edison Street, Menlo Park, 0081

**Telephone No:** 012 346 7890

**Dates on which notice will be published:** 17 February 2021 and 24 February 2021

**Reference:** CPD/0148/00025  
CPD 9/2/4/2- 5747T

**Item no:** 32335 (removal)  
32338 (rezoning)

**KENNISGEWING 208 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM GELYKTYDIGE OPHEFFING VAN BEPERKENDE VOORWAARDES  
IN DIE TITELAKTE EN HERSONERING INGEVOLGE ARTIKEL 16(2) EN ARTIKEL 16(1) VAN DIE STAD  
VAN TSHWANE GRONDGEBRUIKSBESTUUR BYWETTE, 2016**

Ons, DLC Stadsbeplanning (Edms) BpK, die gemagtigde agent van die eienaar van Erwe 25,26,27 Deerness Dorpgebied, Registrasie Afdeling JR, Provinsie van Gauteng gee hiermee kennis in terme van artikel 16(1)(f), Skedule 13 en Skedule 23 van die Stad van Tshwane Grondgebruik Bestuur Bywette, 2016 dat ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die opheffing van beperkende voorwaardes in die Titelaktes ingevolge artikel 16(2) van die Stad Tshwane Grondgebruikbestuur Bywette, 2016, tesame die gelyktydige wysiging van die Tshwane Dorpsbeplanning Skema, 2008 (Hersien 2014) deur die hersonering ingevolge artikel 16(1) van die Stad van Tshwane Grondgebruik Bestuur Bywette, 2016 van die eiendomme soos hierbo beskryf.

**Die eiendomme is geleë:** Pierneef Straat 695, 699 en 703, Deerness.

**Die aansoek is:** vir die opheffing van beperkende voorwaardes (a)(b); B.(a)(b)(c)(d)(e)(f)(g)(h)(j)(k)(l)(1) (2) (i)(ii) van Titelakte T180672/2004; voorwaardes (a);(b); (c); (d); (e); (f); (g); (h); (i); (j); (k); (l); (m); (l)(ii) van Titelakte T806/2005 en voorwaardes (a); (b); (c); (d); (e); (f); (g); (h); (i); (j); (k); (l); (m); (n)(i)(ii) van Titelakte T56292/2006.

**Die hersonering sal wees:** om Erf 25 Deerness te hersoneer vanaf "Spesiaal" vir kantore en verwante gebruike (uitgesluit mediese en tandheelkundige kantore); Erf 26 Deerness vanaf "Spesiaal" vir kantore vir professionele konsultante en / of een woonhuis; Erf 27 Deerness vanaf "Residensieel 1" na "Spesiaal" vir die doel van 'n kitskos / wegneemete-afsetpunt en ry deur restaurant met bykomende en ondergeskikte gebruike.

**Die intensie van die eienaar/applikant in die geval is:** om die beperkende voorwaardes in die Titelaktes op te hef en drie onderskeie erwe (wat in een eiendom gekonsolideer sal word) te ontwikkel vir die doel van 'n kitskos / wegneemete en deur restaurant te ry.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die aansoek vir grondontwikkeling wil besigtig of verkry:

-Dit kan besigtig word by die kantoor van die munisipaliteit soos aangedui in die advertensie; of

-'n afskrif kan van die munisipaliteit aangevra word, slegs indien die belanghebbende en geaffekteerde party nie die aansoek kan besigtig gedurende die tydperk wat die aansoek ter insae beskikbaar is nie, by die onderskeie munisipale kantoor, omdat die munisipale kantoor gesluit is vir COVID-19 deur sodanige eksemplaar deur die volgende kontakbesonderhede aan te vra: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za); of

-'n Afskrif kan van die aansoeker aangevra word by die adres wat in die advertensie aangedui word.

Addisioneel kan die aansoeker by die indiening van die aansoek 'n afskrif elektronies aanstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker moet toesien dat die eksemplaar wat gepubliseer of aan enige belanghebbende en geaffekteerde party voorsien word, die eksemplaar is wat by die munisipaliteit ingedien is aan [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

Vir die doel van verkryging van 'n afskrif van die aansoek, moet daar kennis geneem word dat die belanghebbende en geaffekteerde party 'n e-posadres (of ander) aan die Munisipaliteit en die aansoeker gee om die kopie elektronies te kan ontvang.

Geen gedeelte van die dokumente wat deur die Munisipaliteit of die aansoeker verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat inbreuk maak op die intellektuele eiendomsreg van die aansoeker nie.

Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te verkry nie, word die versuim nie as gronde beskou om die verwerking en oorweging van die aansoek te verbied nie.

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 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) vanaf **17 Februarie 2021 tot en met 17 Maart 2021**.

Volledige besonderhede en planne (indien enige) kan nagegaan word soos per inligting hierbo uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die koerant Provinsiale Koerant / Beeld / Daily Sun.

**Adres van munisipale kantore:** Die Strategiese Uitvoerende Direkteur: Stadsbeplanning, Ontwikkeling en Streeksdienste Pretoria Sentraal: LG004, Isivuno House, Lilian Ngoyi Straat 143.

**Sluitingsdatum vir enige beswaar(e) en/of kommentaar(e):** 17 Maart 2021

**Adres van agent:** DLC Stadsbeplanning (Edms) BpK, Posbus 35921, Menlo Park, 0102 of Thomas Edison Straat 61, Menlo Park, 0081

**Telefoon no:** 012 346 7890

**Datums wat die kennisgewing geplaas sal word:** 17 Februarie 2021 en 24 Februarie 2021

**Verwysing:** CPD/0148/00025  
CPD 9/2/4/2- 5747T

**Item no:** 32335 (removal)  
32338 (rezoning)

**NOTICE 209 OF 2021****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 land use scheme.

Application type To rezone the property from "Business 4" subject to conditions to "Business 4" subject to amended conditions.

Application purpose The purpose of the application is to increase the floor area ratio, height, and coverage for offices.

Site description **ERF 1883 HOUGHTON ESTATE**

Street address 95 Central Street, Houghton Estate

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 and the Authorised Agent at the below mentioned address. An electronic copy of the application can also be requested from the Authorised Agent.

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 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 no later than 17 March 2021.

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 : 17 February 2021

**NOTICE 210 OF 2021****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 land use scheme.

Application type To rezone the property from "Business 4" subject to conditions to "Business 4" subject to amended conditions.

Application purpose The purpose of the application is to increase the floor area ratio, height, and coverage for offices.

Site description **ERF 1883 HOUGHTON ESTATE**

Street address 95 Central Street, Houghton Estate

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 and the Authorised Agent at the below mentioned address. An electronic copy of the application can also be requested from the Authorised Agent.

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 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 no later than 17 March 2021.

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 : 17 February 2021

**NOTICE 211 OF 2021****NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWNPLANNING SCHEME, 2008, (REVISED 2014) READ WITH SECTION 16(3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAWS 2016) APPLICATION:**

We, Bertus van Tonder Town Planning Consulting (Pty) Ltd, being the applicant on behalf of the registered owner of Erf 538, Kilnerpark Extension 1, located at 5 Isabel Street, Kilnerpark, hereby give notice in terms of Clause 16 of the Tshwane Townplanning Scheme, 2008, (Revised 2014) that we have applied to the City of Tshwane Metropolitan Municipality for Consent for a Place of Child Care. 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 persons or bodies 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, P.O. Box 3242, Pretoria, 0001, or to [CityP\\_Registration@Tshwane.gov.za](mailto:CityP_Registration@Tshwane.gov.za) from 17 February 2021 to 17 March 2021. 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 Gauteng Provincial Gazette. Final date for lodging of objections: 17 March 2021. Address of Municipal Offices: Room LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and/or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. Address of applicant: P.O. Box 34, Die Wilgers, 0041. Telephone No: 074 582 8820: E-mail: [bertus@bvtplan.co.za](mailto:bertus@bvtplan.co.za). COT Ref.: Item no. 32684.

**KENNISGEWING 211 VAN 2021****KENNISGEWING VAN 'N TOESTEMMINGS GEBRUIKSAANSOEK IN TERME VAN KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGS SKEMA, 2008, (HERSIEN 2014), SAAMGELEES MET ARTIKEL 16(3) VAN DIE STAD TSHWANE SE GRONDGEBRUIKBESTUURSWET, 2016:**

Ons, Bertus van Tonder Town Planning Consulting (Pty) Ltd, synde die applikant te wees van die eienaar van Erf 538, Kilnerpark Uitbreiding 1, geleë te 5 Isabel Straat, Kilnerpark, gee hiermee ingevolge Klousule 16 van die Tshwane Dorpsbeplannings Skema, 2008, (Hersien 2014), kennis dat ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit, vir toestemming vir 'n Plek van Kindersorg. Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir sodanige beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waaronder die Munisipaliteit nie kan korrespondeer met die persone of liggame wat die beswaar(e) en/of kommentaar(e) indien nie, moet 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 17 Februarie 2021 tot 17 Maart 2021. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore, soos hieronder uiteengesit, besigtig word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die advertensie in die Gauteng Provinsiale Koerant. Finale datum vir indiening van besware: 17 Maart 2021. Adres van Munisipale kantore: Kamer LG004, Isivuno-huis, Lilian Ngoyistraat 143, Pretoria. Sou enige belangstellende of geaffekteerde party die aansoek wil besigtig of 'n kopie daarvan wil verkry, kan 'n kopie vanaf die Munisipaliteit aangevra word deur 'n versoek daarvoor te rig aan die volgende kontak besonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Die applikant kan by indiening van die aansoek 'n afskrif elektronies aanstuur of die aansoek publiseer, met bevestiging van die volledigheid deur die Munisipaliteit, vergesel deur 'n elektroniese kopie op hul webwerf, indien enige. Die applikant moet toesien dat die kopie wat gepubliseer of aan enige belanghebbende en geaffekteerde party gestuur word, die kopie is wat by die Munisipaliteit ingedien is by [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Vir doeleindes van die verkryging van 'n afskrif van die aansoek, moet kennis geneem word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die applikant van 'n e-posadres of ander kommunikasiemedium moet voorsien om die genoemde afskrif elektronies te verkry. Geen deel van die dokumente wat deur die Munisipaliteit of die applikant verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat op die intellektuele eiendomsreg van die applikant inbreuk maak nie. Indien enige belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondgebruiksaansoek te besigtig of te verkry nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom, nie as gronde beskou om die verwerking en oorweging van die aansoek te verhoed nie. Adres van aansoeker: Posbus 34, Die Wilgers, 0041. Tel. no: 0745828820: E-pos: [bertus@bvtplan.co.za](mailto:bertus@bvtplan.co.za). COT Verw.: Item no. 32684.

**NOTICE 212 OF 2021****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, read with the Gauteng Removal of Restrictions Act, 1996 (Act 3 of 1996) that I, Nobuhle Lily Sibeko of Lindtiz Town Planners Pty Ltd, intend to apply to the City of Johannesburg Metropolitan Municipality for the Removal of Restrictive Title Conditions contained in Title Deed T59357/2018: namely A.(a), A(b), A(c), A(d),A(e),A(f),E,E(a) and E.(b).

**Site Description:**

Erf/erven/Portion (Stand) No(s): Portion 318  
Township (Suburb)/Farm: Randjesfontein, 405-JR  
Street address: 40 Everfair Street

Application Type: Removal of Restrictive Title Conditions contained in Title Deed T59357/2018, in terms of the provisions of Section 41 of the City of Johannesburg Land Use Management By-law, 2016, read with the Gauteng Removal of Restrictions Act, 1996 (Act 3 of 1996).

The purpose of the applications is to cancel the restrictive title conditions to enable approval of building plans for the second dwelling by the City of Johannesburg and additions or alterations to the existing buildings without being hampered by restrictive title conditions.

The above application, in terms of the City of Johannesburg Land Use Scheme, 2018, will be open for inspection from 08:00 to 15:00 at the registration counter, Department of Development Planning, Room 8100, 8th floor A-block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein or at the office of the authorised agent: Lindtiz Town Planners Pty Ltd. 20 Gropius Street, Centurion.

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 facsimile sent to (011) 339 4000, or an e-mail sent to [Objectionsplanning@joburg.org.za](mailto:Objectionsplanning@joburg.org.za) and to the applicant [info@lindtiztownplanners.co.za](mailto:info@lindtiztownplanners.co.za), by no later than 11 March 2021.

Authorised agent: Nobuhle Lily Sibeko of Lindtiz Town Planners, 20 Gropius Street Centurion, 0157, Cell: 066 237 0252, [info@lindtiztownplanners.co.za](mailto:info@lindtiztownplanners.co.za), Our ref: LIN- 008-21. Advertisement date: 17 February 2021.

**NOTICE 213 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF TOWNSHIPS IN TERMS OF SECTION 16(4) OF  
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016  
TOWNSHIP NAME : RIETVALLEIRAND EXTENSION 85.**

I, Hubert Kingston Pr. Pln. A68/1985 of City Planning Matters CC, the applicant in my capacity as authorized agent of the owners of Holding 45, 48 and Holding 49 Waterkloof Agricultural Holdings. Registration Division JR, Gauteng, hereby give notice in terms of section 16(1)(f) read with Schedule 23 of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the establishment of a township in terms of section 16(4) of the of the City of Tshwane Land Use Management By-law, 2016 of the properties as described above and 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 (cell number and/or e-mail address), without which the Municipality and/or applicant 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 within 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen newspapers.

Schedule 23: Extraordinary measure in line with the Disaster Management Act, 2002 for the public participation of land development applications: Should any interested and affected party wish to view or obtain a copy of the land development application, this can be obtained at the Centurion Municipal Offices: Registration Office, Strategic Executive Director: City Planning, Development and Regional Services, Room E10, c/o Basden and Rabie Streets, Lyttleton, or be requested from the Municipality, through the following contact details:

[newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za), alternatively by requesting an identical electronic copy of the land development application which shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) with confirmation of completeness by the Municipality, accompanying the electronic copy through the contact details of the applicant, which copy shall be provided by the applicant within 3 days of the request, from any interested and affected party:

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Full particulars and plans (if any) may be inspected during normal office hours between 8h00 and 16h30 at the offices of the applicant as set out below, for a period of 28 days from the date of first publication of the notice namely 17 February 2021 (the first date). The costs of any hard copies of the application will be for the account of the party requesting same.

Address of Municipal Offices: City of Tshwane, Economic Development and Spatial Planning Department, Room E10, Centurion Municipal Offices, corner Basden and Rabie Streets, Lyttleton.

Name and address of application: City Planning Matters CC, 207 Long Avenue, Waterkloof, 0181.

Telephone: 012 – 346 6066 Cell: 082 5777 941 E-mail: [kingston@cityplan.co.za](mailto:kingston@cityplan.co.za).

Dates on which notice will be published: 17 February 2021 (first date) and 24 February 2021 (second date).

Closing date for any objections and/or comments: 17 March 2021.

**ANNEXURE:**

Name of township: Rietvalleirand Extension 85.

Full name of the application City Planning Matters CC on behalf of 1] the Executor of the Estate of the late Willem Johannes Hermanus Louw and 2] Barend Gerhard van Vollenhoven en Elizabeth Maria van Vollenhoven.

Number of erven and proposed development rights: Three (3) erven zoned (Use Zone 3): Residential 3 for dwelling units and ancillary uses for the exclusive use of the residents and their guests, Height of 2 Storeys (10m), Coverage of 50%, Floor Area Ratio 0.4 and a Density of 30 dwelling units per hectare with maximum of 187 dwelling units per to be erected on the consolidated erf and further appropriate conditions contained in an Annexure T.

Intention of the developer: To establish a residential complex consisting of a maximum of 187 dwelling units to be sold on a Sectional Title basis.

Locality of the Properties. The township lies south of Elarduspark Extension 8, abuts the southern side of Manie Street between Petrus Street in the west and Piering Road in the east.

Reference: CPD 9/2/4/2-5856T (Item No. 32925)

**KENNISGEWING 213 VAN 2021**  
**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT**  
**KENNISGEWING VAN AANSOEK OM DIE STIGTING VAN DORPE IN TERME VAN ARTIKEL 16(4) VAN DIE**  
**STAD TSHWANE GRONDGEBRUIKSBESTUURSKEMA BY-WET 2016**  
**NAAM VAN DORP: RIETVALLEIRAND UITBREIDING 85.**

Ek, Hubert Kingston Pr. Pln. A68/1985 van City Planning Matters BK, die aansoeker in my hoedanigheid as gemagtigde agent van die eienaars van Hoewes 45, 48 en Hoewe 49 Waterkloof Landbouhoewes, Registrasie Afdeling JR, Gauteng, gee hiermee ingevolge artikel 16(1)(f) saamgelees met Bylae 23 van die Stad Tshwane Grondgebruikbestuur Verordening, 2016, kennis dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die stigting van 'n dorp in terme van artikel 16(4) van die Stad Tshwane Grondgebruikbestuur Verordening 2016, van die eiendomme soos hierbo beskryf en in die Aanhangsel hierna verwys.

Enige beswaar(e) en/of kommentaar(e), insluitende die gronde van beswaar(e) en/of kommentaar(e) met die volle kontakbesonderhede (selfoonnommer en/of epos adres) waarsonder die Munisipaliteit en/of applikant nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) indien, sal gerig word aan of skriftelik ingedien word by of tot : Die Bestuurshoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of CityP\_Registration@tshwane.gov.za binne 28 dae van die datum van eerste verskyning van die kennisgewing in die Provinsiale Koerant, Beeld en Citizen koerante.

Bylae 23: Buitengewone maatreël in ooreenstemming met die Wet op Rampbestuur, 2002 vir die openbare deelname van grondontwikkelingsaansoeke: Indien enige belanghebbende en geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil sien of bekom, kan dit verkry word by die Centurion Munisipale Kantore: Strategiese Uitvoerende Direkteur: Stad Tshwane Stadsbeplanning en Ontwikkeling, Kamer E10, h/v Basden en Rabiestraat, Lyttleton of deur die volgende kontakbesonderhede by die Munisipaliteit: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) aangevra word, alternatiewelik deur 'n identiese elektroniese afskrif van die grondontwikkelingsaansoek te versoek, wat die eksemplaar is wat by die Munisipaliteit ingedien is aan [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) met bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese afskrif deur die kontakbesonderhede van die aansoeker, welke afskrif binne drie dae na die versoek deur die aansoeker verskaf word, vanaf enige belanghebbende en geaffekteerde party. Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party vir die Munisipaliteit, asook die aansoeker 'n e-pos adres of ander kontakbesonderhede moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat inbreuk maak op die intellektuele eiendomsreg van die aansoeker nie. Indien enige belanghebbende of geaffekteerde party geen stappe doen om 'n afskrif van die aansoek vir grondontwikkeling te besigtig of te verkry nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van 'n aansoek te bekom, nie as gronde beskou om die prosesering en oorweging van die aansoek te verbied nie. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure tussen 8h00 en 16h30 by die kantore van die aansoeker, soos hieronder uiteengesit, besigtig word vir 'n periode van 28 dae vanaf die datum van eerste publikasie van die kennisgewing, naamlik 17 Februarie 2021 (die eerste datum). Die koste van die gedrukte eksemplare van die aansoek is vir die rekening van die party wat dit versoek. Adres van Munisipale kantore: Stad Tshwane, Departement van Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Kamer E10, Centurion Munisipale Kantore, Basden en Rabiestraat, Lyttleton. Naam en adres van die aansoek: City Planning Matters BK, Longlaan 207, Waterkloof, 0181. Telefoon: 012 - 346 6066 Sel: 082 5777 941 e-pos: [kingston@cityplan.co.za](mailto:kingston@cityplan.co.za). Datums waarop kennisgewing gepubliseer sal word: 17 Februarie 2021 (eerste datum) en 24 Februarie 2021 (tweede datum). Sluitingsdatum vir besware en / of kommentaar: 17 Maart 2021.

**BYLAE:**

Naam van dorp: Rietvalleirand Uitbreiding 85..

Volle naam van die aansoek City Planning Matter BK namens 1] die Eksekuteur van die Boedel van die wyle Willem Johannes Hermanus Louw en 2] Barend Gerhard van Vollenhoven en Elizabeth Maria van Vollenhoven. Aantal erwe en voorgestelde ontwikkelingsregte: Drie (3) erwe gesoneer (Gebruiksone 3): Residensieel 3 vir wooneenhede en vebandhoudende gebruike vir die uitsluitlike benutting van die inwoners en hulle gaste, Hoogte van 2 verdiepings (10m), dekking van 50%, vloeroppervlakte verhouding 0,4 en 'n digtheid van 30 wooneenhede per hektaar met maksimum van 187 wooneenhede, wat op die gekonsolideerde erf opgerig sal word en verdere toepaslike voorwaardes vervat in 'n Aanhangsel T.

Voorneme van die ontwikkelaar: Is om 'n woonkompleks daar op te rig, wat sal bestaan uit 'n maksimum van 187 wooneenhede, wat op 'n deeltitelbasis verkoop sal word.

Ligging van die eiendomme. Die aansoek is geleë suid van Elarduspark Uitbrieding 8 en le langs die suidelike grens van Manieweg, tussen Petrusstraat in die weste en Pieringweg in die ooste.

Verwysing: CPD 9/2/4/2- 5856T (Item No. 32925)

## NOTICE 214 OF 2021

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**  
**NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF A TOWNSHIP: MONTANA EXTENSION 207**  
 I, **Michael Vincent Van Blommestein of Van Blommestein & Associates**, being the applicant 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 establishment of a township in terms of Section 16(4) of the City of Tshwane Land Use Management By-law, 2016 referred to in the Annexure hereto.  
 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 Lillian Ngoyi Street.  
 Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.  
 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 **17 February 2021 until 17 March 2021**.

Closing date for any objections and/or comments: **17 March 2021**  
 Address of applicant: **Street Address:** 590 Sibelius Street, Lukasrand 0027; **Postal Address:** P O Box 17341 Groenkloof 0027; **Telephone:** 012 343 4547/ 012 343 5061, **Fax:** 086 578 6913, **e-mail:** vba@mweb.co.za  
 Dates on which notice will be published: 17 February 2021 and 24 February 2021

**ANNEXURE**

**Name of the township:** Montana Extension 207  
**Full name of the Applicant:** Jumaat Marlon Cola (and any successors in title)  
**Erven 2377 and 2378:** Zoning: "Residential 3" subject to a density of 74 dwelling units per hectare and may include ancillary and subservient recreational land uses for use by the owners/ residents  
**Intention:** The intention of the Applicant in this matter is to develop a residential township to accommodate a maximum of 168 dwelling units  
**Property description:** Portion 537 of the farm Hartebeestfontein 324 JR  
**Locality:** The site lies approximately 1,7km north of Sefako Makgatho Drive, on the southern side of Jeugd Road, approximately 100m west of Dr Swanepoel Road.  
**Item No 33016**

17-24

## KENNISGEWING 214 VAN 2021

**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT**  
**KENNISGEWING VAN DIE AANSOEK OM DORPSTIGTING: MONTANA UITBREIDING 207**  
 Ek, **Michael Vincent van Blommestein van Van Blommestein & Associates**, synde die aansoeker gee hiermee ingevolge Artikel 16(1)(f) van die City of Tshwane Land Use Management By-law, 2016, dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die stigting van 'n dorp in terme van Artikel 16(4) van die City of Tshwane Land Use Management By-law, 2016 soos beskryf in die Bylae hieronder.  
 Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure ter insae 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. Adres van Munisipale kantore: Kamer LG004, Isivuno House, 143 Lillian Ngoyistraat.  
 As enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die Munisipaliteit versoek word deur dit by die volgende kontakbesonderhede aan te vra: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Die aansoeker kan by die indiening van die aansoek of 'n afskrif elektronies deurstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker sal toesien dat die afskrif wat gepubliseer of aan enige belanghebbende en geaffekteerde party gepubliseer of gestuur word, die afskrif is wat saam met die Munisipaliteit aan [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) voorgeleë is. Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die aansoeker 'n e-posadres of ander maniere moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n wyse wat die applikant se intellektuele eiendomsreg inbreuk maak nie. As 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging van die aansoek te verbied nie.  
 Enige beswaar en/of kommentaar, insluitend die gronde vir so 'n beswaar en/of kommentaar met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar en/of kommentaar indien, sal gedurende gewone kantoorure ingedien word by, of gerig word aan: die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) van **17 Februarie 2021 tot 17 Maart 2021**.  
 Sluitingsdatum vir enige besware en / of kommentaar: **17 Maart 2021**  
 Adres van applikant: **Straatadres:** Sibeliusstraat 590, Lukasrand 0027; **Posadres:** Posbus 17341 Groenkloof 0027; **Telefoon:** 012 343 4547/012 343 5061, **Faks:** 086 578 6913, **e-pos:** vba@mweb.co.za  
 Datums waarop kennisgewing gepubliseer moet word: 17 Februarie 2021 en 24 Februarie 2021

**BYLAE**

**Naam van die dorp:** Montana Uitbreiding 207  
**Volle naam van die Aansoeker:** Jumaat Marlon Cola (en enige opvolgers in titel)  
**Erwe 2377 en 2378:** Sonering: "Residensieel 3" onderworpe aan 'n digtheid van 74 wooneenhede per hektaar en mag aanverwante en ondergeskikte ontspanningsgebruike insluit vir gebruik deur die eenaars/inwoners  
**Voorneme:** Die Applikant se bedoeling is om 'n woondorp te stig met 'n maksimum van 168 wooneenhede.  
**Eiendomsbeskrywing:** Gedeelte 537 van die plaas Hartebeestfontein 324 JR  
**Ligging:** Die terrein is geleë ongeveer 1,7km noord van Sefako Makgatho Rylaan, aan die suidelike kant van Jeugdweg, ongeveer 100m wes van Dr Swanepoelweg, in Montana  
**Item No 33016**

17-24



**NOTICE 215 OF 2021****NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWNPLANNING SCHEME, 2008, (REVISED 2014) READ WITH SECTION 16(3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAWS 2016) APPLICATION:**

We, Bertus van Tonder Town Planning Consulting (Pty) Ltd, being the applicant of the Remainder of Erf 41, Elardus Park, hereby give notice in terms of Clause 16 of the Tshwane Town-planning Scheme, 2008 (Revised 2014), read with Section 16(3) of the Tshwane Land Use Management By-law 2016, that we have applied to the City of Tshwane Metropolitan Municipality for Consent Use for a Place of Child Care. The property is situated at 594 Verster Street, Elardus Park. The current zoning of the property is Residential 1. The intension of the applicant in this matter is to provide a Place of Childcare. 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, P.O. Box 3242, Pretoria, 0001 or to CityP\_Registration@Tshwane.gov.za from 17 February 2021 to 17 March 2021. 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 Gauteng Provincial Gazette. Address of Municipal Offices: Registration Office, Room E10, Corner of Basden- and Rabie Streets, Centurion. Closing date for any objections and/or comments: 17 March 2021. Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. Address of applicant: P.O. Box 34, Die Wilgers, 0041. 373 Queens Crescent, Lynnwood. Telephone No: 074 582 8820/012 342 7911, E-mail: [bertus@bvtplan.co.za](mailto:bertus@bvtplan.co.za). COT Ref.: CPD ELP 0200/41/R (Item No. 31911).

**KENNISGEWING 215 VAN 2021****KENNISGEWING VAN 'N TOESTEMMINGS GEBRUIKSAANSOEK IN TERME VAN KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGS SKEMA, 2008, (HERSIEN 2014), SAAMGELEES MET ARTIKEL 16(3) VAN DIE STAD TSHWANE SE GRONDGEBRUIKBESTUURSBYWET, 2016:**

Ons, Bertus van Tonder Town Planning Consulting (Pty) Ltd, synde die applikant van die eienaar van die Restant van Erf 41 Elardus Park, gee hiermee ingevolge Klousule 16 van die Tshwane Dorpsbeplanningskema 2008 (hersien 2014), saamgelees met Artikel 16(3) van die Tshwane Grondgebruikbestuurs-verordening, 2016, dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om toestemming vir 'n Plek van Kindersorg. Die eiendom is geleë te 594 Verster Straat, Elarduspark. Die huidige sonering van die eiendom is Residensieël 1. Die applikant se bedoeling in hierdie aangeleentheid is om 'n Plek van Kindersorg te voorsien. Enige beswaar en/of kommentaar, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volledige kontakbesonderhede, waaronder die Munisipaliteit nie kan kontak maak met die beswaarmaker nie, kan gedurende gewone kantoorure ingedien of gerig word aan: Die Strategiese Uitvoerende Direkteur, Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by CityP\_Registration@tshwane.gov.za vanaf 17 Februarie 2021 tot 17 Maart 2021. Volledige besonderhede en planne (indien enige) kan gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit besigtig word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van hierdie kennisgewing in die Gauteng Provinsiale Gazette. Adres van Munisipale kantore: Registrasie kantoor, Kamer E10, hoek van Basden- en Rabie Strate, Centurion. Sluitingsdatum vir enige besware en/of kommentaar: 17 Maart 2021. Sou enige belangstellende of geaffekteerde party die aansoek wil besigtig of 'n kopie daarvan wil verkry, kan 'n kopie vanaf die Munisipaliteit aangevra word deur 'n versoek daarvoor te rig aan die volgende kontak besonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Die applikant kan by indiening van die aansoek 'n afskrif elektronies aanstuur of die aansoek publiseer, met bevestiging van die volledigheid deur die munisipaliteit, vergesel deur 'n elektroniese kopie op hul webwerf, indien enige. Die applikant moet toesien dat die kopie wat gepubliseer of aan enige belanghebbende en geaffekteerde party gestuur word, die kopie is wat by die Munisipaliteit ingedien is by [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Vir doeleindes van die verkryging van 'n afskrif van die aansoek, moet kennis geneem word dat die belanghebbende en geaffekteerde party die munisipaliteit en die applikant van 'n e-posadres of ander kommunikasiemedium moet voorsien om die genoemde afskrif elektronies te verkry. Geen deel van die dokumente wat deur die munisipaliteit of die applikant verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat op die intellektuele eiendomsreg van die applikant inbreuk maak nie. Indien enige belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondgebruiksaansoek te besigtig of te verkry nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom, nie as gronde beskou om die verwerking en oorweging van die aansoek te verhoed nie. Adres van applikant: Posbus 34, Die Wilgers, 0041. 373 Queens Singel, Lynnwood. Telefoon No: 074 582 8820/012 342 7911. E-pos: [bertus@bvtplan.co.za](mailto:bertus@bvtplan.co.za). Stad Tshwane Verwysing: CPD ELP 0200/41/R (Item No. 31911).

**NOTICE 216 OF 2021****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 READ WITH SCHEDULE 23 THERETO**

We Origin Town and Regional Planning (Pty) Ltd, being the authorized agent of Erven 17 and 18 Hazelwood, 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 of Erven 17 and 18 Hazelwood in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016. The properties are situated at numbers 33 and 35 Hazelwood Road, Hazelwood, respectively.

The application for rezoning is from "Residential 1" to "Business 4" excluding dwelling units and veterinary clinic, subject to certain conditions.

The intention of this application is to obtain appropriate land use rights from the City of Tshwane Metropolitan Municipality in order to allow for the development of offices and medical consultation rooms on the subject properties, subject to certain conditions. The total floor area of the development shall not exceed 2230m<sup>2</sup>, while the floor area of the medical consulting rooms shall not exceed 300m<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 Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to *CityP\_Registration@tshwane.gov.za* from 17 February 2021 until 17 March 2021.

Should any interested or affected party wish to view or obtain a copy of the land development applications, a copy can be requested from the Municipality, by requesting such copy through the following contact details: *newlanduseapplications@tshwane.gov.za*. Alternatively, a copy of the applications could be obtained from the applicant at the contact details provided below. The applicant shall ensure that the copy forwarded to any interested and affected party shall be the copy submitted with the Municipality to *newlanduseapplications@tshwane.gov.za*.

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.

No part of the application documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.

Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

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 17 February 2021 as published in the Provincial Gazette, the Beeld newspaper and The Star newspaper.

Address of Municipal offices: Centurion Municipal Offices, Room E10, corner of Basden and Rabie Streets, City of Tshwane Metropolitan Municipality, Pretoria. Closing date for any objections and/or comments: 17 March 2021.

Address of applicant: 306 Melk Street, Nieuw Muckleneuk, 0181, Pretoria, P O Box 2162, Brooklyn Square, 0075. Telephone: 012 346 3735 or Fax 012 346 4217. E-mail: *plan@origintrp.co.za*

Date on which the applications will be published: 17 February 2021 and 24 February 2021

Reference Number: CPD/9/2/4/2-5868T / Item No. 32974

**KENNISGEWING 216 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N AANSOEK VIR HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE STAD  
TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016 GELEES TESAME MET SKEDULE 23 DAARVAN**

Ons, Origin Stads en Streekbeplanning (Edms) Bpk, synde die magtigde applikant van Erwe 17 en 18 Hazelwood, gee hiermee ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (hersien in 2014), deur die hersonering in terme van Artikel 16(1) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016 van Erwe 17 en 18 Hazelwood. Die eiendomme is onderskeidelik geleë te nommers 33 Hazelwood en 35 Hazelwood Straat, Hazelwood.

Die aansoek vir hersonering is vanaf "Residensieel 1" na "Besigheid 4", uitsluitend wooneenhede en 'n veerartseny kliniek, onderworpe aan sekere verdere voorwaardes.

Die doel van hierdie aansoek is om toepaslike grondgebruiksregte van die Stad Tshwane Metropolitaanse Munisipaliteit te verkry ten einde die ontwikkeling van kantore en mediese konsultasie kamers op die eiendomme toe te laat, onderworpe aan sekere voorwaardes. Die totale vloeroppervlak van die ontwikkeling sal nie 2230m<sup>2</sup> oorskrei nie, terwyl die vloeroppervlak van die mediese kantore beperk word tot 300m<sup>2</sup>.

Enige besware 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 persone se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon kan korrespondeer nie, moet ingedien word by en skriftelik gerig word aan die Strategiese Uitvoerende Direkteur: Stedelike Beplanning, Afdeling Grondgebruiksregte, Posbus 3242, Pretoria, 0001 of na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 17 Februarie 2021 tot 17 Maart 2021.

Indien enige belangstellende of geaffekteerde partye die aansoeke wil sien of 'n kopie wil ontvang van die grondgebruik aansoeke, kan 'n kopie versoek word vanaf die Munisipaliteit deur dit te versoek by die volgende kontak besonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Alternatiewelik kan 'n kopie van die aansoeke vanaf die applikant verkry word by die kontakbesonderhede hieronder verskaf. Die aansoeker sal toesien dat die afskrif wat aan enige belanghebbende en geaffekteerde partye deurgegee word, die afskrif is wat saam met die munisipaliteit aan [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) voorgelê is.

Vir doeleindes van verkryging van 'n kopie van die aansoek moet kennis geneem word dat die geïnteresseerde of geaffekteerde party die munisipaliteit en die applikant moet voorsien van 'n epos adres waarheen die aansoek elektronies gestuur kan word.

Geen deel van die aansoek dokumentasie wat deur die munisipaliteit of die applikant voorsien is mag kopieer, herproduseer of in enige vorm gebruik of publiseer word op 'n wyse wat sal inbreuk maak op die intellektuele eiendomsreg van die applikant nie.

Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondgebruiksaansoek te besigtig of te bekom nie, word die sodanige versuim nie as rede beskou om die verwerking en oorweging van die aansoek te verhoed nie.

Volledige besonderhede en planne (indien enige) van die aansoeke sal gedurende gewone kantoorure kan besigtig word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf 17 Februarie 2021 soos verskyn in die Gauteng Provinsiale Gazette, Beeld koerant en The Star koerant.

Adres van die Munisipale kantore: Centurion Munisipale Kantore, Kamer E10, hoek van Basden en Rabie Straat, Stad van Tshwane Metropolitaanse Munisipaliteit, Pretoria. Sluitingsdatum vir enige beswaar(e): 17 Maart 2021.

Adres van gemagtigde agent: Origin Stadsbeplanning, 306 Melkstraat, Nieuw Muckleneuk. Posbus 2162, Brooklyn Square, 0075. Tel: (012) 346 3735 of Faks: (012) 346 4217. E-pos: [plan@origintrp.co.za](mailto:plan@origintrp.co.za)

Datum van publikasie van die kennisgewing: 17 Februarie 2021 en 24 Februarie 2021.

Verwysings Nommer: CPD/9/2/4/2-5868T / Item No. 32974

**NOTICE 217 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF A CONSENT USE APPLICATION 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 AND SCHEDULE 23 THERETO**

We, Origin Town and Regional Planning (Pty) Ltd, being the authorized agent of Erf 24 Brooklyn and Erf 165 Hillcrest, hereby give notice in terms of Clause 16(2) and Clause 16(3) of the Tshwane Town-Planning Scheme, 2008 (Revised 2014), that we have applied to the City of Tshwane Metropolitan Municipality for consent use for "Air Rights" in terms of Clause 16(1) 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. The consent use for "air rights" will be applicable to a portion of the Street Reserve of Lynnwood Road situated between Erf 24 Brooklyn in the south (situated at number 77 Lynnwood Road, Brooklyn) and Erf 165 Hillcrest in the north (situated on the corner of Lynnwood Road and Herold Street, Hillcrest).

The intention of this application is to obtain appropriate land use rights from the City of Tshwane Metropolitan Municipality to allow for the development of a pedestrian bridge over a portion of the Street Reserve of Lynnwood Road (currently zoned "Existing Streets") situated between Erf 24 Brooklyn and Erf 165 Hillcrest, subject to certain conditions. Said pedestrian bridge would allow students to gain safe access from the south of Lynnwood Road directly into the University of Pretoria Main Campus, situated on Erf 165 Hillcrest.

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 17 February 2021 until 17 March 2021.

Should any interested or affected party wish to view or obtain a copy of the land development applications, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Alternatively, a copy of the applications could be obtained from the applicant at the contact details provided below. The applicant shall ensure that the copy forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

For purposes to obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.

No part of the application documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.

Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

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 17 February 2021 as published in the Provincial Gazette.

Address of Municipal offices: Isivuno House, Room LG004, 143 Lilian Ngoyi Street, City of Tshwane Metropolitan Municipality, Pretoria. Closing date for any objections and/or comments: 17 March 2021.

Address of applicant: 306 Melk Street, Nieuw Muckleneuk, 0181, Pretoria, P O Box 2162, Brooklyn Square, 0075. Telephone: 012 346 3735 or Fax 012 346 4217. E-mail: [plan@origintrp.co.za](mailto:plan@origintrp.co.za)

Date on which the applications will be published: 17 February 2021

Reference Number: CPD/0068/00024 / Item No. 32484

**KENNISGEWING 217 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N AANSOEK VIR TOESTEMMINGSGEBRUIK IN TERME VAN KLOUSULE 16 VAN  
DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIEN 2014), GELEES TESAME MET ARTIKEL  
16(3) VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016 EN SKEDULE 23 DAARVAN**

Ons, Origin Stads en Streeksbeplanning (Edms) Bpk, synde die magtigde applikant van Erf 24 Brooklyn en Erf 165 Hillcrest, gee hiermee ingevolge Klousule 16(2) en 16(3) van die Tshwane Dorpsbeplanningskema, 2008 (hersien in 2014) kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir Toestemmingsgebruik vir "Lugregte" in terme van 16(1) van die Tshwane Dorpsbeplanningskema, 2008 (hersien in 2014), gelees tesame met Artikel 16(3) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016. Die Toestemmingsgebruik vir "Lugregte" is van toepassing op 'n gedeelte van Lynnwood Weg se Straatreserwe, geleë tussen Erf 24 Brooklyn in die noorde (geleë te nommer 77 Lynnwood Weg, Brooklyn) en Erf 165 Hillcrest in die suide (geleë op die hoek van Lynnwood Weg en Herold Straat, Hillcrest).

Die doel van hierdie aansoek is om toepaslike grondgebruiksregte te verkry vanaf die Stad Tshwane Metropolitaanse Munisipaliteit ten einde die ontwikkeling van 'n voetgangerbrug oor 'n gedeelte van Lynnwood Weg se Straatreserwe te magtig (huidiglik gesoneer as "Bestaande Strate"). betrokke gedeelte van die straatreserwe is geleë tussen Erf 24 Brooklyn en Erf 165 Hillcrest, onderworpe tot sekere verdere voorwaardes. Die voetgangerbrug sal studente in staat stel om veilige toegang vanaf die suidelike kant van Lynnwoodweg direk na die hoofkampus van die Universiteit van Pretoria (geleë op Erf 165 Hillcrest) te verkry.

Enige besware 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 persone se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon kan korrespondeer nie, moet ingedien word by en skriftelik gerig word aan die Strategiese Uitvoerende Direkteur: Stedelike Beplanning, Afdeling Grondgebruiksregte, Posbus 3242, Pretoria, 0001 of na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 17 Februarie 2021 tot 17 Maart 2021.

Indien enige belangstellende of geaffekteerde partye die aansoeke wil besigtig of 'n kopie wil ontvang van die grondgebruiksaansoek, kan 'n kopie versoek word vanaf die Munisipaliteit deur dit te versoek by die volgende kontak besonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Alternatiewelik kan 'n kopie van die aansoeke vanaf die applikant verkry word by die kontakbesonderhede hieronder verskaf. Die aansoeker sal toesien dat die afskrif wat aan enige belanghebbende en/of geaffekteerde party deurgegee word, die afskrif is wat elektronies by die munisipaliteit ingedien was by [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

Vir doeleindes van verkryging van 'n kopie van die aansoek moet kennis geneem word dat die geïnteresseerde of geaffekteerde party die munisipaliteit en die applikant moet voorsien van 'n epos adres waarheen die aansoek elektronies gestuur kan word.

Geen deel van die aansoek dokumentasie wat deur die munisipaliteit of die applikant voorsien is mag kopieer, herproduseer of in enige vorm gebruik of publiseer word op 'n wyse wat sal inbreuk maak op die intellektuele eiendomsreg van die applikant nie.

Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondgebruiksaansoek te besigtig of te bekom nie, word die sodanige versuim nie as rede beskou om die verwerking en oorweging van die aansoek te verhoed nie.

Volledige besonderhede en planne (indien enige) van die aansoeke kan gedurende gewone kantoorure besigtig word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf 17 Februarie 2021 soos gepubliseer in die Gauteng Provinsiale Gazette.

Adres van die Munisipale kantore: Isivuno Huis, Kamer LG004, 143 Lilian Ngoyi Straat, Stad van Tshwane Metropolitaanse Munisipaliteit, Pretoria. Sluitingsdatum vir enige beswaar(e): 17 Maart 2021.

Adres van gemagtigde agent: Origin Stadsbeplanning, 306 Melkstraat, Nieuw Muckleneuk. Posbus 2162, Brooklyn Square, 0075. Tel: (012) 346 3735 of Faks: (012) 346 4217. E-pos: [plan@origintrp.co.za](mailto:plan@origintrp.co.za)

Datum van publikasie van die kennisgewing: 17 Februarie 2021

Verwysings Nommer: CPD/0068/00024 / Item No. 32484

**NOTICE 218 OF 2021****NOTICE OF APPLICATION IN TERMS OF SECTION 38(2)(a) OF THE MIDVAAL LOCAL MUNICIPALITY LAND USE MANAGEMENT BY-LAW, 2016 FOR CHANGE OF LAND USE RIGHTS (REZONING)**

We, Welwyn Town and Regional Planning No 1 CC, being the applicant of the owner of Portion 3 of Erf 41, Riversdale Township, Registration Division I.R., Gauteng Province, hereby give notice in terms of section 38(2)(a) of the Midvaal Local Municipality Land Use Management By-law, 2016, that we have applied to the Midvaal Local Municipality for the change of land use rights also known as rezoning of the property described above, situated on the corner of P.J. Venter (Bloekom) Street, Angelier Street and Vaal River Street, from "Residential 1" to "Residential 2" for 20 dwelling units.

Any objection or comments, with the grounds therefore and contact details, shall be lodged within a period of 28 days from the first date on which the notice appeared, with or made in writing to the Municipality at the office of the Executive Director: Development & Planning, Ground floor, Municipal Offices, Mitchell Street, Meyerton.

Full particulars and plans (if any) may be inspected during normal office hours at the above-mentioned offices, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette and Star newspaper. Closing date for any objections: 16 March 2021. Address of applicant: Welwyn Town and Regional Planners, 1 Mumford Street, Vanderbijlpark CW1, 1911 or P.O. Box 6436, Vanderbijlpark, 1900. Telephone No: 016 933 9293. Date on which notice will be published: 16 February 2021.

**NOTICE 219 OF 2021****NOTICE OF APPLICATION FOR THE AMENDMENT OF THE CITY OF JOHANNESBURG LAND USE SCHEME, 2018 IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING 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 I / we the undersigned have applied to the City of Johannesburg for an amendment of the City of Johannesburg land use scheme, 2018.

**SITE DESCRIPTION:**

Erf 8224 Orlando West situated at 61 Vilakazi Street, Soweto, 1804

**APPLICATION TYPE:**

The application is hereby made in terms of section 21 of the City of Johannesburg Municipal Planning By-Law, 2016. For the amendment of the City of Johannesburg land use scheme, 2018, by the rezoning of Erf 8224 Orlando West from "Residential 3" to "Business 1".

**APPLICATION PURPOSE:**

The purpose of the application is to obtain land use rights for the development of a **restaurant with basement parking** on the above-mentioned property.

The above application and its accompanied documents will lie for inspection from the 17 February 2021 during normal office hours between 8:00 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. And/or Interested parties have the opportunity to inspect the application during office hours at the City's Metro Link, situated at the Metropolitan Centre, 158 Civic Boulevard, Braamfontein, 2001 which has been identified as the public point of entry for Development Planning walk in services. A desk will be placed there for the public / interested parties to inspect the application, only by arrangement and on request. To request this option, please make contact directly with the Registration Counter, Department of Development Planning on 011 407 6202 during office hours to arrange to view the application.

Any objection or representation with regard to the application must be submitted to both the owner / agent and Registration Section of the Department of Development Planning, at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or by a facsimile send to (011) 339 4000, or an email send to [ObjectionsPlanning@joburg.org.za](mailto:ObjectionsPlanning@joburg.org.za) by not later than 17 March 2021.

**AUTHORISED AGENT:**

Katlego Makhura of Epitychia Trading (Pty) Ltd, P.O. Box 2882, Noordheuwel, 1756, Street Address: 2 Lawrelwood, Van Damn Street, Little Falls. Cell: 076 452 6853, email: [katlego@epitychia.co.za](mailto:katlego@epitychia.co.za)

**NOTICE 220 OF 2021****NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWNPLANNING SCHEME, 2008, (REVISED 2014) READ WITH SECTION 16(3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAWS 2016) APPLICATION:**

We, Bertus van Tonder Town Planning Consulting (Pty) Ltd, being the applicant on behalf of the registered owner of Portion 251 (a Portion of Portion 93) of the Farm Haakdoornboom 267JR, located at the intersection of Haakdoornboom Road, Swaeltjie- and Aasvoël Streets at S25°35'51.9" E28°08'16.2", hereby give notice in terms of Clause 16 of the Tshwane Townplanning Scheme, 2008, (Revised 2014) that we have applied to the City of Tshwane Metropolitan Municipality for Consent for a Place of Instruction. 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 persons or bodies 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, P.O. Box 3242, Pretoria, 0001, or to CityP\_Registration@Tshwane.gov.za from 17 February 2021 to 17 March 2021. 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 Gauteng Provincial Gazette. Final date for lodging of objections: 17 March 2021. Address of Municipal Offices: Room LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and/or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. Address of applicant: P.O. Box 34, Die Wilgers, 0041. Telephone No: 074 582 8820: E-mail: [bertus@bvtplan.co.za](mailto:bertus@bvtplan.co.za). COT Ref.: CPD 0905/00251/: Item no. 32417.

**KENNISGEWING 220 VAN 2021****KENNISGEWING VAN 'N TOESTEMMINGS GEBRUIKSAANSOEK IN TERME VAN KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGS SKEMA, 2008, (HERSIEN 2014), SAAMGELEES MET ARTIKEL 16(3) VAN DIE STAD TSHWANE SE GRONDGEBRUIKBESTUURSBEWET, 2016:**

Ons, Bertus van Tonder Town Planning Consulting (Pty) Ltd, synde die applikant te wees van die eienaar van Gedeelte 251 ('n Gedeelte van Gedeelte 93) van die Plaas Haakdoornboom No. 267JR, geleë by die kruising van Haakdoornboom Weg, Swaeltjie- en Aasvoël Strate by S25°35'51.9" E28°08'16.2", gee hiermee ingevolge Klousule 16 van die Tshwane Dorpsbeplannings Skema, 2008, (Hersien 2014), kennis dat ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit, vir toestemming vir 'n Plek van Onderrig. Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir sodanige beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persone of liggame wat die beswaar(e) en/of kommentaar(e) indien, moet skriftelik gerig word aan: Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en- ontwikkeling, Posbus 3242, Pretoria, 0001, of aan CityP\_Registration@Tshwane.gov.za vanaf 17 Februarie 2021 tot 17 Maart 2021. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore, soos hieronder uiteengesit, besigtig word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die advertensie in die Gauteng Provinsiale Koerant. Finale datum vir indiening van besware: 17 Maart 2021. Adres van Munisipale kantore: Kamer LG004, Isivuno-huis, Lilian Ngoyistraat 143, Pretoria. Sou enige belangstellende of geaffekteerde party die aansoek wil besigtig of 'n kopie daarvan wil verkry, kan 'n kopie vanaf die Munisipaliteit aangevra word deur 'n versoek daarvoor te rig aan die volgende kontak besonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Die applikant kan by indiening van die aansoek 'n afskrif elektronies aanstuur of die aansoek publiseer, met bevestiging van die volledigheid deur die Munisipaliteit, vergesel deur 'n elektroniese kopie op hul webwerf, indien enige. Die applikant moet toesien dat die kopie wat gepubliseer of aan enige belanghebbende en geaffekteerde party gestuur word, die kopie is wat by die Munisipaliteit ingedien is by [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Vir doeleindes van die verkryging van 'n afskrif van die aansoek, moet kennis geneem word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die applikant van 'n e-posadres of ander kommunikasiemedium moet voorsien om die genoemde afskrif elektronies te verkry. Geen deel van die dokumente wat deur die Munisipaliteit of die applikant verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat op die intellektuele eiendomsreg van die applikant inbreuk maak nie. Indien enige belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondgebruiksaansoek te besigtig of te verkry nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom, nie as gronde beskou om die verwerking en oorweging van die aansoek te verhoed nie. Adres van aansoeker: Posbus 34, Die Wilgers, 0041. Tel. no: 0745828820: E-pos: [bertus@bvtplan.co.za](mailto:bertus@bvtplan.co.za). COT Verw.: CPD 0905/00251/: Item no. 32417.

**NOTICE 221 OF 2021**

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE CONDITIONS IN THE TITLE DEED  
AND REZONING IN TERMS OF SECTIONS 16(2) AND 16(1) OF THE CITY OF TSHWANE LAND USE  
MANAGEMENT BY-LAW, 2016**

We, DLC Town Plan (Pty) Ltd, being the authorised agent of the owner of Erven 920, 921 and 923 Queenswood Township, Registration Division J.R, Province of Gauteng hereby give notice in terms of section 16(1)(f), Schedule 13 and Schedule 23 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 conditions contained in the Title Deeds in terms of section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 and 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:** 1173 and 1175 Cobham Road (920 and 923 respectively) and 1172 Woodlands Drive (Erf 921)

**The application is:** to remove restrictive title conditions as follows: **1) Erf 920** (Deed T91602/2015): Conditions 1.; 2.; 3.; 4.; 5.; 6.; 7.; 8.; 9.; 11.; 12.; 13.(a) & (b); 14.; 15.; b.WOORDOMSKRYWING (i) & (ii) – as seen on page 4 of 5; **2) Erf 921** (Deed T54997/2019): Conditions 1.; 2.; 3.; 4.; 5.; 6.; 7.; 8.; 9.; 11.; 12.; 13.(a) & (b); 14.; 15.; 17.(a) & (b); and **3) Erf 923** (Deed T16906/2006): Conditions 1.; 2.; 3.; 4.; 5.; 6.; 7.; 8.; 9.; 10.; 12.; 13.; 14.(a) & (b); 15.; 16.; 18.(i) & (ii).

**The rezoning is:** from "Residential 1", "Residential 1" and "Special" for the purpose of a dwelling house office and / or dwelling house, **to** "Special" for the purpose of a Hardware Shop and / or Dwelling House (over the three erven which will be consolidated).

**The intension of the applicant in this matter is to:** remove restrictive title conditions in the Title Deed and formalise the hardware shop on the property.

Should any interested or affected party wish to view or obtain a copy of the land development application:

-It can be viewed at the Office of the Municipality as indicated in the Advertisement; or  
-a copy can be requested from the Municipality, only in the event that the interested and affected party is unable to view the application during the time period when the application is open for inspection, at the respective Municipal Office due to the Municipal Office being closed for COVID-19 by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za); or  
-a copy can be requested from the applicant at the address indicated in the advertisement.

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.

No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.

Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

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 **17 February 2021 until 17 March 2021**.

Full particulars and plans (if any) may be inspected as per information set out above, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Beeld / Daily Sun newspaper.

**Address of municipal offices:** The Strategic Executive Director: City Planning, Development and Regional Services: Pretoria Central: LG004, Isivuno House, 143 Lilian Ngoyi Street.

**Closing date for any objections and/or comments:** 17 March 2021

**Address of applicant:** DLC Town Plan (Pty) Ltd, P.O. Box 35921, Menlo Park, 0102 or 61 Thomas Edison Street, Menlo Park, 0081

**Telephone no:** 012 346 7890

**Dates on which notice will be published:** 17 February 2021 and 24 February 2021

**DSB Number:** CPD 9/2/4/2-5846T

**Item no:** 32871 (rezoning application)

CPD 0568/00920

32873 (removal of restrictive conditions application)

17-24



**KENNISGEWING 221 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM OPHEFFING VAN BEPERKENDE VOORWAARDES IN DIE  
TITLEAKTE EN HERSONERING INGEVOLGE ARTIKEL 16(2) EN ARTIKEL 16(1) VAN DIE STAD VAN  
TSHWANE GRONDGEBRUIKSBESTUUR BYWETTE, 2016**

Ons, DLC Stadsbeplanning (Edms) Bpk, die gemagtigde agent van die eienaar van Erwe 920, 921 en 923 Queenswood Dorpgebied, Registrasie Afdeling J.R., Provinsie van Gauteng gee hiermee kennis in terme van artikel 16(1)(f), Skedule 13 en Skedule 23 van die Stad van Tshwane Grondgebruik Bestuur Bywette, 2016 dat ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die opheffing van beperkende voorwaardes in die Titelaktes ingevolge artikel 16(2) van die Stad Tshwane Grondgebruikbestuur Bywette, 2016, tesame die gelyktydige wysiging van die Tshwane Dorpsbeplanning Skema, 2008 (Hersien 2014) deur die hersonering ingevolge artikel 16(1) van die Stad van Tshwane Grondgebruik Bestuur Bywette, 2016 van die eiendom soos hierbo beskryf.

**Die eiendom is geleë:** Cobhamweg 1173 en 1175 (Erwe 920 en 923 onderskeidelik) en 1172 Woodlandsrylaan (Erf 921).

**Die aansoek is:** vir die opheffing van beperkende voorwaardes soos volg: **1) Erf 920** (Akte T91602/2015): Voorwaardes 1.; 2.; 3.; 4.; 5.; 6.; 7.; 8.; 9.; 11.; 12.; 13.(a) & (b); 14.; 15.; b.WOORDOMSKRYWING (i) & (ii) – soos op bladsy 4 van 5; **2) Erf 921** (Akte T54997/2019): Voorwaardes 1.; 2.; 3.; 4.; 5.; 6.; 7.; 8.; 9.; 11.; 12.; 13.(a) & (b); 14.; 15.; 17. (a) & (b); en **3) Erf 923** (Akte T16906/2006): Voorwaardes 1.; 2.; 3.; 4.; 5.; 6.; 7.; 8.; 9.; 10.; 12.; 13.; 14.(a) & (b); 15.; 16.; 18.(i) & (ii).

**Die hersonering sal wees:** vanaf "Residensieël 1", "Residensieël 1" en "Spesiaal" vir 'n woonhuiskantoor en / of 'n woonhuis; na "Spesiaal" vir 'n ysterwarewinkel en / of 'n woonhuis (oor die drie erwe wat gekosolideer sal word).

**Die intensie van die eienaar/applikant in die geval is:** om die beperkende voorwaardes in die Titelakte op te hef en die ysterwarewinkel te formaliseer op die eiendom.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die aansoek vir grondontwikkeling wil besigtig of verkry:

-Dit kan besigtig word by die kantoor van die munisipaliteit soos aangedui in die advertensie; of  
-n afskrif kan van die munisipaliteit aangevra word, slegs indien die belanghebbende en geaffekteerde party nie die aansoek kan besigtig gedurende die tydperk wat die aansoek ter insae beskikbaar is nie, by die onderskeie munisipale kantoor, omdat die munisipale kantoor gesluit is vir COVID-19 deur sodanige eksemplaar deur die volgende kontakbesonderhede aan te vra: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za); of  
-n afskrif kan van die aansoeker aangevra word by die adres wat in die advertensie aangedui word.

Addisioneel kan die aansoeker by die indiening van die aansoek 'n afskrif elektronies aanstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker moet toesien dat die eksemplaar wat gepubliseer of aan enige belanghebbende en geaffekteerde party voorsien word, die eksemplaar is wat by die munisipaliteit ingedien is aan [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

Vir die doel van verkryging van 'n afskrif van die aansoek, moet daar kennis geneem word dat die belanghebbende en geaffekteerde party 'n e-posadres (of ander) aan die Munisipaliteit en die aansoeker gee om die kopie elektronies te kan ontvang.

Geen gedeelte van die dokumente wat deur die Munisipaliteit of die aansoeker verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat inbreuk maak op die intellektuele eiendomsreg van die aansoeker nie.

Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te verkry nie, word die versuim nie as gronde beskou om die verwerking en oorweging van die aansoek te verbied nie.

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 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) vanaf **17 Februarie 2021 tot en met 17 Maart 2021**.

Volledige besonderhede en planne (indien enige) kan nagegaan word soos per inligting hierbo uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die koerant Provinsiale Koerant / Beeld / Daily Sun.

**Adres van munisipale kantore:** Die Strategiese Uitvoerende Direkteur: Stadsbeplanning, Ontwikkeling en Streeksdienste Pretoria Sentraal: LG004, Isivuno House, Lilian Ngoyi Straat 143.

**Sluitingsdatum vir enige beswaar(e) en/of kommentaar(e):** 17 Maart 2021

**Adres van agent:** DLC Stadsplan (Edms.) Bpk, Posbus 35921, Menlo Park, 0102 of Thomas Edison Straat 61, Menlo Park, 0081

**Telefoon no:** 012 346 7890

**Datums wat die kennisgewing geplaas sal word:** 17 Februarie 2021 en 24 Februarie 2021

<b>Verwysing:</b> CPD 9/2/4/2-5846T (hersoneringsaansoek)	<b>Item no:</b>	32871
CPD 0568/00920 (opheffingsaansoek)		32873

17-24

**NOTICE 222 OF 2021****NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWNPLANNING SCHEME, 2008, (REVISED 2014) READ WITH SECTION 16(3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAWS 2016) APPLICATION:**

We, Bertus van Tonder Town Planning Consulting (Pty) Ltd, being the applicant on behalf of the registered owner of Portion 251 (a Portion of Portion 93) of the Farm Haakdoornboom 267JR, located at the intersection of Haakdoornboom Road, Swaeltjie- and Aasvoël Streets at S25°35'51.9" E28°08'16.2", hereby give notice in terms of Clause 16 of the Tshwane Townplanning Scheme, 2008, (Revised 2014) that we have applied to the City of Tshwane Metropolitan Municipality for Consent for a Place of Instruction. 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 persons or bodies 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, P.O. Box 3242, Pretoria, 0001, or to CityP\_Registration@Tshwane.gov.za from 17 February 2021 to 17 March 2021. 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 Gauteng Provincial Gazette. Final date for lodging of objections: 17 March 2021. Address of Municipal Offices: Room LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. Address of applicant: P.O. Box 34, Die Wilgers, 0041. Telephone No: 074 582 8820: E-mail: [bertus@bvtplan.co.za](mailto:bertus@bvtplan.co.za). COT Ref.: CPD 0905/00251/: Item no. 32417.

**KENNISGEWING 222 VAN 2021****KENNISGEWING VAN 'N TOESTEMMINGS GEBRUIKSAANSOEK IN TERME VAN KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGS SKEMA, 2008, (HERSIEN 2014), SAAMGELEES MET ARTIKEL 16(3) VAN DIE STAD TSHWANE SE GRONDGEBRUIKBESTUURSBYWET, 2016:**

Ons, Bertus van Tonder Town Planning Consulting (Pty) Ltd, synde die applikant te wees van die eienaar van Gedeelte 251 ('n Gedeelte van Gedeelte 93) van die Plaas Haakdoornboom No. 267JR, geleë by die kruising van Haakdoornboom Weg, Swaeltjie- en Aasvoël Strate by S25°35'51.9" E28°08'16.2", gee hiermee ingevolge Klousule 16 van die Tshwane Dorpsbeplannings Skema, 2008, (Hersien 2014), kennis dat ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit, vir toestemming vir 'n Plek van Onderrig. Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir sodanige beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persone of liggame wat die beswaar(e) en/of kommentaar(e) indien nie, moet skriftelik gerig word aan: Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en- ontwikkeling, Posbus 3242, Pretoria, 0001, of aan CityP\_Registration@Tshwane.gov.za vanaf 17 Februarie 2021 tot 17 Maart 2021. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore, soos hieronder uiteengesit, besigtig word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die advertensie in die Gauteng Provinsiale Koerant. Finale datum vir indiening van besware: 17 Maart 2021. Adres van Munisipale kantore: Kamer LG004, Isivuno-huis, Lilian Ngoyistraat 143, Pretoria. Sou enige belangstellende of geaffekteerde party die aansoek wil besigtig of 'n kopie daarvan wil verkry, kan 'n kopie vanaf die Munisipaliteit aangevra word deur 'n versoek daarvoor te rig aan die volgende kontak besonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Die applikant kan by indiening van die aansoek 'n afskrif elektronies aanstuur of die aansoek publiseer, met bevestiging van die volledigheid deur die Munisipaliteit, vergesel deur 'n elektroniese kopie op hul webwerf, indien enige. Die applikant moet toesien dat die kopie wat gepubliseer of aan enige belanghebbende en geaffekteerde party gestuur word, die kopie is wat by die Munisipaliteit ingedien is by [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Vir doeleindes van die verkryging van 'n afskrif van die aansoek, moet kennis geneem word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die applikant van 'n e-posadres of ander kommunikasiemedium moet voorsien om die genoemde afskrif elektronies te verkry. Geen deel van die dokumente wat deur die Munisipaliteit of die applikant verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat op die intellektuele eiendomsreg van die applikant inbreuk maak nie. Indien enige belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondgebruiksaansoek te besigtig of te verkry nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom, nie as gronde beskou om die verwerking en oorweging van die aansoek te verhoed nie. Adres van aansoeker: Posbus 34, Die Wilgers, 0041. Tel. no: 0745828820: E-pos: [bertus@bvtplan.co.za](mailto:bertus@bvtplan.co.za). COT Verw.: CPD 0905/00251/: Item no. 32417.

**NOTICE 223 OF 2021****NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWNPLANNING SCHEME, 2008, (REVISED 2014) READ WITH SECTION 16(3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAWS 2016) APPLICATION:**

We, Bertus van Tonder Town Planning Consulting (Pty) Ltd, being the applicant on behalf of the registered owner of Portion 354 (a Portion of Portion 15) of the Farm Kameeldrift No 298JR, located on the south-western corner of the Moloto Road (R573) and Maroela Street, Kameeldrift, hereby give notice in terms of Clause 16 of the Tshwane Townplanning Scheme, 2008, (Revised 2014) that we have applied to the City of Tshwane Metropolitan Municipality for Consent for a Place of Instruction. The intention of the Registered Owners is to obtain approval to provide Instruction facilities for training purposes on the application 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 persons or bodies 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, P.O. Box 3242, Pretoria, 0001, or to CityP\_Registration@Tshwane.gov.za from 17 February 2021 to 17 March 2021. 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 Gauteng Provincial Gazette. Final date for lodging of objections: 17 March 2021. Address of Municipal Offices: Room LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and/or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. Address of applicant: P.O. Box 34, Die Wilgers, 0041. Telephone No: 074 582 8820: E-mail: [bertus@bvtplan.co.za](mailto:bertus@bvtplan.co.za). COT Ref.: CPD 0613/354: Item no. 32724.

**KENNISGEWING 223 VAN 2021****KENNISGEWING VAN 'N TOESTEMMINGS GEBRUIKSAANSOEK IN TERME VAN KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGS SKEMA, 2008, (HERSIEN 2014), SAAMGELEES MET ARTIKEL 16(3) VAN DIE STAD TSHWANE SE GRONDGEBRUIKBESTUURSBYWET, 2016:**

Ons, Bertus van Tonder Town Planning Consulting (Pty) Ltd, synde die applikant te wees van die eienaar van Gedeelte 354 ('n Gedeelte van Gedeelte 15) van die plaas Kameeldrift No. 298JR, geleë op die suid-westelike hoek van die Moloto Pad (R573) en Maroela Straat, Kameeldrift, gee hiermee ingevolge Klousule 16 van die Tshwane Dorpsbeplannings Skema, 2008, (Hersien 2014), kennis dat ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit, vir toestemming vir 'n Plek van Onderrig. Die bedoeling van die Geregistreerde Eienaars in hierdie aangeleentheid is onder meer om goedkeuring te verkry om fasiliteite te verskaf vir opleidings doeleindes op die aansoek eiendom. Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir sodanige beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persone of liggame wat die beswaar(e) en/of kommentaar(e) indien nie, moet skriftelik gerig word aan: Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en- ontwikkeling, Posbus 3242, Pretoria, 0001, of aan CityP\_Registration@Tshwane.gov.za vanaf 17 Februarie 2021 tot 17 Maart 2021. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore, soos hieronder uiteengesit, besigtig word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die advertensie in die Gauteng Provinsiale Koerant. Finale datum vir indiening van besware: 17 Maart 2021. Adres van Munisipale kantore: Kamer LG004, Isivuno-huis, Lilian Ngoyistraat 143, Pretoria. Sou enige belangstellende of geaffekteerde party die aansoek wil besigtig of 'n kopie daarvan wil verkry, kan 'n kopie vanaf die Munisipaliteit aangevra word deur 'n versoek daarvoor te rig aan die volgende kontak besonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Die applikant kan by indiening van die aansoek 'n afskrif elektronies aanstuur of die aansoek publiseer, met bevestiging van die volledigheid deur die Munisipaliteit, vergesel deur 'n elektroniese kopie op hul webwerf, indien enige. Die applikant moet toesien dat die kopie wat gepubliseer of aan enige belanghebbende en geaffekteerde party gestuur word, die kopie is wat by die Munisipaliteit ingedien is by [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Vir doeleindes van die verkryging van 'n afskrif van die aansoek, moet kennis geneem word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die applikant van 'n e-posadres of ander kommunikasiemedium moet voorsien om die genoemde afskrif elektronies te verkry. Geen deel van die dokumente wat deur die Munisipaliteit of die applikant verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat op die intellektuele eiendomsreg van die applikant inbreuk maak nie. Indien enige belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondgebruiksaansoek te besigtig of te verkry nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom, nie as gronde beskou om die verwerking en oorweging van die aansoek te verhoed nie. Adres van aansoeker: Posbus 34, Die Wilgers, 0041. Tel. no: 0745828820: E-pos: [bertus@bvtplan.co.za](mailto:bertus@bvtplan.co.za). COT Verw.: CPD 0613/354: Item no. 32724.

## NOTICE 224 OF 2021

## CITY OF TSHWANE METROPOLITAN MUNICIPALITY

## NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF A TOWNSHIP: MONTANA EXTENSION 207

I, **Michael Vincent Van Blommestein of Van Blommestein & Associates**, being the applicant 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 establishment of a township in terms of Section 16(4) of the City of Tshwane Land Use Management By-law, 2016 referred to in the Annexure hereto.

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 Lillian Ngoyi Street.

Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and/or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

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 **17 February 2021 until 17 March 2021**.

Closing date for any objections and/or comments: **17 March 2021**

Address of applicant: **Street Address:** 590 Sibelius Street, Lukasrand 0027; **Postal Address:** P O Box 17341 Groenkloof 0027; **Telephone:** 012 343 4547/ 012 343 5061, **Fax:** 086 578 6913, **e-mail:** vba@mweb.co.za

Dates on which notice will be published: 17 February 2021 and 24 February 2021

## ANNEXURE

**Name of the township:** Montana Extension 207

**Full name of the Applicant:** Jumat Marlon Cola (and any successors in title)

**Erven 2377 and 2378:** Zoning: "Residential 3" subject to a density of 74 dwelling units per hectare and may include ancillary and subservient recreational land uses for use by the owners/ residents

**Intention:** The intention of the Applicant in this matter is to develop a residential township to accommodate a maximum of 168 dwelling units

**Property description:** Portion 537 of the farm Hartebeestfontein 324 JR

**Locality:** The site lies approximately 1,7km north of Sefako Makgatho Drive, on the southern side of Jeugd Road, approximately 100m west of Dr Swanepoel Road.

**Item No** 33016

17-24

## KENNISGEWING 224 VAN 2021

## STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT

## KENNISGEWING VAN DIE AANSOEK OM DORPSTIGTING: MONTANA UITBREIDING 207

Ek, **Michael Vincent van Blommestein van Van Blommestein & Associates**, synde die aansoeker gee hiermee ingevolge Artikel 16(1)(f) van die City of Tshwane Land Use Management By-law, 2016, dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die stigting van 'n dorp in terme van Artikel 16(4) van die City of Tshwane Land Use Management By-law, 2016 soos beskryf in die Bylae hieronder.

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure ter insae 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. Adres van Munisipale kantore: Kamer LG004, Isivuno House, 143 Lillian Ngoyistraat.

As enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die Munisipaliteit versoek word deur dit by die volgende kontakbesonderhede aan te vra: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Die aansoeker kan by die indiening van die aansoek of 'n afskrif elektronies deurstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker sal toesien dat die afskrif wat gepubliseer of aan enige belanghebbende en geaffekteerde party gepubliseer of gestuur word, die afskrif is wat saam met die Munisipaliteit aan [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) voorgelê is. Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die aansoeker 'n e-posadres of ander maniere moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduceer word of in enige vorm gepubliseer of gebruik word op 'n wyse wat die applikant se intellektuele eiendomsreg inbreuk maak nie. As 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging van die aansoek te verbied nie.

Enige beswaar en/of kommentaar, insluitend die gronde vir so 'n beswaar en/of kommentaar met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar en/of kommentaar indien, sal gedurende gewone kantoorure ingedien word by, of gerig word aan: die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) van **17 Februarie 2021 tot 17 Maart 2021**.

Sluitingsdatum vir enige besware en / of kommentaar: **17 Maart 2021**

Adres van applikant: **Straatadres:** Sibeliusstraat 590, Lukasrand 0027; **Posadres:** Posbus 17341 Groenkloof 0027; **Telefoon:** 012 343 4547/012 343 5061, **Faks:** 086 578 6913, **e-pos:** vba@mweb.co.za

Datums waarop kennisgewing gepubliseer moet word: 17 Februarie 2021 en 24 Februarie 2021

## BYLAE

**Naam van die dorp:** Montana Uitbreiding 207

**Volle naam van die Aansoeker:** Jumat Marlon Cola (en enige opvolgers in titel)

**Erve 2377 en 2378:** Sonering: "Residensieel 3" onderworpe aan 'n digtheid van 74 wooneenhede per hektaar en mag aanverwante en ondergeskikte ontspanningsgebruike insluit vir gebruik deur die eienaars/inwoners

**Voorneme:** Die Applikant se bedoeling is om 'n woondorp te stig met 'n maksimum van 168 wooneenhede.

**Eiendomsbeskrywing:** Gedeelte 537 van die plaas Hartebeestfontein 324 JR

**Ligging:** Die terrein is geleë ongeveer 1,7km noord van Sefako Makgatho Rylaan, aan die suidelike kant van Jeugdweg, ongeveer 100m wes van Dr Swanepoelweg, in Montana

**Item No** 33016

17-24

**NOTICE 226 OF 2021****NOTICE OF APPLICATION FOR THE AMENDMENT OF THE CITY OF JOHANNESBURG LAND USE SCHEME, 2018 IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING 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 I / we the undersigned have applied to the City of Johannesburg for an amendment of the City of Johannesburg land use scheme, 2018.

**SITE DESCRIPTION:**

Erf 8224 Orlando West situated at 61 Vilakazi Street, Soweto, 1804

**APPLICATION TYPE:**

The application is hereby made in terms of section 21 of the City of Johannesburg Municipal Planning By-Law, 2016. For the amendment of the City of Johannesburg land use scheme, 2018, by the rezoning of Erf 8224 Orlando West from “**Residential 3**” to “**Business 1**”.

**APPLICATION PURPOSE:**

The purpose of the application is to obtain land use rights for the development of a **restaurant with basement parking** on the above-mentioned property.

The above application and its accompanied documents will lie for inspection from the 17 February 2021 during normal office hours between 8:00 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. And/or Interested parties have the opportunity to inspect the application during office hours at the City's Metro Link, situated at the Metropolitan Centre, 158 Civic Boulevard, Braamfontein, 2001 which has been identified as the public point of entry for Development Planning walk in services. A desk will be placed there for the public / interested parties to inspect the application, only by arrangement and on request. To request this option, please make contact directly with the Registration Counter, Department of Development Planning on 011 407 6202 during office hours to arrange to view the application.

Any objection or representation with regard to the application must be submitted to both the owner / agent and Registration Section of the Department of Development Planning, at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or by a facsimile send to (011) 339 4000, or an email send to [ObjectionsPlanning@joburg.org.za](mailto:ObjectionsPlanning@joburg.org.za) by not later than 17 March 2021.

**AUTHORISED AGENT:**

Katlego Makhura of Epitychia Trading (Pty) Ltd, P.O. Box 2882, Noordheuwel, 1756, Street Address: 2 Lawrelwood, Van Damn Street, Little Falls. Cell: 076 452 6853, email: [katlego@epitychia.co.za](mailto:katlego@epitychia.co.za)

## NOTICE 227 OF 2021

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF AN APPLICATION FOR 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, READ  
WITH SCHEDULE 23 THERETO**

We, **VAN ZYL & BENADE STADSBEPLANNERS CC**, being the applicant of **REMAINDER OF ERF 390 AND ERF 410 COLBYN** 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 conditions contained in the title deeds in terms of section 16(2) of the City of Tshwane Land Use Management By-law, 2016 of the property as described above. The properties are situated respectively at **125 THOMSON STREET AND 180 BERNARD STREET, COLBYN**. The application is for the removal of **CONDITIONS 1.A. (a) – (d), (i) & (ii) (p3), C.2. (a) – (c) and 2.2 i, ii) & iii) in title deed T 70328/2017 and CONDITIONS 2. i, ii) & iii) in title deed T 70327/2017**. The intention of the applicant in this matter is to **remove the restrictive conditions in the title deed regarding the permissible land use rights which is contradictory to the existing zoning/use:**

- **The restrictions on the use of the properties for business purposes (restaurant, shop, factory, place of amusement, night club, casino, bar, etc); and**
- **to remove all other redundant and irrelevant conditions in the title deed.**

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal and Applicant's offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette and newspapers (Beeld & The Star). Should any interested and affected party wish to obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) or alternatively by requesting such copy from the applicant. Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details (including e-mail address), 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 **17 FEBRUARY 2021** until **17 MARCH 2021**.

**ADDRESS OF MUNICIPAL OFFICES:** Isivuno House, LG004, 143 Lilian Ngoyi Street, Pretoria.

**ADDRESS OF APPLICANT:** Van Zyl & Benadé Stadsbeplanners CC, P.O. Box 32709, Glenstantia, 0010, 29 Selati Street, Ashlea Gardens, Telephone No: 012-346 1805, e-mail: [vzb@esnet.co.za](mailto:vzb@esnet.co.za)

Closing date for any objections and/or comments: **17 MARCH 2021**

Dates on which notice will be published: **17 & 24 FEBRUARY 2021**

**REFERENCE: CPD/0112/00390/R (ITEM 32561)**

17-24

## KENNISGEWING 227 VAN 2021

**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM OPHEFFING VAN BEPERKENDE VOORWAARDES IN DIE  
TITELAKTE INGEVOLGE ARTIKEL 16(2) VAN THE CITY OF TSHWANE LAND USE MANAGEMENT BY-  
LAW, 2016, SAAMGELEES MET SKEDULE 23 DAARTOE**

Ons, **VAN ZYL & BENADÉ STADSBEPLANNERS BK**, synde die applikant van **RESTANT VAN ERF 390 EN ERF 410 COLBYN** gee hiermee ingevolge artikel 16(1)(f) van die City of Tshwane Land Use Management By-law, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om opheffing van sekere voorwaardes in die titelaktes ingevolge Artikel 16(2) van die City of Tshwane Land Use Management By-law, 2016 van die eiendom hierbo beskryf. Die eiendom is geleë onderskeidelik te **THOMSONSTRAAT 125 EN BERNARDSTRAAT 180, COLBYN**. Die aansoek is vir die opheffing van **VOORWAARDES 1.A. (a) – (d), (i) & (ii) (p3), C.2. (a) – (c) en 2.2 i, ii) & iii) in titelakte T 70328/2017 en VOORWAARDES 2. i, ii) & iii) in titelakte T 70327/2017**. Die applikant se bedoeling met hierdie saak is die **opheffing van die beperkende voorwaarde in die titelaktes rakende die toelaatbare grondgebruiksregte wat teenstrydig is met die bestaande sonering/gebruik:**

- **Die beperking op die gebruik van die eiendom vir besigheidsdoelindes (restaurant, winkel, fabriek, vermaaklikheidsplek, nagklub, casino, kroeg, ens); and**
- **om alle ander oorbodige en irrelevante voorwaardes in die titelaktes op te hef.**

Volle besonderhede en planne (indien enige) van die aansoek lê ter insae gedurende gewone kantoor-ure by die Munisipale en Applikant se kantore soos hieronder aangetoon, vir n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant en nuusblaai (Beeld & The Star).

Indien enige belanghebbende en geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil bekom, kan sodanige afskrif van die Munisipaliteit versoek word, deur sodanige versoek aan die volgende kontakbesonderhede te rig: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) of alternatiewelik deur sodanige afskrif van die applikant te versoek. Enige besware en/of kommentare, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede (insluitend e-pos adres), waar sonder 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, Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za), ingedien of gerig word vanaf **17 FEBRUARIE 2021 tot 17 MAART 2021**.

**ADRES VAN MUNISIPALE KANTORE:** Isivuno House, LG004, 143 Lilian Ngoyistraat, Pretoria.

**ADRES VAN APPLIKANT:** Van Zyl & Benadé Stadsbeplanners BK, Posbus 32709, Glenstantia, 0010, Selatistraat 29, Ashlea Gardens, Tel: 012- 346 1805, e-mail: [vzb@esnet.co.za](mailto:vzb@esnet.co.za)

Sluitingsdatum vir enige besware en/of kommetare: **17 MAART 2021**

Datums waarop kennisgewing gepubliseer word: **17 & 24 FEBRUARIE 2021**

**VERWYSING: CPD/0112/00390/R (ITEM 32561)**

17-24

**NOTICE 228 OF 2021**

Notice is hereby given, in terms of Sections 41 and 19 of the City of Johannesburg Municipal Planning By-Law, 2016, that I the undersigned, intend to apply to the City of Johannesburg for:

**APPLICATION TYPE:**

The removal of Conditions 1(d)(iv) and 1(e) from Title Deed T35751/2020 and the consent of Council to erect a workshop not measuring more than 600m<sup>2</sup>.

**APPLICATION PURPOSES:**

To remove the conditions from the Title Deed referring to the street building line applicable to the property and the use of property for business purposes. The removal is required to accommodate a proposed workshop to be erected on the Potgieter Road boundary.

**SITE DESCRIPTION:**

Remainder of Holding 301 Glen Austin Agricultural Holdings Extension 1, located on the north western corner of Olifantsfontein Road and Potgieter Road.

The above application will be open for inspection from 08:00 to 15:30 at Thuso House, 61 Jorrisen Street, Braamfontein or the City's Metro Link, 158 Civic Boulevard, Braamfontein, when re-opened, which has been identified as the public point of entry for Development Planning walk-in services. A desk will be placed there for interested parties to inspect the application, only by arrangement and on request. The agent being Schalk Botes Town Planners can also provide any interested party, by email request an electronic copy. The application will also be available on the City's E-Platform for access by the public to inspect for a period of 28 (twenty-eight) days from 17 February 2021.

Any objection or representation with regard to the application 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 send to (011) 339 4000, or an e-mail send to [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za) and [sbtp@mweb.co.za](mailto:sbtp@mweb.co.za) by no later than 17 March 2021.

**AUTHORISED AGENT:**

Schalk Botes Town Planners CC  
P.O. Box 975, North Riding Code: 2162  
7 Retief Road, Northwold, Randburg  
Tel No: 082-569-1955  
E-mail address: [sbtp@mweb.co.za](mailto:sbtp@mweb.co.za)

**NOTICE 229 OF 2021****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 READ WITH SCHEDULE 23 THERETO**

I, Jacobus Johannes Barnard, being the applicant and authorized agent of the owner of Portion 18 of the farm Boekenhoutkloof 315-JR hereby gives 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 of 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 property described above. The property is located to the northern side of Kenneth/ Pretoria Street and south of the Magaliesberg, approximately 4 km north-west of the Kenneth/Pretoria Street and Hornsnek Road (M17) intersection. Rezoning is applied from "Undetermined" to "Special" for Existing Mining Rights and Agricultural Building OR Agriculture, Farm Stall subject to Schedule 10 and Two Dwelling-houses with a proposed annexure including amended definitions in the annexure of which a copy can be viewed and or obtained as described below. The intention of the applicant in the matter is to legalize the Existing Mining Rights and include Ancillary and Subservient Brickworks (Noxious Industry), Workshop, Access Control, Transformer Room, Office, Ablution Facilities, Training Facilities and a Caretaker's Flat OR revert to agriculture related uses after rehabilitation of the mine. The proposed Gross Floor Area for all buildings is proposed at 17 708 m<sup>2</sup>, proposed Coverage 3% and proposed Height 18 m subject to certain conditions.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details (cell number and/or e-mail address), without which the Municipality **and/or applicant** 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) within 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen newspapers.

Dates on which notice will be published: 17 February 2021 and 24 February 2021. Closing date for any objections and/or comments: 17 March 2021.

Should any interested and affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za), alternatively by requesting an identical copy of the land development application through the following contact details of the applicant, which copy shall be provided by the applicant within 3 days of the request, from any interested and affected party: E-mail address: [barnard@btplan.co.za](mailto:barnard@btplan.co.za), Postal Address: Postnet Suite 95 Private Bag X13 Elarduspark 0047, Physical Address of offices of applicant: Boureche's Shop, Winmore Village, Cnr. De Villebois Mareuil and Hesketh Drive Moreleta Park, Contact Telephone Number: 0834002852. In addition, the applicant may upon submission of the application either forward a copy electronically, with confirmation of completeness by the Municipality, accompanying the electronic copy. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.

No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.

Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Full particulars and plans (if any) may be inspected during normal office hours between 8h00 and 16h30 at the offices of the applicant as set out above, for a period of 28 days from the date of first publication of the notice namely 17 February 2021. The costs of any hard copies of the application will be for the account of the party requesting same.

**Reference: CPD 9/2/4/2-5764T (ITEM 32452)**



**KENNISGEWING 229 VAN 2021****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT: KENNISGEWING VIR  
HERSONERINGAANSOEK IN TERME VAN ARTIKEL 16(1) VAN DIE STAD TSHWANE  
GRONDGEUWIBESTUUR BYWET, 2016 SAAMGELEES MET SKEDULE 23**

Hiermee word aan alle belanghebbendes kennis gegee ingevolge artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, dat ek Jacobus Johannes Barnard, die aansoeker en gevolmagdigde agent van die geregistreerde eienaar van Gedeelte 18 of the farm Boekenhoutkloof 315-JR, dat aansoek gedoen is by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane-dorpbepanningskema, 2008 (hersien 2014), deur die hersonering in terme van artikel 16(1) van die die Stad Tshwane Grondgebruikbestuur Bywet, 2016 van die eiendom hierbo beskryf. Die eiendom is geleë aan die noordekant van Kenneth/ Pretoria Street en suid van die Magaliesberg, ongeveer 4 km noordwes van die Kenneth/Pretoria Straat en Hornsnek Pad (M17) aansluiting. Hersonering aansoek word gedoen van "Onbepaald" na "Spesiaal" vir Bestaande- Mynbouregte en Landbougebou OF Landbou, Padstal onderworpe aan Skedule 10 en Twee Woonhuise met 'n voorgestelde bylae insluitend gewysigde definisies in die bylae waarvan sodanige afskrif besigtig en of bekom kan word soos verduidelik hieronder. Die intensie van die applikant is die voorgestelde wettiging van die Bestaande- Mynbouregte en sluit in Aanverwante en Ondergeskikte Steenfabriek (Skadelike Industrie), Werkswinkel, Toegangsbeheer, Transformatorkamer, Kantoor, Ablusiefasiliteite, Opleidingsfasiliteite en 'n Opsigterswoonstel OF om terug te keer na landbouverwante gebruike na rehabilitasie van die myn. Die voorgestelde Bruto Vloeroppervlak vir alle geboue is 17 708 m<sup>2</sup>, voorgestelde Dekking 3% en voorgestelde Hoogte 18 m onderworpe aan sekere voorwaardes. Enige beswaar(e) en/of kommentaar(e), insluitend die gronde van beswaar(e) en/of kommentaar(e) met die volle kontakbesonderhede (selfoonnommer en/of epos adres) waarsonder die Munisipaliteit en/of applikant nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) indien, sal gerig word of skriftelik ingedien word by of tot : Die Bestuurshoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of CityP\_Registration@tshwane.gov.za binne 28 dae van die datum van eerste verskyning van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen koerante. Datums waarop kennisgewing gepubliseer word: 17 Februarie 2021 en 24 Februarie 2021 datum. Sluitingsdatum vir enige besware/ kommentare: 17 Maart 2021.

Sou enige belanghebbende of geaffekteerde party, 'n afskrif van die grondgebruiksaansoek wil bekom, kan 'n afskrif van die Munisipaliteit aangevra word. So 'n afskrif kan versoek word deur die volgende kontakbesonderhede te gebruik: newlanduseapplications@tshwane.gov.za. Alternatiewelik kan 'n identiese afskrif van die grondgebruiksaansoek van die applikant versoek word deur die volgende kontakbesonderhede van die applikant te gebruik. Die sal binne 3 dae na die versoek, van enige belanghebbende of geaffekteerde party, deur die applikant voorsien word: Eposadres:barnard@btplan.co.za, Posadres: Postnet Suite 95 Privaatsak X13 Elarduspark 0047, Fisiese adres van die kantoor van die applikant: Boureche's Winkel, Winmore Village, Cnr. De Villebois Mareuil and Hesketh Rylaan Moreleta Park, Kontak telefoonnommer: 0834002852.

Daarbenewens kan die aansoeker by indiening van die aansoek óf 'n afskrif elektronies deurstuur wat die bevestiging van die volledigheid daarvan deur die munisipaliteit vergesel. Die aansoeker sal toesien dat die afskrif aan enige belanghebbende en geaffekteerde party deurgegee word, die afskrif is wat saam met die munisipaliteit aan newlanduseapplications@tshwane.gov.za voorgelê is.

Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party 'n epos adres of ander kontakbesonderhede aan die munisipaliteit en die aansoeker moet verskaf om sodanige afskrif elektronies te bekom.

Geen deel van die dokumente wat deur die munisipaliteit of die aansoeker voorsien word, mag gekopieër, gereproduseer word, of in enige vorm gepubliseer of gebruik word op 'n manier wat inbreuk maak op die regte van die applikant nie.

Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die sodanige versuim nie as rede beskou om die verwerking en oorweging van die aansoek te verhoed nie.

Volledige besonderhede en planne (indien enige) kan gedurende gewone kantoorure tussen 8h00 en 16h30 by die kantore van die applikant, soos hierbo uiteengesit, besigtig word, vir 'n tydperk van 28 dae vanaf die datum van eerste verskyning van die kennisgewing naamlik 17 Februarie 2021. Die koste van enige afskrif van die aansoek sal vir die rekening van die party wees wat dit versoek.

**Verwysing: CPD 9/2/4/2-5764T (ITEM 32452)**

**NOTICE 230 OF 2021****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 Ntwanano Masingi, of Smart Growth Development Group PTY Ltd, being the applicant on behalf of the owner of portion 5 of the Erf 1904 Erasmus Extension 8, 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 City of Tshwane Land Use Management By-law, 2016 of the above mentioned property. The property is situated at Fo-Kuang Street, Erasmus Extension 8. The rezoning is from "Public Open Space" to Educational for the purpose of a "Place of Public Worship". The intention of the applicant in this matter is to erect a church designed to carry the maximum of 250 congregants with the maximum of 53 parking spaces on the Application Site. Any objection and/or comments, 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 03 March 2021 to 3 April 2021. 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, The Star and Beeld newspapers. Address of Municipal Offices: Room LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Closing date for any objections and/or comments: 3 April 2021. Address of applicant: 154 Vos Street, Sunnyside, 0002. Postal: PO Box 3167, Giyani, 0826. Telephone No: 071 800 7429. Email: masingin88@gmail.com. Dates on which the notice will be published: 3 March 2021 and 10 March 2021 in the Gauteng Provincial Gazette, The Star and Beeld newspapers. Reference: CPD 9/2/4/2-5839T (Item No: 32829).

**KENNISGEWING 230 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN 'N AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16 (1) VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016.**

Ek, Ntwanano Masingi van Smart Growth Development Group PTY Ltd, synde die aansoeker namens die eienaar van gedeelte 5 van die Erf 1904 Erasmus Uitbreiding 8, gee hiermee kennis ingevolge artikel 16 (1) (f) van die Stad Tshwane Verordening op grondgebruikbestuur, 2016, wat ek by die Stad Tshwane Metropolitaanse Munisipaliteit ingedien het vir die wysiging van die Tshwane Stadsbeplanningskema, 2008 (Hersien 2014), deur die hersonering ingevolge artikel 16 (1) van die Stad van Tshwane Verordening op grondgebruikbestuur, 2016 van bogenoemde eiendom. Die eiendom is geleë in Fo-Kuangstraat, Erasmus Uitbreiding 8. Die hersonering is vanaf 'Openbare Oopruimte' na Opvoedkundig vir die doel van 'n 'Plek vir Openbare Aanbidding'. Die bedoeling van die aansoeker in hierdie aangeleentheid is om 'n kerk op te rig wat ontwerp is om die maksimum van 250 gemeentes met die maksimum van 53 parkeerplekke op die aansoekterrein te vervoer. Enige beswaar en / of kommentaar, insluitend die gronde vir sodanige beswaar (s) en / of kommentaar (s) met volledige kontakbesonderhede, waaronder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar (s) en / of kommentaar indien nie (s), moet dit ingedien of skriftelik by die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001, of by CityP\_Registration@tshwane.gov.za vanaf 3 Maart 2021 tot 3 April 2021 ingedien word. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore, soos hieronder uiteengesit, besigtig word vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die advertensie in die koerante Provinsiale Koerant, The Star en Beeld. Adres van munisipale kantore: Kamer LG004, Isivuno-huis, Lilian Ngoyi straat 143, Pretoria. Sluitingsdatum vir besware en / of kommentaar: 3 April 2021. Adres van applikant: Vosstraat 154, Sunnyside, 0002. Pos: Posbus 3167, Giyani, 0826. Telefoonnommer: 071 800 7429. E-pos: masingin88@gmail.com. Datums waarop die kennisgewing gepubliseer word: 3 Maart 2021 en 10 Maart 2021 in die Gautengse provinsiale koerant, The Star en Beeld. Verwysing: CPD 9/2/4 / 2-5839T (Item No: 32829).

**NOTICE 231 OF 2021****NOTICE OF APPLICATION IN TERMS OF SECTION 38(2)(a) OF THE MIDVAAL LOCAL MUNICIPALITY LAND USE MANAGEMENT BY-LAW, 2016 FOR CHANGE OF LAND USE RIGHTS (REZONING)**

We, Welwyn Town and Regional Planning No 1 CC, being the applicant of the owner of Erf 230, Riversdale Township, Registration Division I.R., Gauteng Province, hereby give notice in terms of section 38(2)(a) of the Midvaal Local Municipality Land Use Management By-law, 2016, that we have applied to the Midvaal Local Municipality for the change of land use rights also known as rezoning of the property described above, situated at 39 Philip Furstenburg Street, from "Residential 1" to "Residential 2" for 20 dwelling units.

Any objection or comments, with the grounds therefore and contact details, shall be lodged within a period of 28 days from the first date on which the notice appeared, with or made in writing to the Municipality at the office of the Executive Director: Development & Planning, Ground floor, Municipal Offices, Mitchell Street, Meyerton.

Full particulars and plans (if any) may be inspected during normal office hours at the above-mentioned offices, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette and Star newspaper. Closing date for any objections: 16 March 2021. Address of applicant: Welwyn Town and Regional Planners, 1 Mumford Street, Vanderbijlpark CW1, 1911 or P.O. Box 6436, Vanderbijlpark, 1900. Telephone No: 016 933 9293. Date on which notice will be published: 16 February 2021.

**NOTICE 234 OF 2021****GAUTENG GAMBLING ACT, 1995****APPLICATION FOR AN AMENDMENT OF GAMING LICENSE –MARK STEVEN KARSTEN T/A MD PUB AND GRILL**

Notice is hereby given that (full name of applicant)

- **Mark Steven Karsten** trading as **MD Pub and Grill** Erf 477, Remaining Extent of portion 25, No 225 Dukor Street Silverton;

Intends submitting an application to the Gauteng Gambling Board for an amendment of gaming license to increase the number of Limited Payout Machines from 2 to 5. The application will be open to public inspection at the offices of the board from 25 March 2021.

Attention is directed to the provisions of Section 20 of the Gauteng Gambling Act No 4 of 1995 (as amended), which makes provision for the lodging of written representations in respect of the application.

Written representations should be lodged with the Chief Executive Officer, Gauteng Gambling Board, Private Bag 15, Bramley, 2018, within one month from 25 March 2021.

Such representations shall contain at least the following information:

- (a) the name of the applicant to which representations relate;
- (b) the ground or grounds on which representations are made;
- (c) the name, address, telephone and fax number of the person submitting the representations
- (d) whether the person submitting the representations requests the board to determine that such person's identity may not be divulged and the grounds for such request; and
- (e) whether or not they wish to make oral representations at the hearing of the application.

**PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS****PROVINCIAL NOTICE 143 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF REZONING APPLICATION IN TERMS OF SECTION 16(1) OF  
THE CITY OF TSHWANE LAND USE MANAGEMENT BY- LAW, 2016**

I, Lesego Pauline Marima of Refulgent Consulting (Pty) Ltd, being the applicant in my capacity as the authorized agent acting for the owner of Erf 2681 Stinkwater Ext 1, hereby give notice in terms of 16(1)(f) of the City of Tshwane Land Use Management By- Law 2016, that I have applied to the City of Tshwane Metropolitan for the amendment of the Tshwane Town- Planning Scheme, 2008 (Revised 2014), by rezoning in terms of section 16(1) of the City of Tshwane Land Use Management By- Law, 2016 of the property as described above, from “Residential 5” to “Special” for the purpose of establishing a “Place of Instruction”(Training Academy), Guesthouse/Student accommodation and Parking.

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 respond 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 10 February 2021 until 10 March 2021.

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 the first publication of the notice in the Provincial Gazette/Beeld/The Citizen newspapers. Address of Municipal offices: LG004, Isivuno House, 143 Lilian Ngoyi Street Municipal Offices.

Closing date for any objections/comments: 10 March 2021

Name and address of authorized agent: Refulgent Consulting (Pty) Ltd, 238 Section A, Kwamhlanga, 1022 or PO Box 20145, Kwamhlanga, 1022 Tel: 076 0433 931.

Date of first publication: 10 February 2021

Date of second publication: 17 February 2021

**PROVINSIALE KENNISGEWING 143 VAN 2021**  
**STAD VAN TSHWANE METROPOLITAANSE MUNISPALITEIT**  
**KENNISGEWING VAN HIERSONERING AANSOEK INGEVOLGE ARTIKIEL 16(1) VAN**  
**DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Lesego Pauline Marima van Refulgent Consulting (Edms) Bpk, synde die applicant in my hoedanigheid as gemagtigde agent van die eienaar van Erf 2681, Stinkwater Ext 1, gee hiermee kennis in terme van artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur Verordening 2016, dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die wysiging van die Tshwane Dorpbeplanningskema, 2008 (Hersien 2014), deur die hersoning in terme van artikel 16 (1) van die Tshwane Grondgebruikbestuur Verordening 2016, van die eiendom soos hierbo beskryf, geleë op Die hersoning is van "Residensieel 5" na "Spesiaal" vir die doeleindes om 'n 'Plek van intruksie' (Opleiding akademie), gastehuis / student akkomodasie en parkering te vestig.

Enige beswaar(e) en/of kommentaar(e) insluitend die rede(s) van sodanige beswaar en/of kommentaar, met die volle kontakbesonderhede, by gebreke daarvan 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: Stadelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by wys van e-pos aan [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 10 Februarie 2021 tot en met 10 Maart 2021.

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/The Citizen nuusblaai. Adres van Munispale Kantore: LG004 Isivuno House, 143 Lilian Ngoyi Strate, Munispale Kompleks.

Sluitingsdatum vir enige besware/kommentare: 10 Maart 2021.

Naam en adres van gemagtigde agent: Refulgent Consulting (Edms) Bpk, 238 Section A, Kwamhlanga 1022 or Posbus 20145 Kwamhlanga 1022 Tel: 076 0433 931.

Datum van eerste publikasie: 10 Februarie 2021

Datum van tweede publikasie: 17 Februarie 2021

Verwysing: CPD/9/2/4/2-5820T

Item nommer: 32746

**PROVINCIAL NOTICE 144 OF 2021****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**

We, **SFP Townplanning (Pty) Ltd**, being the authorized agent of the owner of **Erven 195 and 196, Faerie Glen Extension 1 Township** hereby give notice in terms of Section 16(1)(f) read with Schedule 23 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), for the rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016. The rezoning is from "Residential 1" to "Residential 4" with a density of 181 dwelling units per hectare for a block of flats to allow for 44 dwelling units on the consolidated property, a coverage of 60%, F.A.R. of 1,0 and a height of 4 storeys(18m). The properties are situated on 494 and 498, Indiana Street, Faerie Glen in Ward 44.

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, City of Tshwane Metropolitan Municipality, P. O. Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from 10 February 2021 (*the first date of the publication of the notice*), until 10 March 2021.

*"Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: **newlanduseapplications@tshwane.gov.za**.*

*In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).*

*For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.*

*Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application."*

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 Citizen newspapers. **Address of Municipal Offices:** City of Tshwane, Economic Development and Spatial Planning Department, Room E10, Centurion Municipal Offices, corner Basden and Rabie Streets, Centurion.

**Name and Address of applicant:** SFP Townplanning (Pty) Ltd  
371 Melk Street, Nieuw Muckleneuk or P. O. Box 908, Groenkloof, 0027  
Telephone No: (012) 346 2340 Fax No: (012) 346 0638 Email: [admin@sfplan.co.za](mailto:admin@sfplan.co.za)

Dates on which notice will be published: 10 and 17 February 2021

Closing date for any objections and/or comments: 10 March 2021

**Reference:** CPD 9/2/4/2-5869T (Item No. 32975) **Our ref:** F3698

**PROVINSIALE KENNISGEWING 144 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN DIE AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE STAD  
TSHWANE GRONDGEBRUIKSBESTUURVERORDENING, 2016**

Ons, **SFP Stadsbeplanning (Edms) Bpk**, synde die gemagtigde agent van die eienaar van **Erwe 195 en 196, Dorp Faerie Glen Uitbreiding 1**, gee hiermee kennis in terme van Artikel 16(1)(f) saamgelees met Bylae 23 van die Stad Tshwane Grondgebruiksbestuurverordening, 2016, dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane-Dorpbeplanningskema, 2008 (Hersien 2014), in terme van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurverordening, 2016. Die hersonering is van "Residensieel 1" na "Residensieel 4" met 'n digtheid van 181 wooneenhede per hektaar vir 'n woonstelblok bestaande uit 44 wooneenhede op die gekonsolideerde eiendom, 'n dekking van 60%, V.R.V. van 1,0 en 'n hoogte van 4 verdiepings(18m). Die eiendomme is geleë te 494 en 498, Indianastraat, Faerie Glen in Wyk 44.

Enige beswaar(e) of kommentaar(e), met die gronde daarvoor met volledige kontakbesonderhede waarsonder die Munisipaliteit nie met die persoon of liggaam wat die kommentaar(e) of beswaar(e) ingedien het kan kommunikeer nie, moet binne nie minder nie as 28 dae na die datum van die eerste publikasie van die kennisgewing ingedien of gerig word aan: Die Groep Hoof, Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Stad Tshwane Metropolitaanse Munisipaliteit, Posbus 3242, Pretoria, 0001 of by CityP\_Registration@tshwane.gov.za vanaf 10 Februarie 2021 (*die datum van eerste publikasie van die kennisgewing*) tot 10 Maart 2021.

*“As enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die munisipaliteit versoek word deur die volgende kontakbesonderhede te versoek: **newlanduseapplications@tshwane.gov.za**.*

*Daarbenewens kan die aansoeker by indiening van die aansoek óf 'n afskrif elektronies deurstuur óf die aansoek publiseer, met die bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker sal toesien dat die afskrif wat gepubliseer is of aan enige belanghebbende of geaffekteerde party gepubliseer of deurgegee is, dieselfde afskrif is wat ingedien is by die Munisipaliteit by **newlanduseapplications@tshwane.gov.za**.*

*Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die aansoeker 'n e-posadres of ander maniere moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantast nie.*

*Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende van die aansoek geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging te verbied nie.”*

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore soos hierbo uiteengesit geïnspekteer word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Gauteng Provinsiale Koerant, Beeld en Citizen koerante. **Adres van Munisipale Kantore:** Stad van Tshwane, Ekonomiese Ontwikkeling en Ruimtelike Beplanning Departement, Kamer E10, Centurion Munisipale Kantore, hoek van Basden en Rabiestraat, Centurion.

**Naam en adres van aansoeker:** SFP Stadsbeplanning (Edms) Bpk  
371 Melk Straat, Nieuw Muckleneuk of Posbus 908, Groenkloof, 0027  
Tel: (012) 346 2340 Faks: (012) 346 0638 E-pos: admin@sfplan.co.za  
Datum waarop kennisgewing gepubliseer word: 10 en 17 Februarie 2021  
Sluitingsdatum vir enige besware en/of kommentaar: 10 Maart 2021

**Verwysing:** CPD 9/2/4/2-5869T (Item No. 32975)

**Ons verwysing:** F3868

**PROVINCIAL NOTICE 152 OF 2021****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**

We, Blackleaf Consulting (Pty) Ltd, being the applicant of Erf 8077 Atteridgeville, 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 City of Tshwane Land Use Management By-law, 2016 of the property as described above. The property is situated at Number 74 Khoza Street, Atteridgeville. The rezoning is from "Residential 5" to "Business 2". The intension of the property owner is to utilise the property for business purposes. 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 10 February 2021 until 10 March 2021. 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 and Newspapers. Address of Municipal offices: LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: newlanduseapplications@tshwane.gov.za. The applicant shall ensure that the copy forwarded to any interested or affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an email address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in any manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take steps to view and / or obtain a copy of the land development application, the failure to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Closing date for any objections and/or comments: 10 March 2021. 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: 10 February 2021 and 17 February 2021. (Item No: 32811)



**PROVINSIALE KENNISGEWING 152 VAN 2021****METROPOLITAANSE MUNISIPALITEIT STAD VAN TSHWANE****KENNISGEWING VAN 'N HERSONERINGSAAANSOEK INGEVOLGE ARTIKEL 16(1) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016**

Ons, Blackleaf Consulting (Pty) Ltd, synde die applikant van Erf 8077 Atteridgeville gee hiermee kennis ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grondgebruiksbestuur Bywet, 2016, dat ek/ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek geloods het vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering van die bogenoemde eiendomme ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grondgebruiksbestuur Bywet, 2016. Die eiendomme is geleë te Nommer 74 Khoza Street, Atteridgeville. Die hersoneringsaansoek is vanaf "Residensiële 5" na "Besigheid 2". Die eienaar se bedoeling is om die eiendom vir besigheidsdoeleindes te gebruik. 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 diebeswaar(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 10 Februarie 2021 totat 10 Maart 2021. 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 en koerante. Die adres van die Munisipale kantore: LG004, Isivuno House, Lilian Ngoyistraat, Pretoria. Souenige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die munisipaliteit versoek word deur die volgende kontakbesonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Die aansoeker sal toesien dat die afskrif wat aan enige belanghebbende of geaffekteerde party gestuur word, die afskrif is wat by die munisipaliteit by [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) ingedien was. Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die munisipaliteit en die aansoeker van 'n e-posadres of ander manier moet voorsien om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die munisipaliteit of die aansoeker voorsien word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op enige wyse wat inbreuk maak op die intellektuele regte van die aansoeker nie. As 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig en / of te bekom nie, word die versuim om 'n afskrif van die aansoek te bekom nie as gronde beskou om die prosessering en oorweging van die aansoek te verhinder nie. Sluitingsdatum vir enige besware en/of kommentaar: 10 Maart 2021. Adres van applikant: 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: 10 Februarie 2021 and 17 Februarie 2021. (Item No: 32811)

**PROVINCIAL NOTICE 155 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE CONDITIONS IN THE TITLE DEED IN TERMS OF SECTION 16(2) AND OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

We, Paper Towns Town Planning (Pty) Ltd, being the applicant of **Erf 275, Lynnwood Ridge**, hereby give notice in terms of Section 16(1)(f) and Schedule 13 read with Schedule 23 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 conditions contained in the Title Deed in terms of Section 16(2) and for 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 property described above. The property is situated at number 178 Freesia Street, Lynnwood Ridge, Pretoria. The application is for the removal of Conditions 1., 2., 3., 3.(a), 3.(b), 3.(c), 3.(d), 3.(e), 3.(f), 3.(g), 3.(h), 4.a), 4.b), 4.b)(i), 4.b)(ii), 4.(c), 5.(a), 5.(b), 5.(c), 6., 6.(i), 6.(ii), 6.(iii) and 7. of Title Deed T69320/2001. The rezoning is from "Residential 1" to "Residential 2" with a density of 25 dwelling-units per hectare, subject to certain conditions.

The intension of the applicant in this matter is to obtain appropriate land use rights (density) to allow for the development of 4 dwelling-units 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 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 10 February 2021 until 10 March 2021.

Should any interested or affected party wish to view or obtain a copy of the land development application/s, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Alternatively, a copy of the application/s could be obtained from the applicant at the contact details provided below.

For purposes of obtaining a copy of the application/s, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.

No part of the application/s documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.

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 10 February 2021 (first publication date of notice in the Provincial Gazette, the Beeld newspaper and The Star newspaper).

Address of Municipal offices: City of Tshwane Metropolitan Municipality, Room LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria.

Closing date for any objections and/or comments: 10 March 2021

Address of applicant: Street Address: 601 Lannea Avenue, Doornpoort, 0186, Pretoria, Postal Address: 601 Lannea Avenue, Doornpoort, 0186, Pretoria. Telephone: 082 437 7509 or Fax: 086 260 1871. E-mail: [tassja@papertowns.co.za](mailto:tassja@papertowns.co.za)

Date on which the application will be published: 10 February 2021 and 17 February 2021

Reference: CPD 9/2/4/2-5803T (Rezoning) and CPD 0389/275 (Removal) Item No: 32692 (Rezoning) and 32693 (Removal)

**PROVINSIALE KENNISGEWING 155 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN 'N AANSOEK OM OPHEFFING VAN BEPERKENDE VOORWAARDES IN DIE TITELAKTE IN TERME VAN ARTIKEL 16(2) EN VAN 'N AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016**

Ons, Paper Towns Town Planning (Edms) Bpk, synde die applikant van **Erf 275, Lynnwood Ridge**, gee hiermee ingevolge Artikel 16(1)(f) en Skedule 13 gelees tesame met Skedule 23 van die Stad van Tshwane Grondgebruikbestuur Bywet, 2016, kennis dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van sekere voorwaardes in die Titelakte in terme van Artikel 16(2) en vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien in 2014), deur die hersonering in terme van Artikel 16(1) van die Stad van Tshwane Grondgebruikbestuur Bywet, 2016, van die eiendom soos hierbo beskryf. Die eiendom is geleë te Freesia Straat 178, Lynnwood Ridge, Pretoria. Die aansoek is vir die opheffing van Voorwaardes 1., 2., 3., 3.(a), 3.(b), 3.(c), 3.(d), 3.(e), 3.(f), 3.(g), 3.(h), 4.a, 4.b, 4.b)(i), 4.b)(ii), 4.(c), 5.(a), 5.(b), 5.(c), 6., 6.(i), 6.(ii), 6.(iii) en 7. van Titelakte T69320/2001. Die hersonering is vanaf "Residensieël 1" na "Residensieël 2" met 'n digtheid van 25 wooneenhede per hektaar, onderhewig aan sekere voorwaardes.

Die intensie van die applikant is om toepaslike grondgebruiksregte (digtheid) te verkry om voorsiening te maak vir die ontwikkeling van 4 wooneenhede op die eiendom.

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 persone se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon kan korrespondeer nie, moet ingedien word by en skriftelik gerig word aan die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 10 Februarie 2021 tot 10 Maart 2021.

Indien enige belangstellende of geaffekteerde partye die aansoek/e wil sien of 'n kopie wil ontvang van die aansoek/e, kan 'n kopie versoek word vanaf die Munisipaliteit deur dit te versoek by die volgende kontak besonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Alternatiewelik kan 'n kopie van die aansoek/e vanaf die applikant verkry word by die kontakbesonderhede hieronder verskaf.

Vir doeleindes van verkryging van 'n kopie van die aansoek/e moet kennis geneem word dat die geïnteresseerde of geaffekteerde party die munisiplaiteit en die applikant moet voorsien van 'n epos adres waarheen die aansoek/e elektronies gestuur kan word.

Geen deel van die aansoek dokumentasie wat deur die munisipaliteit of die applikant voorsien is mag kopieer, herproduseer of in enige vorm gebruik of publiseer word op 'n wyse wat sal inbreuk maak op die intellektuele eiendomsreg van die applikant nie.

Volledige besonderhede en planne (indien enige) van die aansoek/e sal gedurende gewone kantoorure kan besigtig word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf 10 Februarie 2021 (datum van eerste publikasie van kennisgewing in die Gauteng Provinsiale Gazette, Beeld koerant en The Star koerant).

Adres van die Munisipale kantore: Stad van Tshwane Metropolitaanse Munisipaliteit, Kamer LG004, Isivuno Huis, Lilian Ngoyistraat 143, Pretoria.

Sluitingsdatum vir enige beswaar(e): 10 Maart 2021

Adres van applikant: Straatadres: Lannealaan 601, Doornpoort, Pretoria, 0186. Posadres: Lannealaan 601, Doornpoort, Pretoria, 0186. Telefoon: 082 437 7509 of Faks: 086 260 1871. E-pos: [tassja@papertowns.co.za](mailto:tassja@papertowns.co.za)

Datum van publikasie van die kennisgewing: 10 Februarie 2021 en 17 Februarie 2021

Verwysing: CPD 9/2/4/2-5803T (Hersonering) en CPD 0389/275 (Titelopheffing) Item No: 32692 (Hersonering) en 32693 (Titelopheffing)

## PROVINCIAL NOTICE 156 OF 2021

### CITY OF TSHWANE METROPOLITAN MUNICIPALITY

#### NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) AND AN APPLICATION FOR 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

I, Zander Stephanus Swanepoel, being the applicant and authorised agent of the registered owner of **Portion 1 of Erf 1576, Pretoria** 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) and 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 property as described above. The property is situated at: 219 Zeiler Street, Pretoria. The rezoning is from "Residential 1" to "**Special**" for a **Place of Refreshment and One Dwelling House**, subject to certain conditions. An application is also lodged for the removal of the following condition 1 in title deed: T53607/2018. The intention of the applicant in this matter is to obtain the land use rights as listed above and to remove the outdated conditions in the title deed that is restricting the use of the erf to residential purposes only. 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, P.O. Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from **10 February 2021** (the first date of the publication of the notice set out in Section 16(1)(f) of the By-law referred to above), until **10 March 2021** (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. Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) and/or [dssconsulting@mweb.co.za](mailto:dssconsulting@mweb.co.za). In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. **Address of Municipal offices:** City of Tshwane Metropolitan Municipality, LG004, Isivuno House, (143) Lilian Ngoyi (Van der Walt) Street, Pretoria, 0001. **Closing date for any objections and/or comments:** 10 March 2021. **Address of applicant (Physical as well as postal address):** 362 Oberon Avenue, Faerie Glen and DSS Consulting, P.O. Box 724, Elarduspark, 0153; Tel: 066 237 0252; Email: [dssconsulting@mweb.co.za](mailto:dssconsulting@mweb.co.za); **Dates on which notice will be published:** 10 and 17 February 2021 **Reference (Council): Rezoning application:** Rezoning: CPD 9/2/4/2-5862T, Item no.: 32947; **Removal application:** CPD/0536/1576/1, Item no.: 32945.

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## PROVINSIALE KENNISGEWING 156 VAN 2021

### STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT

#### KENNISGEWING VIR DIE AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16(1) ASOOK 'N AANSOEK INGEVOLGE ARTIKEL 16(2) VIR DIE OPHEFFING VAN BEPERKENDE TITELVOORWAARDES IN DIE TITELAKTE IN TERME VAN DIE STAD VAN TSHWANE GRONDGEBRUIKSBESTUUR BY- WET, 2016

I, Zander Stephanus Swanepoel, synde die gemagtigde agent van die geregistreerde eienaar van **Gedeelte 1 van Erf 1576, Pretoria** gee hiermee ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grondgebruikbestuur By-wet, 2016 kennis dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), in werking, deur die hersonering in terme van Artikel 16(1) van die Stad van Tshwane Grondgebruikbestuur By-wet, 2016, asook 'n aansoek om die opheffing van sekere voorwaardes vervat in die Titelakte in terme van Artikel 16(2) van die Stad van Tshwane Grondgebruikbestuur By-wet, 2016, van die eiendom hierbo beskryf. Die eiendom is geleë te: Zeiler Straat 219, Pretoria. Die hersonering van die bogenoemde erf is vanaf "Residensiel 1" na "**Spesiaal**" vir 'n **plek van verversing en een woonhuis** onderhewig aan sekere voorwaardes. Verder word aansoek gedoen vir die opheffing van die volgende voorwaarde 1 in die titel akte: T53607/2018. Die voorneme van die eienaar van die eiendom is om regte te kry vir die bo gelyste grondgebruik en om die verouderde titelvoorwaardes te verwyder wat die grondgebruik van die erf beperk tot residensieel. 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, waarsonder die Munisipaliteit nie met die persoon(ne) kan korrespondeer nie, moet binne 'n tydperk van 28 dae vanaf **10 Februarie 2021** (die datum van die eerste publikasie van hierdie kennisgewing ingevolge Artikel 16(1)(f) van bogenoemde By-wet, (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 **10 Maart 2021** (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. Indien enige belanghebbende of ge-afekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n versoek aan die Munisipaliteit gerig word vir 'n afskrif deur middel die volgende kontak besonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) en/of [dssconsulting@mweb.co.za](mailto:dssconsulting@mweb.co.za). Addisioneel, kan 'n applikant 'n aansoek by indiening daarvan, 'n afskrif 'elektronies' aanstuur of publiseer, met bevestiging van die Munisipaliteit dat die aansoek volledig is, aanheg/vergesel met die elektroniese afskrif van die aansoek of publikasie daarvan op hul webwerf. Die applikant sal seker maak dat die afskrif van die aansoek wat gepubliseer is of aangestuur word vir 'n belanghebbende en geaffekteerde party, dieselfde afskrif sal wees wat ingedien was by die Munisipaliteit na [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party, die Munisipaliteit en die applikant voorsien van 'n e-pos adres of enige ander manier om 'n elektroniese afskrif te kan verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die applikant voorsien is, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantas nie. Indien 'n belanghebbende of geaffekteerde party nie die nodige stappe neem om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, die versuim daarvan kan nie as rede aangevoer word om die aansoek nie te prosesser of die oorweging van die aansoek te beperk deur 'n belanghebbende en geaffekteerde party nie. **Adres van Munisipale Kantore** Stad van Tshwane Metropolitaanse Munisipaliteit, LG004, Isivuno House, (143) Lilian Ngoyi (Van der Walt) Straat, Pretoria, 0001. **Sluitingsdatum vir enige besware en/of kommentaar:** 10 Maart 2021. **Adres van agent:** 362 Oberon Avenue en DSSconsulting, Posbus 724, Elarduspark, 0153, Tel: 066 237 0252; Epos: [dssconsulting@mweb.co.za](mailto:dssconsulting@mweb.co.za); **Datums waarop die advertensie geplaas word:** 10 en 17 Februarie 2021. **Verwysing (Stadsraad): Hersoneringsaansoek:** CPD 9/2/4/2-5862T, Item nr.: 32947; **Titel Opheffingsaansoek :** CPD/0536/1576/1, Item nr.: 32945.

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**PROVINCIAL NOTICE 157 OF 2021  
MOGALE CITY LOCAL MUNICIPALITY**

**NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 45 OF MOGALE CITY  
SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2018**

We, **Noksa 23 Town Planners** (*full name*), being the applicant of **Erf 1030 Noordheuwel Township** hereby give notice in terms of section 45(2)(a) of the Mogale City Spatial Planning and Land Use Management By-law, 2017, that we have applied to Mogale City Local Municipality for the amendment of the Mogale City Land Use Scheme, by the rezoning in terms of Mogale City Land Use Scheme, of the property as described above. The property is situated at: **9 Rudd Street Noordheuwel Township.**

The rezoning is from **“Residential 1” to “Residential 1”**

The intention of the applicant in this matter is to: **Increase the density on the site to develop two (2) dwelling units on the site.**

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: Manager: **First Floor, Furniture City Building, Corner of Human and Monument Street, Krugersdorp or P.O. Box 94, Krugersdorp, 1740** from **10<sup>th</sup> February 2021**, until **10<sup>th</sup> March 2021.**

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* / Citizen newspaper.

Address of Municipal offices: **First Floor, Furniture City Building, Corner of Human and Monument Street, Krugersdorp or P.O. Box 94, Krugersdorp, 1740**

Closing date for any objections and/or comments: **10<sup>th</sup> March 2021.**

Address of applicant: **P.O. Box 94, Krugersdorp, 1740 & 30 Viljeon Street, Krugersdorp, 1739**

Telephone No: **0838142599**

Dates on which notice will be published: **10<sup>th</sup> February 2021 & 17<sup>th</sup> of February 2021.**

**PROVINCIAL NOTICE 164 OF 2021**  
**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

**NOTICE OF A REZONING APPLICATION AND AN APPLICATION FOR REMOVAL OF RESTRICTIVE CONDITIONS OF TITLE IN TERMS OF SECTION 16(1) AND SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Maria Elizabeth Human Pr Pln 1289/2004, being the applicant of **Erf 1142 Waterkloof Township**, Province of Gauteng, hereby give notice in terms of Section 16(1) (f) and 16(2) 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 of the property described above in terms of Section 16(1) of the Tshwane Land Use Management By-law, 2016 as well as the Removal of Restrictive Conditions of title contained in the title deed of the property described above in terms of Section 16(2) of the Tshwane Land Use Management By-law, 2016. The property is situated on the corner of Clark Street and Heloma Street, known as 449 Clark Street.

The proposed rezoning is from "**Residential 1**" to "**Residential 2**" with a density of 25 units per hectare. The intention is to have the superfluous condition (b) in Title Deed T22560/1954, simultaneously removed to allow for multiple dwelling units on the 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 Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from **10 February 2021 until 10 March 2021**.

Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

Full particulars and plans (where applicable) 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 and Star Newspaper. **Address of Municipal Offices:** Room E10, corner of Basden and Rabie Streets, Centurion.

Closing date for any objections/comments: **10 March 2021**.

**Address of applicant:**

Townscape Planning Africa (Pty) Ltd; PO Box 35994, Menlo Park, 0102

E-mail: [admingp@tpsplanners.co.za](mailto:admingp@tpsplanners.co.za); Telephone: 072 264 4979

**Dates on which notice will be published:** 10 February 2021 and 17 February 2021

Reference: CPD 9/2/4/2-5866T Item Number: 32969 (Rezoning)

Reference: CPD WKF/0716/1142 Item Number: 32972 (Removal of Restrictive Conditions of Title)

**PROVINSIALE KENNISGEWING 164 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN AANSOEK OM HERSONERING ASOOK DIE OPHEFFING VAN BEPERKENDE VOORWAARDES INGEVOLGE ARTIKEL 16(1) EN 16(2) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUURSVERORDENING, 2016**

Ek, Maria Elizabeth Human Pr Pln 1289/2004, synde die applikant van **Erf 1142, Waterkloof Township**, Provinsie van Gauteng, gee hiermee kennis in terme die bepalings van Artikel 16(1)(f) en 16(2) van die Stad van Tshwane Grondgebruiksbestuursverordening, 2016, dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (soos in 2014 hersien), deur die hersonering van die eiendomme hierbo beskryf, ingevolge Artikel 16(1) van die Stad van Tshwane Grondgebruiksbestuursverordening, 2016 asook die verwydering van beperkende titelvoorwaardes soos vervat in die Titelaktes van bovermelde eiendom in terme van Artikel 16(2) van die Stad van Tshwane Grondgebruiksbestuursverordening, 2016. Die eiendom is geleë op die hoek van Clark- en Helomastrate, bekend as Clarkstraat 449.

Die voorgestelde hersonering is van "**Residensieël 1**" na "**Residensieël 2**" met 'n digtheid van 25 eenhede per hektaar. Die voorneme is om die oorbodige voorwaarde (b) in Titel Akte T22560/1954 te verwyder, om verdigting van wooneenhede, toe te laat.

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](mailto:CityP_Registration@tshwane.gov.za) vanaf **10 Februarie 2021 tot en 10 Maart 2021**.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil sien of bekom, kan 'n afskrif van die munisipaliteit aangevra word deur die volgende epos adres te gebruik [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

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:** Kamer E10, Hoek van Basden-en Rabiestrade, Centurion.

Sluitingsdatum vir enige besware/kommentare: **10 Maart 2021**.

**Adres van Applikant:**

Townscape Planning Africa (Pty) Ltd; Posbus 35994, Menlo Park, 0102

Epos: [admingp@tpsplanners.co.za](mailto:admingp@tpsplanners.co.za); Kontaknommer: 072 264 4979

**Datums waarop publikasies gaan verskyn:** 10 Februarie 2021 en 17 Februarie 2021

Verwysing: CPD 9/2/4/2-5866T T Item Nommer: 32969 (Hersonering)

Verwysing: CPD WKF/0716/1142 Item Nommer: 32972 (Verwydering van Titelvoorwaardes)

**PROVINCIAL NOTICE 165 OF 2021****EKURHULENI LOCAL MUNICIPALITY****AMENDMENT SCHEME NUMBER: S0150****NOTICE OF APPLICATION FOR THE AMENDMENT OF TOWN PLANNING SCHEME APPLICATION IN TERMS OF SECTION 48 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019 FOR THE AMENDMENT OF THE SAID SCHEME BY MEANS OF A REZONING APPLICATION**

I, Mirna Ann Mulder of MM Town Planning Services, being the authorised agent of the property namely **RE OF ERF 156 MODDER EAST, SPRINGS**, hereby give notice in terms of Section 10 of the Ekurhuleni Local Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to Ekurhuleni Local Municipality for the amendment of the Ekurhuleni Town Planning Scheme, 2014, by the rezoning of the property described above. The property is located at the intersection of Magaliesberg Road and Laingsberg Road, Modder East, Springs, with egress from and access to the property being provided along Laingsberg Road.

The proposed rezoning is to rezone from **“Residential 3”** to **“Business 2”**.

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 Center of the City of Ekurhuleni Metropolitan Municipality, 4th Floor, Block F, Springs Civic Center, Corner South Main Reef Road and Plantation Road, Springs, for a period of 28 days from **10 FEBRUARY 2021** (the date of the first publication of this notice). Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager, City Planning Department, Springs Customer Care Center of the City of Ekurhuleni Metropolitan Municipality, 4th Floor, Block F, Springs Civic Center, Corner South Main Reef Road and Plantation Road, Springs, within a period of 28 days from **10 FEBRUARY 2021**.

MM TOWN PLANNING SERVICES: 59 HF VERWOERD ST, HEIDELBERG, 1441 / PO Box 296, HEIDELBERG, 1438/ Tel No 016-349 2948/ 082 4000 909 [info@townplanningservices.co.za](mailto:info@townplanningservices.co.za).

Dates of placement: **10 FEBRUARY 2021 and 17 FEBRUARY 2021**



**PROVINSIALE KENNISGEWING 165 VAN 2021**

**EKURHULENI PLAASLIKE MUNISIPALITEIT**  
**WYSIGINGSKEMA NOMMER: S0150**

**KENNISGEWING VAN AANSOEK VIR DIE WYSIGING VAN DIE STADSBEPLANNINGSKEMA IN TERME VAN ARTIKEL 48 VAN DIE EKURHULENI METROPOLITAANSE MUNISIPALITEIT EN PLAASLIKE BEPLANNING EN GRONDGEBRUIK VERORDENING, 2019 VIR DIE WYSIGING VAN DIE SKEMA DEUR 'N HERSONERINGSAAANSOEK**

Ek, Mirna Ann Mulder van MM Town Planning Services, synde die gemagtide agent van die eiendom naamlik **RESTERENDE GEDEELTE VAN ERF 156 MODDER EAST, SPRINGS**, , gee hiermee kennis in terme van Artikel 10 van die Ekurhuleni Metropolitaanse Munisipaliteit en Verordening op Ruimtelike Beplanning en Grondgebruiksbestuur van Ekurhuleni Munisipaliteit, 2019, dat ek by Ekurhuleni Munisipaliteit aansoek gedoen het vir 'n hersoneringsaansoek op die bogenoemde erf. Die eiendom is geleë op die kruising van Magaliesbergweg en Laingsbergweg, Modder-Oos, Springs, met uitgang en toegang tot die eiendom langs Laingsbergweg.

Die voorgestelde hersonering is om die eiendom te hersoneer van **“Residensieel 3”** na **“Besigheid 2”**.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoor ure by die kantoor van die Area Bestuurder, Stadsbeplanningsafdeling, Springs-kliëntedienssentrum van die stad Ekurhuleni Metropolitaanse munisipaliteit, 4de verdieping, Blok F, Springs Burgersentrum, Hoek van South Main Reefweg en Plantationweg, Springs, vir 'n tydperk van 28 dae vanaf **10 FEBRUARIE 2021**. Besware teen of vertoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf **10 FEBRUARIE 2021** skriftelik by die Areabestuurder, Stadsbeplanningsafdeling, Springs-kliëntedienssentrum van die stad Ekurhuleni Metropolitaanse munisipaliteit, 4de verdieping, Blok F, Springs Burgersentrum, Hoek van South Main Reefweg en Plantationweg, Springs, ingedien of gerig word.

MM TOWN PLANNING SERVICES: 59 HF VERWOERD STR, HEIDELBERG, 1441 / Posbus 296, HEIDELBERG, 1438/ Tel No 016-349 2948/ 082 4000 909 info@townplanningservices.co.za.

Datum van plasing: **10 FEBRUARIE 2021 en 17 FEBRUARIE 2021**

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**PROVINCIAL NOTICE 166 OF 2021****EKURHULENI LOCAL MUNICIPALITY****AMENDMENT SCHEME NUMBER: S0150****NOTICE OF APPLICATION FOR THE AMENDMENT OF TOWN PLANNING SCHEME APPLICATION IN TERMS OF SECTION 48 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019 FOR THE AMENDMENT OF THE SAID SCHEME BY MEANS OF A REZONING APPLICATION**

I, Mirna Ann Mulder of MM Town Planning Services, being the authorised agent of the property namely **RE OF ERF 156 MODDER EAST, SPRINGS**, hereby give notice in terms of Section 10 of the Ekurhuleni Local Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to Ekurhuleni Local Municipality for the amendment of the Ekurhuleni Town Planning Scheme, 2014, by the rezoning of the property described above. The property is located at the intersection of Magaliesberg Road and Laingsberg Road, Modder East, Springs, with egress from and access to the property being provided along Laingsberg Road.

The proposed rezoning is to rezone from **“Residential 3”** to **“Business 2”**.

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 Center of the City of Ekurhuleni Metropolitan Municipality, 4th Floor, Block F, Springs Civic Center, Corner South Main Reef Road and Plantation Road, Springs, for a period of 28 days from **10 FEBRUARY 2021** (the date of the first publication of this notice). Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager, City Planning Department, Springs Customer Care Center of the City of Ekurhuleni Metropolitan Municipality, 4th Floor, Block F, Springs Civic Center, Corner South Main Reef Road and Plantation Road, Springs, within a period of 28 days from **10 FEBRUARY 2021**.

MM TOWN PLANNING SERVICES: 59 HF VERWOERD ST, HEIDELBERG, 1441 / PO Box 296, HEIDELBERG, 1438/ Tel No 016-349 2948/ 082 4000 909 [info@townplanningservices.co.za](mailto:info@townplanningservices.co.za).

Dates of placement: **10 FEBRUARY 2021 and 17 FEBRUARY 2021**

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**PROVINSIALE KENNISGEWING 166 VAN 2021**

**EKURHULENI PLAASLIKE MUNISIPALITEIT**  
**WYSIGINGSKEMA NOMMER: S0150**

**KENNISGEWING VAN AANSOEK VIR DIE WYSIGING VAN DIE STADSBEPANNINGSKEMA IN TERME VAN ARTIKEL 48 VAN DIE EKURHULENI METROPOLITAANSE MUNISIPALITEIT EN PLAASLIKE BEPLANNING EN GRONDGEBRUIK VERORDENING, 2019 VIR DIE WYSIGING VAN DIE SKEMA DEUR 'N HERSONERINGSAAANSOEK**

Ek, Mirna Ann Mulder van MM Town Planning Services, synde die gemagtide agent van die eiendom naamlik **RESTERENDE GEDEELTE VAN ERF 156 MODDER EAST, SPRINGS**, gee hiermee kennis in terme van Artikel 10 van die Ekurhuleni Metropolitaanse Munisipaliteit en Verordening op Ruimtelike Beplanning en Grondgebruiksbestuur van Ekurhuleni Munisipaliteit, 2019, dat ek by Ekurhuleni Munisipaliteit aansoek gedoen het vir 'n hersoneringsaansoek op die bogenoemde erf. Die eiendom is geleë op die kruising van Magaliesbergweg en Laingsbergweg, Modder-Oos, Springs, met uitgang en toegang tot die eiendom langs Laingsbergweg.

Die voorgestelde hersonering is om die eiendom te hersoneer van **“Residensieel 3”** na **“Besigheid 2”**.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoor ure by die kantoor van die Area Bestuurder, Stadsbeplanningsafdeling, Springs-kliëntedienssentrum van die stad Ekurhuleni Metropolitaanse munisipaliteit, 4de verdieping, Blok F, Springs Burgersentrum, Hoek van South Main Reefweg en Plantationweg, Springs, vir 'n tydperk van 28 dae vanaf **10 FEBRUARIE 2021**. Besware teen of versoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf **10 FEBRUARIE 2021** skriftelik by die Areabestuurder, Stadsbeplanningsafdeling, Springs-kliëntedienssentrum van die stad Ekurhuleni Metropolitaanse munisipaliteit, 4de verdieping, Blok F, Springs Burgersentrum, Hoek van South Main Reefweg en Plantationweg, Springs, ingedien of gerig word.

MM TOWN PLANNING SERVICES: 59 HF VERWOERD STR, HEIDELBERG, 1441 / Posbus 296, HEIDELBERG, 1438/ Tel No 016-349 2948/ 082 4000 909 info@townplanningservices.co.za.

Datum van plasing: **10 FEBRUARIE 2021 en 17 FEBRUARIE 2021**

**PROVINCIAL NOTICES 168 OF 2021**

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF AN APPLICATION FOR THE REMOVAL / AMENDMENT / SUSPENSION 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, Tbkay Design and Construction, being the applicant on behalf of the property owner of Portion 2 of Erf 1318, Pretoria Township, situated at 509 Christoffel Street, 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/amendment/ suspension 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 application is for the removal / amendment / suspension of the following conditions 1. In Deed of Transfer number: T057267/2019. The purpose of the application is to free/rid the property of title conditions that are restrictive with regards to the proposed rezoning of the application site intending to establish a Nursing home and Clinic for treatment of humans, including overnight accommodation. 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 17<sup>th</sup> February 2021 until 18<sup>th</sup> March 2021. 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: Pretoria Office: LG004, Isivuno House, And 143 Lilian Ngoyi Street, And Pretoria. Closing date for any objections and/or comments: 18<sup>th</sup> March 2021.

**Address of applicant: Street Address: 1714 Thorn-Valley, Salie Street, Chantelle;**

**Contact: 073 036 0479; Email: [ntlatlengkatlego@gmail.com](mailto:ntlatlengkatlego@gmail.com);**

**Dates on which notices will be published: 17<sup>th</sup> February 2021 and 24<sup>th</sup> February 2021.**

**CPD/0536/1318/2 (Item No. 32440)**

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**PROVINSIALE KENNISGEWING 168 VAN 2021**

**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N AANSOEK OM VERWYDERING / WYSIGING / UITSONDERING  
VAN 'N BEPERKENDE VOORWAARDEL IN DIE TITELWET INGEVOLGE ARTIKEL 16 (2)  
VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUURSVERORDENING, 2016.**

Ons, Tbkay Design and Construction, synde die aansoeker namens die eienaar van Gedeelte 2 van Erf 1318, Pretoria Dorp, gelee te Christoffel straat 509, gee hiermee ingevolge artikel 16 (1) (F) van die Stad Tshwane Grondgebruiksbeheer Verordening dat ons aansoek gedoen het by die Stad Tshwane Metropolitaanse Munisipaliteit vir die opheffing / wysiging / opskorting van sekere voorwaardes vervat in die Titelakte ingevolge artikel 16 (2) van die Stad Tshwane Grondgebruiksbestuur By- wet, 2016 van die bogenoemde eiendom. Die aansoek is vir die opheffing / wysiging / opskorting van die volgende voorwaardes 1. in Transportakte nommer: T057267 /2019. Die doel van die aansoek is om die eiendom van titelvoorwaardes te beperk wat beperkend is ten opsigte van die voorgestelde hersonering van die aansoekterrein, vry te stel en beoog om 'n ouetehuis en Kliniek vir die behandeling van mense, insluitend oornagverby, op te rig. Enige beswaar (s) en / of kommentaar (s), met inbegrip van die gronde vir sodanige beswaar (e) en / of kommentaar (s) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korresponder met die persoon of liggaam wat die beswaar indien nie ) en / of kommentaar (s) ingedien of skriftelik by:die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by CityP\_Registration@tshwane.gov.za vanaf 17 Februarie 2021 tot 18 Maart 2021. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore, soos hieronder uiteengesit, besigtig word vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant, besigtig word. Adres van Munisipale Kantore: Pretoria Kantoor: LG004, Isivuno House, Lilian Ngoyistraat 143, Pretoria. Sluitingsdatum vir enige besware en / of kommentaar: 18 Maart 2021

**Adres van applikant: Straatadres: 1714 Thorn-Valley, Salie Street, Chantelle;**

**Kontak: 073 036 0479; E-pos: [ntlatlengkatlego@gmail.com](mailto:ntlatlengkatlego@gmail.com);**

**Datums waarop kennisgewings gepubliseer sal word: 17 Februarie 2021 en 24 Februarie 2021.**

**CPD/0536/1318/2 (Item Nr. 32440)**

17-24

**PROVINCIAL NOTICES 169 OF 2021****NOTICE OF APPLICATION FOR AMENDMENT OF THE VEREENIGING TOWN PLANNING SCHEME, 1992 IN TERMS OF SECTION 38 (1) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY LAWS, 2018, READ WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT 2013 (ACT 16 OF 2013)**

I, M.P. Thwala of Funani Environmental Management Solutions, being the authorised agent of the owner Portion 63 of Erf 1406 Bedworthpark Extention 7 hereby gives notice in terms of Section 38(1) of Emfuleni Municipality Spatial Planning and Land Use Management by-Laws, 2018, read with the spatial planning and land use management act 2013 (act 16 of 2013) that I have applied to the Emfuleni Local municipality for the amendment of the Vereeniging Town Planning Scheme, 1992, by the Rezoning of the property described above, situated on 8 Grus crescent Bedworthpark Extention 7, from “Residential 1”, to “ Residential 4” with an annexure that the properties be used for student housing only.

All the relevant documents relating to this application will be open for inspection during normal office hours at the office of the manager: land use management, first floor, Old Trust Bank Building, Corner of President Kruger Street and Eric Louw Street, Vanderbijlpark, for 28 days from the day when this notice will be published.

Address of the agent: Funani Environmental Management Solutions: P.O. Box 2719, Nigel 1419, Cell: 0836455999

**PROVINSIALE KENNISGEWING 169 VAN 2021****KENNISGEWING VAN AANSOEK OM WYSIGING VAN DIE VEREENIGING STADSBEPLANNINGSKEMA, 1992 INGEVOLGE ARTIKEL 38 (1) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIK DEUR WETTE, 2018, GELES MET DIE WET OP BEPLANNING VAN RUIMTELIKHEID EN GRONDGEBRUIK 2013 (WET 16 VAN 2013)**

Ek, M.P. Thwala van Funani Environmental Management Solutions, synde die gemagtigde agent van die eienaar Ptn 63 of Erf 1406 Bedworthpark Extention 7 , gee hiermee kennis in terme van Artikel 38 (1) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur, 2018, saamgelees met die ruimtelike beplanning en grond gebruikswet 2013 (Wet 16 van 2013) wat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het vir die wysiging van die Vereeniging Stadsbeplanningskema, 1992, deur die hersonering van die eiendom hierbo beskryf, geleë op 8 Grus crescent Bedworthpark Extention 7, vanaf “Residential 1 ”, na“ Residensieel 4 ”met 'n bylae dat die eiendomme slegs vir studentehuisvesting gebruik word.

Al die tersaaklike dokumente wat met hierdie aansoek verband hou, sal gedurende gewone kantoorure by die kantoor van die bestuurder ter insae lê: grondgebruiksbestuur, eerste verdieping, Ou Trust Bankgebou, hoek van President Krugerstraat en Eric Louwstraat, Vanderbijlpark, vir 28 dae vanaf die dag waarop hierdie kennisgewing gepubliseer sal word.

Adres van die agent: Funani Environmental Management Solutions: P.O. Box 2719, Nigel 1419, Cell: 0836455999

**PROVINCIAL NOTICES 170 OF 2021****APPLICABLE SCHEME:**

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/we, the undersigned, intend to apply to the City of Johannesburg for an amendment of the land use scheme.

**SITE DESCRIPTION:**

Erf/Erven (stand) No(s): 959  
Township (Suburb) Name: Westdene  
Street Address: 61 Aberdeen Street Code: 2092

**APPLICATION TYPE:**

Amendment of the Johannesburg Land Use Scheme, 2018 (Rezoning)

**APPLICATION PURPOSES:**

The rezoning of Erf 959 Aberdeen Street from "Residential 1" (Coverage 50%, F.A.R. 1.2, Height 3 storeys) to "Residential 3" to permit Dwelling Units.

Coverage: 60%  
F.A.R: 1.2  
Height: 3 storeys

The owner of the property intends to from "Residential 1" to "Residential 3" to permit Dwelling Units.

The above application, in terms of the Johannesburg Land Use Scheme, 2018 (*applicable scheme*) will be open for inspection from 8:00 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 mentioned address, or posted to P.O. Box 30733, Braamfontein, 2017, or a facsimile send to (011) 339 4000, or an e-mail send to [ObjectionsPlanning@joburg.org.za](mailto:ObjectionsPlanning@joburg.org.za), by not later than 17 March 2021 (*state date – 28 days from the date on which the application notice was first displayed*).

**OWNER / AUTHORISED AGENT**

Full name: Urban Planning and Propety Consultants  
Residential address: 1 Burning Bush, Theresa Park Estate, Pretoria North  
Tel No. (w): 072 323 9892  
E-mail address: [mfchipu@gmail.com](mailto:mfchipu@gmail.com)

## PROVINCIAL NOTICES 171 OF 2021

## 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 Matthys Johannes Loubser being the applicant of Portion 1 of Erf 185 Lyttelton Manor 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 City of Tshwane Land Use Management By-law, 2016 of the property as described above.

The property is situated at 125 Kruger Street in Lyttelton Manor, Centurion.

The rezoning is from "Residential 1" to "Residential 2" with a density of 25 dwelling-units per hectare.

The intention of the applicant in this matter is to use the property for a maximum of 7 dwelling-units. 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 Citizen newspaper. Should any interested and affected party wish to obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) or alternatively by requesting such copy from the applicant. 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 17 February until 17 March 2021.

Address of Municipal offices: Registration Office, Room E10, c/o Basden and Rabie Streets, Centurion.

Closing date for objection(s) and/or comment(s): 17 March 2021.

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

e-mail: [citiplan@vodamail.co.za](mailto:citiplan@vodamail.co.za)

Cell phone number: 0824145321.

Dates on which notice will be published: 17 and 24 February 2021.

**Reference:** CPD 9/2/4/2-5835T Item No. 32809

17-24

## PROVINSIALE KENNISGEWING 171 VAN 2021

## STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT

**KENNISGEWING VAN 'N HERSONERING AANSOEK INGEVOLGE ARTIKEL 16(1) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Matthys Johannes Loubser, synde die applikant van Gedeelte 1 van Erf 185 Lyttelton Manor, gee hiermee ingevolge artikel 16(1)(f) van die Stad van Tshwane Grondgebruiksbestuur Verordening, 2016, kennis dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (hersien 2014), deur die hersonering ingevolge artikel 16(1) van die Stad van Tshwane Grondgebruiksbeheer Verordening, 2016 van die eiendom soos beskryf hierbo.

Die eiendom is geleë te 125 Krugerstraat in Lyttelton Manor, Centurion.

Die hersonering is van "Residensieël 1" na "Residensieël 2" met 'n digtheid van 25 wooneenhede per hektaar..

Die bedoeling van die applikant in hierdie saak is om die eiendom vir 'n maksimum van 7 wooneenhede te gebruik. 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 advertensie in die Provinsiale Koerant, Beeld en The Citizen koerant besigtig word.

Indien enige belanghebbende en geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil bekom, kan sodanige afskrif van die Munisipaliteit versoek word, deur sodanige versoek aan die volgende kontakbesonderhede te rig: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) of alternatiewelik deur sodanige afskrif van die applikant te versoek. Enige beswaar(e) en/of kommentaar(e), insluitende die gronde vir sodanige beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar indien nie, moet ingedien word en skriftelik gerig word aan die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001, of by [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 17 Februarie tot en met 17 Maart 2021.

Adres van Munisipale kantore: Registrasiekantoor, Kamer E10, h/v Basden- en Rabiestrategie, Centurion.

Sluitingsdatum vir beswaar (e) en / of kommentaar (e): 17 Maart 2021.

Adres van aansoeker: Posbus 11199, Wierda Park Suid 0057 of 150 Goshawkstraat, Rooihuiskraal Noord 0157.

e-pos: [citiplan@vodamail.co.za](mailto:citiplan@vodamail.co.za), Selfoonnommer: 0824145321.

Datums waarop kennisgewing gepubliseer sal word: 17 en 24 Februarie 2021.

**Verwysing:** CPD 9/2/4/2-5835T Item No. 32809

17-24

**PROVINCIAL NOTICES 172 OF 2021**

NOTICE IN TERMS OF SECTION 38(2) AND 62(6) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE SIMULTANEOUS AMENDMENT OF ANNEXURE F OF THE BLACK COMMUNITIES DEVELOPMENT ACT, 1984 (ACT 4 OF 1984) AND THE REMOVAL OF RESTRICTIVE CONDITIONS IN RESPECT OF ERF 3283 EVATON WEST EXTENSION 1.

I, Mr. C.F. de Jager of Pace Plan Consultants, being the authorized agent of the owner of Erf 3283 Evaton West Extension 1, situated on 3283 Rose Street, Evaton West, hereby give notice in terms of Section 38(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality in terms of Section 62(6) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, for the removal of certain restrictive conditions described in the Title Deed of Erf 3283 Evaton West Extension 1 and the simultaneous amendment of Annexure F of the Black Communities Development Act, 1984 (Act 4 of 1984) in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, with the rezoning of Erf 3283 Evaton West Extension 1 from "Residential" to "Business" with building lines of 0 metres on all 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 and the office of the agent hereunder, for 28 days from 17 February 2021. 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 17 February 2021.

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: DATE OF FIRST PUBLICATION: 17 FEBRUARY 2021

**PROVINSIALE KENNISGEWING 172 VAN 2021**

KENNISGEWING INGEVOLGE ARTIKEL 38(2) EN 62(6) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE GELYKTYDIGE WYSIGING VAN BYLAE F VAN DIE WET OP DIE ONTWIKKELING VAN SWART GEMEENSAPPE, 1984 (WET 4 VAN 1984) EN DIE OPHEFFING VAN BEPERKENDE VOORWAARDES TEN OPSIGTE VAN ERF 3283 EVATON WEST UITBREIDING 1.

Ek, Mnr. C.F. de Jager van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van Erf 3283 Evaton West Uitbreiding 1, geleë te 3283 Rosestraat, Evaton West, gee hiermee ingevolge Artikel 38(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het ingevolge Artikel 62(6) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, vir die opheffing van sekere beperkende voorwaardes soos beskryf in die Titelakte van Erf 3283 Evaton West Uitbreiding 1 en die gelyktydige wysiging van Bylae F van die Wet op die Ontwikkeling van Swart Gemeenskappe, 1984 (Wet 4 van 1984), ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, deur die hersonering van Erf 3283 Evaton West Uitbreiding 1 vanaf "Residensieel" na "Besigheid" met boulyne van 0 meter op alle 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 en die kantoor van die agent hieronder, vir 'n tydperk van 28 dae vanaf 17 Februarie 2021. Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 17 Februarie 2021 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: 17 FEBRUARIE 2021



**PROVINCIAL NOTICES 173 OF 2021**

NOTICE IN TERMS OF SECTION 38(2) AND 62(6) OF THE EMFULeni MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE SIMULTANEOUS AMENDMENT OF THE VANDERBIJLPARK TOWN PLANNING SCHEME, 1987 AND THE REMOVAL OF RESTRICTIVE CONDITIONS IN RESPECT OF ERF 464 VANDERBIJL PARK SOUTH EAST NO. 7.

I, Mr. C.F. de Jager of Pace Plan Consultants, being the authorized agent of the owner of Erf 464 Vanderbijl Park South East No. 7, situated at 7 Andrew Murray Street, Vanderbijlpark SE 7, hereby give notice in terms of Section 38(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality in terms of Section 62(6) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, for the removal of certain conditions described in the Title Deed of Erf 464 Vanderbijl Park South East No. 7 and the simultaneous amendment of the Vanderbijlpark Town Planning Scheme, 1987, in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, with the rezoning of Erf 464 Vanderbijl Park South East No. 7 from "Residential 1" to "Residential 4" for student housing, with a coverage of 50%, height of 2 storeys, F.A.R. of 1.0 and building lines of 0 metre on all 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, and the office of the agent hereunder for 28 days from 17 February 2021. 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 17 February 2021

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: DATE OF FIRST PUBLICATION: 17 FEBRUARY 2021

**PROVINSIALE KENNISGEWING 173 VAN 2021**

KENNISGEWING INGEVOLGE ARTIKEL 38(2) EN 62(6) VAN DIE EMFULeni MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE GELYKTYDIGE WYSIGING VAN DIE VANDERBIJLPARK DORPSBEPLANNINGSKEMA, 1987 EN DIE OPHEFFING VAN BEPERKENDE VOORWAARDES TEN OPSIGTE VAN ERF 464 VANDERBIJL PARK SOUTH EAST NO. 7.

Ek, Mnr. C.F. de Jager van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van Erf 464 Vanderbijl Park South East No. 7, geleë te 7 Andrew Murraystraat, Vanderbijlpark SE 7, gee hiermee ingevolge Artikel 38(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het ingevolge Artikel 62(6) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, vir die opheffing van sekere voorwaardes soos beskryf in die Titelakte van Erf 464 Vanderbijl Park South East No. 7 en die gelyktydige wysiging van die Vanderbijlpark Dorpsbeplanningskema, 1987, ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, deur die hersonering van Erf 464 Vanderbijl Park South East No. 7 vanaf "Residensieel 1" na "Residensieel 4" vir studentebehuising, met 'n dekking van 50 persent, hoogte van 2 verdiepings, V.O.V. van 1,0 en boulyne van 0 meter op alle 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 en die kantoor van die agent hieronder, vir 'n tydperk van 28 dae vanaf 17 Februarie 2021. Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 17 Februarie 2021 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: 17 FEBRUARIE 2021

**PROVINCIAL NOTICES 174 OF 2021**

NOTICE IN TERMS OF SECTION 38(2) OF THE EMFULeni MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE AMENDMENT OF THE VANDERBIJLPARK TOWN PLANNING SCHEME, 1987 IN RESPECT OF ERF 394 VANDERBIJLPARK SOUTH WEST 2.

I, Mr. C.F. de Jager of Pace Plan Consultants, being the authorized agent of the owner of Erf 394 Vanderbijlpark South West 2, situated at 6 Bernard Price Street, Vanderbijlpark SW 2, hereby give notice in terms of Section 38(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality for the amendment of the Vanderbijlpark Town Planning Scheme, 1987, in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, with the rezoning of Erf 394 Vanderbijlpark South West 2 from "Residential 1" to "Residential 1" with an annexure that the property may also be used for the cultivation and retail of specialized roses and for a place of refreshment and beauty salon and spa and related offices.

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, and the office of the agent hereunder for 28 days from 17 February 2021. 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 17 February 2021.

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: DATE OF FIRST PUBLICATION: 17 FEBRUARY 2021

**PROVINSIALE KENNISGEWING 174 VAN 2021**

KENNISGEWING INGEVOLGE ARTIKEL 38(2) VAN DIE EMFULeni MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE WYSIGING VAN DIE VANDERBIJLPARK DORPSBEPLANNINGSKEMA, 1987 TEN OPSIGTE VAN ERF 394 VANDERBIJLPARK SOUTH WEST 2.

Ek, Mnr. C.F. de Jager van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van Erf 394 Vanderbijlpark South West 2, geleë te 6 Bernard Pricestraat, Vanderbijlpark SW 2, gee hiermee ingevolge Artikel 38(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het vir die wysiging van die Vanderbijlpark Dorpsbeplanningskema, 1987, ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, deur die hersonering van Erf 394 Vanderbijlpark South West 2 vanaf "Residensieel 1" na "Residensieel 1" met 'n bylae dat die eiendom ook gebruik mag word vir die verbouing en verkoop van gespesialiseerde rose en vir 'n verversingsplek en skoonheidsalon en spa en aanverwante kantore

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 en die kantoor van die agent hieronder, vir 'n tydperk van 28 dae vanaf 17 Februarie 2021. Besware teen of vertoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 17 Februarie 2021 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: 17 FEBRUARIE 2021

**PROVINCIAL NOTICES 175 OF 2021****EMFULENI LOCAL MUNICIPALITY****VAN DER BIJLPARK TOWN PLANNING SCHEME, 1987**

**NOTICE IS HEREBY GIVEN THAT IN TERMS OF SECTION 36.(1), 62.(1), 62.(1)(a) AND 62.(1)(b) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY LAWS, 2018 READ TOGETHER WITH THE SECTION 2(2) OF SPATIAL PLANNING AND LAND USE MANAGEMENT (ACT, 16 OF 2013) THAT, WE THE UNDERSIGNED, BAFOKENG TOWN PLANNERS INTEND APPLYING TO THE EMFULENI LOCAL MUNICIPALITY FOR A SIMULTANEOUS CONSENT USE AND REMOVAL OF RESTRICTIONS APPLICATION ON ERF 950 SOUTH WEST NO.1 TOWNSHIP AND THE PROPOSED\* BUILDINGS THEREON FOR THE FOLLOWING PURPOSE(S) OF A "PLACE OF INSTRUCTION", SITUATED ON 9 JANNIE DE WAAL STREET.**

THE LAND IS ZONED "RESIDENTIAL 1" IN TERMS OF THE ABOVE-MENTIONED TOWN PLANNING SCHEME. PLANS AND/OR PARTICULARS RELATING TO THE APPLICATION MAY BE INSPECTED DURING OFFICE HOURS AT THE FOLLOWING ADDRESS OF THE UNDERSIGNED **THE STRATEGIC MANAGER: DEVELOPMENT PLANNING (LAND USE MANAGEMENT), 1<sup>ST</sup> FLOOR OLD TRUST BANK BUILDING, CNR OF PRESIDENT KRUGER AND ERIC LOUW STREETS, VANDERBIJLPARK OR AT OFFICE NO.15, 1<sup>ST</sup> FLOOR EKSPA SENTRUM, CNR ATTIE FOURIE & DF MALAN STREET, VANDERBIJLPARK.**

ANY PERSON HAVING ANY OBJECTION TO THE APPROVAL OF THIS APPLICATION MUST LODGE SUCH OBJECTION IN WRITING WITH BOTH THE STRATEGIC MANAGER: DEVELOPMENT PLANNING (LAND USE MANAGEMENT), AT THE ABOVE ADDRESS OR POSTED TO PO BOX 3, VANDERBIJLPARK, AND THE UNDERSIGNED NOT LATER THAN **28 DAYS FROM THE 17<sup>TH</sup> OF FEBRUARY 2021.**

**DETAILS OF APPLICANT: BAFOKENG TOWN PLANNERS, P.O. BOX 10131, SHARPEVILLE, 1928 [tsholomofokeng01@gmail.com](mailto:tsholomofokeng01@gmail.com), 072 866 3870.**

**PROVINSIALE KENNISGEWING 175 VAN 2021****EMFULENI PLAASLIKE MUNISIPALITEIT****DORPSBEPLANNINGSKEMA VANDERBIJLPARK, 1987**

**KENNISGEWING WORD HIERDIE GEGEE DAT INGEVOLGE AFDELING 36. (1), 62. (1), 62. (1) (a) EN 62. (1) (b) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR BY WETTE, 2018 LEES SAAM MET DIE AFDELING 2 (2) VAN RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR (WET, 16 VAN 2013) DAT ONS DIE ONTWERPTE, BAFOKENG DORPSBEPLANNERS BEDOEL OM DIE EMFULENI PLAASLIKE MUNISIPALITEIT TOEPASSING TE MAAK VIR 'N GELYKE GELEENTHEID GEBRUIK VAN 'N GELDIGE GEBRUIK VAN 'N GELDIGE GEBRUIK EN GELDIGE GEBRUIK VAN 'N GEMEENTE GEBRUIK EN GEBRUIK OP ERF 950 SUID-WES NO.1 DORP EN DIE VOORGESTELDE \* GEBOUE DAAROP VIR DIE VOLGENDE DOEL (E) VAN 'N "PLEK VAN INSTRUKSIE", GESITUERD OP JANNIE DE WAALSTRAAT 9.**

DIE GROND IS " **Residensiële 1**" GESONEER INGEVOLGE BOGENOEMDE DORPSBEPLANNINGSKEMA. PLANNE EN / OF BESONDERHEDE MET BETREKKING TOT DIE AANSOEK KAN GEDURENDE KANTOOR IN DIE VOLGENDE ADRES VAN DIE ONTWERPTE **DIE STRATEGIESE BESTUURDER WORD KONTROLEER: ONTWIKKELINGSBEPLANNING (GRONDGEBRUIKSBESTUUR), ESTE VLOER OU VERTROUW BANKBOU, KRUG, KROOK, KROOK, KROOK, KROOK, KROOK, KROOK, KROOK, KRO VANDERBIJLPARK OF OP KANTOOR NO.15, ESTE VLOER EKSPA SENTRUM, CNR ATTIE FOURIE & DF MALANSTRAAT, VANDERBIJLPARK.**

ENIGE PERSOON WAT ENIGE VOORWERP TOT DIE GOEDKEURING VAN HIERDIE AANSOEK HET, MOET SULKE VOORWERP INSKRYF MET BEIDE DIE STRATEGIESE BESTUURDER: ONTWIKKELINGSBEPLANNING (GRONDGEBRUIKSBESTUUR), OP BOGENOEMDE ADRES OF GEPOSEER OP POSTEL 3, VANDAAL **28 DAE VANAF DIE 17DE FEBRUARIE 2021.**

**BESONDERHEDE VAN AANSOEKER: BAFOKENG DORPSBEPLANNERS, P.O. BOX 10131, SHARPEVILLE, 1928, [tsholomofokeng01@gmail.com](mailto:tsholomofokeng01@gmail.com), 072 866 3870.**

**PROVINCIAL NOTICES 176 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWN PLANNING SCHEME, 2008 (REVISED 2014)**

We, Multiprof Property Intelligence (Pty) Ltd, being the authorised agent of the owner of The Remainder of Portion 46 of the farm Rietfontein 395 JR, hereby give notice in terms of Clause 16 of the Tshwane Town Planning Scheme, 2008 (Revised 2014) that we have applied to the City of Tshwane Metropolitan Municipality for Consent Use for the establishment of a Special Use (for the purposes of a Micro-Distillery and Wine and Spirits Tasting Venue) on the property. The subject property is situated at the end of a tarred access road which links directly to Garsfontein Road.

The intention of the applicant is to obtain Council's consent to use the property as a "Micro-Distillery, Wine & Spirits tasting venue".

Any objection and/or comments, including the grounds for such objection(s) and/or comments with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comments, 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 from 17 February 2021 until 17 March 2021.

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 this notice in the Provincial Gazette. Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: NEWLANDUSEAPPLICATIONS@TSHWANE.GOV.ZA

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the municipality to NEWLANDUSEAPPLICATIONS@TSHWANE.GOV.ZA

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

**Address of Municipal offices:** City of Tshwane Metropolitan Municipality, Room E10, Corner Basden and Rabie Streets, Centurion Municipal Offices.

**Closing date for any objections and/or comments:** 17 March 2021.

**Address of authorized agent:** Unit 25 Garsfontein Office Park, 645 Jacqueline Drive, Garsfontein / P.O. Box 1285, Garsfontein, 0042. Tel: (012) 361 5095 / Cell: 082 556 0944 / E-mail: info@mpdp.co.za

**Reference:** CPD 395-JR/0898/46/R

**Item No:** 32980

**PROVINSIALE KENNISGEWING 176 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN N TOESTEMMINGSGEBRUIK AANSOEK INGEVOLGE KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIEN 2014)**

Ons, Multiprof Property Intelligence (Pty) Ltd, synde die gemagtigde agent van die eienaar van die Restant van Gedeelte 46 van die plaas Rietfontein 395 JR, gee hiermee kennis ingevolge Klousule 16 van die Tshwane Stadsbeplanningskema, 2008 (Hersien 2014) kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir toestemming om die eiendom te gebruik vir die instelling van 'n Spesiale gebruik (vir die doeleindes van 'n mikro-distilleerdery en wyn- en drankproe-lokaal) op die eiendom. Die eiendom is geleë aan die einde van 'n geteerde toegangspad wat direk aan Garsfonteinweg skakel.

Die voorneme van die aansoeker is om die Raad se toestemming te verkry om die eiendom te gebruik vir die doeleindes van 'n mikro-distilleerdery en wyn- en drankproe-lokaal.

Enige besware 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 persone se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon kan korrespondeer nie, moet ingedien word by, of skriftelik gerig word aan: die Strategiese Uitvoerende Direkteur: Stedelike Beplanning, Afdeling Grondgebruiksregte, Posbus 3242, Pretoria, 0001 of na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 17 Februarie 2021 tot 17 Maart 2021.

Volledige besonderhede van die aansoek en planne (indien enige) mag gedurende gewone kantoorure besigtig word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie van hierdie kennisgewing in die Gauteng Provinsiale Gazette. As enige party wat belang stel of benadeel word deur die aansoek, 'n afskrif van die land ontwikkelings aansoek vereis, kan hulle skriftelik naevraag doen by die munisipaliteit deur die volgende te kontak: [NEWLANDUSEAPPLICATIONS@TSHWANE.GOV.ZA](mailto:NEWLANDUSEAPPLICATIONS@TSHWANE.GOV.ZA)

Addisioneel kan die aansoeker met indiening van die aansoek 'n elektorniese afskrif aanstuur of die aansoek publiseer, met bevestiging van volledigheid deur die munisipaliteit, begeleidende die elektroniese afskrif op die webblad, as enige. Die aansoeker moet verseker dat die afskrif wat aan enige belanghebbende en aangeraakte party gegee word, of die afskrif word aan die munisipaliteit ingedien by [NEWLANDUSEAPPLICATIONS@TSHWANE.GOV.ZA](mailto:NEWLANDUSEAPPLICATIONS@TSHWANE.GOV.ZA)

Vir die doeleinde om 'n afskrif van die aansoek te kry, moet die party wat belang stel of geaffekteur word, die munisipaliteit en die aansoeker van 'n e-pos address of enige ander wyse van kommunikasie voorsien om die elektroniese afskrif deur te stuur. Geen deel van die dokumente wat die munisipaliteit of die aansoeker verskaf, mag gekopieer word of in enige manier gepubliseer word of gebruik word in 'n manier wat sal oortree op die intellektuele eiendomsregte van die aansoeker.

As enige party wat belang stel of geaffekteur word, geen stappe volg om die aansoek te kry en te sien nie, sal die mislukking deur die geaffekteurde of belangstellende party nie die aansoek benadeel nie. Die rede sal nie beskou word op die grond van die verwerking en oorweging van die aansoek te verbied nie.

**Adres van die Munisipale kantore:** Stad van Tshwane Metropolitaanse Munisipaliteit, Kamer E10, Hoek van Basden and Rabie Straat, Centurion Munisipaliteite Kantore.

**Sluitingsdatum vir enige beswaar(e):** 17 Maart 2021.

**Naam en adres van gemagtigde agent:** Unit 25 Garsfontein Office Park, 645 Jacqueline Drive, Garsfontein / P.O. Box 1285, Garsfontein, 0042. Tel: (012) 361 5095 / Cell: 082 556 0944 / E-mail: [info@mpdp.co.za](mailto:info@mpdp.co.za)

**Verwysing:** CPD 395-JR/0898/46/R

**Item Nr.:** 32980

## PROVINCIAL NOTICES 177 OF 2021

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A CONSENT USE APPLICATION 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**

I, Stephanus Johannes Marthinus Swanepoel of the Firm Acropolis Planning Consultants CC, being the applicant of Portion 2 of Erf 445, Arcadia hereby give 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 I have applied to the City of Tshwane Metropolitan Municipality for a Consent Use for a "Place of Public Worship." The property is situated at 802 Arcadia Street. The current zoning of the property is "Residential 1" with a minimum Erf size of 1 dwelling per 700m<sup>2</sup> and the intension of the applicant in this matter is to use the existing dwelling for a "Place of Public Worship" for 40 people. 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 the 17<sup>th</sup> of February 2021 (*the first date of the publication of the notice set out in section 16(3)(v) of the Tshwane Town-planning Scheme, 2008(Revised 2014), until the 17<sup>th</sup> of March 2021 (not more 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 of the 17<sup>th</sup> of February 2021. Date on which notice will be published: 17 February 2021. Closing date for any objections and/or comments: 17 March 2021. Address of Municipal offices: Pretoria Office: Registration Office - LG004, Isivuno House, 143 Lilian Ngoyi Street.

Should any interested or affected party wish to view or obtain a copy of the land development application it can be viewed at the Office of the Municipality as indicated in the Advertisement; or a copy can be requested from the Municipality, only in the event that the interested and affected party is unable to view the application during the time period when the application is open for inspection, at the respective Municipal Office due to the Municipal Office being closed for COVID-19, by requesting such copy through the following contact details:

[newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) or a copy can be requested from the applicant at the address indicated in the advertisement. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application." **Reference:** CPD/0020/00445/2 and **Item No:** 32990. **Address of Applicant:** 62B IbeX Street, Buffalo Creek. The Wilds. Pretoria. 0081. **Postal:** Postnet Suite 547. Private Bag X 18, Lynnwood Ridge. 0040. Cell No: 082 8044844. E-Mail: [fanus@acropolisplanning.co.za](mailto:fanus@acropolisplanning.co.za)

## PROVINSIALE KENNISGEWING 177 VAN 2021

**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING TOV 'N TOESTEMMINGSGEBRUIKSAANSOEK IN TERME VAN KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIEN 2014), SAAMGELEES MET ARTIKEL 16(3) VAN DIE STAD TSHWANE GRONDGEBRUIK BESTUUR BY-WET, 2016**

Ek, Stephanus Johannes Marthinus Swanepoel, van die Firma Acropolis Planning Consultants CC, synde die gemagtige agent van die eienaar van Gedeelte 2 van Erf 445, Arkadia gee hiermee kennis in terme van Klousule 16 van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014) saamgelees met Artikel 16(3) van die Stad Tshwane Grondgebruik Bestuur By-Wet, 2016 dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir Toestemmingsgebruik vir 'n "Plek van Openbare aanbidding" op die eiendom soos beskryf hierbo. Die eiendom is gelee te Arkadia Straat 802 en die huidige sonering van die eiendom is "Residensieel 1" met 'n minimum erf grootte van 1 woonhuis per 700m<sup>2</sup>. Die voorneme van die eienaar is om die bestaande woning vir 'n "Plek van Openbare aanbidding" vir 40 mense te gebruik.

Enige beswaar en/of kommentaar, insluitend die gronde vir die beswaar en/of kommentaar in verband daarmee, met volledige kontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar en/of kommentaar indien nie, kan gedurende gewone kantoorure ingedien word by of gerig word aan: Die Strategiese Uitvoerende Direkteur, Stedelike Beplanning en Ontwikkeling. Posbus 3242, Pretoria, 0001 of gestuur word na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf die 17de Februarie 2021. (Die datum van die eerste publikasie van hierdie kennisgewing), tot en met die 17de Maart 2021. Volledige besonderhede en planne (Indien beskikbaar) le te 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 koerant naamlik 17 Februarie 2021 (die datum van die eerste publikasie van hierdie kennisgewing). Datum waarop kennisgewing sal verskyn: 17 Februarie 2021. Sluitings datum vir besware en/of kommentare: 17 Maart 2021. Adres van Munisipale kantore: Pretoria Kantore: Registrasie Kantoor LG004, Isivuno Huis, 143 Lilian Ngoyi Straat, Pretoria

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan dit by die kantoor van die munisipaliteit besigtig word soos aangedui in die advertensie. 'n Afskrif kan ook van die Munisipaliteit versoek word, slegs indien die belanghebbende en geaffekteerde party nie die aansoek kan besigtig gedurende die periode waarin die aansoek ter insae beskikbaar is by die bovermelde munisipale kantoor, omdat die munisipale kantoor gesluit is weens COVID-19, deur sodanige kopie deur die volgende kontakbesonderhede te versoek: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). 'n Afskrif van die aansoek kan ook aangevra word van die applikant soos per die adres wat in die advertensie aangedui is. Met die oog op die verkryging van 'n afskrif van die aansoek, moet daarop gelet word dat die belanghebbende en geaffekteerde party die munisipaliteit en die aansoeker van 'n e-posadres of ander kontakbesonderhede moet voorsien om sodanige afskrif elektronies te kan voorsien. Geen deel van die dokumente wat deur die munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantast nie. As 'n belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging van die aansoek te verbied nie. **Verwysing:** CPD/0020/00442/2 en **Item No: 32990**. **Adres of aansoeker:** 62B Ibex Street, Buffalo Creek. The Wilds. Pretoria. 0081. Posadres: Postnet Suite 547. Privaatsak X 18, Lynnwood Ridge. 0040. Kontaknommer: 082 8044844. Epos: [fanus@acropolisplanning.co.za](mailto:fanus@acropolisplanning.co.za)

## PROVINCIAL NOTICES 178 OF 2021

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A CONSENT USE APPLICATION 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**

I, Stephanus Johannes Marthinus Swanepoel of the Firm Acropolis Planning Consultants CC, being the applicant of Erf 758, West Park hereby give 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 I/we have applied to the City of Tshwane Metropolitan Municipality for a Consent Use for a "Boarding House" consisting of 10 rooms. The property is situated at 24 McColm Street North. The current zoning of the property is "Residential 1" with a minimum Erf size of 1 dwelling per 700m<sup>2</sup> and the intension of the applicant in this matter is to use the existing dwelling for a "Boarding House" consisting of 10 rooms. 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 the 17<sup>th</sup> of February 2021 (*the first date of the publication of the notice set out in section 16(3)(v) of the Tshwane Town-planning Scheme, 2008(Revised 2014), until the 17<sup>th</sup> of March 2021 (not more 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 of the 17<sup>th</sup> of February 2021. Date on which notice will be published: 17 February 2021. Closing date for any objections and/or comments: 17 March 2021. Address of Municipal offices: Pretoria Office: Registration Office - LG004, Isivuno House, 143 Lilian Ngoyi Street. Should any interested or affected party wish to view or obtain a copy of the land development application it can be viewed at the Office of the Municipality as indicated in the Advertisement; or a copy can be requested from the Municipality, only in the event that the interested and affected party is unable to view the application during the time period when the application is open for inspection, at the respective Municipal Office due to the Municipal Office being closed for COVID-19, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) or a copy can be requested from the applicant at the address indicated in the advertisement. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application."

**Reference:** CPD/0760/00758 and **Item No** 32754. **Address of Applicant:** 62B Ibex Street, Buffalo Creek. The Wilds. Pretoria. 0081. **Postal:** Postnet Suite 547. Private Bag X 18, Lynnwood Ridge. 0040. Cell No: 082 8044844. E-Mail: [fanus@acropolisplanning.co.za](mailto:fanus@acropolisplanning.co.za)



## PROVINSIALE KENNISGEWING 178 VAN 2021

**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING TOV 'N TOESTEMMINGSGEBRUIKSAANSOEK IN TERME VAN KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIEN 2014), SAAMGELEES MET ARTIKEL 16(3) VAN DIE STAD TSHWANE GRONDGEBRUIK BESTUUR BY-WET, 2016**

Ek, Stephanus Johannes Marthinus Swanepoel, van die Firma Acropolis Planning Consultants CC, synde die gemagtige agent van die eienaar van Erf 758, West Park gee hiermee kennis in terme van Klousule 16 van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014) saamgelees met Artikel 16(3) van die Stad Tshwane Grondgebruik Bestuur By-Wet, 2016 dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir Toestemmingsgebruik vir 'n "Losieshuis" bestaande uit 10 kamers op die eiendom soos beskryf hierbo. Die eiendom is gelee te McColm Straat Noord en die huidige sonering van die eiendom is "Residensieel 1" met 'n minimum Erf grootte van 1 woonhuis per 700m<sup>2</sup>. Die voorneme van die eienaar is om die bestaande woning vir 'n losieshuis te gebruik bestaande uit 10 kamers. Enige beswaar en/of kommentaar, insluitend die gronde vir die beswaar en/of kommentaar in verband daarmee, met volledige kontak besonderhede, waaronder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar en/of kommentaar indien nie, kan gedurende gewone kantoorure ingedien word by of gerig word aan: Die Strategiese Uitvoerende Direkteur, Stedelike Beplanning en Ontwikkeling. Posbus 3242, Pretoria, 0001 of gestuur word na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf die 17de Februarie 2021. (Die datum van die eerste publikasie van hierdie kennisgewing), tot en met die 17de Maart 2021. Volledige besonderhede en planne (Indien beskikbaar) le 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 Koerant naamlik 17 Februarie 2021 (die datum van die eerste publikasie van hierdie kennisgewing). Datum waarop kennisgewing sal verskyn: 17 Februarie 2021. Sluitings datum vir besware en/of kommentare: 17 Maart 2021. Adres van Munisipale kantore: Pretoria Kantore: Registrasie Kantoor LG004, Isivuno Huis, 143 Lilian Ngoyi Straat, Pretoria. Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan dit by die kantoor van die munisipaliteit besigtig word soos aangedui in die advertensie. 'n Afskrif kan ook van die Munisipaliteit versoek word, slegs indien die belanghebbende en geaffekteerde party nie die aansoek kan besigtig gedurende die periode waarin die aansoek ter insae beskikbaar is by die bovermelde munisipale kantoor, omdat die munisipale kantoor gesluit is weens COVID-19, deur sodanige kopie deur die volgende kontakbesonderhede te versoek: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). 'n Afskrif van die aansoek kan ook aangevra word van die applikant soos per die adres wat in die advertensie aangedui is. Met die oog op die verkryging van 'n afskrif van die aansoek, moet daarop gelet word dat die belanghebbende en geaffekteerde party die munisipaliteit en die aansoeker van 'n e-posadres of ander kontakbesonderhede moet voorsien om sodanige afskrif elektronies te kan voorsien. Geen deel van die dokumente wat deur die munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantas nie. As 'n belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging van die aansoek te verbied nie. **Verwysing:** CPD/0760/00758 en **Item No** 32754. **Adres of aansoeker:** 62B IbeX Street, Buffalo Creek, The Wilds, Pretoria. 0081. Posadres: Postnet Suite 547. Private Sak X 18, Lynnwood Ridge. 0040. Telefoon nommer: 082 8044844. Epos: [fanus@acropolisplanning.co.za](mailto:fanus@acropolisplanning.co.za)

## PROVINCIAL NOTICES 179 OF 2021

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, Stephanus Johannes Marthinus Swanepoel of the Firm Acropolis Planning Consultants CC, being the applicant of Erf 436, Pretoria North 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 of the property as described above in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016. The property is situated at 368 Jack Hindon Street. The rezoning is from "Special" for a Retirement Centre and/or group housing as per Annexure T2659 to "Special" for a Place of Childcare with ancillary and subservient uses accommodating 25 children, a Caretakers Flat and staff accommodation. The intension of the owner in this matter is the development of a "Place of Childcare" for 25 children, a Caretakers Flat and staff accommodation.

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 and from the 17<sup>th</sup> of February 2021 (the first date of the publication of the notice set out in section 16(1)(f) of the By-Law referred to above, until the 17<sup>th</sup> of March 2021 (not more than 28 days after the date of first publication of the notice). Dates on which notice will be published: 17 February 2021 and 24 February 2021. Closing date for any objections and/or comments: 17 March 2021. 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: Akasia Municipal Complex, 485 Heinrich Avenue, (Entrance Dale Street), 1<sup>st</sup> Floor, Room F12, Karenpark, Akasia

Should any interested or affected party wish to view or obtain a copy of the land development application it can be viewed at the Office of the Municipality as indicated in the Advertisement; or a copy can be requested from the Municipality, only in the event that the interested and affected party is unable to view the application during the time period when the application is open for inspection, at the respective Municipal Office due to the Municipal Office being closed for COVID-19, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) or a copy can be requested from the applicant at the address indicated in the advertisement. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application." **Reference:** CPD/9/2/4/2- 5806T and **Item No:** 32708. **Address of Applicant: Physical:** 62B Ibex Street, Buffalo Creek, The Wilds, Pretoria. 0081. **Postal:** Postnet Suite 547. Private Bag X 18, Lynnwood Ridge. 0040. Telephone No: 082 8044844. E-Mail: [fanus@acropolisplanning.co.za](mailto:fanus@acropolisplanning.co.za)

**PROVINSIALE KENNISGEWING 179 VAN 2021****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN DIE AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE STAD TSHWANE  
GRONDGEBRUIKSBESTUURS VERORDENING, 2016**

Ek, Stephanus Johannes Marthinus Swanepoel, van die Firma Acropolis Planning Consultants CC, synde die gemagtige agent van die eienaar van Erf 436, Pretoria Noord, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuurs Verordening 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema 2008 (Hersien 2014), deur die hersonering van die eiendom soos beskryf hierbo in terme van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurs Verordening, 2016. Die eiendom is gelee te Jack Hindon Straat No 368. Die hersonering is vanaf "Spesiaal" vir 'n aftreeoord en/of groepsbehuising soos per Bylae T2659 na "Spesiaal" vir 'n "Plek van Kindersorg" met aanverwante en ondergeskikte gebruike vir 25 kinders, 'n opsigterswoning en personeel akkomodasie.

Enige beswaar en/of kommentaar, insluitend die gronde vir die beswaar en/of kommentaar in verband daarmee, met volledige kontak besonderhede, waaronder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar en/of kommentaar indien nie, kan gedurende gewone kantoorure ingedien word by of gerig word aan: Die Strategiese Uitvoerende Direkteur, Stedelike Beplanning en Ontwikkeling. Posbus 3242, Pretoria, 0001 of gestuur word na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 17 Februarie 2021 (Datum van eerste publikasie van die kennisgewing soos uiteengesit in Artikel 16(1)(f) van die verordening) tot 17 Maart 2021 (nie meer as 28 dae na die datum van die eerste plasing van die kennisgewing nie). Volledige besonderhede en planne (Indien beskikbaar) le te 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 Koerant naamlik 17 Februarie 2021 (die datum van die eerste publikasie van hierdie kennisgewing). Datum waarop kennisgewing sal verskyn: 17 Februarie 2021 en 24 Februarie 2021. Sluitings datum vir besware en/of kommentare: 17 Maart 2021. Adres van Munisipale kantore: Akasia Munisipale Kompleks, Heinrich Straat 485 (Ingang Dale Straat), 1ste Vloer, Kamer F12, Karenpark, Akasia

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan dit by die kantoor van die munisipaliteit besigtig word soos aangedui in die advertensie. 'n Afskrif kan ook van die Munisipaliteit versoek word, slegs indien die belanghebbende en geaffekteerde party nie die aansoek kan besigtig gedurende die periode waarin die aansoek ter insae beskikbaar is by die vermelde munisipale kantoor, omdat die munisipale kantoor gesluit is weens COVID-19, deur sodanige kopie deur die volgende kontakbesonderhede te versoek: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). 'n Afskrif van die aansoek kan ook aangevra word van die applikant soos per die adres wat in die advertensie aangedui is. Met die oog op die verkryging van 'n afskrif van die aansoek, moet daarop gelet word dat die belanghebbende en geaffekteerde party die munisipaliteit en die aansoeker van 'n e-posadres of ander kontakbesonderhede moet voorsien om sodanige afskrif elektronies te kan voorsien. Geen deel van die dokumente wat deur die munisipaliteit of die aansoeker voorsien is, mag gekopieer, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantast nie. As 'n belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging van die aansoek te verbied nie. **Verwysing:** CPD/9/2/4/2- 5806T en **Item No:** 32708. **Adres of aansoeker:** 62B Ibx Street, Buffalo Creek. The Wilds. Pretoria. 0081. **Posadres:** Postnet Suite 547. Privaat Sak X 18, Lynnwood Ridge. 0040. Sel no: 082 8044844. E-Pos: [fanus@acropolisplanning.co.za](mailto:fanus@acropolisplanning.co.za)

## PROVINCIAL NOTICES 180 OF 2021

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) AND 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, Stephanus Johannes Marthinus Swanepoel of the Firm Acropolis Planning Consultants CC, being the applicant of Erf 104, Lynnwood 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 of the property as described above in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016 from "Residential 1" with a minimum erf size of 1 dwelling house per 1 250m<sup>2</sup> to "Residential 1" with a minimum erf size of 1 dwelling house per 650m<sup>2</sup>. The property is situated at 375 King's Highway. The intension of the owner in this matter is to subdivide the property into three (3) full title erven and the development of three (3) new dwelling houses.
2. An application for the removal of conditions I. (b), (c), (f), (g). II. (a), (b), (c), (c.i), (c.ii), (c.iii), (d). IV. (i), (V). (a) and (b) in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 contained in the Title Deed T21891/2020 of Erf 104, Lynnwood.

The intention of the applicant in this matter is to remove the restrictive conditions in the Title Deed regarding the building lines, prescribed land use, nature and number of buildings and the building materials to be used in construction as well as all other outdated and irrelevant conditions in order to realise the intended development. 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 the 17<sup>th</sup> of February 2021 (the first date of the publication of the notice set out in section 16(1)(f) of the By-Law referred to above, until the 17<sup>th</sup> of March 2021 (not more 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. Address of Municipal offices: Centurion Office: Room E10, cnr Basden and Rabie Streets, Centurion. Closing date for any objections and/or comments: 17 March 2021. Dates on which notice will be published: 17 February 2021 & 24 February 2021.

Should any interested or affected party wish to view or obtain a copy of the land development application it can be viewed at the Office of the Municipality as indicated in the Advertisement; or a copy can be requested from the Municipality, only in the event that the interested and affected party is unable to view the application during the time period when the application is open for inspection, at the respective Municipal Office due to the Municipal Office being closed for COVID-19, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) or a copy can be requested from the applicant at the address indicated in the advertisement. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application."

**Rezoning Reference:** CPD/9/2/4/2-5841T & **Item No:** 32838 and **Removal Reference:** CPD LYN/0376/104 & **Item No:** 32837  
**Address of Applicant:** 62B Ibex Street, Buffalo Creek. The Wilds. Pretoria. 0081. **Postal:** Postnet Suite 547. Private Bag X 18, Lynnwood Ridge. 0040. Cell No: 082 8044844. Email: [fanus@acropolisplanning.co.za](mailto:fanus@acropolisplanning.co.za)

## PROVINSIALE KENNISGEWING 180 VAN 2021

**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT**  
**KENNISGEWING VAN DIE AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16(1) ASOOK 'N AANSOEK OM**  
**VERWYDERING VAN BEPERKENDE TITELKVOORWAARDES IN TERME VAN ARTIKEL 16(2) VAN DIE STAD TSHWANE**  
**GRONDGEBRUIKSBESTUURS BYWET, 2016**

Ek, Stephanus Johannes Marthinus Swanepoel, van die Firma Acropolis Planning Consultants CC, synde die gemagtige agent van die eienaar van Erf 104, Lynnwood, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuurs By-Wet 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema 2008 (Hersien 2014), deur

1. Die hersonering van die eiendom soos beskryf hierbo in terme van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurs Bywet, 2016 vanaf "Residensieel 1" met n minimum erf grootte van 1 woonhuis per 1 250m<sup>2</sup> na "Residensieel 1" met n minimum erf grootte van 1 woonhuis per 650m<sup>2</sup>. Die eiendom is gelee te King's Highway 375. Die intensie van die eienaar is om die eiendom in drie (3) vollitel erwe te onderverdeel en die ontwikkeling van 3 nuwe woonhuise.
2. 'n Aansoek vir die opheffing van voorwaardes I. (b), (c), (f), (g). II. (a), (b), (c),(c.i),(c.ii),(c.iii), (d). IV. (i), (V). (a) en (b) ingevolge Artikel 16(2) van die Stad Tshwane Grondgebruiksbestuurs By-Wet, 2016 soos vervat in die Titelakte T21891/2020 van Erf 104, Lynnwood.

Die applikant se bedoeling met hierdie saak is die opheffing van die beperkende voorwaardes in die titelakte rakende die straatboulyn, voorgekrewe grondgebruike, die aard en aantal geboue asook die voorgeskrewe boumateriale in die konstruksie van geboue asook die verwydering van alle ander uitgedatteeerde en irrelevante voorwaardes in die titelakte, ten einde die beoogde ontwikkeling te realiseer. Enige beswaar en/of kommentaar, insluitend die gronde vir die beswaar en/of kommentaar in verband daarmee, met volledige kontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die person of liggaam wat beswaar en/of kommentaar indien nie, kan gedurende gewone kantoorure ingedien word by of gerig word aan: Die Strategiese Uitvoerende Direkteur, Stedelike Beplanning en Ontwikkeling. Posbus 3242, Pretoria, 0001 of gestuur word na CityP\_Registration@tshwane.gov.za vanaf 17 Februarie 2021 (Datum van eerste publikasie van die kennisgewing soos uiteengesit in Artikel 16(1)(f) van die verordening) tot 17 Maart 2021 (nie meer as 28 dae na die datum van die eerste plasing van die kennisgewing nie). Volledige besonderhede en planne (Indien beskikbaar) le 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 Koerant naamlik 17 Februarie 2021 (die datum van die eerste publikasie van hierdie kennisgewing). Adres van Munisipale kantore: Centurion kantore: Kamer E10, Hoek van Basden en Rabie Strate, Centurion. Sluitings datum vir besware en/of kommentare: 17 Maart 2021. Datum waarop kennisgewing sal verskyn: 17 Februarie 2021 & 24 Februarie 2021.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan dit by die kantoor van die munisipaliteit besigtig word soos aangedui in die advertensie. 'n Afskrif kan ook van die Munisipaliteit versoek word, slegs indien die belanghebbende en geaffekteerde party nie die aansoek kan besigtig gedurende die periode waarin die aansoek ter insae beskikbaar is by die vermelde munisipale kantoor, omdat die munisipale kantoor gesluit is weens COVID-19, deur sodanige kopie deur die volgende kontakbesonderhede te versoek: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). 'n Afskrif van die aansoek kan ook aangevra word van die applikant soos per die adres wat in die advertensie aangedui is. Met die oog op die verkryging van 'n afskrif van die aansoek, moet daarop gelet word dat die belanghebbende en geaffekteerde party die munisipaliteit en die aansoeker van 'n e-posadres of ander kontakbesonderhede moet voorsien om sodanige afskrif elektronies te kan voorsien. Geen deel van die dokumente wat deur die munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantast nie. As 'n belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging van die aansoek te verbied nie. **Hersonering Verwysing:** CPD/9/2/4/2-5841T en **Item No:** 32838 en **Opheffing Verwysing:** CPD LYN/0376/104 en **Item No:** 32837. **Adres of aansoeker:** 62B Ibex Street, Buffalo Creek. The Wilds. Pretoria. 0081. **Posadres:** Postnet Suite 547. Privaat Sak X 18, Lynnwood Ridge. 0040. Sel No: 082 8044844. Epos: [fanus@acropolisplanning.co.za](mailto:fanus@acropolisplanning.co.za)

## PROVINCIAL NOTICES 181 OF 2021

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) AND 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, Stephanus Johannes Marthinus Swanepoel of the Firm Acropolis Planning Consultants CC, being the applicant of Erf 583, Erasmia 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 of the property as described above in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016 from "Residential 1" with a minimum erf size of 1 dwelling per 500m<sup>2</sup> to "Residential 2" at a density of 41 dwelling units per hectare. The property is situated at 629 Fortuna Street. The intension of the owner in this matter is to develop six (6) new dwelling units on the property.
2. The removal of conditions 3. (e), (f), (g), (i) and 1. (a), (b), (c)(c.i)(c.ii)(c.iii), (d) and (e) in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 contained in the Title Deed T77847/2018 of Erf 583, Erasmia

The intention of the applicant in this matter is to remove the restrictive conditions in the Title Deed regarding the building lines, prescribed land use, nature and number of buildings and the building materials to be used in construction in order to develop six (6) new dwelling units 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 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 the 17<sup>th</sup> of February 2021 (the first date of the publication of the notice set out in section 16(1)(f) of the By-Law referred to above, until the 17<sup>th</sup> of March 2021 (not *more than 28 days after the date of first publication of the notice*). Closing date for any objections and/or comments: 17 March 2021. Dates on which notice will be published: 17 February 2021 & 24 February 2021. 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: Centurion Office: Room E10, cnr Basden and Rabie Streets, Centurion. Should any interested or affected party wish to view or obtain a copy of the land development application it can be viewed at the Office of the Municipality as indicated in the Advertisement; or a copy can be requested from the Municipality, only in the event that the interested and affected party is unable to view the application during the time period when the application is open for inspection, at the respective Municipal Office due to the Municipal Office being closed for COVID-19, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) or a copy can be requested from the applicant at the address indicated in the advertisement. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application." **Address of Applicant:** 62B Ibex Street, Buffalo Creek. The Wilds. Pretoria. 0081. **Postal:** Postnet Suite 547. Private Bag X 18, Lynnwood Ridge. 0040. Cell No: 082 8044844. Email: [fanus@acropolisplanning.co.za](mailto:fanus@acropolisplanning.co.za). **Reference:** CPD/9/2/4/2-5782T & **Item No** 32558 (Rezoning). **Reference:** CPD/0216/00583 & **Item No** 32378 (Removal)

## PROVINSIALE KENNISGEWING 181 VAN 2021

## STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT

## KENNISGEWING VAN DIE AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16(1) ASOOK 'N AANSOEK OM VERWYDERING VAN BEPERKENDE TITELKVOORWAARDES IN TERME VAN ARTIKEL 16(2) VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUURS BYWET, 2016

Ek, Stephanus Johannes Marthinus Swanepoel, van die Firma Acropolis Planning Consultants CC, synde die gemagtige agent van die eienaar van Erf 583, Ersamia, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuurs By-Wet 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema 2008 (Hersien 2014), deur

1. Die hersonering van die eiendom soos beskryf hierbo in terme van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurs By-Wet, 2016 vanaf "Residensieel 1" met n minimum erf grootte van 1 woonhuis per 500m<sup>2</sup> na "Residensieel 2" teen 'n digtheid van 41 wooneenhede per hektaar. Die eiendom is geleë te Fortuna Straat 629. Die intensie van die eienaar is die ontwikkeling van ses (6) nuwe wooneenhede.
2. Die opheffing van voorwaardes 3. (e), (f), (g), (i) en 1. (a), (b), (c)(c.i)(c.ii)(c.iii), (d) & (e) ingevolge Artikel 16(2) van die Stad Tshwane Grondgebruiksbestuurs By-Wet, 2016 soos vervat in die Titellakte T77847/2018 ten opsigte die eiendom beskryf hierbo.

Die applikant se bedoeling met hierdie saak is die opheffing van die beperkende voorwaarde in die titellakte rakende die straatboulyn, voorgekrewe grondgebruike, die aard en aantal toegelate geboue asook die voorgeskrewe boumateriale in die konstruksie van geboue asook die verwydering van alle ander oorbodige en irrelevante voorwaardes in die titellakte ten einde ses (6) nuwe wooneenhede te ontwikkel. Enige beswaar en/of kommentaar, insluitend die gronde vir die beswaar en/of kommentaar in verband daarmee, met volledige kontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar en/of kommentaar indien nie, kan gedurende gewone kantoorure ingedien word by of gerig word aan: Die Strategiese Uitvoerende Direkteur, Stedelike Beplanning en Ontwikkeling. Posbus 3242, Pretoria, 0001 of gestuur word na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 17 Februarie 2021 (Datum van eerste publikasie van die kennisgewing soos uiteengesit in Artikel 16(1)(f) van die verordening) tot 17 Maart 2021 (nie meer as 28 dae na die datum van die eerste plasing van die kennisgewing nie). Volledige besonderhede en planne (Indien beskikbaar) le 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 Koerant naamlik 17 Februarie 2021. (die datum van die eerste publikasie van hierdie kennisgewing). Sluitings datum vir besware en/of kommentare: 17 Maart 2021. Datum waarop kennisgewing sal verskyn: 17 Februarie 2021 & 24 Februarie 2021. Adres van Munisipale kantore: Centurion kantore: Kamer E10, Hoek van Basden en Rabie Strate, Centurion. Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan dit by die kantoor van die munisipaliteit besigtig word soos aangedui in die advertensie. 'n Afskrif kan ook van die Munisipaliteit versoek word, slegs indien die belanghebbende en geaffekteerde party nie die aansoek kan besigtig gedurende die periode waarin die aansoek ter insae beskikbaar is by die vermeldde munisipale kantoor, omdat die munisipale kantoor gesluit is weens COVID-19, deur sodanige kopie deur die volgende kontakbesonderhede te versoek: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). 'n Afskrif van die aansoek kan ook aangevra word van die applikant soos per die adres wat in die advertensie aangedui is. Met die oog op die verkryging van 'n afskrif van die aansoek, moet daarop gelet word dat die belanghebbende en geaffekteerde party die munisipaliteit en die aansoeker van 'n e-posadres of ander kontakbesonderhede moet voorsien om sodanige afskrif elektronies te kan voorsien. Geen deel van die dokumente wat deur die munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantas nie. As 'n belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging van die aansoek te verbied nie. **Adres of aansoeker:** 62B Ibex Street, Buffalo Creek, The Wilds, Pretoria, 0081. **Posadres:** Postnet Suite 547, Privaat Sak X 18, Lynnwood Ridge, 0040. Sel No: 082 8044844. Epos: [fanus@acropolisplanning.co.za](mailto:fanus@acropolisplanning.co.za). **Verwysing:** CPD/9/2/4/2-5782T en **Item No:** 32558 (Hersonering) **Verwysing:** CPD /0216/00583 en **Item No:** 32378 (Opheffing)

## PROVINCIAL NOTICES 182 OF 2021

## DEPARTMENT OF ROADS AND TRANSPORT

## NATIONAL ROAD TRAFFIC ACT, 1996 (ACT NO.93 OF 1996)

## MORATORIUM ON THE APPROVAL OF NEW VEHICLE TESTING STATIONS

I, Makhukhu Mampuru, Head of Department for Roads and Transport, acting in terms of Section 38 of the National Road Traffic Act, 1996, (Act No. 93 of 1996) hereby extend the moratorium on the approval of any new Private vehicle testing stations in the Gauteng Province for a period of 6 (six) months from the date of this publication.



Makhukhu Mampuru  
**HEAD OF DEPARTMENT**  
 Date: 2021/01/14

## PROVINCIAL NOTICES 182 OF 2021

## 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, Stephanus Johannes Marthinus Swanepoel of the Firm Acropolis Planning Consultants CC, being the applicant of Erf 2817, Ga-Rankuwa Unit 2 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 of the property as described above in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016. The property is situated at 6046 Chaane Street. The rezoning is from "Undetermined" to "Residential 4", (including a residential building and Boarding House) at a density of 80 dwelling units per hectare, with a height of 4 storeys, coverage of 40% and Floor Area Ratio of 0.4. The intension of the owner in this matter is to develop a "Block of Flats" consisting of 37 dwelling units / Flats. 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 and from the 17<sup>th</sup> of February 2021 (the first date of the publication of the notice set out in section 16(1)(f) of the By-Law referred to above, until the 17<sup>th</sup> of March 2021 (not more than 28 days after the date of first publication of the notice). Dates on which notice will be published: 17 February 2021 and 24 February 2021. Closing date for any objections and/or comments: 17 March 2021. 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: Akasia Municipal Complex, 485 Heinrich Avenue, (Entrance Dale Street), 1<sup>st</sup> Floor, Room F12, Karenpark, Akasia

Should any interested or affected party wish to view or obtain a copy of the land development application it can be viewed at the Office of the Municipality as indicated in the Advertisement; or a copy can be requested from the Municipality, only in the event that the interested and affected party is unable to view the application during the time period when the application is open for inspection, at the respective Municipal Office due to the Municipal Office being closed for COVID-19, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) or a copy can be requested from the applicant at the address indicated in the advertisement. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application

**Reference:** CPD/9/2/4/2-5831T and **Item No:** 32781. **Address of Applicant: Physical:** 62B Ibex Street, Buffalo Creek. The Wilds. Pretoria. 0081. **Postal:** Postnet Suite 547. Private Bag X 18, Lynnwood Ridge. 0040. Telephone No: 082 8044844. E-Mail:

[fanus@acropolisplanning.co.za](mailto:fanus@acropolisplanning.co.za)



**PROVINSIALE KENNISGEWING 183 VAN 2021****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN DIE AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE STAD TSHWANE  
GRONDGEBRUIKSBESTUURS VERORDENING, 2016**

Ek, Stephanus Johannes Marthinus Swanepoel, van die Firma Acropolis Planning Consultants CC, synde die gemagtige agent van die eienaar van Erf 2817, Ga-Rankuwa Eenheid 2, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuurs Verordening 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema 2008 (Hersien 2014), deur die hersonering van die eiendom soos beskryf hierbo in terme van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurs Verordening, 2016. Die eiendom is gelee te Chaane Straat 6046. Die hersonering is vanaf "Onbepaald" na "Residensieel 4" (insluitend 'n residensieele gebou en losieshuis) teen 'n digtheid van 80 wooneenhede per hektaar, hoogte van 4 verdiepings, dekking van 40% en 'n Vloer Ruimte Verhouding van 0.4. Die intensie van die eienaar is die ontwikkeling van 'n Blok woonstelle bestaande uit 37 wooneenhde / woonstelle. Enige beswaar en/of kommentaar, insluitend die gronde vir die beswaar en/of kommentaar in verband daarmee, met volledige kontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar en/of kommentaar indien nie, kan gedurende gewone kantoorure ingedien word by of gerig word aan: Die Strategiese Uitvoerende Direkteur, Stedelike Beplanning en Ontwikkeling. Posbus 3242, Pretoria, 0001 of gestuur word na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) asook vanaf 17 Februarie 2021 (Datum van eerste publikasie van die kennisgewing soos uiteengesit in Artikel 16(1)(f) van die verordening) tot 17 Maart 2021 (nie meer as 28 dae na die datum van die eerste plasing van die kennisgewing nie). Volledige besonderhede en planne (Indien beskikbaar) le 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 Koerant naamlik 17 Februarie 2021 (die datum van die eerste publikasie van hierdie kennisgewing). Datum waarop kennisgewing sal verskyn: 17 Februarie 2021 en 24 Februarie 2021. Sluitings datum vir besware en/of kommentare: 17 Maart 2021. Adres van Munisipale kantore: Akasia Munisipale Kompleks, Heinrich Straat 485 (Ingang Dale Straat), 1ste Vloer, Kamer F12, Karenpark, Akasia

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan dit by die kantoor van die munisipaliteit besigtig word soos aangedui in die advertensie. 'n Afskrif kan ook van die Munisipaliteit versoek word, slegs indien die belanghebbende en geaffekteerde party nie die aansoek kan besigtig gedurende die periode waarin die aansoek ter insae beskikbaar is by die vermelde munisipale kantoor, omdat die munisipale kantoor gesluit is weens COVID-19, deur sodanige kopie deur die volgende kontakbesonderhede te versoek: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). 'n Afskrif van die aansoek kan ook aangevra word van die applikant soos per die adres wat in die advertensie aangedui is. Met die oog op die verkryging van 'n afskrif van die aansoek, moet daarop gelet word dat die belanghebbende en geaffekteerde party die munisipaliteit en die aansoeker van 'n e-posadres of ander kontakbesonderhede moet voorsien om sodanige afskrif elektronies te kan voorsien. Geen deel van die dokumente wat deur die munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantas nie. As 'n belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging van die aansoek te verbied nie. **Verwysing:** CPD/9/2/4/2-5831T and **Item No:** 32781. **Adres of aansoeker:** 62B Ibex Street, Buffalo Creek, The Wilds, Pretoria, 0081. **Posadres:** Postnet Suite 547, Privaat Sak X 18, Lynnwood Ridge, 0040. Sel no: 082 8044844. E-Pos: [fanus@acropolisplanning.co.za](mailto:fanus@acropolisplanning.co.za)

**PROVINCIAL NOTICES 184 OF 2082****NOTICE IN TERMS OF SECTION 21 OF THE CITY OF  
JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016**

I, Nikhil Aheer of KBNA Design Studio, being the authorized agent of the owners of Erf 2204 Noordwyk, extension 59 hereby give notice of an application submitted to the City of Johannesburg in terms of Section 21 of the Planning By-Law, for the amendment of the Johannesburg Land Use Scheme, 2018 (rezoning), in respect of the above property forming part of a residential development "Periwinkle" situated at 5 Edgar Avenue, Noordwyk. The proposed zoning of the Erf remains unchanged as "Residential 2" but the proposed coverage increases from 40% to 65% with the proposed F.A.R increasing from 0,6 to 0,65.

The reference numbers allocated to this application is: **20-07-2939**

For a period of 28 days from **10 February 2021**, the application will be open for inspection at the Department of Development Planning's walk-in services at the City's Metro Link at the Metro Centre, 158 Civic Boulevard, Braamfontein, from 08:00 to 15:30 on week days, or a copy of the application can be requested from the authorized agent as per the contact details below.

Objections to, or representations in respect of the application, must be submitted in writing to the authorized agent and registration section of the department of Development Planning, at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or transmitted per facsimile to (011) 339-4000, or transmitted per e-mail to [ObjectionsPlanning@joburg.org.za](mailto:ObjectionsPlanning@joburg.org.za), by no later than **10 March 2021**.

Authorized Agent: Nikhil Aheer

Physical Address: 57 Oxford Road, Saxonwold, Johannesburg, 2196.

Tel No (w): 072 758 0107

E-mail address: [kbna.design@gmail.com](mailto:kbna.design@gmail.com)

**LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS****LOCAL AUTHORITY NOTICE 144 OF 2021****SCHEDULE 44 – NOTICE FOR THE PARTIAL CANCELLATION OF A GENERAL PLAN (APPLICATION)****AGP-3****CITY OF EKURHULENI METROPOLITAN MUNICIPALITY****NOTICE OF AN APPLICATION FOR THE PARTIAL CANCELLATION OF A GENERAL PLAN IN TERMS OF SECTION 63 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019**

I **Johannes Hendrik Schoeman**, the applicant, hereby gives notice in terms of Section 63(3) of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-law, 2019, that an application has been made for the partial cancellation of the general plan of the township known as **Van Eck Park Extension 2**.

The application together with the relevant plans, documents and information will lie for inspection during normal office hours at the Municipal offices, at The Area Manager, City Planning, Brakpan CCC: E-Block, Room E212, Brakpan Civic Centre, cnr. Elliot Rd and Escombe Avenue, Brakpan for a period of 28 days from 10 February 2021.

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 at the above address or at PO Box 15, Brakpan, 1540 from **10 February 2021** until **10 March 2021**.

Closing date for any objections:  
10 March 2021

Address of applicant: *Izwelisha Town Planners (Pty) Ltd, 658 Trichardts Road, Beyers Park, Boksburg, 1459/PO Box 2256, Boksburg, 1460*

Telephone No: 0 1 1 9 1 8 0 1 0 0

Dates on which notice will be published: **10 and 17 February 2021**

Reference:

10-17

**LOCAL AUTHORITY NOTICE 149 OF 2021**  
**SCHEDULES 45 AND 46– CLOSURE OF AN OPEN SPACE AND ROADS**

**CITY OF EKURHULENI METROPOLITAN MUNICIPALITY**

**PROPOSED CLOSING OF ERF 789 AND CERTAIN ROADS IN VAN ECK PARK EXT 2**

Notice is hereby given in terms of sections 67 and 68 of the Local Government Ordinance, 1939 and Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that the City of Ekurhuleni Metropolitan Municipality intends to close permanently the following erf and roads:

Public Open Space Erf 789	Moses Kottler Street
Christo Coetzee Road	Jacob Pierneef Road
Walter Battis Street	Jan Van Geyen Street
Erich Meyer Street	Rhona Stern Street
Wolf Kibel Street	Thomas Baines Street
Jan Lievens Road	Pieter Wenning Street
Anton van Wouw Street	Fanie Eloff Street
Francois Krige Street	Part of Vincent Van Gogh Street
Anton Hendriks Street	Jan Steen Road
Maggie Lauber Street	Joan Welz Street
Alfred Krentz Crescent	Otto Klar Street

A plan showing the locality of the abovementioned erf and roads that are to be closed is open for inspection in the office of The Area Manager, City Planning, Brakpan CCC: E-Block, Room E212, Brakpan Civic Centre, cnr. Elliot Rd and Escombe Avenue, Brakpan from **10 February 2021 to 21 March 2021** during working hours.

Any person who has any objection to the proposed closing of the said erf or who will have any claim for compensation if the aforesaid closing is carried out, shall lodge his objection, or claim in writing with the Brakpan CCC at the above address or at PO Box 15, Brakpan, 1540, not later than 12 March 2021.

## LOCAL AUTHORITY NOTICE 177 OF 2021

**NOTICE OF APPLICATION IN TERMS OF SECTION 68 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019, FOR THE SIMULTANEOUS REMOVAL OF RESTRICTIVE TITLE CONDITIONS AND TOWNSHIP ESTABLISHMENT**

I, **JA Buitendag of the African Planning Partnership**, being the authorized agent of the owner of **The Remaining Extent of Portion 212, farm Klipfontein No 83-IR, Province of Gauteng** which property is situated east/north-east of and adjacent to Flamingo Road and west of the dead-end in Karen Road, Beyers Park, Boksburg, hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to the City of Ekurhuleni Metropolitan Municipality (Boksburg Customer Care Centre) for the

- i) *removal of conditions A.2, B(a), B(b), B(c) and B(d)* contained in Title Deed T46175/2020 of the property; and
- ii) for the *amendment of the Ekurhuleni Town Planning Scheme, 2014*, by the rezoning of the property from "Agriculture" to "Business 2", subject to certain conditions, by virtue of the establishment of **Beyers Park Extension 124 Township**, comprising two "Business 2" erven and a street (extension of Karen Road to link up with Flamingo Road).

- Erven 1 and 2 are proposed for "Business 2" Zoning/Land Use Category:

Primary Rights:	Business Purposes, Shops, Restaurants, Service Industries, Warehouse Retail, Parking Bays and Parking Garages.
Height:	2 Storeys
Coverage:	60%
F.A.R:	0,6
Parking:	As per Scheme

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager: City Planning Department, Boksburg Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, 3<sup>rd</sup> Floor, Boksburg Civic Centre, Cnr of Trichardts Road and Commissioner Street, Boksburg, for a period of 28 days from **6 January 2021** (the date of the first publication of this notice).

Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department, Boksburg Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, at the above address or by post to the Area Manager, City Planning Department, PO Box 215, Boksburg, 1460 within a period of 28 days from 6 January 2021.

**Address of the authorised agent:** J.A. Buitendag, % The African Planning Partnership, First Floor, 658 Trichardts Road, Beyers Park, Boksburg. 10-17

JAB/12286/bh

**LOCAL AUTHORITY NOTICE 178 OF 2021  
ADVERTISEMENT**

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

I TJAARD DU PLESSIS, being the authorised agent of the owner hereby give notice in terms of section 5 (5) of the Gauteng Removal of Restrictions Act, 1996, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of conditions number 1c, 1g, V. contained in the Title Deed of T63476/2018 of Erf 335 of Lynnwood Ridge Township, Registration Division J.R., Province of Gauteng, which property is situated at 61 Hibiscus St., Lynnwood Ridge. Pretoria

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the said authorised local authority at the LG004, Isivuno House, 143 Lilian Ngoyi Street Municipal Offices . PO Box 3242, Pretoria, 0001, CityP\_Registration@tshwane.gov.za from 10 February 2021 until 9 March 2021

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 specified above on or before 9 March 2021

Should any interested and affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details:

[newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za)

alternatively by requesting an identical copy of the land development application through the following contact details of the applicant, which copy shall be provided by the applicant within 3 days of the request, from any interested and affected party : email: [info@duparchitecture.co.za](mailto:info@duparchitecture.co.za) Postal address: 32 Palm Drive, 54 Sandvygie Crescent, Doornpoort 0186. Tel 0677324220

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Reference: CPD/ 0389/335 Item No. 32759

**LOCAL AUTHORITY NOTICE 189 OF 2021****NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF TOWNSHIP IN TERMS OF SECTION 38 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019  
GLEN MARAIS EXTENSION 166**

I, **Mauritz Oosthuizen of MTO Town Planners CC t/a MTO Town & Regional Planners (Reg. No.: 2005/135370/23)**, being the applicant hereby give notice in terms of **Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019**, that I/we have applied to the City of Ekurhuleni for the Establishment of the Township, 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 Centre, 5th Floor, Civic Centre, c/o CR Swart Drive and Pretoria Road, Kempton Park or PO Box 13, Kempton Park, 1620 **from 10 February 2021, until 10 March 2021.**

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

Address of Municipal offices: City Planning Department, Kempton Park Customer Care Centre, 5th Floor, Civic Centre, c/o CR Swart Drive and Pretoria Road, Kempton Park.

Closing date for any objections and/or comments: **10 March 2021**

Address of applicant: Street Address: No. 511 Dawn Street, Lynnwood Extension 01, 0081; Postal Address: P.O. Box 76173, Lynnwood Ridge, 0040; Telephone: (012) 348 1343; Fax: 086 610 1892 / (012) 348 7219; Email: [info@mto-townplanners.co.za](mailto:info@mto-townplanners.co.za)

Dates on which notice will be published: **10 February 2021 en 17 February 2021**

**ANNEXURE**

Name of township: **GLEN MARAIS EXTENSION 166**

Full name of applicant: Mauritz Oosthuizen of MTO Town Planners CC t/a MTO Town & Regional Planners on behalf of Zudolog Pty Ltd (Reg No. 2014/000177/07).

Number of erven, proposed zoning and development control measures: **2 Erven** zoned "**Residential 3**" subject to a density of 60 dwelling units per hectare, a Floor Area Ratio of 0.6 (*provided that not more than 114 dwelling units will be erected*), a height of 2 storeys, subject to certain further conditions.

The intension of the applicant in this matter is to: The intension is to develop a 2 storey residential development, consisting of a maximum of 114 dwelling units.

Locality and description of property on which township is to be established: Holding 71 Kempton Park Agricultural Holdings Extension 02 is situated **North** of the O.R. Tambo International Airport, the R21 / Atlas Road / Dann Road (M43) Intersection and Weinberg Street, **East** of the M43 (*known as Dann Road*), **South** of the M57 (*known as Pretoria Road*) / R23 intersection and Monument Road, **West** of the R21 Freeway and Bredell Agricultural Holdings, situated between Anemoon- and Botes Roads, at No. 71 Anemoon Road, Kempton Park Agricultural Holdings Extension 02, Kempton Park, Glen Marais.

The proposed township is situated on Holding 71 Kempton Park Agricultural Holdings Extension 02, Registration Division I.R. (*an Excision Application has been submitted in terms of Section 124 The City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019 in order to obtain the new Farm Description*)

**PLAASLIKE OWERHEID KENNISGEWING 198 VAN 2021****KENNISGEWING VAN AANSOEK OM STIGTING VAN DORP IN TERME VAN  
ARTIKEL 38 VAN DIE STAD VAN EKURHULENI METROPOLITAANSE MUNISIPALITEIT RUIMTELIKE BEPLANNING  
EN GRONDGEBRUIKBESTUUR BY-WET, 2019  
GLEN MARAIS UITBREIDING 166**

Ek, **Mauritz Oosthuizen van MTO Town Planners BK t/a MTO Town & Regional Planners (Reg. No.: 2005/135370/23)**, synde die gemagtigde agent van die aansoeker, gee hiermee ingevolge **Artikel 10 van die Stad van Ekurhuleni Metropolitaanse Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur By-Wet, 2019**, kennis dat ek by die Stad van Ekurhuleni Metropolitaanse Munisipaliteit aansoek doen vir die stigting van die dorp, genoem in die Bylae hierby.

Enige beswaar(e) en/of navrae, insluitend grond van sodanige beswaar(e) en/of navrae met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrispondeer met die persoon of liggaam wat beswaar(e) en/of navrae aflê nie, beswaar(e) en/of navrae sal gedurende gewone kantoorure by, of gerig word aan: die Area Bestuurder, Die Departement van Stadsbeplanning, 5de Verdieping, Burgersentrum, h/v CD Swartrylaan en Pretoriaweg, Kempton Park of Posbus 13, Kempton Park, 1620, **vanaf 10 Februarie 2021, tot 10 Maart 2021**.

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 **Gauteng Provinsiale Koerant, Beeld en The Star** koerante geïnspekteer word.

Adres van Munisipale kantore: Stadsbeplannings Departement, Kempton Park Dienssentrum, 5de verdieping, Burgersentrum, h/v CR Swartrylaan en Pretoriaweg, Kempton Park.

Sluitingsdatum vir enige besware en/of kommentare: **10 Maart 2021**

Adres van applikant: Straatadres: Dawnstraat Nr. 511, Lynnwood Uitbreiding 01, 0081; Posadres: Posbus 76173, Lynnwoodrif, 0040; Telefoon: (012) 348 1343; Faks: 086 610 1892 / (012) 348 7219; Epos: [info@mto-townplanners.co.za](mailto:info@mto-townplanners.co.za)

Datums waarop die advertensie geplaas sal word: **10 Februarie 2021 en 17 Februarie 2021**

**BYLAE**

Naam van dorp: **GLEN MARAIS UITBREIDING 166**

Volle naam van aansoeker: Mauritz Oosthuizen van MTO Town Planners BK t/a MTO Town & Regional Planners, namens Zudolog Pty Ltd (Reg Nr. 2014/000177/07).

Aantal erwe, voorgestelde sonering en beheermaatreels: Daar word voorgestel om **2 (twee) erwe** te skep. Beide erwe gesoneer "**Residensieel 3**", onderworpe aan 'n digtheid van 60 eenhede per hektaar (*met dien verstande dat nie meer as 114 wooneenhede oppgerig mag word nie*), onderworpe aan 'n hoogte van 2 verdiepings, onderworpe aan sekere verdere voorwaardes.

Die aansoeker se bedoeling is om 'n 2 verdieping residensiele dorp te ontwikkel, wat sal bestaan uit 'n maksimum van 114 residensieële wooneenhede.

Ligging van eiendom waarop dorp gestig gaan word : Hoewe 71 Kempton Park Landbou Hoewes Uitbreiding 02 is gelee **Noord** van die O.R. Tambo Internasionale Lughawe, die R21 / Atlasweg / Dannweg (M43) interseksie en Weinberg Straat, **Oos** van die M43 (*nou bekend as Dannweg*), **Suid** van die M57 (*nou bekend as Pretoriaweg*) / R23 interseksie en Monumentweg, **Wes** van die R21 Snelweg en Bredell Landbou Hoewes, gelee tussen Anemoon- en Botes Strate, te Anemoonstraat Nr. 71, Kempton Park Landbou Hoewes Uitbreiding 02, Kempton Park, Glen Marais.

Beskrywing van die eiendom waarop die dorp gestig gaan word: Hoewe 71 Kempton Park Landbou Hoewes Uitbreiding 02; Registrasie Afdeling: IR (*'n Uitsluitings-aansoek was ingedien in terme of Artikel 124 van die Stad van Ekurhuleni Metropolitaanse Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur By-Wet, 2019, met die doel om die nuwe plaas beskrywing te bekom*)



**LOCAL AUTHORITY NOTICE 190 OF 2021****CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016.  
NOTICE OF AN APPLICATION FOR A SUBDIVISION OF PORTION R46 (A PORTION OF  
PORTION 1) OF THE FARM TWEEDRAGT 516 JR IN TERMS OF SECTION 16(12)(a)(iii) OF THE  
CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Andries Johannes du Preez, being the applicant of Mr & Mrs A Senekal, give notice in terms of section 16(12)(a)(iii) of the City of Tshwane Metropolitan Municipality By-Law 2016, read with the stipulations of the Spatial Planning and Land Use Management Act (Act 16 of 2013) for the subdivision of the property described below.

The aim of the applicant in this matter is to subdivide portion R46 (a portion of portion 1) of the farm Tweedragt 516 JR into two (2) portions as described below.

Any objections and/or comments, including the grounds of such objections or comments with full contact details and reasons, 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 Development and Regional Services, Centurion Office, Registration Department, Room E10, Corner of Basdon- and Rabie Street, Centurion, for a period of 28 Days from 10 February 2021 (the Date of first Publication)

**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 News papers.**

**Address of applicant: 401 Bontrokkie Street, Die Wilgers, Pretoria P.O. Box 41217, Moreletta Ridge. 0044. Mobile No 0832671958**

**Dates on which notice will be published 10 February 2021 and 17 February 2021**

**Closing date for any objections: 9 March 2021**

**Description of properties: Two (2) portions. Proposed Remainder of R46 (12.0807ha) and portion 1 (6.9267ha)**

**Reference: CPD 0541/46/R Item No 32734**

10-17

**PLAASLIKE OWERHEID KENNISGEWING 190 VAN 2021****STAD VAN TSHWANE GRONDGEBRUIKE BESTUURS BYWETTE, 2016  
KENNIS VAN N AANSOEK VIR N ONDERVERDELING VAN GEDEELTE R46 (N GEDEELTE VAN  
GEDEELTE 1) VAN DIE PLAAS TWEEDRAGT 516JR IN TERME VAN ARTIKEL 16(12)(a)(iii) VAN  
DIE STAD VAN TSHWANE GROND GEBRUIKE BESTUURS BYWETTE 2016.**

Ek, Andries Johannes du Preez synde die applikant van Mnr en Mev A Senekal, gee hiermee kennis kragtens artikel 16(12)(a)(iii) van die Grondgebruike Bestuurs Bywette van 2016, van die Stad van Tshwane Metropolitaanse Munisipaliteit, gelees met bepalings van die Ruimtelike Beplannings Grondgebruike Wet (Wet 16 van 2013), dat ek aansoek doen by die Stad van Tshwane vir die onderverdeling van die eiendom soos hieronder beskryf.

Die bedoeling is om gedeelte R/46 Tweedragt 516JR (Gauteng Provinsie) in twee (2) dele te verdeel soos in die beskikbare dokumente omskryf.

Enige besware en/of opmerkings, insluitend die gronde vir sulke besware/opmerkings, met volle kontak gegewens, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of instansie wat die besware/opmerkings maak nie, moet skriftelik aan die Strategiese Uitvoerende Direkteur, Stadsbeplanning, Ontwikkeling en Streeksdienste Centurion Kantoor, Registrasie Departement, Kamer E10, H/v Basdon- en Rabiestrategie gestuur word voor 28 dae vanaf datum van 1e publikasie.

Al die dokumente en planne verwant aan die aansoek is beskikbaar vir inspeksie gedurende normale kantoor ure soos hieronder beskryf vir 'n periode van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant, Die Beeld en die Citizen koerante.

**Die sluitingsdatum vir besware is 9 Maart 2021**

**Adres van die applikant: Bontrokkiestraat 401, Die Wilgers Pretoria, Posbus 41217, Moreletta Ridge. 0044 Tel no: 0832671958.**

**Datums waarop die kennisgewings gepubliseer sal word is 10 Februarie 2021 en 17 Februarie 2021 Sluitingsdatum vir enige besware: 9 Maart 2021**

**Beskrywing van eiendomme: Twee (2) dele: voorgestelde Restant van ged R46 (12,0807 Ha) en ged. 1, aan die Noordelike kant (6,9267 Ha) van die plaas Tweedragt 516JR.**

**Verw Nr: CPD 0541/46/R Item Nr 32734**

10-17

**LOCAL AUTHORITY NOTICE 191 OF 2021**  
**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**  
**TSHWANE AMENDMENT SCHEME 3875T**

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 Tshwane Amendment Scheme **3875T**, being the rezoning of Erf 623, Waterkloof Ridge, from "Residential 2", to "Residential 2", Dwelling Units, with a density of 20 dwelling-units per hectare (maximum of 8 Dwelling-units on the property), 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 **3875T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-3875T (Item 25496))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

17 FEBRUARY 2021  
(Notice 212/2021)

**LOCAL AUTHORITY NOTICE 192 OF 2021**  
**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**  
**TSHWANE AMENDMENT SCHEME 4869T**

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 Tshwane Amendment Scheme **4869T**, being the rezoning of Part gfdcdg (proposed Portion 4) of Erf 398, Irene, from "Residential 1", to "Private Open Space", Table B, Column 3, 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 **4869T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-4869T (Item 29084))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

17 FEBRUARY 2021  
(Notice 210/2021)

**LOCAL AUTHORITY NOTICE 193 OF 2021****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 T00105126/2015, with reference to the following property: Erf 607, Lynnwood Glen.

The following conditions and/or phrases are hereby removed: Conditions A.(g), C.(a), C.(c) and C.(e).

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

(CPD LWG/0384/607 (Item 31956))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

17 FEBRUARY 2021  
(Notice 522/2021)

**LOCAL AUTHORITY NOTICE 194 OF 2021****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 T0038568/2018, with reference to the following property: The Remainder of Erf 641, Lyttelton Manor Extension 1.

The following conditions and/or phrases are hereby removed: Conditions (g), j(i) and j(ii).

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

(CPD LYTx1/0387/641/R (Item 31876))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

17 FEBRUARY 2021  
(Notice 521/2021)

**LOCAL AUTHORITY NOTICE 195 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF AN APPLICATION FOR A SUBDIVISION OF A PROPERTY AS CONTEMPLATED IN TERMS OF SECTION 16(12)(a)(iii) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 READ WITH SCHEDULE 23 THERETO**

I, Sonja Meissner-Roloff of SMR Town & Environmental Planning, the applicant in my capacity as authorised agent of the owner of property(ies) namely The Remaining Extent of Portion 2 of the farm Zwartkoppies 364-JR, 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 for the subdivision of the property as described below.

Description of property: The Remaining Extent of Portion 2 of the farm Zwartkoppies 364-JR

Number and area of proposed portions: **15 Portions of the farm Zwartkoppies 364-JR**: Proposed Portion **304** (±21,1238 ha); Proposed Portion **305** (±18,0807 ha); Proposed Portion **306** (±17,7311 ha); Proposed Portion **307** (±19,4217 ha); Proposed Portion **308** (±7,0334 ha); Proposed Portion **309** (±44,5726 ha); Proposed Portion **310** (±4,4646 ha); Proposed Portion **311** (±15,6901 ha); Proposed Portion **312** (±13,4288 ha); Proposed Portion **313** (±21,4236 ha); Proposed Portion **314** (±29,6998 ha); Proposed Portion **315** (±39,1142 ha); Proposed Portion **316** (±65,5622 ha); Proposed Portion **317** (±44,5210 ha); Proposed **Remainder of Portion 2** (±315,2573 ha)

The intention of the applicant in this matter is to subdivide the property in order to manage it more efficiently. Township applications have been submitted on the property and the subdivision will separate the parts of the property that are contained within the borders of these proposed townships from the parts of the properties that will be developed in future.

The property is located between Mamelodi and Nellmapius to the north and Silver Lakes and Hazeldean to the south. The N4, Solomon Mahlangu Road, Alwyn Road, Bronkhorstspruit Road (K22) and the Pienaars River run through the property.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details (cell number and/or e-mail address), without which the Municipality **and/or applicant** 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** within 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen newspapers.

Dates on which notice will be published: **17 February 2021** (first date) and **24 February 2021** (second date).  
Closing date for any objections and/or comments: **17 March 2021**

Should any interested and affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: **newlanduseapplications@tshwane.gov.za**, alternatively by requesting an identical copy of the land development application through the following contact details of the applicant, which copy shall be provided by the applicant within 3 days of the request, from any interested and affected party:

**PLAASLIKE OWERHEID KENNISGEWING 195 VAN 2021  
STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT**

**KENNISGEWING VAN 'N AANSOEK OM ONDERVERDELING VAN 'N EIENDOM IN TERME VAN ARTIKEL  
16(12)(a)(iii) VAN DIE STAD VAN DIE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016  
SAAMGELEES MET SKEDULE 23**

Ek, Sonja Meissner-Roloff van SMR Town & Environmental Planning, synde die applikant in my hoedanigheid as gemagtigde agent van die eienaar van die volgende eiendom naamlik die Resterende Gedeelte van Gedeelte 2 van die plaas Zwartkoppies 364-JR, Gauteng, gee hiermee ingevolge Artikel 16(1)(f) van die Stad van Tshwane se Grondgebruiksbestuurverordening, 2016, kennis dat ek by die Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die onderverdeling ingevolge Artikel 16(12)(a)(iii) van die City of Tshwane Land Use Management By-law, 2016 van die onderstaande eiendom.

Beskrywing van die eiendom: Die Resterende Gedeelte van Gedeelte 2 van die plaas Zwartkoppies 364-JR

Hoeveelheid en grootte van voorgestelde Gedeeltes: **15 gedeeltes van die plaas Zwartkoppies 364-JR:** Voorgestelde Gedeelte **304** ( $\pm 21,1238$  ha); Voorgestelde Gedeelte **305** ( $\pm 18,0807$  ha); Voorgestelde Gedeelte **306** ( $\pm 17,7311$  ha); Voorgestelde Gedeelte **307** ( $\pm 19,4217$  ha); Voorgestelde Gedeelte **308** ( $\pm 7,0334$  ha); Voorgestelde Gedeelte **309** ( $\pm 44,5726$  ha); Voorgestelde Gedeelte **310** ( $\pm 4,4646$  ha); Voorgestelde Gedeelte **311** ( $\pm 15,6901$  ha); Voorgestelde Gedeelte **312** ( $\pm 13,4288$  ha); Voorgestelde Gedeelte **313** ( $\pm 21,4236$  ha); Voorgestelde Gedeelte **314** ( $\pm 29,6998$  ha); Voorgestelde Gedeelte **315** ( $\pm 39,1142$  ha); Voorgestelde Gedeelte **316** ( $\pm 65,5622$  ha); Voorgestelde Gedeelte **317** ( $\pm 44,5210$  ha); Voorgestelde **Restant van Gedeelte 2** ( $\pm 315,2573$  ha)

Die voorneme van die applikant is om die eiendom te verdeel om dit meer doeltreffend te bestuur. Dorpstigtingsaansoeke is ook op die eiendom ingedien en hierdie onderverdeling sal die dele van die eiendom wat binne die grense van die voorgestelde dorpe vervat word, skei van die dele wat in die toekoms ontwikkel gaan word.

Die eiendom(me) is geleë tussen Mamelodi en Nellmapius aan die noorde en Silver Lakes en Hazeldean aan die suide daarvan. Die N4, Solomon Mahlangu Weg, Alwynweg, Bronkhorstspruitweg (K22) en die Pienaarsrivier loop deur die eiendom.

Enige beswaar(e) en/of kommentar(e), insluitend die gronde van beswaar(e) en/of kommentaar(e) met die volle kontakbesonderhede (selfoonnommer en/of epos adres) waarsonder die Munisipaliteit en/of applikant nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) indien, sal gerig word of skriftelik ingedien word by of tot : Die Bestuurshoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of **CityP\_Registration@tshwane.gov.za** binne 28 dae van die datum van eerste verskyning van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen koerante.

Datums waarop kennisgewing gepubliseer word: **17 Februarie 2021** (eerste datum) en **24 Februarie 2021** (tweede datum).

Sluitingsdatum vir enige besware/ kommentare: **17 Maart 2021**

Sou enige belanghebbende of geaffekteerde party, 'n afskrif van die grondgebruiksaansoek wil bekom, kan 'n afskrif van die Munisipaliteit aangevra word. So 'n afskrif kan versoek word deur die volgende kontakbesonderhede te gebruik: **newlanduseapplications@tshwane.gov.za**. Alternatiewelik kan 'n identiese afskrif van die grondgebruiksaansoek van die applikant versoek word deur die volgende kontakbesonderhede van die applikant te gebruik. Die sal binne 3 dae na die versoek, van enige belanghebbende of geaffekteerde party, deur die applikant voorsien word:

**LOCAL AUTHORITY NOTICE 196 OF 2021****NOTICE OF A JOINT REZONING AND REMOVAL OF RESTRICTIVE TITLE DEED CONDITIONS APPLICATION IN TERMS OF SECTIONS 16(1) AND 16(2) RESPECTIVELY OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAWS, 2016:**

I, Etienne du Randt, being the applicant on behalf of the registered owner of Erf 1011 Sinoville, 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) from "Residential 1" to "Special" for Offices, Motor Vehicle Showrooms, Shops and Ancillary and Subservient Land Uses as well as the removal of restrictive conditions conditions B(f), C(a), C(c), C(d) and C(f), contained in title deed number T05041451. The property is situated at Number 283 Sefako Makgatho Drive, Sinoville. 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, P.O. Box 3242, Pretoria, 0001 or to [CityP\\_Registration@Tshwane.gov.za](mailto:CityP_Registration@Tshwane.gov.za) from 17 February 2021 to 17 March 2021. 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 Gauteng Provincial Gazette Beeld and Citizen newspapers. Address of Municipal Offices: Pretoria Office, Room LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Closing date for any objections and/or comments: 17 March 2021. Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and or obtain a copy of the land development application, the failure by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. Address of applicant: Etienne du Randt Property Consultancy CC, 180 Vinko Street, Sinoville, Pretoria. Telephone No: 0828933938. Dates on which notice will be published: 17 February 2021 and 24 February 2021. Ref.: Rezoning: CPD/0853/00103, Item No. 32046. Ref.: Removal: CPD/0640/01011 Item No. 32048.

17-24

**PLAASLIKE OWERHEID KENNISGEWING 196 VAN 2021****KENNISGEWING VAN 'N GESAMENTLIKE HERSONERING EN OPHEFFING VAN BEPERKENDE VOORWAARDES AANSOEK INGEVOLGE ARTIKELS 16(1) EN 16(2) ONDERSKEIDELIK VAN DIE STAD TSHWANE SE GRONDGEBRUIKBESTUURSWET, 2016:**

Ek, Etienne du Randt, synde die aansoeker te wees namens die geregistreerde eienaar van Erf 1011, Sinoville, gee hiermee ingevolge Artikel 16(1)(f) van die Tshwane Grondgebruikbestuursbywet, 2016, kennis dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien in 2014), deur die hersonering in terme van Artikel 16(1) van die eiendom vanaf "Residensieël 1" na "Spesiaal" vir Kantore, 'n Motor Verkoop Lokaal, Winkels en Aanverwante en Ondergeskikte gebruike asook vir die opheffing van Voorwaardes B(f), C(a), C(c), C(d) en C(f), soos vervat in Titel Akte Nommer T05 041451. Die eiendom is geleë te Nommer 283 Sefako Makgatho Rylaan, Sinoville. Enige beswaar en/of kommentaar, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan kontak maak met die beswaarmaker nie, kan gedurende gewone kantoorure ingedien of gerig word aan: Die Strategiese Uitvoerende Direkteur, Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by CityP\_Registration@tshwane.gov.za vanaf 17 Februarie 2021 tot 17 Maart 2021. Volledige besonderhede en planne (indien enige) kan gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit besigtig word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van hierdie kennisgewing in die Gauteng Provinsiale Gazette, Beeld en Citizen koerante. Adres van Munisipale kantore: Kamer LG004, Isivuno House, 143 Lilian Ngoyi Straat (H/v Madibastraat), Pretoria. Sluitingsdatum vir enige besware en/of kommentaar: 17 Maart 2021. Sou enige belangstellende of geaffekteerde party die aansoek wil besigtig of 'n kopie daarvan wil verkry kan 'n kopie vanaf die munisipaliteit aangevra word deur 'n versoek daarvoor te rig aan die volgende kontak besonderhede: newlanduseapplications@tshwane.gov.za. Die applikant kan by indiening van die aansoek 'n afskrif elektronies aanstuur of die aansoek publiseer, met bevestiging van die volledigheid deur die munisipaliteit, vergesel deur 'n elektroniese kopie op hul webwerf, indien enige. Die applikant moet toesien dat die kopie wat gepubliseer of aan enige belanghebbende en geaffekteerde party gestuur word, die kopie is wat by die munisipaliteit ingedien is by newlanduseapplications@tshwane.gov.za. Vir doeleindes van die verkryging van 'n afskrif van die aansoek, moet kennis geneem word dat die belanghebbende en geaffekteerde party die munisipaliteit en die applikant van 'n e-posadres of ander kommunikasiemedium moet voorsien om die genoemde afskrif elektronies te verkry. Geen deel van die dokumente wat deur die munisipaliteit of die applikant verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat op die intellektuele eiendomsreg van die applikant inbreuk maak nie. Indien enige belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondgebruiksaansoek te besigtig of te verkry nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom, nie as gronde

beskou om die verwerking en oorweging van die aansoek te verhoed nie. Adres van applikant: Etienne du Randt Property Consultancy CC, 180 Vinko Straat, Sinoville, Pretoria. Telefoon No: 0828933938. Datums waarop kennisgewing gepubliseer word: 17 Februarie 2021 en 24 Februarie 2021. Verw.: Hersonering: CPD/0853/00103, Item No. 32046. Verw.: Opheffing: CPD/0640/01011 Item No. 32048.

**LOCAL AUTHORITY NOTICE 197 OF 2021**  
**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**  
**NOTICE OF AN AMENDMENT OF A LAND DEVELOPMENT APPLICATION PRIOR TO APPROVAL IN**  
**TERMS OF SECTION 16(18) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 READ**  
**WITH SCHEDULE 23 THERETO**

I, Sonja Meissner-Roloff of SMR Town & Environmental Planning, the applicant in my capacity as authorised agent of the owner of property(ies) namely the Remaining Extent of Portion 2 of the farm Zwartkoppies 364-JR, 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 for the amendment of a land development application prior to the approval thereof in terms of section 16(18) of the City of Tshwane Land Use Management By-law, 2016, being an application for township establishment to be known as Zwartkoppies Extension 51. The property is situated between Mamelodi and Nellmapius to the north and Silver Lakes, Hazeldean, the N4 and the Bronkhorstspruit Road (K22) to the south.

The intention of the applicant in this matter is to amend the proposed residential township to a residential township that includes access control measures (security estate).

The amendment is FROM a township consisting of the following:

Number of erven, proposed zoning and development control measures: 359 Erven: "Residential 1", with a density of 1 dwelling unit per erf and a minimum erf size of 150 m<sup>2</sup>; 3 Erven: "Public Open Space" and Existing Streets.

TO a township consisting of:

Number of erven, proposed zoning and development control measures: 283 Erven: "Residential 1", with a density of 1 dwelling unit per erf and a minimum erf size of 225 m<sup>2</sup>; 2 Erven: "Private Open Space"; 1 Erf: "Special" for access control; 1 Erf: "Special" for private street and Existing Streets.

The maximum number of dwelling units proposed for the township has been reduced from 359 units to 283 units.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details (cell number and/or e-mail address), without which the Municipality and/or applicant 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** within 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen newspapers.

Dates on which notice will be published: **17 February 2021** (first date) and **24 February 2021** (second date).

Closing date for any objections and/or comments: **17 March 2021**

Should any interested and affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: **newlanduseapplications@tshwane.gov.za**, alternatively by requesting an identical copy of the land development application through the following contact details of the applicant, which copy shall be provided by the applicant within 3 days of the request, from any interested and affected party:

- E-mail address: [smeissner@icon.co.za](mailto:smeissner@icon.co.za)
- Postal Address: SMR Town & Environmental Planning, PO Box 7194, Centurion, 0046
- Physical Address of offices of applicant: 9 Charles de Gaulle Crescent, Highveld Office Park, Highveld Extension 12
- Contact Telephone Number: 012 665 2330

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.



**PLAASLIKE OWERHEID KENNISGEWING 197 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE CITY OF TSHWANE  
LAND USE MANAGEMENT BY-LAW, 2016 SAAMGELEES MET SKEDULE 23**

Ek, Sonja Meissner-Roloff van SMR Town & Environmental Planning, synde die applikant in my hoedanigheid as gemagtigde agent van die eienaar van die volgende eiendom naamlik die Restant van Gedeelte 2 van die plaas Zwartkoppies 364-JR, Gauteng, gee hiermee ingevolge Artikel 16(1)(f) van die City of Tshwane Land Use Management By-law, 2016, kennis dat ek by die Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van 'n grondgebruiksaansoek ingevolge Artikel 16(18) van die City of Tshwane Land Use Management By-law, 2016 van die dorp wat bekend sal staan as Zwartkoppies Uitbreiding 51. Die voorgestelde dorp is geleë tussen Mamelodi en Nellmapius ten noorde daarvan en Silver Lakes, Hazeldean, die N4 en die Bronkhorstspuitpad (K22) ten suide van die grond.

Die voorneme van die applikant is om die voorgestelde residentiële dorp te wysig na 'n dorp wat toegangsbeheer maatreëls insluit (sekuriteitslandgoed).

Die wysiging is VAN 'n voorgestelde dorp wat uit die volgende bestaan:

Aantal erwe, voorgestelde sonering en ontwikkelingsbeheermaatreëls: 359 Erwe: "Residensieël 1" met 'n digtheid van 1 woonhuis per erf en 'n minimum oppervlakte van 150 m<sup>2</sup>; 3 Erwe: "Openbare Oop Ruimte" en Bestaande strate.

TOT 'n dorp wat bestaan uit die volgende:

Aantal erwe, voorgestelde sonering en ontwikkelingsbeheermaatreëls: 283 Erwe: "Residensieël 1" met 'n digtheid van 1 woonhuis per erf en 'n minimum oppervlakte van 225 m<sup>2</sup>; 2 Erwe: "Private Oop Ruimte"; 1 Erf: "Spesiaal" vir toegangsbeheer; 1 Erf: "Spesiaal" vir privaat straat en Bestaande strate.

Die maksimum hoeveelheid wooneenhede voorgestel vir die dorp is verminder van 359 eenhede na 283 eenhede.

Enige beswaar(e) en/of kommentar(e), insluitend die gronde van beswaar(e) en/of kommentaar(e) met die volle kontakbesonderhede (selfoonnommer en/of epos adres) waarsonder die Munisipaliteit en/of applikant nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) indien, sal gerig word of skriftelik ingedien word by of tot Die Bestuurshoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of **CityP\_Registration@tshwane.gov.za** binne 28 dae van die datum van eerste verskyning van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen koerante.

Datums waarop kennisgewing gepubliseer word: **17 Februarie 2021** (eerste datum) en **24 Februarie 2021** (tweede datum).

Sluitingsdatum vir enige besware/ kommentare: **17 Maart 2021**

Sou enige belanghebbende of geaffekteerde party, 'n afskrif van die grondgebruiksaansoek wil bekom, kan 'n afskrif van die Munisipaliteit aangevra word. So 'n afskrif kan versoek word deur die volgende kontakbesonderhede te gebruik: **newlanduseapplications@tshwane.gov.za**. Alternatiewelik kan 'n identiese afskrif van die grondgebruiksaansoek van die applikant versoek word deur die volgende kontakbesonderhede van die applikant te gebruik. Die sal binne 3 dae na die versoek, van enige belanghebbende of geaffekteerde party, deur die applikant voorsien word:

**LOCAL AUTHORITY NOTICE 198 OF 2021****CITY OF EKURHULENI METROPOLITAN MUNICIPALITY  
(KEMPTON PARK CUSTOMER CARE CENTRE)  
PROCLAMATION EXTENSION OF BOUNDARIES**

In terms of section 49(1) of the Deeds Registries Act, 1937 (Act 47 of 1937), read with section 88(1) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), The City of Ekurhuleni Metropolitan Municipality hereby extend the boundaries of GLEN ERASMIA EXTENSION 19 Township to include Portion 175 of the farm Witfontein No. 15 - I.R., subject to the conditions set out in the Schedule hereto.

**SCHEDULE**

STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY HUNKYDORY INVESTMENTS 201 (EIENDOMS) BEPERK HEREINAFTER REFERRED TO AS THE APPLICANT UNDER THE PROVISIONS OF SECTION 88 OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986) FOR PERMISSION TO EXTEND THE BOUNDARIES OF GLEN ERASMIA EXTENSION 19 TO INCLUDE PORTION 175 OF THE FARM WITFONTEIN 15-IR HAS BEEN GRANTED

**A. CONDITIONS OF EXTENSION****(1) DISPOSAL OF EXISTING CONDITIONS OF TITLE**

All Erven shall be made subject to existing conditions and servitudes, in any.

- i) But excluding the following conditions and servitudes, which do not affect the township due to its locality:
  - A. Die voormalige resterende gedeelte van die gemelde plaas, groot as sodanig 1723,5742 (EEN DUISEND SEWE HONDERD DRIE EN TWINTIG komma VYF SEWE VIER TWEE) hektaar, is onderworpe aan 'n reg ten gunste van die VICTORIA FALLS AND TRANSVAAL POWER COMPANY LIMITED om elektrisiteit te vervoer oor hierdie eindom, tesame met bykomende regte, soos meer ten volle sal blyk uit Notariële Akte Nr. 646/1928 S.
  - B. Die voormalige resterende gedeelte van die gemelde plaas, groot as sodanig 1691,3170 (EEN DUISEND SES HONDERD EEN EN NEGENTIG komma DRIE EEN SEWE NUL) hektaar, is onderworpe aan die reg aan die Elektrisiteitsvoorsieningskommissie om elektrisiteit oor die gemelde eiendom te vervoer langs sodanige lyn as wat op gemelde L.G. kaart Nr. A1772/1967 aangedui word deur die figuur X'Y tesame met bykomende regte en soos meer ten volle sal blyk uit Notariële Akte Nr. 789/1959-S gedateer 29 Julie 1959.
  - D. Die voormalige resterende gedeelte van die gemelde plaas groot 1691,3170 (EEN DUISEND SES HONDERD EEN EN NEGENTIG komma DRIE EEN SEWE NUL) hektaar, is onderhewig aan 'n ondergrondse elektriese kabelroete 3,15 meter wyd ten gunste van die Regering van die Republiek van Suid-Afrika (in sy Spoorweë en Hawens Administrasie), tesame met sodanige bykomstige regte soos meer ten volle sal blyk uit Notariële Akte van Serwituut Nr. 1071/1953-S gedateer 14 November 1953.
  - E. Kragtens Notariele Akte van Serwituut Nr. K.2051/1984S is die voormalige RESTANT VAN GEDEELTE 28 VAN DIE PLAAS WITFONTEIN NO. 15, GROOT 530,8440 (VYF DRIE NUL komma AGT VIER VIER NUL) HEKTAAR, onderhewig aan ewigdurende servitute, tesame met bykomende regte, vir:
    - (i) Die installering en onderhoud van 'n rioolpyplyn;
    - (ii) Die installering en onderhoud van watergeleiding ten gunste van die Stadsraad van Kempton Park soos meer volledig sal blyk uit gemelde Notariele Akte met kaarte daarby aangeheg.
  - F. The former REMAINING EXTENT OF PORTION 28 OF THE FARM WITFONTEIN NO. 15, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG IN EXTENT 530,8440 (FIVE HUNDRED AND FIFTY) comma EIGHT FOUR FOUR ZERO) HECTARES, is subject to the following servitudes:

- (i) BY virtue of Notarial Deed No. K9504/2007S dated 1 November 2007 the withinmentioned property is subject to a pipeline servitude already laid, together with ancillary rights, and which may hereafter be laid along a strip of ground 1860 (ONE THOUSAND EIGHT HUNDRED AND SIXTY) square metres in extent as depicted by the figure ABCD on servitude diagram No. S.G. 8513/1999 in favour of Rand Water Board. As will more fully appear from the said Notarial Deed.
- (ii) BY virtue of Notarial Deed No. K3965/2010S dated 13 September 2006 the withinmentioned property is subject to an outfall sewer line servitude, together with ancillary rights, 5 (FIVE) metres wide, which centre line is depicted by the line ab on servitude diagram No. S.G. 2115/2000, annexed to the said Notarial Deed, in favour of the Local Authority. As will more fully appear from the said Notarial Deed.
- ii) Including the following condition which will be brought forward onto the erven in the township:
- C. Kragtens Notariële Akte Nr. 193/1965-S gedateer 22 Januarie 1965 is die voormalige resterende gedeelte van die gemelde plaas, groot as sodanig 1691,3170 (EEN SES NEGE EEN komma DRIE EEN SEWE NUL) hektaar (hierna genoem die dienende eiendom):
- a) Onderhewig aan 'n ooreenkoms betreffende waterverdeling met sekere Gedeelte D van die plaas Witfontein voormeld, (hierna die heersende eiendom), gehou kragtens Transportakte Nr. 907/1934, gedateer 1 Februarie 1934, in terme waarvan vanaf Maandagoggend om sesuur voormiddag in elke week die eienaar van die dienende eiendom geregtig sal wees om die water in die hiernavermelde watervoor te neem en sal die eienaar van die heersende eiendom geregtig wees om vanaf sesuur voormiddag Donderdagoggend tot sesuur voormiddag Sondagoggend in elke week die water in die gemelde voor te neem. Vir die oorblywende dag van elke week vanaf sesuur voormiddag Sondagoggend tot sesuur voormiddag Maandagoggend, sal die partye die water ongehinderd in die spruit laat vloei met die reg aan die eienaar van die dienende eiendom om na gelang van die toestand van die vlei, die water so af te keer dat dit of in die vlei of laer af in die spruit ingekeer word.
  - b) Ten einde die eienaar van die heersende eiendom in staat te stel om water vanaf die stuwal na die heersende eiendom te neem, verleen die eienaar van die dienende eiendom aan die eienaar van die heersende eiendom 'n serwituut van waterleiding langs die bestaande watervoor aangedui deur die lyn A'B' op Kaart Nr. L.G. 2905/1953 geheg aan Notariële Akte Nr. 193/1965-S en op Kaart Nr. L.G. 2453/1983 deur die figuur S1 geheg aan Grondbrief gedateer 11 Julie 1859. Die gemelde watervoor sal nie wyer as die huidige wydte gemaak word tensy die partye skriftelik andersins ooreenkom. Die bestaande afmetings van die gesementeerde gedeelte van die voor is 39,37 sentimeter wyd op die bodem, 49,53 sentimeter wyd bo en 35,56 sentimeter diep.
  - c) Elk van die partye sal verantwoordelik wees vir die instandhouding van een-helfte van die gemelde watervoor, te wete, die eienaar van die heersende eiendom vir helfte nader aan haar eiendom geleë en die eienaar van die dienende eiendom die ander helfte wat strek tot by die stuwal. Die eienaar van die heersende eiendom en/of haar werknemers sal te alle tye toegang tot die betrokke voor hê om haar regte en verpligtinge uit te oefen. Die partye sal gesamentlik verantwoordelik wees vir die herstel en instandhouding van die bogenoemde stuwal, wanneer nodig.
  - d) Die partye wie se beurt aanbreek sal die sluise verander sodat die water vir haar eiendom aangewend word en die plig om die verandering aan te bring wanneer die beurt omruil, sal nie op die persoon rus wie se beurt dan verstreke is nie.
- (2) PRECAUTIONARY MEASURES  
The township owner shall at his own expense make arrangements with the Local Authority in order to ensure that:
- i) Water will not dam up, that the entire surface of the township area is drained properly and that streets are sealed effectively with tar, cement or bitumen: and

- ii) The recommendations as laid down in the geological report of the township must be complied with and, when required, engineer certificates for the foundations of the structures must be submitted.
- (3) ACCESS
- i) Access to the property will only be allowed from Nederburg Avenue, Blaauwklippen Avenue and at an approved position along Monument Road and new access Road on the north eastern boundary of the township.
- (4) ENGINEERING SERVICES
- i) The applicant shall be responsible for the installation and provision of internal engineering services.
  - ii) Once water, sewer and electrical networks have been installed, same will be transferred to the Local Council, free of cost, who shall maintain these networks (except internal street lights).
- (5) DEMOLITION OF BUILDINGS AND STRUCTURES
- The township owner shall at his own expense 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 required by the local authority to do so.
- (6) ACCEPTANCE AND DISPOSAL OF STORMWATER
- The township owner shall arrange for the drainage of the township to fit in with that of the existing road and storm water infrastructure in the vicinity and for all storm water running off or diverted from the roads to be received and disposed of.
- (7) REMOVAL OF LITTER
- The township owner shall at his own expense cause all litter within the township area to be removed to the satisfaction of the local authority when required by the local authority to do so.
- (8) CONSOLIDATION OF ERVEN
- The township owner shall at his own expense cause Erf 2254 and Erf 2517 Glen Erasmia Extension 19 to be consolidated.

**B. CONDITIONS OF TITLE:**

All erven shall be subject to the following conditions imposed by the local authority in terms of the provisions of the Town Planning and Townships Ordinance, 1986.

- (1) ERF 2254
- i) The 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 and 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.
  - ii) No building or other structures 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.
  - iii) The Local Authority shall be entitled to deposit temporarily on the land adjoining the aforesaid servitude material as may be excavated by it during the course 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.

Dr Imogen Mashazi: City Manager, City of Ekurhuleni Metropolitan Municipality, Private Bag X1069 Germiston 1400 Notice CP012.2021

CITY OF EKURHULENI METROPOLITAN MUNICIPALITY  
KEMPTON PARK CUSTOMER CARE CENTRE  
EKURHULENI TOWN PLANNING SCHEME 2014 : AMENDMENT SCHEME K0520

The City of Ekurhuleni Metropolitan Municipality, Kempton Park Customer Care Centre hereby, in terms of the provisions of Section 125(1) of the Town Planning and Townships Ordinance, 1986, declares that it has approved an amendment scheme, being an amendment of the Ekurhuleni Town Planning Scheme 2014, comprising the same land as that which the boundaries of GLEN ERASMIA EXTENSION 19 Township are being extended.

Amendment Scheme Annexure will be open for inspection during normal office hours at the office of the Head of Department, Department of Economic Development: Gauteng Provincial Government, 8<sup>th</sup> Floor Corner House, 63 Fox Street, Johannesburg, 2000, as well as the Manager City Planning, the City of Ekurhuleni Metropolitan Municipality (Kempton Park Customer Care Centre), 5<sup>th</sup> Floor, Civic Centre, c/o CR Swart Drive and Pretoria Road, Kempton Park.

This amendment is known as Ekurhuleni Amendment Scheme K0520 and shall come into operation on date of publication of this notice.

Dr Imogen Mashazi: City Manager, City of Ekurhuleni Metropolitan Municipality, Private Bag X1069 Germiston 1400 Notice CP012.2021

**LOCAL AUTHORITY NOTICE 199 OF 2021**

**NOTICE OF APPLICATION FOR THE AMENDMENT OF THE CITY OF JOHANNESBURG LAND USE SCHEME, 2018 IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING 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 I / we the undersigned have applied to the City of Johannesburg for an amendment of the City of Johannesburg land use scheme, 2018.

**SITE DESCRIPTION:**

Erf 8224 Orlando West situated at 61 Vilakazi Street, Soweto, 1804

**APPLICATION TYPE:**

The application is hereby made in terms of section 21 of the City of Johannesburg Municipal Planning By-Law, 2016. For the amendment of the City of Johannesburg land use scheme, 2018, by the rezoning of Erf 8224 Orlando West from “Residential 3” to “Business 1”.

**APPLICATION PURPOSE:**

The purpose of the application is to obtain land use rights for the development of a **restaurant with basement parking** on the above-mentioned property.

The above application and its accompanied documents will lie for inspection from the 17 February 2021 during normal office hours between 8:00 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. And/or Interested parties have the opportunity to inspect the application during office hours at the City’s Metro Link, situated at the Metropolitan Centre, 158 Civic Boulevard, Braamfontein, 2001 which has been identified as the public point of entry for Development Planning walk in services. A desk will be placed there for the public / interested parties to inspect the application, only by arrangement and on request. To request this option, please make contact directly with the Registration Counter, Department of Development Planning on 011 407 6202 during office hours to arrange to view the application.

Any objection or representation with regard to the application must be submitted to both the owner / agent and Registration Section of the Department of Development Planning, at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or by a facsimile send to (011) 339 4000, or an email send to [ObjectionsPlanning@joburg.org.za](mailto:ObjectionsPlanning@joburg.org.za) by not later than 17 March 2021.

**AUTHORISED AGENT:**

Katlego Makhura of Epitychia Trading (Pty) Ltd, P.O. Box 2882, Noordheuwel, 1756, Street Address: 2 Lawrelwood, Van Damn Street, Little Falls. Cell: 076 452 6853, email: [katlego@epitychia.co.za](mailto:katlego@epitychia.co.za)

**LOCAL AUTHORITY NOTICE 200 OF 2021**  
**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**  
**TSHWANE AMENDMENT SCHEME 5130T**

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 Tshwane Amendment Scheme **5130T**, being the rezoning of Erf 206, Lynnwood Manor, from "Residential 1", to "Residential 4", Dwelling Units, with a density of 66 dwelling-units per hectare (maximum of 13 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 **5130T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-5130T (Item 29956))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

17 FEBRUARY 2021  
(Notice 211/2021)

**LOCAL AUTHORITY NOTICE 201 OF 2021**  
**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**  
**TSHWANE AMENDMENT SCHEME 4110T**

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 Tshwane Amendment Scheme **4110T**, being the rezoning of Portion 1 to 35 of Erf 287, Sable Hills Waterfront Estate, from "Private Open Space", to "Residential 1", Table B, Column (3), with a density of 1 dwelling-house per property, subject to certain further conditions; and Portion 1 to 36 of Erf 287, Sable Hills Waterfront Estate, from "Private Open Space", to "Special" for the purposes of private road and municipal services, 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 **4110T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-4110T (Item 26437))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

17 FEBRUARY 2021  
(Notice 209/2021)

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**LOCAL AUTHORITY NOTICE 202 OF 2021**  
**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 T14/96317, with reference to the following property: Erf 1377, Silverton Extension 4.

The following conditions and/or phrases are hereby removed: Condition B(i).

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

(CPD SVNx4/0628/1377 (Item 30452))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

17 FEBRUARY 2021  
(Notice 523/2021)

**LOCAL AUTHORITY NOTICE 203 OF 2021**  
**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**  
**NOTICE OF AN AMENDMENT OF A LAND DEVELOPMENT APPLICATION PRIOR TO APPROVAL IN**  
**TERMS OF SECTION 16(18) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 READ**  
**WITH SCHEDULE 23 THERETO**

I, Sonja Meissner-Roloff of SMR Town & Environmental Planning, the applicant in my capacity as authorised agent of the owner of property(ies) namely the Remaining Extent of Portion 2 of the farm Zwartkoppies 364-JR, 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 for the amendment of a land development application prior to the approval thereof in terms of section 16(18) of the City of Tshwane Land Use Management By-law, 2016, being an application for township establishment to be known as Zwartkoppies Extension 51. The property is situated between Mamelodi and Nellmapius to the north and Silver Lakes, Hazeldean, the N4 and the Bronkhorstspuit Road (K22) to the south.

The intention of the applicant in this matter is to amend the proposed residential township to a residential township that includes access control measures (security estate).

The amendment is FROM a township consisting of the following:

Number of erven, proposed zoning and development control measures: 359 Erven: "Residential 1", with a density of 1 dwelling unit per erf and a minimum erf size of 150 m<sup>2</sup>; 3 Erven: "Public Open Space" and Existing Streets.

TO a township consisting of:

Number of erven, proposed zoning and development control measures: 283 Erven: "Residential 1", with a density of 1 dwelling unit per erf and a minimum erf size of 225 m<sup>2</sup>; 2 Erven: "Private Open Space"; 1 Erf: "Special" for access control; 1 Erf: "Special" for private street and Existing Streets.

The maximum number of dwelling units proposed for the township has been reduced from 359 units to 283 units.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details (cell number and/or e-mail address), without which the Municipality and/or applicant 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** within 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen newspapers.

Dates on which notice will be published: **17 February 2021** (first date) and **24 February 2021** (second date).

Closing date for any objections and/or comments: **17 March 2021**

Should any interested and affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: **newlanduseapplications@tshwane.gov.za**, alternatively by requesting an identical copy of the land development application through the following contact details of the applicant, which copy shall be provided by the applicant within 3 days of the request, from any interested and affected party:

- E-mail address: [smeissner@icon.co.za](mailto:smeissner@icon.co.za)
- Postal Address: SMR Town & Environmental Planning, PO Box 7194, Centurion, 0046
- Physical Address of offices of applicant: 9 Charles de Gaulle Crescent, Highveld Office Park, Highveld Extension 12
- Contact Telephone Number: 012 665 2330

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.



**PLAASLIKE OWERHEID KENNISGEWING 203 VAN 2021**  
**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT**  
**KENNISGEWING VAN 'N HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE CITY OF TSHWANE**  
**LAND USE MANAGEMENT BY-LAW, 2016 SAAMGELEES MET SKEDULE 23**

Ek, Sonja Meissner-Roloff van SMR Town & Environmental Planning, synde die applikant in my hoedanigheid as gemagtigde agent van die eienaar van die volgende eiendom naamlik die Restant van Gedeelte 2 van die plaas Zwartkoppies 364-JR, Gauteng, gee hiermee ingevolge Artikel 16(1)(f) van die City of Tshwane Land Use Management By-law, 2016, kennis dat ek by die Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van 'n grondgebruiksaansoek ingevolge Artikel 16(18) van die City of Tshwane Land Use Management By-law, 2016 van die dorp wat bekend sal staan as Zwartkoppies Uitbreiding 51. Die voorgestelde dorp is geleë tussen Mamelodi en Nellmapius ten noorde daarvan en Silver Lakes, Hazeldean, die N4 en die Bronkhorstspruitpad (K22) ten suide van die grond.

Die voorneme van die applikant is om die voorgestelde residentiële dorp te wysig na 'n dorp wat toegangsbeheer maatreëls insluit (sekuriteitslandgoed).

Die wysiging is VAN 'n voorgestelde dorp wat uit die volgende bestaan:

Aantal erwe, voorgestelde sonering en ontwikkelingsbeheermaatreëls: 359 Erwe: "Residensieël 1" met 'n digtheid van 1 woonhuis per erf en 'n minimum oppervlakte van 150 m<sup>2</sup>; 3 Erwe: "Openbare Oop Ruimte" en Bestaande strate.

TOT 'n dorp wat bestaan uit die volgende:

Aantal erwe, voorgestelde sonering en ontwikkelingsbeheermaatreëls: 283 Erwe: "Residensieël 1" met 'n digtheid van 1 woonhuis per erf en 'n minimum oppervlakte van 225 m<sup>2</sup>; 2 Erwe: "Private Oop Ruimte"; 1 Erf: "Spesiaal" vir toegangsbeheer; 1 Erf: "Spesiaal" vir privaat straat en Bestaande strate.

Die maksimum hoeveelheid wooneenhede voorgestel vir die dorp is verminder van 359 eenhede na 283 eenhede.

Enige beswaar(e) en/of kommentar(e), insluitend die gronde van beswaar(e) en/of kommentaar(e) met die volle kontakbesonderhede (selfoonnommer en/of epos adres) waarsonder die Munisipaliteit en/of applikant nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) indien, sal gerig word of skriftelik ingedien word by of tot Die Bestuurshoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of **CityP\_Registration@tshwane.gov.za** binne 28 dae van die datum van eerste verskyning van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen koerante.

Datums waarop kennisgewing gepubliseer word: **17 Februarie 2021** (eerste datum) en **24 Februarie 2021** (tweede datum).

Sluitingsdatum vir enige besware/ kommentare: **17 Maart 2021**

Sou enige belanghebbende of geaffekteerde party, 'n afskrif van die grondgebruiksaansoek wil bekom, kan 'n afskrif van die Munisipaliteit aangevra word. So 'n afskrif kan versoek word deur die volgende kontakbesonderhede te gebruik: **newlanduseapplications@tshwane.gov.za**. Alternatiewelik kan 'n identiese afskrif van die grondgebruiksaansoek van die applikant versoek word deur die volgende kontakbesonderhede van die applikant te gebruik. Die sal binne 3 dae na die versoek, van enige belanghebbende of geaffekteerde party, deur die applikant voorsien word: