

***THE PROVINCE OF  
GAUTENG***

***DIE PROVINSIE VAN  
GAUTENG***

# **Provincial Gazette Provinsiale Koerant**

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**GENERAL NOTICES • ALGEMENE KENNISGEWINGS****NOTICE 286 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF AN APPLICATION FOR THE REMOVAL / AMENDMENT / SUSPENSION OF RESTRICTIVE CONDITIONS OF THE TITLE DEED IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Gavin Ashley Edwards of GE Town Planning Consultancy CC, being the applicant of the property known as Erf 788 Valhalla, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal/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 property as described above. The property is situated at 39 Bergen Road, in the township of Valhalla.

The application is for the removal/amendment/suspension of the following conditions B. to D. in Title Deed T76004/2020. The intention of the applicant in this matter is to remove/amend/suspend the restrictive title deed conditions pertaining to building lines in order to permit the existing structures currently straddling over those building lines, in order to ultimately regularise the existing structures on the property.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 31 March 2021, until 28 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 notice in the Provincial Gazette, Beeld and Citizen newspapers. Address of Municipal offices: City of Tshwane Metropolitan Municipality, Centurion Municipal Offices, Cnr. Basden Avenue and Rabie Street, Lyttelton Agricultural Holdings, Room E10. Closing date for any objections and/or comments: 28 April 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 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: 06 PORSCHE AVENUE, WIERDAPARK EXT. 5, CENTURION, 0157  
P.O. BOX 787285, SANDTON, 2146

Telephone No: 012 653 4488

Dates on which notice will be published: 31 March 2021 & 07 April 2021

**Reference:**

CPD/VAL/0688/788

Item No: 33057

**KENNISGEWING 286 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N SAANSOEK VIR DIE VERWYDERING/WYSIGING/OPSKORTING VAN  
BEPERKENDE TITELVOORWAARDES IN TERME VAN ARTIKEL 16(2) VAN DIE STAD VAN TSHWANE  
GRONDGEBRUIKSBESTUUR BYWET, 2016.**

Ek, Gavin Ashley Edwards, van GE Town Planning Consultancy CC, synde die applikant van Erf 788 Valhalla, gee hiermee ingevolge artikel (16)(1)(f) van die Stad van Tshwane Grondgebruiksbestuur Bywet, 2016, kennis dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die verwydering/wysiging/opskorting van sekere titelvoorwaardes in terme van artikel 16(2) van die Stad van Tshwane Grondgebruiksbestuur Bywet, 2016, van die eiendom hierbo beskryf. Die eiendom is geleë te Bergeweg nommer 39, in die dorp Valhalla.

Die aansoek is vir die verwydering/wysiging/opskorting van beperkende titelvoorwaardes B. tot D. in Titelakte T76004/2020. Die intensie van die applikant is om die beperkende en/of oorbodige titelvoorwaardes te verwyder/wysig/op te kort met betrekking tot boulyne ten einde die bestaande strukture wat tans oor die boulyne lê, toe te laat, om uiteindelik die bestaande strukture op die eiendom te reëlmatig.

Enige beswaar(e) of kommentaar(e) wat duidelik die gronde van die beswaar(e) 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 Groep Hoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001, of na CityP\_Registration@tshwane.gov.za vanaf 31 Maart 2021 tot 28 April 2021.

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 die datum van die eerste publikasie se verskyning in die Gauteng Provinsiale Gazette, Beeld en Citizen koerante. Adres van Munisipale kantore: Stad van Tshwane Metropolitaanse Munisipaliteit, Centurion Munisipale Kantore, hoek van Basdenlaan en Rabiestraat, Lyttelton Landbouhoewes, Kamer E10. Sluitingsdatum van enige beswaar(e): 28 April 2021.

*Sou enige geïnteresseerde of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil verkry of besigtig, kan 'n afskrif versoek word van die munisipaliteit, vanaf die volgende kontak besonderhede: newlanduseapplications@tshwane.gov.za*

*Verder, die applikant kan nadat die aansoek ingedien is, 'n afskrif elektronies aanstuur of die aansoek publiseer, gesamentlik met die bevestiging van voltooidheid van die munisipaliteit, op hul webblad – indien enige. die applikant moet verseker dat die afskrif wat aan enige geïnteresseerde of geaffekteerde party gepubliseer of aangestuur word sal daardie afskrif wees wat ingedien is by die munisipaliteit na newlanduseapplications@tshwane.gov.za*

*Ten doelstelling van die verkreiging van 'n afskrif van die aansoek, moet daar op gelet word dat die geïnteresseerde of geaffekteerde party die munisipaliteit enook die applikant voorsien met 'n e-pos adres of ander middele om die genoemde afskrif elektronies te kan voorsien. geen gedeelte van die dokumente wat voorsien is deur die munisipaliteit of applikant, mag gekopieer, geherproduseer of in enige form gepubliseer of gebruik word op 'n manier wat intrige is op intellektuele eiendomsregte van die applikant.*

*Die mislukking deur 'n geïnteresseerde of geaffekteerde party om 'n afskrif van die aansoek te verkry, word nie beskou as gronde om die verwerking en oorweging van die aansoek te verbied nie, sou geen stappe geneem word om die grondontwikkelingsaansoek te besigtig of om 'n afskrif te verkry.*

Adres van gemagtigde agent: 06 PORSCHELAAN, WIERDAPARK UITB. 5, CENTURION, 0157

P.O. BOX 787285, SANDTON, 2146

Telefoon No: 012 653 4488

Datums van publikasie van kennisgewing: 31 Maart 2021 en 07 April 2021

**Verwysing:**

CPD/VAL/0688/788

Item No: 33057

**NOTICE 287 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 Remainder of Portion 1 of Erf 39 Rosslyn 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 and 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:** 39 Ernest Oppenheimer Street, Rosslyn

**The application is:** to remove restrictive title conditions 1.;2. A.(a)(b)(c)(d)(e)(f); B.(a)(i)(ii) (b)(c); C.; D.; F. DEFINITIONS (i) from Title Deed T127301/2005.

**The rezoning is:** from "Industrial 1" to "Educational"

**The intension of the applicant in this matter is to:** remove restrictive title conditions in the Title Deed and to obtain land use right to use the property exclusively for educational purposes.

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 **31 March 2021 until 28 April 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: Akasia Municipal Complex 485 Heinrich Avenue (entrance Dale Street) 1<sup>st</sup> Floor, Room F12, Karenpark, Akasia, Municipal Offices.

**Closing date for any objections and/or comments:** 28 April 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:** 31 March 2021 and 07 April 2021

**Reference:** CPD /0977/39/1/R  
CPD 9/2/4/2- 5904T

**Item no:** 33069 (removal)  
33070 (rezoning)



**KENNISGEWING 287 VAN 2021**

**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM 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 Restant van Gedeelte 1 van Erf 39 Rosslyn 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 Titellakte 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:** Ernest Oppenheimer Straat 39, Rosslyn.

**Die aansoek is:** vir die opheffing van beperkende voorwaardes 1.; 2.A. (a)(b)(c)(d)(e)(f); B.(a)(i)(ii) (b)(c); C; D; F. DEFINISIES (i) in die Titellakte T127301 / 2005.

**Die hersonering sal wees:** vanaf "Industrieel 1" na "Opvoedkundig"

**Die intensie van die eienaar/applikant in die geval is:** om die beperkende voorwaardes in die Titellakte op te hef en om grondgebruiksreg te verkry om die eiendom uitsluitlik vir opvoedkundige doeleindes 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 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** vanaf **31 Maart 2021 tot en met 28 April 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: Akasia Munisipale Kompleks Heinrichlaan 485 (ingang Dalestraat) 1ste Vloer, Kamer F12, Karenpark, Akasia, Munisipale Kantore.

**Sluitingsdatum vir enige beswaar(e) en/of kommentaar(e):** 28 April 2021

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

**Datums wat die kennisgewing geplaas sal word:** 31 Maart 2021 en 07 April 2021

**Telefoon no:** 012 346 7890

**Verwysing:** CPD /0977/39/1/R  
CPD 9/2/4/2- 5904T

**Item no:** 33069 (opheffing)  
33070 (hersonering)

**NOTICE 288 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF AN APPLICATION FOR REZONING IN TERMS OF SECTION 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 Erf 403, Menlo Park 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 City of Tshwane Land Use Management By-Law, 2016 of the property as described above.

**The property is situated at:** 81 Thomas Edison Street, Menlo Park

**The rezoning is:** from "Special" for offices and/or one dwelling house to "Special" for the purpose of a Place of Refreshment inclusive of a take-away/drive through facility and ancillary and subservient uses **OR** offices inclusive of a veterinary clinic, subject to conditions as indicated in the proposed Annexure T.

**The intension of the applicant in this matter is to:** obtain rights for uses for a take-away / drive through restaurant OR offices inclusive of a veterinary clinic.

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 **31 March 2021 until 28 April 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:** 28 April 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:** 31 March 2021 and 7 April 2021

**Reference:** CPD 9/2/4/2 -5899T

**Item no:** 33050 (Rezoning)



**KENNISGEWING 288 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK VIR HERSONERING INGEVOLGE ARTIKEL 16(1) VAN DIE STAD VAN TSHWANE  
GRONDGEBRUIKSBESTUUR VERORDENING (BYWET), 2016**

Ons, DLC Stadsbeplanning (Edms) Bpk, die gemagtigde agent van die eienaar van Erf 403 Menlo Park 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 Verordening (bywet), 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 Verordening (Bywet), 2016 van die eiendom soos hierbo beskryf.

**Die eiendom is geleë:** Thomas Edisonstraat Nommer 81, Menlo Park

**Die hersonering sal wees:** vanaf "Spesiaal" vir kantore en/or een wooneenheid na "Spesiaal" vir 'n Plek van Verversings insluitend 'n wegneem / deurry fasiliteit and aanverwante gebruike OF kantore, ingesluit 'n diere kliniek, onderworpe aan die voorwaardes uiteengesit in die voorgestelde Bylae T.

**Die intensie van die eienaar/applikant in die geval is:** om regte te bekom vir 'n restaurant insluitend wegneemetes / deurry fasiliteit OF kantore ingesluit 'n diere kliniek.

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** vanaf **31 Maart 2021 tot en met 28 April 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 (beperkte toegang vir die publiek, aansoek kan besigtig word soos per inligting hierbo uiteengesit).

**Sluitingsdatum vir enige beswaar(e) en/of kommentaar(e):** 28 April 2021

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

**Datums wat die kennisgewing geplaas sal word:** 31 Maart 2021 en 7 April 2021

**Telefoon no:** 012 346 7890

**Verwysing:** CPD 9/2/4/2 -5899T

**Item no:** 33050 (Hersonering)

**NOTICE 289 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE TITLE DEED CONDITIONS IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Sybrand Lourens Lombaard of SL Town and Regional Planning CC., being the applicant of Erf 1773, Valhalla, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of certain conditions contained in the Title Deed in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 of the above-mentioned property. The property is situated at 12 Atsiki Road, Valhalla. The application is for the removal of the following conditions: C.(c) on page 2, C.(f), C.(g), C.(h), C.(i) and C.(k) on page 3, C.(l)(i) on pages 3-4, and C.(l)(ii), C.(l)(iii), C.(m)(i), C.(m)(ii), C.(m)(iii) and C.(n) on page 4 in Deed of Transfer No. T44673/1998. The intension of the applicant in this matter is to remove the 7,62m street building line and the 3,05m side and rear building lines, as well as all other redundant and irrelevant conditions in the relevant title deed, in order to obtain building plan approval for all existing (approved) building/s and/or structure/s as well as all the existing as-built (not approved) building/s and/or structure/s from the City of Tshwane Metropolitan Municipality's Building Control Office.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from 31 March 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 28 April 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 advertisement in the Provincial Gazette, Beeld and Star newspapers. Address of Municipal offices: Centurion Office: Room E10, cnr. of Basden and Rabie Streets, Centurion. Closing date for any objections and/or comments: 28 April 2021. Dates on which notice will be published: The advertisement will be published in the Gauteng Provincial Gazette, Beeld and Star for two consecutive weeks on 31 March 2021 and 7 April 2021 respectively.

**Reference: CPD VAL/0688/01773 Item No: 32263.**

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:** Physical: 769 Platrand Street, Faerie Glen X7, 0081. Postal: PO Box 71980, Die Wilgers, 0041. Telephone No: 082 923 1921. Email address: [sl.townplanning@vodamail.co.za](mailto:sl.townplanning@vodamail.co.za)

**KENNISGEWING 289 VAN 2021****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN 'N AANSOEK VIR DIE OPHEFFING VAN BEPERKENDE TITELVOORWAARDES IN TERME VAN ARTIKEL 16(2) VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUUR VERORDENING, 2016**

Ek, Sybrand Lourens Lombaard van SL Town and Regional Planning CC., synde die aanvrager van Erf 1773, Valhalla, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuur Verordening, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van sekere voorwaardes vervat in die Titellakte van die bovermelde eiendom in terme van Artikel 16(2) van die Stad Tshwane Grondgebruiksbestuur Verordening, 2016. Die eiendom is geleë te Atsikiweg 12, Valhalla. Die aansoek is vir die opheffing van die volgende voorwaardes: C.(c) op bladsy 2, C.(f), C.(g), C.(h), C.(i) en C.(k) op bladsy 3, C.(l)(i) op bladsye 3-4, en C.(l)(ii), C.(l)(iii), C.(m)(i), C.(m)(ii), C.(m)(iii) en C.(n) op bladsy 4 in Titellakte Nr. T44673/1998. Die applikant is van voorneme om die 7,62m straatboulyn en die 3,05m sy en agterste boulyne, asook alle ander oorbodige en irrelevante voorwaardes in die relevante titellakte op te hef, ten einde bouplan goedkeuring te bekom vir alle bestaande (goedgekeurde)- sowel as al die reeds-geboude (nie goedgekeurde) gebou/e en/of struktuur/ure van die Stad Tshwane Metropolitaanse Munisipaliteit se Boubeheer Kantoor.

Enige beswaar en/of kommentaar, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede, waarsonder die Munisipaliteit nie met die persoon of liggaam wat die besware en/of kommentare indien kan kommunikeer nie, moet skriftelik by of tot: die Strategiese Uitvoerende Direkteur: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za), ingedien of gerig word vanaf 31 Maart 2021 [datum van die eerste publikasie van die kennisgewing soos uiteengesit in Artikel 16(1)(f) van die bovermelde Verordening] tot 28 April 2021 (nie minder as 28 dae na die eerste publikasie van die kennisgewing nie). Volledige besonderhede en planne (indien enige) lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos uiteengesit hieronder, vir 'n periode van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Star koerante. Adres van Munisipale kantore: Centurion Kantoor: Kamer E10, h/v Basden- en Rabie Straat, Centurion. Sluitingsdatum vir enige besware en/of kommentare: 28 April 2021. Datums waarop kennisgewing sal verskyn: Die advertensie sal gepubliseer word vir twee opeenvolgende weke in die Gauteng Provinsiale Gazette, Beeld en Star op 31 Maart 2021 en 7 April 2021 respektiewelik. **Verwysing: CPD VAL/0688/01773 Item Nr: 32263.**

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.

**Adres van aanvrager:** Fisies: Platrandstraat 769, Faerie Glen X7, 0081. Pos: Posbus 71980, Die Wilgers, 0041. Telefoon Nr: 082 923 1921. Epos adres: [sl.townplanning@vodamail.co.za](mailto:sl.townplanning@vodamail.co.za)

**NOTICE 290 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 Jolien Janse van Rensburg of Cadre Plan Pty (Ltd), being the applicant of Erf 936 Muckleneuk 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(ies) as described above. The property is situated at 563 Leyds street, Muckleneuk.

The rezoning is from "Residential 1" to "Business 4", with a 50% coverage, 10m height and the area of the proposed use restricted to 280m<sup>2</sup>.

The intension of the applicant in this matter is to use the existing house as medical consulting 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 from 31 March 2021 until 28 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 notice in the Provincial Gazette / Citizen and Beeld newspaper.

Address of Municipal offices: LG004, Isivuno House, 143 Lilian Ngoyi Street  
Closing date for any objections and/or comments: 28 April 2021.

Address of applicant: Cadre Plan, 9 Guild House, 239 Bronkhorst street, Nieuw Muckleneuk, 0181  
Telephone No: 082 568 0305, Email: jolien@cadreplan.co.za

Dates on which notice will be published: 31 March 2021 & 7 April 2021

**Reference:** CPD/9/2/4/2-5884T (ITEM: 33012)

**KENNISGEWING 290 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N HERSONERINGSAAVSOEK INGEVOLGE ARTIKEL 16(1) VAN DIE STAD TSHWANE  
GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Jolien Janse van Rensburg van Cadre Plan Edms(Bpk), synde die applikant van Erf 936 Muckleneuk gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur 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 in terme van artikel 16(1) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016, van die eiendom beskryf hierbo. Die eiendom is geleë te 563 Leyds straat, Muckleneuk.

Die hersonering is vanaf "Residensieël 1" na "Besigheid 4" met 'n 50% dekking, 10m hoogte en die area van die voorgestelde gebruik beperk to 280m<sup>2</sup>.

Die intensie van die applikant is om die bestaande woonhuis as mediese spreekkamers te gebruik.

Besware teen of verfoë, insluitend die redes vir die besware en/of verfoë, met volledige besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat hierdie besware en/of verfoë ingedien het moet, moet skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of aan CityP\_Registration@tshwane.gov.za vanaf 31 Maart 2021, tot 28 April 2021.

Besonderhede van die aansoek met planne (indien enige) lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit, vir 'n periode van 28 dae vanaf die eerste dag van publikasie van die kennisgewing in the Provinsiale Koerant / Beeld en Citizien koerant.

Adres van Munisipale kantore: LG004, Isivuno House, 143 Lilian Ngoyi Straat  
Sluitingsdatum vir enige besware en/of verfoë: 28 April 2021.

Adres van agent: Cadre Plan, 9 Guilde Huise, 239 Bronkhorst straat, Nieuw Muckleneuk, 0181  
Tel: 082 568 0305, E-pos: jolien@cadreplan.co.za

Datums waarop kennisgewing geplaas word: 31 Maart 2021 & 7 April 2021

**Verw no:** CPD/9/2/4/2-5884T (ITEM: 33012)

## NOTICE 291 OF 2021

## CITY OF TSHWANE METROPOLITAN MUNICIPALITY

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

I, Sybrand Lourens Lombaard of SL Town and Regional Planning CC., being the applicant of Erf R/231, Murrayfield, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of certain conditions contained in the Title Deed in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 of the above-mentioned property. The property is situated at 30 Joan Avenue, Murrayfield. The application is for the removal of the following conditions: B.(c) on page 3, B.(g), B.(h) and B.(i) on page 4, B.(n) on pages 4-5, and B.(n)(i), B.(n)(ii) and B.(o) on page 5 in Deed of Transfer No. T156259/2000. The intension of the applicant in this matter is to remove the 9,45m street building line, as well as all other redundant and irrelevant conditions in the relevant title deed, in order to obtain building plan approval for all existing (approved) building/s and/or structure/s as well as all the existing as-built (not approved) building/s and/or structure/s from the City of Tshwane Metropolitan Municipality's Building Control Office.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from 31 March 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 28 April 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 advertisement in the Provincial Gazette, Beeld and Star newspapers. Address of Municipal offices: Isivuno House, Registration Office, Room LG004, 143 Lillian Ngoyi Street (previously Van der Walt Street), Pretoria. Closing date for any objections and/or comments: 28 April 2021. Dates on which notice will be published: The advertisement will be published in the Gauteng Provincial Gazette, Beeld and Star for two consecutive weeks on 31 March 2021 and 7 April 2021 respectively. **Reference: CPD MRF/0484/00231/R Item No: 32485.**

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:** Physical: 769 Platrand Street, Faerie Glen X7, 0081. Postal: PO Box 71980, Die Wilgers, 0041. Telephone No: 082 923 1921. Email address: [sl.townplanning@vodamail.co.za](mailto:sl.townplanning@vodamail.co.za)



**KENNISGEWING 291 VAN 2021****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN 'N AANSOEK VIR DIE OPHEFFING VAN BEPERKENDE TITELVOORWAARDES IN TERME VAN ARTIKEL 16(2) VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUUR VERORDENING, 2016**

Ek, Sybrand Lourens Lombaard van SL Town and Regional Planning CC., synde die aanvrager van Erf R/231, Murrayfield, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuur Verordening, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van sekere voorwaardes vervat in die Titellakte van die bovermelde eiendom in terme van Artikel 16(2) van die Stad Tshwane Grondgebruiksbestuur Verordening, 2016. Die eiendom is geleë te Joanlaan 30, Murrayfield. Die aansoek is vir die opheffing van die volgende voorwaardes: B.(c) op bladsy 3, B.(g), B.(h) en B.(i) op bladsy 4, B.(n) op bladsye 4-5, en B.(n)(i), B.(n)(ii) en B.(o) op bladsy 5 in Titellakte Nr. T156259/2000. Die applikant is van voorneme om die 9,45m straatboulyn, asook alle ander oorbodige en irrelevante voorwaardes in die relevante titellakte op te hef, ten einde bouplan goedkeuring te bekom vir alle bestaande (goedgekeurde)- sowel as al die reeds-geboude (nie goedgekeurde) gebou/e en/of struktuur/ure van die Stad Tshwane Metropolitaanse Munisipaliteit se Boubeheer Kantoor.

Enige beswaar en/of kommentaar, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede, waarsonder die Munisipaliteit nie met die persoon of liggaam wat die besware en/of kommentare indien kan kommunikeer nie, moet skriftelik by of tot: die Strategiese Uitvoerende Direkteur: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za), ingedien of gerig word vanaf 31 Maart 2021 [datum van die eerste publikasie van die kennisgewing soos uiteengesit in Artikel 16(1)(f) van die bovermelde Verordening] tot 28 April 2021 (nie minder as 28 dae na die eerste publikasie van die kennisgewing nie). Volledige besonderhede en planne (indien enige) lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos uiteengesit hieronder, vir 'n periode van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Star koerante. Adres van Munisipale kantore: Isivuno Huis, Registrasie Kantoor, Kamer LG004, Lilian Ngoyistraat 143, (voorheen Van der Waltstraat), Pretoria. Sluitingsdatum vir enige besware en/of kommentare: 28 April 2021. Datums waarop kennisgewing sal verskyn: Die advertensie sal gepubliseer word vir twee opeenvolgende weke in die Gauteng Provinsiale Gazette, Beeld en Star op 31 Maart 2021 en 7 April 2021 respektiewelik. **Verwysing: CPD MRF/0484/00231/R Item Nr: 32485.**

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.

**Adres van aanvrager:** Fisies: Platrandstraat 769, Faerie Glen X7, 0081. Pos: Posbus 71980, Die Wilgers, 0041. Telefoon Nr: 082 923 1921. Epos adres: [sl.townplanning@vodamail.co.za](mailto:sl.townplanning@vodamail.co.za)

**NOTICE 292 OF 2021****NOTICE IN TERMS OF THE PROVISIONS OF THE MOGALE CITY LOCAL  
MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW,  
2018****KRUGERSDORP AMENDMENT SCHEME 1934**

I, Johannes H C Mostert , being the authorised agent of the owner of Erf 1267 Featherbrook Estate Extension 2 Township, hereby give notice in terms of Section 45(2)(a) of the Mogale City Local Municipality Spatial Planning and Land Use Management By-Law, 2018 that I have applied to Mogale City Local Municipality for the amendment of the Town Planning Scheme known as the Krugersdorp Town Planning Scheme, 1980, by the rezoning of the property described above, situated in Houtkapper Crescent from "Residential 1" with a density of one dwelling per erf to "Residential 1" with a density of one dwelling per 700 sq metres.

Particulars of the application will lie for inspection during normal office hours at the office of the Director: Development Planning, Mogale City Local Municipality, c/o Human- and Monument Streets, Krugersdorp, for a period of 28 days from 31 March 2021.

Objections to or representations in respect of the application must be lodged with or made in writing to The Director: Development Planning at the above address or at P O Box 94, Krugersdorp, 1740 within a period of 28 days from 31 March 2021.

Address of agent: Mossie Mostert Town Planner

P O Box 1732, Krugersdorp, 1740

E-mail address: [mossiemoert@hotmail.co.za](mailto:mossiemoert@hotmail.co.za) Cell: 083 333 3571

**NOTICE 295 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 Jolien Janse van Rensburg of Cadre Plan Pty (Ltd), being the applicant of Erf 936 Muckleneuk 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(ies) as described above. The property is situated at 563 Leyds street, Muckleneuk.

The rezoning is from "Residential 1" to "Business 4", with a 50% coverage, 10m height and the area of the proposed use restricted to 280m<sup>2</sup>.

The intension of the applicant in this matter is to use the existing house as medical consulting 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 from 31 March 2021 until 28 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 notice in the Provincial Gazette / Citizen and Beeld newspaper.

Address of Municipal offices: LG004, Isivuno House, 143 Lilian Ngoyi Street  
Closing date for any objections and/or comments: 28 April 2021.

Address of applicant: Cadre Plan, 9 Guild House, 239 Bronkhorst street, Nieuw Muckleneuk, 0181  
Telephone No: 082 568 0305, Email: jolien@cadreplan.co.za

Dates on which notice will be published: 31 March 2021 & 7 April 2021

**Reference:** CPD/9/2/4/2-5884T (ITEM: 33012)

**KENNISGEWING 295 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N HERSONERINGSAAVSOEK INGEVOLGE ARTIKEL 16(1) VAN DIE STAD TSHWANE  
GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Jolien Janse van Rensburg van Cadre Plan Edms(Bpk), synde die applikant van Erf 936 Muckleneuk gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur 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 in terme van artikel 16(1) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016, van die eiendom beskryf hierbo. Die eiendom is geleë te 563 Leyds straat, Muckleneuk.

Die hersonering is vanaf "Residensieël 1" na "Besigheid 4" met 'n 50% dekking, 10m hoogte en die area van die voorgestelde gebruik beperk tot 280m<sup>2</sup>.

Die intensie van die applikant is om die bestaande woonhuis as mediese spreekkamers te gebruik.

Besware teen of veritoë, insluitend die redes vir die besware en/of veritoë, met volledige besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat hierdie besware en/of veritoë ingedien het moet, moet skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of aan CityP\_Registration@tshwane.gov.za vanaf 31 Maart 2021, tot 28 April 2021.

Besonderhede van die aansoek met planne (indien enige) lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit, vir 'n periode van 28 dae vanaf die eerste dag van publikasie van die kennisgewing in the Provinsiale Koerant / Beeld en Citizen koerant.

Adres van Munisipale kantore: LG004, Isivuno House, 143 Lilian Ngoyi Straat  
Sluitingsdatum vir enige besware en/of veritoë: 28 April 2021.

Adres van agent: Cadre Plan, 9 Guilde Huise, 239 Bronkhorst straat, Nieuw Muckleneuk, 0181  
Tel: 082 568 0305, E-pos: jolien@cadreplan.co.za

Datums waarop kennisgewing geplaas word: 31 Maart 2021 & 7 April 2021

**Verw no:** CPD/9/2/4/2-5884T (ITEM: 33012)

**NOTICE 297 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE TITLE DEED CONDITIONS IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Sybrand Lourens Lombaard of SL Town and Regional Planning CC., being the applicant of Erf 383, Valhalla, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of certain conditions contained in the Title Deed in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 of the above-mentioned property. The property is situated at 69 Olive Road, Valhalla. The application is for the removal of the following conditions: (e) and (h) on page 3, (i), (j), (k), (m), (n)(i), (n)(ii), (n)(iii), (o)(i), (o)(ii), (o)(iii) and (p) on page 4 in Deed of Transfer No. T44930/2012. The intension of the applicant in this matter is to remove the 7,62m street building line and the 3,05m side and rear building lines, as well as all other redundant and irrelevant conditions in the relevant title deed, in order to obtain building plan approval for all existing (approved) building/s and/or structure/s as well as all the existing as-built (not approved) building/s and/or structure/s from the City of Tshwane Metropolitan Municipality's Building Control Office. Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 7 April 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 5 May 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 advertisement in the Provincial Gazette, Beeld and Star newspapers. Address of Municipal offices: Centurion Office: Room E10, cnr. of Basden and Rabie Streets, Centurion. Closing date for any objections and/or comments: 5 May 2021. Dates on which notice will be published: The advertisement will be published in the Gauteng Provincial Gazette, Beeld and Star for two consecutive weeks on 7 April 2021 and 14 April 2021 respectively. **Reference: CPD VAL/0688/00383 Item No: 31277.**

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:** Physical: 769 Platrand Street, Faerie Glen X7, 0081. Postal: PO Box 71980, Die Wilgers, 0041. Telephone No: 082 923 1921. Email address: sl.townplanning@vodamail.co.za

**KENNISGEWING 297 VAN 2021****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN 'N AANSOEK VIR DIE OPHEFFING VAN BEPERKENDE TITELVOORWAARDES IN TERME VAN ARTIKEL 16(2) VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUUR VERORDENING, 2016**

Ek, Sybrand Lourens Lombard van SL Town and Regional Planning CC., synde die aanvrager van Erf 383, Valhalla, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuur Verordening, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van sekere voorwaardes vervat in die Titelakte van die bovermelde eiendom in terme van Artikel 16(2) van die Stad Tshwane Grondgebruiksbestuur Verordening, 2016. Die eiendom is geleë te Oliveweg 69, Valhalla. Die aansoek is vir die opheffing van die volgende voorwaardes: (e) en (h) op bladsy 3, (i), (j), (k), (m), (n)(i), (n)(ii), (n)(iii), (o)(i), (o)(ii), (o)(iii) en (p) op bladsy 4 in Titelakte Nr. T44930/2012. Die applikant is van voorneme om die 7,62m straatboulyn en die 3,05m sy en agterste boulyne, asook alle ander oorbodige en irrelevante voorwaardes in die relevante titelakte op te hef, ten einde bouplan goedkeuring te bekom vir alle bestaande (goedgekeurde)- sowel as al die reeds-geboude (nie goedgekeurde) gebou/e en/of struktuur/ure van die Stad Tshwane Metropolitaanse Munisipaliteit se Boubeheer Kantoor.

Enige beswaar en/of kommentaar, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede, waarsonder die Munisipaliteit nie met die persoon of liggaam wat die besware en/of kommentare indien kan kommunikeer nie, moet skriftelik by of tot: die Strategiese Uitvoerende Direkteur: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of CityP\_Registration@tshwane.gov.za, ingedien of gerig word vanaf 7 April 2021 [datum van die eerste publikasie van die kennisgewing soos uiteengesit in Artikel 16(1)(f) van die bovermelde Verordening] tot 5 Mei 2021 (nie minder as 28 dae na die eerste publikasie van die kennisgewing nie). Volledige besonderhede en planne (indien enige) lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos uiteengesit hieronder, vir 'n periode van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Star koerante. Adres van Munisipale kantore: Centurion Kantoor: Kamer E10, h/v Basden- en Rabie Straat, Centurion. Sluitingsdatum vir enige besware en/of kommentare: 5 Mei 2021. Datums waarop kennisgewing sal verskyn: Die advertensie sal gepubliseer word vir twee opeenvolgende weke in die Gauteng Provinsiale Gazette, Beeld en Star op 7 April 2021 en 14 April 2021 respektiewelik. **Verwysing: CPD VAL/0688/00383 Item Nr: 31277.**

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.

**Adres van aanvrager:** Fisies: Platrandstraat 769, Faerie Glen X7, 0081. Pos: Posbus 71980, Die Wilgers, 0041. Telefoon Nr: 082 923 1921. Epos adres: [sl.townplanning@vodamail.co.za](mailto:sl.townplanning@vodamail.co.za)



## NOTICE 298 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) AND SCHEDULE 23 OF  
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

We, **VAN ZYL & BENADÉ STADSBEPLANNERS CC**, being the applicant of **ERF 5089 SOSHANGUVE EAST EXTENSION 5** hereby give notice in terms of Clause 16 of the Tshwane Town Planning Scheme, 2008 (Revised 2014) read with Section 16(3) 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 consent use for a **RESIDENTIAL BUILDING (STUDENT HOUSING)**.

The property is situated at **6741 MOKGONANGKGATA STREET, SOSHANGUVE EAST EXTENSION 5**. The current zoning of the property is **EDUCATIONAL**. The intention of the applicant in this matter is to develop residential buildings on the property to be used for **STUDENT HOUSING FOR A MAXIMUM OF 85 BEDS**.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: Economic Development and Spatial Planning, P O Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from **7 APRIL 2021** until **6 MAY 2021**.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal or 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.

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.

**ADDRESS OF MUNICIPAL OFFICES:** Akasia Municipal Complex, 485 Heinrich Avenue (entrance Dale Street), 1st Floor, Room F12, Karenpark, Akasia or Room 8, Municipal Offices.

Closing date for any objections and/or comments: **6 MAY 2021**

**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)

Date on which notice will be published: **7 APRIL 2021**

**Reference:** CPD/0094/5089 (ITEM NO 33114)

## KENNISGEWING 298 VAN 2021

**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N TOESTEMMINGSGEBRUIKAANSOEK INGEVOLGE KLOUSULE 16 VAN DIE  
TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIEN 2014) SAAMGELEES MET ARTIKEL 16(3) EN  
SKEDULE 23 VAN CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

Ons, **VAN ZYL & BENADÉ STADSBEPLANNERS BK**, synde die applikant van **ERF 5089 SOSHANGUVE EAST UITBREIDING 5** gee hiermee Ingevolge Klousule 16 van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014) saamgelees met Artikel 16(3) en Skedule 23 van die City of Tshwane Land Use Management By-law, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om toestemmingsgebruik vir 'n **WOONGEBOU (STUDENTEHUISING)**.

Die eiendom is geleë te **MOKGONANGKGATA STRAAT, 6741, SOSHANGUVE EAST EXTENSION 5**. Die huidige sonering van die eiendom is **OPVOEDKUNDIG**. Die applikant se bedoeling met hierdie saak is om die eiendom te gebruik as **STUDENTEHUISING VIR 'N MAKSIMUM VAN 85 BEDDENS**.

Enige beswaar en/of kommentaar, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede, waarsonder die Munisipaliteit nie met die persoon of liggaam wat die besware en/of kommentare indien kan kommunikeer nie, moet skriftelik by of tot die Strategiese Uitvoerende Direkteur, Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za), ingedien of gerig word vanaf **7 APRIL 2021 tot 6 MEI 2021**.

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

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.

**ADRES VAN MUNISIPALE KANTORE:** Akasia Munisipale Kompleks, Heinrichlaan 485 (toegang Dale Straat), 1ste Vloer, Kamer F12, Karenpark, of Kamer 8, Munisipale Kantore, Akasia

Sluitingsdatum vir enige besware en/of kommentare: **6 MEI 2021**

**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)

Datum waarop kennisgewing gepubliseer word: **7 APRIL 2021**

**Verwysing:** CPD/0094/5089 (ITEM NO 33114)

## NOTICE 299 OF 2021

## NOTICE OF AN APPLICATION FOR SUBDIVISION OF LAND IN TERMS OF SECTION 16(12)(a)(iii) AND SCHEDULE 23 OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

We, **VAN ZYL & BENADE STADSBEPLANNERS CC**, being the applicant of the **REMAINDER OF PORTION 19 OF THE FARM SPITSKOP 533-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 as described below.

The intension of the applicant in this matter is **to subdivide the property into 2 portions. The property is bisected by an existing Road (N4-Highway) and the purpose of the application is to subdivide the property along the existing Road (N4-Highway).**

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 **7 APRIL 2021** until **6 MAY 2021**.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal or 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). Closing date for any objections and/or comments: **6 MAY 2021**. 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.

**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: [vzbd@esnet.co.za](mailto:vzbd@esnet.co.za)

Dates on which notice will be published: **7 APRIL 2021 & 14 APRIL 2021**

Closing date for any objections and/or comments: **6 MAY 2021**

Description of property: **REMAINDER OF PORTION 19 OF THE FARM SPITSKOP 533-JR**

Number and area of proposed portions:

**PROPOSED PORTION A, IN EXTENT APPROXIMATELY 97, 9313 HA**

**PROPOSED PORTION B, IN EXTENT APPROXIMATELY 71, 9672 HA**

**REFERENCE: CPD/0845/00000R/19 (ITEM 33168)**

7-14

## KENNISGEWING 299 VAN 2021

## KENNISGEWING VAN 'N AANSOEK OM ONDERVERDELING VAN GROND INGEVOLGE ARTIKEL 16(12)(a)(iii) EN SKEDULE 23 VAN DIE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

Ons, **VAN ZYL & BENADÉ STADSBEPLANNERS BK**, synde die applikant van **REMAINDER OF PORTION 19 OF THE FARM SPITSKOP 533-JR** gee hiermee ingevolge artikel 16(1)(f) van The City of Tshwane Land Use Management By-law, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir onderverdeling van die eiendom soos hieronder beskryf.

Die applikant se bedoeling met hierdie saak is die **onderverdeling van die eiendom in 2 gedeeltes. Die eiendom word deur 'n bestaande pad (N4-Highway) verdeel en die doel van die aansoek is om die eiendom langs die bestaande pad (N4-Highway) te onderverdeel.**

Enige besware en/of kommentare, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede, waarsonder die Munisipaliteit nie met die persoon of liggaam wat die besware en/of kommentare indien kan kommunikeer nie, moet skriftelik by of tot die Strategiese Uitvoerende Direkteur, Stadsbeplanning en -Ontwikkeling Ekonomiese, Posbus 3242, Pretoria, 0001 of [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za), ingedien of gerig word vanaf **7 APRIL 2021** tot **6 MEI 2021**. Volle besonderhede en planne (indien enige) van die aansoek lê ter insae gedurende gewone kantoor-ure by die Munisipale kantore soos hieronder aangetoon, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant en nuusblaaie (Beeld & The Star).

Sluitingsdatum vir enige besware en/of kommentare: **6 MEI 2021**. 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.

**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: [vzbd@esnet.co.za](mailto:vzbd@esnet.co.za)

Datums waarop kennisgewing gepubliseer word: **7 APRIL 2021 & 14 APRIL 2021**

Sluitingsdatum vir enige besware en/of kommentare: **6 MEI 2021**

**Eiendomsbeskrywing: REMAINDER OF PORTION 19 OF THE FARM SPITSKOP 533 JR**

Nommer en oppervlakte van voorgestelde gedeeltes:

**VOORGESTELDE GEDEELTE A, GROOT ONGEVEER 97, 9313 HA**

**VOORGESTELDE GEDEELTE B, GROOT ONGEVEER 71, 9672 HA**

**VERWYSING: CPD/0845/00000R/19 (ITEM 33168)**

7-14

**NOTICE 300 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, **VAN ZYL & BENADE STADSBEPLANNERS CC**, being the applicant of **ERF 507 MENLO PARK** hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the 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 **7 SEVENTEENTH STREET, MENLO PARK**. The rezoning is from **RESIDENTIAL 2** to **RESIDENTIAL 3 WITH A DENSITY OF 71 DWELLING UNITS PER HECTARE SUBJECT TO CERTAIN CONDITIONS**. The intention of the applicant in this matter is to **DEVELOP A MAXIMUM OF 14 DWELLING UNITS ON THE PROPERTY (HEIGHT 2 STOREYS, FAR 0,75 AND COVERAGE 45% - EXCLUDING PARKING)**.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal or 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: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from **7 APRIL 2021** until **6 MAY 2021**.

**ADDRESS OF MUNICIPAL OFFICES:** Centurion Municipal Offices, Registration Office, Room E10, c/o Basden and Rabie Streets, Centurion.

**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: [vzbd@esnet.co.za](mailto:vzbd@esnet.co.za)

Closing date for any objections and/or comments: **6 MAY 2021**

Dates on which notice will be published: **7 APRIL 2021 & 14 APRIL 2021**

**REFERENCE: CPD 9/2/4/2-5898T (ITEM 33049)**

7-14

**KENNISGEWING 300 VAN 2021**

**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N HERSONERINGSAAANSOEK INGEVOLGE ARTIKEL 16(1)  
VAN DIE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016, SAAMGELEES MET SKEDULE 23  
DAARTOE**

Ons, **VAN ZYL & BENADÉ STADSBEPLANNERS BK**, synde die applikant van **ERF 507 MENLO PARK** 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 die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering ingevolge Artikel 16(1) van die City of Tshwane Land Use Management By-law, 2016, van die eiendom hierbo beskryf. Die eiendom is geleë te **SEWENTIENDE STRAAT 7, MENLO PARK**. Die hersonering is van **RESIDENSIEEL 2** na **RESIDENSIEEL 3 MET 'N DIGHTEID VAN 71 WOONEENHEDE PER HEKTAAR ONDERWORPE AAN SEKERE VOORWAARDES**. Die applikant se bedoeling met hierdie saak is **OM OP DIE ERF 'N MAKSIMUM VAN 14 WOONEENHEDE TE BOU (HOOGTE 2 VERDIEPINGS, VOV 0,75 EN DEKKING 45% - PARKERING UITGESLUIT)**.

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 (e-pos adres ingesluit), waarsonder die Munisipaliteit nie met die persoon of liggaam wat die besware en/of kommentare indien kan kommunikeer nie, moet skriftelik by of tot die Strategiese Uitvoerende Direkteur, Ekonomiese Ontwikkeling en Ruimtelike Beplanning Posbus 3242, Pretoria, 0001 of [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za), ingedien of gerig word vanaf **7 APRIL 2021** tot **6 MEI 2021**.

**ADRES VAN MUNISIPALE KANTORE:** Centurion Munisipale Kantore, Registrasiekantoor, Kamer E10, h/v Basden & Rabiestrate, Centurion.

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

Sluitingsdatum vir enige besware en/of kommentare: **6 MEI 2021**

Datums waarop kennisgewing gepubliseer word: **7 APRIL 2021 & 14 APRIL 2021**

**VERWYSING: CPD 9/2/4/2-5898T (ITEM 33049)**

7-14

**NOTICE 301 OF 2021****NOTICE OF APPLICATIONS FOR REMOVAL OF RESTRICTIONS AND SIMULTANEOUS SUB-DIVISION IN TERMS OF SECTIONS 68 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019**

I, Leon Andre Bezuidenhout, being authorized agent of the owner of Erf 3629, (Benoni Western Extension 4 Township), situated at 66 Edward Street, Benoni Western Extension 4 Township, 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 (Benoni Care Centre) for the:

- (i) Removal of conditions (f) to (i) and (k) contained in the Title Deed T 20133/2020 applicable to the property; and
- (ii) The simultaneous sub-division of the erf.

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, 6th Floor, Benoni Civic Centre, Treasury Building, corner Tom Jones Street and Elston Avenue, Benoni, for a period of 28 days from 7 April 2021, being 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, Benoni Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, 6th Floor, Benoni Civic Centre, Treasury Building, corner Tom Jones Street and Elston Avenue, Benoni or The Area Manager, City Planning Department, Benoni Customer Care Centre, City of Ekurhuleni Metropolitan Municipality, Private Bag X 014, Benoni, 1500, within a period of 28 days from 7 April 2021.

Address of the authorised agent: Leon Bezuidenhout Town and Regional Planners cc, Represented by L A Bezuidenhout, Pr. Pln. (A/628/1990) B.TRP (UP), PO Box 13059, NORTHMEAD, 1511; Tel: (011)849-3898/5295; Cell: 0729261081; E-mail: weltown@absamail.co.za Our ref : RZ 1008/19

## NOTICE 302 OF 2021

**NOTICE OF APPLICATION FOR AMENDMENT OF THE TOWN-PLANNING SCHEME  
IN TERMS OF SECTIONS 21(2) OF THE CITY OF JOHANNESBURG  
MUNICIPAL PLANNING BY-LAW, 2016**

## CITY OF JOHANNESBURG AMENDMENT SCHEME

I, **Hendrik Raven**, being the authorized agent of the owner of **Erf 247 Melrose**, hereby give notice in terms of section 21(2) of the City of Johannesburg Municipal Planning By-Law, 2016, that I have applied to the **City of Johannesburg** for the amendment of the town-planning scheme known as the **City of Johannesburg Land Use Scheme, 2018** by the rezoning of the property described above, situated at **25 Jameson Avenue, Melrose**, from **"Residential 1"** to **"Residential 4"** subject to certain conditions.

The nature and general purpose of the application is to permit the development of a 6 storey apartment building on the property, with possibly of an hotel as part of the building, at an unrestricted density.

Particulars of the application will lie for inspection during normal office hours at the offices of the Applicant at 3<sup>rd</sup> Floor, Bergild House, 54 Andries Street, Wynberg and Thuso House, 61 Jorisson Street, Braamfontein for a period of 28 days from **10 March 2021**. Copies of application documents will also be made available electronically within 24 hours from a request by E-mail, to the E-mail address below during the same period.

Objections to or representations in respect of the application must be lodged with or made in writing, by registered post, by hand, by fax or E-mail, on- or prior to the closing date for comments and/or objections as detailed below, to the Director, Development Planning and Urban Management at the abovementioned address or at P O Box 30733, Braamfontein, 2017 (FAX 011-339 4000, E-mail [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za) and with the applicant at the undermentioned contact details.

Closing date for submission or comments and/or objections

**7 April 2021**

Contact details of applicant (authorised agent):

**RAVEN Town Planners**

Town and Regional Planners

P O Box 522359

**SAXONWOLD**

2132

(PH) 011 882 4035

(FAX) 011 887 9830

E-mail : [rick@raventp.co.za](mailto:rick@raventp.co.za)



**NOTICE 303 OF 2021****LOCAL AUTHORITY NOTICE CD48/2021  
CITY OF EKURHULENI METROPOLITAN MUNICIPALITY  
GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996  
EKURHULENI AMENDMENT SCHEME NO. B0038  
ERF 1202 RYNFIELD TOWNSHIP**

It is hereby notified in terms of Section 6(8) of the Gauteng Removal of Restrictions Act, 1996 (Act 3 of 1996), read with the Spatial Planning and Land Use Management Act (SPLUMA), 2013 (Act 16 of 2013) that the City of Ekurhuleni Metropolitan Municipality has approved the application in terms of Section 3(1) of the said Act, that :

- 1) Conditions (f), (j), (k) and (l) in Deed of Transfer T60273/2007 be removed; and
- 2) The Ekurhuleni Town Planning Scheme of 2014 be amended by the rezoning of Erf 1202 Rynfield Township from "Residential 1" to "Residential 1" with a density of 700m<sup>2</sup>.

A copy of this amendment scheme will lie for inspection at all reasonable times at the office of the Head of Department: City Planning, City of Ekurhuleni Metropolitan Municipality and at the offices of the Area Manager: City Planning Department, Benoni Customer Care Area, as well as the Gauteng Provincial Government, Office of the Premier, Gauteng Planning Division.

This amendment scheme was previously known as Benoni Amendment Scheme 1/2454 and is now known as Ekurhuleni Amendment Scheme B0038. This Scheme shall come into operation on the date of publication of this notice.

**Dr I Mashazi, City Manager, City of Ekurhuleni Metropolitan Municipality, 2<sup>nd</sup> Floor, Head Office Building, corner Cross and Roses Streets, Germiston, Private Bag X1069, Germiston, 1400**

Notice No. CD48/2021  
7 April 2021



**NOTICE 304 OF 2021****NOTICE OF APPLICATION FOR REZONING IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY- LAW, 2016 READ TOGETHER WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT (ACT 16 OF 2013)**APPLICATION TYPE:

Rezoning

APPLICATION PURPOSE:

To amend the land use scheme from "Residential 4" to "Business 2" including dwelling units, residential buildings, business purposes, institutions and place of instruction.

SITE DESCRIPTION:

Erf Number: Erf 2046 Township Name: Mayfair

Street Address: 23 7<sup>th</sup> Avenue, Mayfair

The above application made in terms of the City Of Johannesburg Municipal Planning By- Law, 2016, will be open for inspection at the City's Metro Link building, 158 Civic Boulevard, Braamfontein, which has been identified as the public point of entry for Development Planning walk-in services during the COVID-19 Lockdown. A desk will be placed there for interested parties to inspect the applications, only by arrangement and on request. Application documents can also be found on [www.kipd.co.za/downloads](http://www.kipd.co.za/downloads).

Any objection or representation with regard to the application must be submitted to both the agent and the Department of Development Planning at the above address, or posted to PO Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email sent to [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za), by **no later than 04 May 2021**. Objectors must include their telephone numbers, email addresses and physical addresses.

Name and address of Agent : KIPD (Pty) Ltd , 47 3<sup>rd</sup> Street, Linden, 2195

Tel Nr: (011) 888 8685

Cell Nr: 082 574 9318

Email Address: [saskia@kipd.co.za](mailto:saskia@kipd.co.za)

Date of First Publication: 07 April 2021

**NOTICE 305 OF 2021****NOTICE OF APPLICATION FOR REZONING IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY- LAW, 2016 READ TOGETHER WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT (ACT 16 OF 2013)**APPLICATION TYPE:

Rezoning

APPLICATION PURPOSE:

To amend the land use scheme from "Residential 4" to "Business 2" including dwelling units, residential buildings, business purposes, institutions and place of instruction.

SITE DESCRIPTION:

Erf Number: Erf 2045 Township Name: Mayfair

Street Address: 26 West Street, Mayfair

The above application made in terms of the City Of Johannesburg Municipal Planning By- Law, 2016, will be open for inspection at the City's Metro Link building, 158 Civic Boulevard, Braamfontein, which has been identified as the public point of entry for Development Planning walk-in services during the COVID-19 Lockdown. A desk will be placed there for interested parties to inspect the applications, only by arrangement and on request. Application documents can also be found on [www.kipd.co.za/downloads](http://www.kipd.co.za/downloads).

Any objection or representation with regard to the application must be submitted to both the agent and the Department of Development Planning at the above address, or posted to PO Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email sent to [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za), by **no later than 04 May 2021**. Objectors must include their telephone numbers, email addresses and physical addresses.

Name and address of Agent : KIPD (Pty) Ltd , 47 3<sup>rd</sup> Street, Linden, 2195

Tel Nr: (011) 888 8685

Cell Nr: 082 574 9318

Email Address: [saskia@kipd.co.za](mailto:saskia@kipd.co.za)

Date of First Publication: 07 April 2021

**NOTICE 306 OF 2021****CITY OF JOHANNESBURG  
NOTICE OF APPLICATION FOR AMENDMENT OF LAND USE SCHEME IN TERMS OF  
SECTION 26 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016  
TOWNSHIP ESTABLISHMENT**

The City of Johannesburg Metropolitan Municipality hereby gives notice in terms of section 26 of The City of Johannesburg Municipal Planning By-Law, 2016, that an application to establish the township referred to in the Annexure hereto, has been received by it.

**ANNEXURE**

Name of Township: **Mostyn Park Extension 20**

Full name of applicant: Raven Town Planners on behalf of **Magpie Properties (Pty) Ltd**

Number of erven in proposed township: 4

Erven 1, 2, 3 and 4: zoned **“Residential 3”**, **“Private and Open Space”** and **“Business 1”** with ancillary uses, in order to permit the establishment of a residential township and ancillary amenities on the property, subject to certain conditions.

Description of land on which township is to be Established: **Holding 8 Mostyn Park Agricultural Holdings**

Locality of proposed township: Situated at **8 Berta Road**, Mostyn Park AH,

Particulars of the application will lie for inspection during normal office hours at the offices of the Applicant at 3<sup>rd</sup> Floor, Bergild House, 54 Andries Street, Wynberg and Thuso House, 61 Jorisson Street, Braamfontein for a period of 28 days from **7 April 2021**. Copies of application documents will also be made available electronically within 24 hours from a request by E-mail, to the E-mail address below during the same period.

Objections to or representations in respect of the application must be lodged with or made in writing, by registered post, by hand, by fax or E-mail, on- or prior to the closing date for comments and/or objections as detailed below, to the Director, Development Planning and Urban Management at the abovementioned address or at P O Box 30733, Braamfontein, 2017 (FAX 011-339 4000, E-mail [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za)) and with the applicant at the undermentioned contact details.

Closing date for submission or comments and/or objections

**5 May 2021**

Contact details of applicant (authorised agent):

**RAVEN Town Planners**

Town and Regional Planners

P O Box 522359

**SAXONWOLD**

2132

(PH) 011 882 4035

(FAX) 011 887 9830

E-mail : [rick@raventp.co.za](mailto:rick@raventp.co.za)

**PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS****PROVINCIAL NOTICE 244 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 AND 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.**

We, Multiprof Property Intelligence (Pty), being the authorized agent of the owner of Erf 1235 Sinoville, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 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 the property from "Residential 1 " to "Business 4" in order to convert the existing structures to accommodate Offices, Medical Consulting Rooms and/or Retail Industry. We have also applied to the City of Tshwane Metropolitan Municipality in terms of Section 16(1) of the City of Tshwane Land Use Management By-law, 2016 for the removal of certain conditions contained in Title Deeds T12381/2017 in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016. The property is situated at no 169 Vinko Street, Sinoville.

The purpose for the removal of restrictive title deed conditions is for the removal conditions applicable to the title deed of Erf 1235 Sinoville, namely conditions: B(1)(b) ,B(1)(c) , B(1)(d) ,B(1)(e) ,B(1)(f) , B(1)(g), B(2)(a), B(2)(b), B(2)(c), (i) and (ii) , B(2)(d) on B(2)(e) in the title deed T12381/2017 in order to allow the owner of the property to apply for a Rezoning for business rights. The purpose for the rezoning application is to allow the property owner to accommodate Offices, Medical Consulting Rooms and/or Retail Industry on property.

Any objection(s) and /or comment(s), including the grounds for such objection(s) and /or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and /or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 31 March 2021 until 28 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 this 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)

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:** Registration Office, Room LG 004, Basement, Isivuno House, 143 Lilian Ngoyi Street, Pretoria, 0002.

**Closing date for any objections and/or comments:** 28 April 2021.

**Address of applicant:** 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

**Dates on which notice will be published:** 31 March 2021 and 07 April 2021.

**REZONING REFERENCE: CPD 9/2/4/2-5912T (Item no:33105)**

**REMOVAL OF RESTRICTIVE TITLE DEED CONDITIONS REFERENCE: CPD/0640/01235 (Item no: 33104)**

**PROVINSIALE KENNISGEWING 244 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEITKENNISGEWING VAN 'N AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16 (1) ASOOK VIR DIE OPHEFFING VAN BEPERKENDE VOORWAARDES IN DIE TITELAKTE IN TERME VAN ARTIKEL 16(2) VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016**

Ons, Multiprof Property Intelligence (Edms), as gemagtigde agent van die eienaar van Erf 1235 Sinoville, gee hiermee ingevolge artikel 16 (1) (f) van die Stad Tshwane Verordening op Grondgebruikbestuur kennis dat ons het by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen om die wysiging van die Tshwane Stadsbeplanningskema, 2008 (Hersien 2014), deur die eiendom te hersoneer van "Residensieel 1" na "Besigheid 4" ten einde die bestaande strukture om te skakel vir kantore, mediese spreekkamers en/of kleinhandelbedryf. Ons het ook ingevolge artikel 16 (1) van die stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen by die Stad Tshwane Metropolitaanse verordening, 2016 vir die opheffing van sekere voorwaardes vervat in titelaktes T12381 / 2017 ingevolge artikel 16 (2) van die Stad Tshwane Grondgebruiksbestuur teen -Law, 2016. Die eiendom is geleë te Vinkostraat Nr.169, Sinoville.

Die doel vir die opheffing van beperkende titelaktevoorwaardes aansoek is vir die verwydering van seker voorwaardes van toepassing op die titelakte van Erf 1235 Sinoville, naamlik voorwaardes: B (1) (b), B (1) (c), B (1) (d), B (1) (e), B (1) (f), B (1) (g), B (2) (a), B (2) (b), B (2) (c), (i) en (ii), B (2) (d) op B (2) (e) in die titelakte T12381 / 2017 ten einde die eienaar van die eiendom in staat te stel om aansoek te doen vir 'n hersonering vir besigheidsregte. Die aansoek om hersonering is om die eienaar toe te laat om kantore, mediese spreekkamers en/of kleinhandelbedrywe op eiendom te akkommodeer.

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 vanaf 31 Maart 2021 tot 28 April 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, Beeld en Citizen koerante. As enige party wat belangstel of benadeel word deur die aansoek, 'n afskrif van die aansoek vereis, kan hulle skriftelik navraag doen by die Munisipaliteit deur die volgende te kontak: [NEWLANDUSEAPPLICATIONS@TSHWANE.GOV.ZA](mailto:NEWLANDUSEAPPLICATIONS@TSHWANE.GOV.ZA)

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 kopie of op hul webwerf, indien enige. Die aansoeker moet verseker dat die afskrif wat aan enige belanghebbende en geaffekteerde 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 geaffekteer 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 die intellektuele eiendomsregte van die aansoeker sal oortree nie.

Indien enige belanghebbende of geaffekteerde party geen stappe neem om 'n afskrif van die aansoek 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 verwerking en oorweging van die aansoek te verbied nie.

**Adres van die Munisipale kantore:** Registrasie kantoor, Laergrondvloer, Kamer LG 004, Isivuno Huis, Lilian Ngoyi Weg 143, Pretoria, 0002.

**Sluitingsdatum vir enige beswaar(e):** 28 April 2021.

**Naam en Adres van gemagtigde agent:** Eenheid 25 Garsfontein Kantoorpark, 645 Jacqueline Rylaan, Garsfontein / Posbus 1285, Garsfontein, 0042. Tel: (012) 361 5095 / Sel: 082 556 0944 / Epos: info@mpdp.co.za

**Datum van publikasie van die kennisgewing:** 31 Maart 2021 en 07 April 2021

**HERSONERING VERWYSING: CPD 9/2/4/2-5912T (ITEM Nr: 33105)**

**VERWYDERING VAN BEPERKENDE TITELAKTEVOORWAARDES VERWYSING: CPD / 0640/01235 (ITEM Nr: 33104)**

**PROVINCIAL NOTICE 245 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, Multiprof Property Intelligence (Pty) Ltd, being the applicant on behalf of the owner of the Remainder of Portion 7 of the farm Zwartkop 356-JR, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, that we have applied to the City of Tshwane Metropolitan Municipality for the subdivision of the property described below.

The proposal is for the subdivision of the application property into four portions to allow the portions to be sold individually.

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 31 March 2021 until 28 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 this 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)

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, Room E10, Corner Basden and Rabie Streets, Centurion Municipal Offices.

**Closing date for any objections and/or comments:** 28 April 2021

**Address of applicant:** 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

**Dates on which notice will be published:** 31 March 2021 and 7 April 2021

**Number and area of portions:**

Proposed Portion 1 of the Farm Zwartkop 356-JR in **Extent approximately** 11.79ha

Proposed Portion 2 of the Farm Zwartkop 356-JR in **Extent approximately** 6.45ha

Proposed Portion 3 of the Farm Zwartkop 356-JR in **Extent approximately** 0.83ha

Proposed Portion 4 of the Farm Zwartkop 356-JR in **Extent approximately** 0.52ha

**Total area of the existing** Remainder of Portion 7 of the Farm Zwartkop 356-JR: 31. 8448ha

**Reference:** CPD 356-JR/0808/7/R

**Item No:** 33136

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**PROVINSIALE KENNISGEWING 245 VAN 2021****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT – KENNISGEWING VAN AANSOEK OM  
ONDERVERDELING VAN GROND INGEVOLGE ARTIKEL 16(12)(a)(iii)  
VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUURVERORDENING, 2016**

Ons, Multiprof Property Intelligence (Pty) Ltd, synde die gemagtigde agent van die eienaars van die Restant van Gedeelte 7 van die plaas Zwartkop 356-JR, gee hiermee ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuur Bywet, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die onderverdeling van die eiendom wat verder beskryf word hieronder.

Die voorstel is vir die onderverdeling van die huidige eiendom om te verdeel in vier gedeeltes om aan verskillende eienaars verkoop kan word.

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, skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stedelike Beplanning, Afdeling Grondgebruiksregte, ingedien of gerig word by Posbus 3242, Pretoria, 0001 of na CityP\_Registration@tshwane.gov.za vanaf 31 Maart 2021 tot 28 April 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, Beeld en Citizien koerante. As enige party wat belang stel of benadeel word deur die aansoek, 'n afskrif van die aansoek vereis, kan hulle skriftelik navraag doen by die Munisipaliteit deur die volgende te kontak: [NEWLANDUSEAPPLICATIONS@TSHWANE.GOV.ZA](mailto:NEWLANDUSEAPPLICATIONS@TSHWANE.GOV.ZA)

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 kopie of op hul webwerf, indien enige. Die aansoeker moet verseker dat die afskrif wat aan enige belanghebbende en geaffekteerde 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 geaffekteer 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 die intellektuele eiendomsregte van die aansoeker sal oortree nie.

Indien enige belanghebbende of geaffekteerde party geen stappe neem om 'n afskrif van die aansoek 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 verwerking en oorweging van die aansoek te verbied nie.

**Adres van die Munisipale kantore:** Stad van Tshwane Metropolitaanse Munisipaliteit, Kamer E10, Hoek van Basden en Rabie Strate, Centurion Munisipale Kantore.

**Sluitingsdatum vir enige beswaar(e):** 28 April 2021.

**Naam en Adres van gemagtigde agent:** Eenheid 25 Garsfontein Kantoorpark, 645 Jacqueline Rylaar, Garsfontein / Posbus 1285, Garsfontein, 0042. Tel: (012) 361 5095 / Sel: 082 556 0944 / Epos: info@mpdp.co.za

**Datum van publikasie van die kennisgewing:** 31 Maart 2021 en 7 April 2021

**Aantal en oppervlakte van die gedeeltes:**

Voorgestelde Gedeelte 1 van die plaas Zwartkop 356-JR in omvang ongeveer 11,79 hektaar

Voorgestelde Gedeelte 2 van die plaas Zwartkop 356-JR in omvang ongeveer 6.45 hektaar

Voorgestelde Gedeelte 3 van die plaas Zwartkop 356-JR in omvang ongeveer 0,83 hektaar

Voorgestelde Gedeelte 4 van die plaas Zwartkop 356-JR in omvang ongeveer 0,52 hektaar

Totale oppervlakte van die bestaande Restant van Gedeelte 7 van die plaas Zwartkop 356-JR: 31. 8448ha

**Verwysing:** CPD 356-JR / 0808/7 / R

**Item Nr: 33136**

**PROVINCIAL NOTICE 246 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, TN General Services Pty Ltd, being the applicant of Portion 1 of Erf 607 Pretoria North, 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 329 Generaal Beyers Street, Pretoria North. The rezoning is from "Residential 1" to "Residential 4". The intension of the property owner is to utilise the property for block of 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: Group Head: Economic Development and Spatial Planning, PO Box 58393, Karenpark, 0118 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from 31 March 2021 until 28 April 2021. 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 and Newspapers. Address of Municipal offices: Akasia Municipal Complex, 485 Heinrich Avenue (Entrance Dale Street) 1st Floor, Room F12, Karenpark, Akasia. 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). 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](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 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: 28 April 2021. Address of applicant: Post Suite No:08, Private Bag X6 Karenpark, 0118. Tel no: 012 753 3159, Email: [info@tnservices.co.za](mailto:info@tnservices.co.za). Dates of notice publication: 31 March 2021 and 07 April 2021. Ref: CPD 9/2/4/2-5915T, Item no:33112

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**PROVINSIALE KENNISGEWING 246 VAN 2021****METROPOLITAANSE MUNISIPALITEIT STAD VAN TSHWANE****KENNISGEWING VAN 'N HERSONERINGSAAVSOEK INGEVOLVE ARTIKEL 16(1) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016**

Ons, TN General Services Pty Ltd, synde die applikant van Gedeelte 1 van Erf 607 Pretoria North 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 329 Generaal Beyers Straat, Pretoria North. Die hersoneringsaansoek is vanaf "Residensiële 1" na "Residensiële 4". Die eienaar se bedoeling is om die eiendom vir woonstelblok 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 58393, Karenpark, 0118 of aan [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 31 Maart 2021 tot 28 April 2021. Volledige besonderhede en planne (indien enige) mag gedurende gewone kantoorure geinspekteer 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: Akasia Munisipale Kompleks, Heinrichlaan 485, (Ingang Dale Straat) 1ste vloer, Kamer F12, Karenpark, Akasia. 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: 28 April 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: 31 Maart 2021 en 07 April 2021. Ref: 9/2/4/2-5915T, Item no:33112

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## PROVINCIAL NOTICE 248 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, Hugo Erasmus from the firm Hugo Erasmus Property Development, being the applicant of Erf 27 and 28, Hennopspark, Registration Division JR, Province Gauteng hereby gives notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for:

- 1) the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of section 16(1) of the City of Tshwane Land Use Management By-law, 2016 of the properties as described above. The properties are situated at 247 and 245 Blackwood Road, Hennopspark respectively. The rezoning is from "Residential 1 with a density of 1 dwelling per erf" to "Special for a Place of Childcare and Place of Instruction for Grade RR and Afterschool for 160 children and/or dwelling unit". The intension of the applicant in this matter is, to develop a private school on the property to attend to 160 children, between the ages of 4 and 5 years. These properties will be consolidated after approval of the rezoning

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 other comments, 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 31 March 2021 until 28 April 2021.

Full particulars and plans (if any) may be requested as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, Pretoria News and Beeld.

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 or 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 Planning, Registration Office, Room E10, Basden and Rabie Streets , Centurion, Pretoria.

Closing date of objections and or comments: 28 April 2021.

Address of authorized agent: Hugo Erasmus Property Development, PO Box 7441, Centurion, 0046 or 4 Konglomoraat Avenue, Zwartkop x8, Centurion, 0157 tel: 012 6430006 Email: hugoerasmus@midrand-estates.co.za

Dates on which notices will be published: 31 March 2021 and 7 April 2021

Reference: CPD /9/2/4/2-5698 T Item no: 32134

This notice replaces all previous notices in this regard.

**PROVINSIALE KENNISGEWING 248 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VIR HERSONERING AANSOEK IN TERME VAN ARTIKEL 16(1) VAN DIE  
STAD VAN TSHWANE GRONDGEBRUIK BESTUUR BY-WET, 2016**

Ek, Hugo Erasmus van die firma Hugo Erasmus Property Development, die applikant van Erf 27 en 28, Hennospark, Registrasie Afdeling JR, Gauteng Provinsie, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad van Tshwane Grondgebruik Bestuur By -Wet, 2016, dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir:

- 1) Die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Gewysig 2014), met 'n hersonering in terme van Artikel 16(1) van die Stad van Tshwane Grondgebruik Bestuur By -Wet, 2016, op die eiendomme soos bo aangetoon. Die eiendomme is gelee te Blackwood 247 en 245 Hennospark respektiewelik. Die hersonering is vanaf "Residensieel 1 met 'n digtheid van 1 woonhuis per erf" na "Spesiaal vir Plek van Kindersorg, Plek van Onderrig vir Graad RR en Naskool sentrum en/of Wooneenheid". Die applikant beoog om 'n privaatskool te ontwikkel wat na 160 kinders, tussen ouderdomme van 4 tot 5 jaar, sal omsien. Die eiendomme sal ook gekonsolideer word na goedkeuring van die regte.

Enige beswaar en/of kommentaar met vermelding van die redes vir die beswaar en/of kommentaar, met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie met die beswaarmaker kan kommunikeer nie, kan skriftelik by of tot: die Strategiese Uitvoerende Ditekteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of aan [City\\_Registration@tshwane.gov.za](mailto:City_Registration@tshwane.gov.za) ingedien of gerig word, vanaf 31 March 2021 tot 28 April 2021.

Volledige besonderhede en planne (as daar is) kan, soos hieronder uiteengesit, bekom word vir die periode van 28 dae vanaf die eerste publikasie van hierdie kennisgewing in die Provinsiale koerant, Pretoria News en Beeld koerant.

Indien 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: [Newlanduseapplications@tshwane.gov.za](mailto:Newlanduseapplications@tshwane.gov.za)

Daar benewens kan die aansoeker by 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 die 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](mailto:newlanduseapplications@tshwane.gov.za).

Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende of geaffekteerde party die Munisipaliteit en die aansoeker 'n e-pos of ander maniere moet verskaf om sodoende afskrif elektronies te verskaf.

Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker voorsien is, mag gekopieer, gereproduseer word of in enige vorm gepubliseer word op 'n manier wat die applikant se intellektuele eiendomsregte aantas 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 die belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging te verbied nie.

Adres van Munisipaliteit kantoor: Stedelike Beplanning. Registrasie Kantoor, Kamer E10, Hoek van Basden en Rabie Strate, Centurion Pretoria.

Sluitingsdatum van besware: 28 April 2021

Adres van gemagtigde agent: Hugo Erasmus Property Development cc,  
Posbus 7441, Centurion, 0046 of 4 Konglomoraatlaan, Zwartkop X8, Centurion  
Telefoon nommer: (012) 643-0006  
Selfoon nommer: 082 456 8744  
E-pos: hugoerasmus@midrand-estates.co.za

Datums waarop kennisgewing gepubliseer word: 31 Maart 2021 en 7 April 2021

Verwysing: CPD/9/2/4/2-5698T                      Item no: 32 134

Hierdie kennisgewing vervang alle vorige kennisgewings in die verband.



**PROVINCIAL NOTICE 250 OF 2021****NOTICE OF APPLICATION IN TERMS OF SECTION 11 AND 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 READ IN CONJUNCTION WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT 16 OF 2013 AND THE GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996.**

I, Sibusiso Sibiya, being the authorized agent of the owner/s of erf 615 Auckland Park township hereby give notice in terms of Section 41 and 21 for the simultaneous removal of the restrictive condition no.4 contained in the deed of transfer No.T17594/2014 pertaining to erf 615 Auckland Park (hereafter referred to as the site) and the rezoning of the site from "Residential 1" to "Residential 3" by the amendment of the City of Johannesburg Land Use Scheme, 2018 read in conjunction with Section 5 of the Gauteng Removal of Restrictions Act, 1996 (Act No. 3 of 1996) and the Spatial Planning and Land Use Management Act 16 of 2013 in order to allow the development of residential buildings/dwelling units on-site subject to increase in density and the provisions of the local authority land use scheme. Particulars of the application will lie for inspection during normal office hours at the office of the Executive Director, Development Planning, Room 8100, 8th Floor, A Block, Metro Centre, 158 Civic Boulevard, Braamfontein, for period of 28 days from 31<sup>st</sup> March 2021. Objections to or representations in respect of the application must be lodged with or made in writing to the Executive Director, Development Planning at the above address or at No. 2 Rissik Street, Marshalltown, Johannesburg, 2001. Mobile: 071 394-7793, Email: [yoprojects@gmail.com](mailto:yoprojects@gmail.com) within a period of 28 days from 31<sup>st</sup> March 2021.

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**PROVINCIAL NOTICE 252 OF 2021****NOTICE OF APPLICATION IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 READ IN CONJUNCTION WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 16 OF 2013**

I, Sibusiso Sibiya, being the authorized agent of the owner/s of erf 280 Fontainebleau township hereby give notice in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016 read in conjunction with the Spatial Planning and Land Use Management Act, 16 of 2013 for the amendment of the City of Johannesburg Land Use Scheme, 2018 by the rezoning of erf 280 Fontainebleau (hereafter referred to as a site) from "Special" to "Residential 3" to allow the development of residential buildings/dwelling units onsite subject to certain conditions and the provisions of the land use scheme. Particulars of the application will lie for inspection during normal office hours at the office of the Executive Director, Development Planning, Room 8100, 8th Floor, A Block, Metro Centre, 158 Civic Boulevard, Braamfontein, for period of 28 days from 31<sup>st</sup> March 2021. Objections to or representations in respect of the application must be lodged with or made in writing to the Executive Director, Development Planning at the above address or at No. 2 Rissik Street, Marshalltown, Johannesburg, 2001. Mobile: 071 394-7793, Email: [yoprojects@gmail.com](mailto:yoprojects@gmail.com) within a period of 28 days from 31<sup>st</sup> March 2021.

31-7

## PROVINCIAL NOTICE 258 OF 2021

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

I, Trisha Ehrlich of Hunter Theron Incorporated, being the authorised agent of the owner of the Remaining Extent of Portion 122 of the farm Knopjeslaagte 385 J.R., 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 north of Mnandi / Knopjeslaagte Road (R49) and west and adjacent to Summit Road (R562), Knopjeslaagte 385-JR, Centurion. The rezoning of the Remaining Extent of Portion 122 of the farm Knopjeslaagte 385-JR from **“Undetermined” to “Industrial 1” for a brick making facility and ancillary uses, subject to conditions.** Simultaneously and in addition to the above, an application in terms of Section 16(2)(d) of the City of Tshwane Land Use Management By-Law, 2016 for consent for the removal of Conditions C (a). (i) – (iii) from Deed of Transfer T10250/2004, is also submitted.

Any objection and/or comment, 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 [city\\_registration@tshwane.gov.za](mailto:city_registration@tshwane.gov.za) from **07 April 2021** (first date of publication of the notice set out in Section 16(1)(f) of the by-law referred to above), until **05 May 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 and/or requested from the Municipality, by requesting such a copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) or directly from the applicant at [trisha@hunthertheron.co.za](mailto:trisha@hunthertheron.co.za), for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and The Star newspapers.

Address of Municipal Offices: Strategic Executive Director: City Planning and Development, Centurion Municipal Offices, Corner of Basden & Rabie Streets, Room 8, Lyttelton for a period of 28 days from 07 April 2021 (the date of first publication of the notice) for inspection.

Closing date for any objections and/or comments: **05 May 2021.**

Address of Applicant: Hunter Theron Inc. 53, Conrad Street, Florida North, 1709, P.O. Box 489 Florida Hills, 1716 Tel: (011) 472-1613.

Dates on which notice will be published: **07 & 14 April 2021.**

Reference: **CPD/9/2/4/2-5873T**

Item No: **32984**

## PROVINSIALE KENNISGEWING 258 VAN 2021

**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N HERSONERINGS AANSOEK IN TERME VAN ARTIKEL 16(1) VAN DIE  
STAD TSHWANE GRONDGEBRUIKSBESTUURSBYWET, 2016**

Ek, Trisha Ehrlich van Hunter Theron Ingelyf, snyde die gemagtigde agent van die eienaar van die Restant van Gedeelte 122 van die plaas Knopjeslaagte 385 J.R, gee hiermee ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grondgebruikbestuursbywet, 2016, kennis, dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Stadsbeplanningskema, 2008 (Hersien 2014), deur die hersonering in terme van Artikel 16(1) van die Stad van Tshwane Grondgebruikbestuursbywet, 2016, van die eiendom soos hierbo beskryf.

Die eiendom is geleë noord van Mnandi / Knopjeslaagte Weg (R49) en wes en aangrensend tot Summit Weg (R562), Knopjeslaagte 385 JR, Centurion, van **“Onbepaald” na “Industrieel 1” vir ‘n baksteen vervaardigings fasiliteit en aanvullende gebruike, onderhewig aan voorwaardes.** Gelyktydig en bykomend met die bogenoemde, ‘n aansoek in terme van Artikel 16(2)(d) van die Stad van Tshwane Grondgebruikbestuursbywet, 2016 vir die toestemming vir die verwydering van voorwaardes C (a). (i) – (iii) van die Titel Akte T10250/2004, is ook ingedien.

Enige beswaar en/of kommentaar, insluitend die gronde vir sulke beswaar en/of kommentaar met volle kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar en/of kommentaar ingedien het nie, moet gerig word, skriftelik by of tot: die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of tot [cityp\\_registration@tshwane.gov.za](mailto:cityp_registration@tshwane.gov.za) vanaf **07 April 2021** (die eerste dag van die publikasie van die kennisgewing soos uiteengesit in Artikel 16(1)(f) van die Bywet soos verwys hierbo), tot **05 Mei 2021** (nie minder as 28 dae na die eerste datum van publikasie van die kennisgewing).

Volledige besonderhede en planne (indien enige) kan besigtig word gedurende gewone kantoorure by die Munisipale Kantore soos aangedui hieronder, en/of deur die Munisipaliteit aangevra word, deur ‘n afskrif te versoek deur middel van die volgende kontakbesonderhede: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za) of direk van die aansoeker by [trisha@huntertheron.co.za](mailto:trisha@huntertheron.co.za), vir ‘n periode van 28 dae vanaf die datum van die eerste publikasie van die advertensie in die Provinsiale Gazette, Beeld en The Star koerante.

Adres van die Munisipale Kantoor: Strategiese Uitvoerende Direkteur: Stadsbeplanning en -ontwikkeling, Centurion Munisipale kantore, Hoek van Basen- en Rabiestraat, Kamer 8, Lyttelton vir 'n tydperk van 28 dae vanaf 07 April 2021 (die datum van eerste publikasie van hierdie kennisgewing) ter insae.

Sluitingsdatum vir besware en/of kommentare: **05 Mei 2021.**

Adres van applikant: Hunter Theron Incorporated, 53 Conrad Straat, Florida Noord, Posbus 489, Florida Hills, 1716, Telefoon nommer: (011) 472-1613.

Datums van publikasie van die kennisgewing: **07 & 14 April 2021.**

**Verwysing: CPD/9/2/4/2-5873T Item no: 32984**

## PROVINCIAL NOTICE 259 OF 2021

**NOTICE OF APPLICATION FOR THE REMOVAL OF RESTRICTIVE TITLE CONDITIONS  
SCHEME IN TERMS OF SECTION 50 OF THE CITY OF EKURHULENI METROPOLITAN  
MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019, READ  
IN CONJUNCTION WITH CITY OF EKURHULENI TOWN PLANNING SCHEME, 2014.**

I, **Selaelo Kganakga**, being the authorised agent of the owner of **Erf 342 Rynfield Township** hereby give notice in terms of Section 50 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, read in conjunction with City of Ekurhuleni Town Planning Scheme, 2014, that I have applied to the City of Ekurhuleni Metropolitan Municipality for the removal of **Title Condition K** from Title Deed T46533/2014 in respect of Erf 342 Rynfield, located at 9 Honiball Street, Rynfield, Benoni.

Particulars of the application will lie for inspection during normal office hours at the Area Manager: City Planning Department, 6th Floor, Benoni Customer Care Centre, Cnr. Elston & Tom Jones Street, Benoni, 1501. Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department, at the abovementioned address or at P O Box X014 Benoni, 1500 within a period of 28 (twenty-eight) days from **7 APRIL 2021**.

Name & Address of Applicant: Selaelo Kganakga Pr. Pln (SACPLAN), 387 Mackenzie Street, Brooklyn, Pretoria, 0181  
Telephone: +27 (72) 516 4100  
Email: lkganakga@gmail.com

**PROVINCIAL NOTICE 260 OF 2021**  
**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**  
**NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF TOWNSHIP IN TERMS OF SECTION**  
**16(4) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**  
**MOOIKLOOF RIDGE X18**

I, Edgar Taute of Khare Incorporated, being the authorized agent of the applicant, 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 establishment of a township in terms of Section 16(4) of the City of Tshwane Land Use Management By-law, 2016, read with the provisions of Schedule 23, referred to in the Annexure hereto.

Any objection(s) and/or comment(s), including the grounds of 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 7 April 2021. Closing date of any objections and/or comments is 5 May 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/Beeld/Star newspapers.

Address of Municipal Offices: Room E10, cnr Basden and Rabie Streets, Centurion Municipal Offices  
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, an identical copy of the applicant's land use application may be requested using the following contact details of the applicant:

- Email address: [eddie@khare.co.za](mailto:eddie@khare.co.za)
- Postal address: PO Box 431, Florida Hills, 1716
- Address of applicant: Khare Inc., 53 Conrad Street, Florida North, 1709
- Contact telephone number: (011) 472 5665

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.

Dates on which notice will be published: 7 April 2021 and 14 April 2021

**ANNEXURE**

Name of township: **MOOIKLOOF RIDGE X18**

Full name of applicant: Edgar Taute of Hunter Theron Incorporated acting on behalf of the registered owner ISI Direct Sales & Services CC.

Number of erven, proposed zoning and development control measures: Erven 1 and 2 to be zoned "Business 1" in terms of the Tshwane Town Planning Scheme, 2008 (Revised 2014) measuring approximately 2.2340ha in extent.

It is the intension of the applicant to develop the proposed township for Commercial Retail and Offices. Locality of property(ies) on which township is to be established: The site, on which the proposed township is to be established, is located in the Mooikloof Ridge Township Area, located next to a provincial Road (Garsfontein Road) to the east of subject site, on the eastern boundary of the farm portion. Blesbok Avenue is located south and adjacent to the application area.

Description of the property on which the township is to be situated: A Part of Portion 688 and A Part of Portion 689 of the Farm Rietfontein 375 Registration Division JR, Province of Gauteng

Reference: **CPD 9/2/4/2-5825T** Item No. **32770**

7-14



**PROVINSIALE KENNISGEWING 260 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM STIGTING VAN DORP IN TERME VAN ARTIKEL 16(4) VAN  
DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUURVERORDENING, 2016  
MOOIKLOOF RIDGE UITBREIDING 18**

Ek, Edgar Taute van Khare Ingelyf, synde die gemagtigde agent van die aansoeker, gee hiermee ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grondgebruikbestuurverordening, 2016, kennis dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die stigting van 'n dorp ingevolge Artikel 16(4) van die Stad van Tshwane Grondgebruikbestuurverordening, 2016 saamgelees met die bepalings van Skedule 23, waarna verwys word in die Bylae hierby aangeheg. Enige beswaar(e) en/of kommentaar(e), insluitend die gronde van sodanige beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die Munisipaliteit en/of applikant nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) ingedien het nie, moet ingedien 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) vanaf 7 April 2021.

Sluitingsdatum van enige besware en/of kommentaar is 5 Mei 2021.

Volledige besonderhede en planne (indien enige) kan geïnspekteer word gedurende normale kantoorure by die Munisipale Kantoor, soos hieronder uiteengesit word vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Provinsiale Koerant/Beeld /Star-koerante.

Adres van Munisipale Kantoor: Kamer E10, hoek van Basden en Rabie Strate, Centurion Munisipale Kantore.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif by die munisipaliteit versoek word deur die volgende kontakbesonderhede te gebruik: [newlanduseapplications@tshwane.gov.za](mailto: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:

- Epos adres: [eddie@khare.co.za](mailto:eddie@khare.co.za)
- Posadres: Posbus 431, Florida Hills, 1716
- Adres van applikant: Khare Inc., 53 Conrad Straat, Florida Noord, 1709
- Kontak telefoonnommer: (011) 472 5665

Daarbenewens kan die aansoeker by indiening van die aansoek óf 'n afskrif elektronies deurstuur óf die aansoek op sy webwerf publiseer (indien van toepassing) wat die bevestiging van die volledigheid daarvan deur die munisipaliteit vergesel. Die aansoeker sal toesien dat die afskrif wat gepubliseer is of aan enige belanghebbende en geaffekteerde party deurgegee 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 '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.

Datums waarop kennisgewing gepubliseer moet word: 7 April 2021 en 14 April 2021.

**BYLAE**

Naam van dorp: **MOOIKLOOF RIDGE UITBREIDING 18**

Volle naam van aansoeker: Edgar Taute van Khare Ingelyf, gemagtigde agent van die geregestreerde eienaar naamlik ISI Direct Sales & Services CC.

Aantal erwe, voorgestelde sonering en beheermaatreels: Erwe 1 en 2 om gesoneer te word na "Besigheid 1" ingevolge die Tshwane Stadsbeplanning Skema, 2008 (Hersien 2014) en meet ongeveer 2.2340ha in omvang.

Die voorneme van die aansoeker is om 'n dorp te stig vir Kommersiele Besigheid en Kantore.

Ligging van eiendom(me) waarop dorp gestig gaan word: Die perseel, waarop die voorgestelde dorp gestig gaan word, is geleë in die Mooikloof Ridge Woongebied, geleë langs 'n provinsiale pad (Garsfontein Straat) teen ooste van die relevante dorp, aan die oostelike grens van die plaas gedeelte. Blesboklaan is geleë sui den aanliggend aan die aansoek area.

Beskrywing van die eiendom(me) waarop die dorp gestig gaan word: op 'n Gedeelte van Gedeelte 688 en 'n Gedeelte van Gedeelte 689 van die Plaas Rietfontein 375, Registrasie Afdeling JR, Provinsie van Gauteng

Verwysing: **CPD 9/2/4/2-5825T** Item nommer: **32770**

**PROVINCIAL NOTICE 261 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF TOWNSHIP IN TERMS OF SECTION  
16(4) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016  
MOOIKLOOF RIDGE X17**

I, Edgar Taute of Khare Incorporated, being the authorized agent of the applicant, 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 establishment of a township in terms of Section 16(4) of the City of Tshwane Land Use Management By-law, 2016, read with the provisions of Schedule 23, referred to in the Annexure hereto.

Any objection(s) and/or comment(s), including the grounds of 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 7 April 2021. Closing date of any objections and/or comments is 5 May 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/Beeld/Star newspapers.

Address of Municipal Offices: Room E10, cnr Basden and Rabie Streets, Centurion Municipal Offices  
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, an identical copy of the applicant's land use application may be requested using the following contact details of the applicant:

- Email address: [eddie@khare.co.za](mailto:eddie@khare.co.za)
- Postal address: PO Box 431, Florida Hills, 1716
- Address of applicant: Khare Inc., 53 Conrad Street, Florida North, 1709
- Contact telephone number: (011) 472 5665

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.

Dates on which notice will be published: 7 April 2021 and 14 April 2021

**ANNEXURE**

Name of township: **MOOIKLOOF RIDGE X17**

Full name of applicant: Edgar Taute of Hunter Theron Incorporated acting on behalf of the registered owner ISI Direct Sales & Services CC.

Number of erven, proposed zoning and development control measures: Erven 1 and 2 to be zoned "Residential 3" including Retirement Centre, and a "Public Road" in terms of the Tshwane Town Planning Scheme, 2008 (Revised 2014) measuring approximately 1.6130ha in extent.

It is the intension of the applicant to develop the proposed township for dwelling units and a Retirement Centre.

Locality of property(ies) on which township is to be established: The site, on which the proposed township is to be established, is located in the Mooikloof Ridge Township Area, located next to a provincial Road (Garsfontein Road) to the east of subject site, on the eastern boundary of the farm portion. Blesbok Avenue is located south and adjacent to the application area.

Description of the property on which the township is to be situated: A Part of Portion 689 of the Farm Rietfontein 375 Registration Division JR, Province of Gauteng

Reference: **CPD 9/2/4/2-5826T** Item No. **32771**

7-14

**PROVINSIALE KENNISGEWING 261 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM STIGTING VAN DORP IN TERME VAN ARTIKEL 16(4) VAN  
DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUURVERORDENING, 2016  
MOOIKLOOF RIDGE UITBREIDING 17**

Ek, Edgar Taute van Khare Ingelyf, synde die gemagtigde agent van die aansoeker, gee hiermee ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grondgebruikbestuurverordening, 2016, kennis dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die stigting van 'n dorp ingevolge Artikel 16(4) van die Stad van Tshwane Grondgebruikbestuurverordening, 2016 saamgelees met die bepalings van Skedule 23, waarna verwys word in die Bylae hierby aangeheg. Enige beswaar(e) en/of kommentaar(e), insluitend die gronde van sodanige beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die Munisipaliteit en/of applikant nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) ingedien het nie, moet ingedien 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) vanaf 7 April 2021.

Sluitingsdatum van enige besware en/of kommentaar is 5 Mei 2021.

Volledige besonderhede en planne (indien enige) kan geïnspekteer word gedurende normale kantoorure by die Munisipale Kantoor, soos hieronder uiteengesit word vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Provinsiale Koerant/Beeld /Star-koerante.

Adres van Munisipale Kantoor: Kamer E10, hoek van Basden en Rabie Strate, Centurion Munisipale Kantore.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif by die munisipaliteit versoek word deur die volgende kontakbesonderhede te gebruik: [newlanduseapplications@tshwane.gov.za](mailto: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:

- Epos adres: [eddie@khare.co.za](mailto:eddie@khare.co.za)
- Posadres: Posbus 431, Florida Hills, 1716
- Adres van applikant: Khare Inc., 53 Conrad Straat, Florida Noord, 1709
- Kontak telefoonnommer: (011) 472 5665

Daarbenewens kan die aansoeker by indiening van die aansoek óf 'n afskrif elektronies deurstuur óf die aansoek op sy webwerf publiseer (indien van toepassing) wat die bevestiging van die volledigheid daarvan deur die munisipaliteit vergesel. Die aansoeker sal toesien dat die afskrif wat gepubliseer is of aan enige belanghebbende en geaffekteerde party deurgegee 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 '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.

Datums waarop kennisgewing gepubliseer moet word: 7 April 2021 en 14 April 2021.

**BYLAE**

Naam van dorp: **MOOIKLOOF RIDGE UITBREIDING 17**

Volle naam van aansoeker: Edgar Taute van Khare Ingelyf, gemagtigde agent van die geregestreerde eienaar naamlik ISI Direct Sales & Services CC.

Aantal erwe, voorgestelde sonering en beheermaatreels: Erwe 1 en 2 om gesoneer te word na "Residensieel 3" insluitent 'n Aftree Sentrum ingevolge die Tshwane Stadsbeplanning Skema, 2008 (Hersien 2014) en meet ongeveer 1.6130ha in omvang.

Die voorneme van die aansoeker is om 'n dorp te stig vir wooneenhede en 'n Aftree Sentrum.

Ligging van eiendom(me) waarop dorp gestig gaan word: Die perseel, waarop die voorgestelde dorp gestig gaan word, is geleë in die Mooikloof Ridge Woongebied, geleë langs 'n provinsiale pad (Garsfontein Straat) teen ooste van die relevante dorp, aan die oostelike grens van die plaas gedeelte. Blesboklaan is geleë sui den aanliggend aan die aansoek area.

Beskrywing van die eiendom(me) waarop die dorp gestig gaan word: op 'n Gedeelte van Gedeelte 689 van die Plaas Rietfontein 375, Registrasie Afdeling JR, Provinsie van Gauteng

Verwysing: **CPD 9/2/4/2-5826T** Item nommer: **32771**



**PROVINCIAL NOTICE 262 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF TOWNSHIP IN TERMS OF SECTION  
16(4) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016  
DOORNPOORT EXTENSION 52**

I, Edgar Taute of Hunter Theron Incorporated, being the authorized agent of the applicant, 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 establishment of a township in terms of Section 16(4) of the City of Tshwane Land Use Management By-law, 2016, read with the provisions of Schedule 23, referred to in the Annexure hereto.

Any objection(s) and/or comment(s), including the grounds of 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 7 April 2021. Closing date of any objections and/or comments is 5 May 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/Beeld/Star newspapers.

Address of Municipal Offices: LG004, Isivuno House, 143 Lilian Ngoyi Street Municipal Offices.

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, an identical copy of the applicant's land use application may be requested using the following contact details of the applicant:

- Email address: [eddie@huntertheron.co.za](mailto:eddie@huntertheron.co.za)
- Postal address: PO Box 489, Florida Hills, 1716
- Address of applicant: Hunter Theron Inc., 53 Conrad Street, Florida North, 1709
- Contact telephone number: (011) 472 1613
- 

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.

Dates on which notice will be published: 7 April 2021 and 14 April 2021

**ANNEXURE**

Name of township: **DOORNPOORT EXTENSION 52**

Full name of applicant: Edgar Taute of Hunter Theron Incorporated acting on behalf of the registered owner Curro Holdings Limited.

Number of erven, proposed zoning and development control measures: 1 Erf to be zoned "Educational" and 1 Erf to be zoned "Private Open Space" in terms of the Tshwane Town Planning Scheme, 2008 (Revised 2014) measuring approximately 5.8556ha in extent.

It is the intension of the applicant to develop the proposed township for a Private School Educational Facility.

Locality of property(ies) on which township is to be established: The site, on which the proposed township is to be established, is located in the Montana Township Area, south and adjacent to Tsamma Street and to the west of Breed Street.

Description of the property on which the township is to be situated: Portion 137 of the Farm Doornpoort 295 Registration Division JR, Province of Gauteng

Reference: **CPD 9/2/4/2-5805T** Item No. **32699**

**PROVINSIALE KENNISGEWING 262 VAN 2021****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM STIGTING VAN DORP IN TERME VAN ARTIKEL 16(4) VAN  
DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUURVERORDENING, 2016  
DOORNPPOORT UITBREIDING 52**

Ek, Edgar Taute van Hunter Theron Ingelyf, synde die gemagtigde agent van die aansoeker, gee hiermee ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grondgebruikbestuurverordening, 2016, kennis dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die stigting van 'n dorp ingevolge Artikel 16(4) van die Stad van Tshwane Grondgebruikbestuurverordening, 2016 saamgelees met die bepalings van Skedule 23, waarna verwys word in die Bylae hierby aangeheg.

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde van sodanige beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die Munisipaliteit en/of applikant nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) ingedien het nie, moet ingedien 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) vanaf 7 April 2021.

Sluitingsdatum van enige besware en/of kommentaar is 5 Mei 2021.

Volledige besonderhede en planne (indien enige) kan geïnspekteer word gedurende normale kantoorure by die Munisipale Kantoor, soos hieronder uiteengesit word vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Provinsiale Koerant/Beeld /Ster-koerante.

Adres van Munisipale Kantoor: LG004, Isivuno Huis, 143 Lilian Ngoyi Straat Munisipale Kantoor.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif by die munisipaliteit versoek word deur die volgende kontakbesonderhede te gebruik: [newlanduseapplications@tshwane.gov.za](mailto: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:

- Epos adres: [eddie@huntertheron.co.za](mailto:eddie@huntertheron.co.za)
- Posadres: Posbus 489, Florida Hills, 1716
- Adres van applikant: Hunter Theron Inc., 53 Conrad Straat, Florida Noord, 1709
- Kontak telefoonnommer: (011) 472 1613
- 

Daarbenewens kan die aansoeker by indiening van die aansoek óf 'n afskrif elektronies deurstuur óf die aansoek op sy webwerf publiseer (indien van toepassing) wat die bevestiging van die volledigheid daarvan deur die munisipaliteit vergesel. Die aansoeker sal toesien dat die afskrif wat gepubliseer is of aan enige belanghebbende en geaffekteerde party deurgegee 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 '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.

Datums waarop kennisgewing gepubliseer moet word: 7 April 2021 en 14 April 2021

**BYLAE**

Naam van dorp: **DOORNPOORT UITBREIDING 52**

Volle naam van aansoeker: Edgar Taute van Hunter Theron Ingelyf, gemagtigde agent van die geregestreerde eienaar naamlik Curro Holdings Limited.

Aantal erwe, voorgestelde sonering en beheermaatreels: 1 Erf "Opvoedkundig" en 1 Erf "Privaat Oop Ruimte" gesoneer te word ingevolge die Tshwane Stadsbeplanning Skema, 2008 (Hersien 2014) en meet ongeveer 5.8556ha in omvang.

Die voorneme van die aansoeker is om 'n dorp te stig vir 'n Privaat Skool opvoedkundige fasiliteit.

Ligging van eiendom(me) waarop dorp gestig gaan word: Die perseel, waarop die voorgestelde dorp gestig gaan word, is geleë in die Montana Woongebied, suid en aangrensend aan Tsamma Straat en wes van Breed Straat.

Beskrywing van die eiendom(me) waarop die dorp gestig gaan word: Gedeelte 137 van die Plaas Doornpoort 295, Registrasie Afdeling JR, Provinsie van Gauteng

Verwysing: **CPD 9/2/4/2-5805T** Item nommer: **32699**

7-14

**PROVINCIAL NOTICE 263 OF 2021****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, intend to apply to the City of Johannesburg for an amendment of the land use scheme (Rezoning).

**SITE DESCRIPTION:**

Erf/Erven (Stand) No(s): 243 and 41  
Township (Suburb) Name: Melrose  
Street Address: 32 Tottenham Avenue, Melrose, 2196

**APPLICATION TYPE:**

Amendment of the Land Use Scheme (Rezoning) in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016

**APPLICATION PURPOSES:**

The application is for rezoning of Erven 243 and 41 Melrose **from** "Residential 3" with Height: 6 storeys; Coverage: 50% (and 70% for basements); FAR: 2,8; Density: 90 dwelling units/ha (27 units); Building Lines: 5m along Remainder of Erf 53 and Erven 242 and 40, 3m along Tottenham Avenue and Erf 42 and 0m for guardhouse, refuse yard and parking **to** "Residential 3" with Height: 6 storeys; Coverage: 50% (and 70% for basements); FAR: 2,8; Density: 225 dwelling units/ha (67 units); Building Lines: 5m along Remainder of Erf 53 and Erven 242 and 40, 3m along Tottenham Avenue and Erf 42 and 0m for guardhouse, refuse yard and parking in terms of the City of Johannesburg Land Use Scheme, 2018 for 67 apartments.

The above application will be open for inspection from 08:00 to 15:30 at the Metro Link, Metropolitan Centre, 158 Civic Boulevard, Braamfontein. The authorized agent will be responsible to provide any interested party with a copy of the application documents upon request and could be contacted at details provided below. A copy of the application can also be downloaded from [www.urbandynamics.co.za/downloads](http://www.urbandynamics.co.za/downloads).

Any objection or representation with regard to the application must be submitted to both the owner / agent and the Registration Section of the Department of Development Planning at the above address, or posted to P.O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email send to [ObjectionsPlanning@joburg.org.za](mailto:ObjectionsPlanning@joburg.org.za), by not later than 5 May 2021.

Any objection/s not fully motivated as required in terms of Section 68 of The City of Johannesburg Municipal Planning By-Law, 2016, (Validity of Objections) may be deemed invalid and may be disregarded during the assessment of the application.

**AUTHORISED AGENT**

Full name: Daniel Paul van der Merwe, Postal Address: PO Box 291803 Melville, 2109, Residential Address: 4<sup>th</sup> Floor Atholl Towers, 129 Patricia Road, Sandown, 2196, Tel No (w): 011 482-4131, Fax No: 011 482-9959, Cell: 083 419 5755, Email Address: [danie@urbandynamics.co.za](mailto:danie@urbandynamics.co.za)

**DATE:** 7 April 2021

**PROVINCIAL NOTICE 264 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, Hugo Erasmus from the firm Hugo Erasmus Property Development, being the applicant of Erf 633, Eldoraigne, Registration Division JR, Province 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:

- 1) the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of section 16(1) of the City of Tshwane Land Use Management By-law, 2016 of the property as described above. The property is situated at 1007 Saxby Avenue, Eldoraigne. The rezoning of Erf 633, Eldoraigne from "Residential 1" to "Business 4 with a coverage of 40%, FAR of 0,4 and height of 2 storeys". The intension of the applicant in this matter is, to develop Offices and Estate Agents 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 other comments, 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 7 April 2021 until 5 May 2021.

Full particulars and plans (if any) may be requested as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, Pretoria News and Beeld.

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 or 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 Planning, Registration Office, Room E10, Basden and Rabie Streets , Centurion, Pretoria.

Closing date of objections and or comments: 5 May 2021.



Address of authorized agent: Hugo Erasmus Property Development, PO Box 7441, Centurion, 0046 or 4 Konglomoraat Avenue, Zwartkop x8, Centurion, 0157 tel: 012 6430006 Email: hugoerasmus@midrand-estates.co.za

Dates on which notices will be published: 7 April 2021 and 14 April 2021.

Council Consent application: -Reference CPD 9/2/4/2-5741T Item no: 32288

7-14

**PROVINSIALE KENNISGEWING 264 VAN 2021**  
**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT**  
**KENNISGEWING VIR HERSONERING AANSOEK IN TERME VAN ARTIKEL 16(1) VAN DIE**  
**STAD VAN TSHWANE GRONDGEBRUIK BESTUUR BY-WET, 2016**

Ek, Hugo Erasmus van die firma Hugo Erasmus Property Development, die applikant van Erf 633, Eldoraigne, Registrasie Afdeling JR, Gauteng Provinsie, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad van Tshwane Grondgebruik Bestuur By -Wet, 2016, dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir:

- 1) Die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Gewysig 2014), met 'n hersonering in terme van Artikel 16(1) van die Stad van Tshwane Grondgebruik Bestuur By -Wet, 2016, op die eiendom soos bo aangetoon. Die eiendom is gelee te Saxbylaan 1007, Eldoraigne. Die hersonering van Erf 633, Eldoraigne vanaf "Residensieel 1" na "Besigheid 4 vir kantore en eiendomsagente met 'n dekking van 40%, VRV van 0,4 en hoogte van 2 verdiepings. Die applikant beoog om Kantore en Eiendomsagente op die eiendom te ontwikkel.

Enige beswaar en/of kommentaar met vermelding van die redes vir die beswaar en/of kommentaar, met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie met die beswaarmaker kan kommunikeer nie, kan skriftelik by of tot: die Strategiese Uitvoerende Ditekteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of aan [City\\_Registration@tshwane.gov.za](mailto:City_Registration@tshwane.gov.za) ingedien of gerig word, vanaf 7 April 2021 tot 5 Mei 2021.

Volledige besonderhede en planne (as daar is) kan, soos hieronder uiteengesit, bekom word vir die periode van 28 dae vanaf die eerste publikasie van hierdie kennisgewing in die Provinsiale koerant, Pretoria News en Beeld koerant.

Indien 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: [Newlanduseapplications@tshwane.gov.za](mailto:Newlanduseapplications@tshwane.gov.za)

Daar benewens kan die aansoeker by 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 die 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](mailto:newlanduseapplications@tshwane.gov.za).

Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende of geaffekteerde party die Munisipaliteit en die aansoeker 'n e-pos of ander maniere moet verskaf om sodoende afskrif elektronies te verskaf.

Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker voorsien is, mag gekopieer, gereproduseer word of in enige vorm gepubliseer word op 'n manier wat die applikant se intellektuele eiendomsregte aantas 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 die belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as reders beskou om die verwerking en oorweging te verbied nie."

Adres van Munisipaliteit kantoor: Stedelike Beplanning. Registrasie Kantoor, Kamer E10, Hoek van Basden en Rabie Strate, Centurion Pretoria.

Sluitingsdatum van besware: 5 Mei 2021

Adres van gemagtigde agent: Hugo Erasmus Property Development cc,  
Posbus 7441, Centurion, 0046 of 4 Konglomoraatlaan, Zwartkop X8, Centurion  
Telefoon nommer: (012) 643-0006  
Selfoon nommer: 082 456 8744  
E-pos: hugoerasmus@midrand-estates.co.za

Datums waarop kennisgewing gepubliseer word: 7 April 2021 en 14 April 2021

Raadstoestemmingsaansoek: - CPD /9/2/4/2-5741T      Item nommer: 32288

7-14

**LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS****LOCAL AUTHORITY NOTICE 306 OF 2021****AMENDMENT SCHEME 20-02-0813 AND 20/13/4763/2019**

Notice is hereby given in term of Section 22(4), read with Section 42(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of **Erf 295 Bryanston**:

- 1) The removal of conditions q(i) from Deed of Transfer No T 50186/1969;
- 2) The amendment of the City of Johannesburg Land Use Scheme, 2018, by rezoning of the erf from "Residential 1" with a density of one dwelling unit per erf to "Residential 2" with a density of 20 dwelling units per hectare in order to create (8) eight dwelling units on site, subject to certain conditions as indicated in the approved application, which Amendment Scheme will be Known as Amendment Scheme 20-02-0813, which will come into operation on date of publication hereof.

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

**Hector Bheki Makhubo**  
**Deputy Director : Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No. 072/2021

**LOCAL AUTHORITY NOTICE 307 OF 2021****LOCAL AUTHORITY CORRECTION NOTICE****MIDVAAL LOCAL MUNICIPALITY AMENDMENT SCHEME**

**ERVEN 1, 9, 166, 169, 170, 174, 175, 178, 179, 202, 237, 238, 239, 240, 241, 245, 246, 247, 248, 250, 263, 292, 337, 338, 568, 619, 621, 627, 635 AND 463 ROTHdene TOWNSHIP**

**MIDVAAL LOCAL MUNICIPALITY  
LAND USE SCHEME, 2017**

It is hereby notified in terms of the provisions of Section 40(1) of the Midvaal Local Municipality Land Use Management By-Laws, that the Midvaal Local Municipality has amended the Midvaal Land use Scheme, 2017, for the correction of error in respect of Erven 1, 9, 169, 170, 174, 175, 178, 179, 202, 237, 238, 239, 240, 241, 245, 246, 247, 248, 250, 263, 292, 337, 338, 568, 619, 621, 627, 635 and 463 Rothdene Township from "Business 1" without an annexure to "Business 1" for places of refreshment, shops, hotels, dwelling units, residential buildings, places of public worship, places of instruction, social halls, public garages, dry cleaners and offices and the amendment of Erf 166 Rothdene Township from "Business 1" to "Residential 1", as indicated on the Meyerton Town Planning Schemes, 1986 approved map 3s.

This amendment is known as the Midvaal Land Use Scheme, 2017 and shall come into operation on the date of publication of this notice.

**MRS N.S. MHLANGA**  
**MUNICIPAL MANAGER**  
**Midvaal Local Municipality**  
**Date: (of publication)**

**LOCAL AUTHORITY NOTICE 308 OF 2021  
MIDVAAL LOCAL MUNICIPALITY**

**ERF 315 HIGHBURY EXTENSION 1 TOWNSHIP**

Notice is hereby given, in terms of Section 6 (8) of the Gauteng Removal of Restrictions Act, 1996 that the MIDVAAL LOCAL MUNICIPALITY approved the application in terms of Section 3 (1) of the said Act, that; Conditions C. (a), (b), (c), (d) and (e) contained in the Deed of Transfer T51164/2008 be removed and the Midvaal Spatial Planning and Land Use Management By-Law, be amended by the rezoning of Erf 315 Highbury Extension 1 Township from "Public Garage" to "Residential 1", which amendment scheme will be known as Midvaal Spatial Planning and Land Use Management By-Law MLUS6, as indicated on the relevant Map 3 and Scheme Clauses as approved and which lie for inspection during office hours, at the offices of the Executive Director: Development and Planning, Midvaal Local Municipality, Mitchell Street, Meyerton

**MRS N.S. MHLANGA**  
**MUNICIPAL MANAGER**  
**Midvaal Local Municipality**  
**Date: (of publication)**

**PLAASLIKE OWERHEID KENNISGEWING 308 VAN 2021**

**ERF 315 HIGHBURY UITBREIDING 1 DORPSGEBIED**

Kennis geskied hiermee, ingevolge Artikel 6 (8) van die Gauteng Wet op Opheffing van Beperkings, 1996, dat die Midvaal Plaaslike Munisipaliteit die aansoek in terme van Artikel 3(1) van die genoemde Wet goedgekeur dat; Voorwaardes C (a), (b), (c) (d) en (e) soos vervat in die Titelakte T51164/2008 opgehef word en dat die Midvaal Spatial Planning en Land Use Management Deur-Wet, gewysig word deur die hersonering van Erf 315 Highbury Uitbreiding 1 Dorpsgebied vanaf "Openbare Motorhuis" na "Residensieel 1", welke wysigingskema bekend sal staan as Midvaal Spatial Planning en Land Use Management Deur-Wet MLUS6, soos aangedui op die betrokke Kaart 3 en die skemaklousules soos goedgekeur en wat ter insae lê gedurende kantoorure by die kantore van die Uitvoerende Direkteur: Ontwikkeling en, Beplanning, Midvaal Plaaslike Munisipaliteit, Mitchellstraat, Meyerton.

**MEV N.S. MHLANGA**  
**MUNISIPALE BESTUURDER**  
**Midvaal Plaaslike Munisipaliteit**  
**Datum: (van publikasie)**

**LOCAL AUTHORITY NOTICE 309 OF 2021****MIDVAAL LOCAL MUNICIPALITY****PORTION 1 OF HOLDING 70 IRONSIDE AGRICULTURAL HOLDINGS**

NOTICE OF APPLICATION FOR AMENDMENT OF THE TOWN PLANNING SCHEME IN TERMS OF SECTION 57 (1) (a) OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986) READ TOGETHER WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, ACT 16 OF 2013.

Notice is hereby given that, the Walkerville Town Planning Scheme 1994, be amended by the rezoning of Portion 1 of Holding 70 Ironside Agricultural Holdings from "Agriculture" to "Institutional", which amendment scheme will be known as Walkerville Amendment Scheme WV73, as indicated on the relevant Map 3 and Scheme Clauses as approved and which lie for inspection during office hours, at the offices of the Executive Director: Development and Planning, Midvaal Local Municipality, Mitchell Street, Meyerton.

**MRS N.S. MHLANGA**  
**MUNICIPAL MANAGER**  
**Midvaal Local Municipality**  
**Date: (of publication)**

**PLAASLIKE OWERHEID KENNISGEWING 309 VAN 2021****MIDVAAL PLAASLIKE MUNISIPALITEIT****GEDEELTE 1 VAN HOEWE 70 IRONSIDE LANDBOUHOEWES**

KENNISGEWING VAN AANSOEK OM WYSIGING VAN DIE DORPSBEPLANNINGSKEMA INGEVOLGE ARTIKEL 57 (1) (a) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986) SAAMGELEES MET DIE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, ACT 16 OF 2013.

Kennis geskied hiermee dat, die Walkerville Dorpsbeplanningskema 1994, gewysig word deur die hersonering van Gedeelte 1 van Hoewe 70 Ironside Landbouhoewes vanaf "Landbou" na "Inrigting", welke wysigingskema bekend sal staan as Walkerville Wysigingskema WV73, soos aangedui op die goedgekeurde Kaart 3 en Skema Klousules wat ter insae lê gedurende kantoorure, by die kantoor van die Uitvoerende Direkteur: Ontwikkeling en Beplanning, Munisipale Kantore, Mitchellstraat, Meyerton.

**MEV N.S. MHLANGA**  
**MUNISIPALE BESTUURDER**  
**Midvaal Plaaslike Munisipaliteit**  
**Datum: (van publikasie)**



**LOCAL AUTHORITY NOTICE 310 OF 2021**  
**LOCAL AUTHORITY CORRECTION NOTICE**  
**MIDVAAL LOCAL MUNICIPALITY AMENDMENT SCHEME**  
**ERF 1120 MEYERTON EXTENSION 1 TOWNSHIP**  
**MIDVAAL LOCAL MUNICIPALITY**  
**LAND USE SCHEME, 2017**

It is hereby notified in terms of the provisions of Section 40(1) of the Midvaal Local Municipality Land Use Management By-Laws, that the Midvaal Local Municipality has amended the Midvaal Land use Scheme, 2017, for the correction of error in respect of Erf 1120 Meyerton Extension 1 Township from "Industrial 1" for industries, or commercial purposes (excluding noxious industries), places of refreshment for own employees only, offices and other uses supplementary to "Industrial 2", for industries, noxious industries, places of refreshment for own employees only and warehouse, as indicated on the Meyerton Town Planning Scheme map 3's and amendment scheme H59.

This amendment is known as the Midvaal Land Use Scheme, 2017 and shall come into operation on the date of publication of this notice.

**MRS N.S. MHLANGA**  
**MUNICIPAL MANAGER**  
**Midvaal Local Municipality**  
**Date: (of publication)**

**LOCAL AUTHORITY NOTICE 311 OF 2021**  
**LOCAL AUTHORITY CORRECTION NOTICE**  
**MIDVAAL LOCAL MUNICIPALITY AMENDMENT SCHEME**  
**ERF 1110 MEYERTON EXTENSION 1 TOWNSHIP**  
**MIDVAAL LOCAL MUNICIPALITY**  
**LAND USE SCHEME, 2017**

It is hereby notified in terms of the provisions of Section 40(1) of the Midvaal Local Municipality Land Use Management By-Laws, that the Midvaal Local Municipality has amended the Midvaal Land use Scheme, 2017, for the correction of error in respect of Erf 1110 Meyerton Extension 1 Township from "Industrial 1" to "Industrial 1, Industrial 2 and SAR".

This amendment is known as the Midvaal Land Use Scheme, 2017 and shall come into operation on the date of publication of this notice.

**MRS N.S. MHLANGA**  
**MUNICIPAL MANAGER**  
**Midvaal Local Municipality**  
**Date: (of publication)**

## LOCAL AUTHORITY NOTICE 312 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, **Henning Lombaard**, being the applicant in my capacity as appointed agent for the owner of the properties **Portion 2 and 3 of Erf 4309 Irene Extension 54**, 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 properties as described above.

The property is located on the northern side of the existing Southdowns Shopping Centre. The property is located on the southern quadrant of the intersection of John Voster Drive(M19) and Nellmapuis Drive(M31).

The rezoning is from: **“Agricultural”**

**To: “Residential 3”** with a density of 25 units per Ha (limited to 132 units), height of 2 storeys (12 meter), Floor Space Ratio of 0.33 and a coverage of 60%.

The intension of the applicant in this matter is to amend the approved land use rights for the erven from “Agricultural” to “Residential 3” to allow for the establishment of a residential 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 **7 April 2021** until **5 May 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, Beeld and Star 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 must provide the Municipality and the applicant with an e-mail address or other means by which to provide said copy electronically.

No part of the documentation 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 the application shall not be regarded as grounds to prohibit the processing and considerations of the application.

Address of Municipal offices: Centurion Municipal Offices, Room 16, Corner of Basden and Rabie Street, Centurion.

Closing date for any objections and/or comments: **5 May 2021**.

Address of applicant: 11 Byls Bridge Boulevard, Building 14, Block C. 2<sup>nd</sup> Floor, Centurion, 0157 or Po Box 39727, Faerie Glen, 0043

Email: [henning.lombaard@m-t.co.za](mailto:henning.lombaard@m-t.co.za)

Tel: 012 676 8500

Dates on which notice will be published: 7 April 2021 and 14 April 2021.

**Reference:** CPD/9/2/4/2-5916T

**Item No:** 33116

## PLAASLIKE OWERHEID KENNISGEWING 312 VAN 2021

**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK VIR DIE HERSONERING IN TERME VAN ARTIKEL 16(1) VAN  
DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUURSVERORDENING, 2016**

Ek, Henning Lombaard, synde die applikant in my hoedanigheid as gemagtige agent van die eienaar van die eindomme naamlik **Gedeelte 2 en 3 van Erf 4309 Irene Uitbreiding 54**, gee hiermee kennins ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuurverordening 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die wysiging van die Tshwane Dorpsbeplaningskema, 2008 (Hersien 2014), deur die hersonering in terme van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurverordening 2016, van die eindomme hierbo beskryf.

Die eiendom is geleë aan die noordekant van die bestaande Southdowns-winkelsentrum. Die eiendom is geleë in die suidelike kwadrant van die kruising van John Vosterrylaan (M19) en Nellmapuisrylaan (M31).

Die voorgestelde hersonering is vanaf: **“Landbou”**

**NA: “Residentieel 3”** met n digtheid van 25 eenhede per hektaar (beperk tot 132 eenhede), hoogte van 2 verdiepings (12meter), Vloer Oppervlak Verhouding van 0.33 en n dekking van 60%

Die bedoeling van die aansoeker in hierdie aangeleentheid is om die goedgekeurde regte van die erwe the wysig vanaf “Landbou” na “Residentieel 3” wat sal toelaat vir die oprigting van n residensiele ontwikkeling.

Enige beswaar(e) en/of kommentaar(e) insluitend die gronde van sodanige beswaar(e) en/of kommentaar(e), met volledige kontakbesonderhede by gebreke waaraan die Munisipaliteit nie met die persoon of instansie wat sodanige beswaar of kommentaar voorsien kan korrespondeer nie, sal ingedien of op skrif 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 **7 April 2021** tot en met **5 Mei 2021**.

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

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die aansoek vir grondontwikkeling wil besigtig of verkry, kan 'n afskrif van die munisipaliteit aangevra word deur dit by die volgende kontakbesonderhede te versoek: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

Daarbenewens 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 op hul webwerf, indien enige. Die aansoeker moet toesien dat die eksemplaar wat gepubliseer of aan enige belanghebbende en geaffekteerde party gestuur word, die eksemplaar is wat by die munisipaliteit ingedien is aan [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za).

Vir die verkryging van 'n afskrif van die aansoek, moet kennis geneem word dat enige belangstellende en geaffekteerde partye die munisipaliteit en die aansoeker van 'n e-posadres of ander manier moet verskaf om elektroniese afskrifte te ontvang.

Geen deel van die dokumentasie 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 die aansoek te bekom, nie as gronde beskou om die verwerking en oorwegings van die aansoek te verhoed nie.

Adres van Munisipale kantore: Centurion Munisipale Kompleks, Kamer 16, Hoek van Basden en Rabie strate, Centurion.

Sluitings datum vir enige beswaar(e) en/of kommentaar(e): **5 Mei 2021.**

Adress van applikant: 11 Byls Bridge Boulevard, Building 14, Block C. 2<sup>nd</sup> Floor, Centurion, 0157 of Po Box 39727, FaerieGlen, 0043  
Email: [henning.lombaard@m-t.co.za](mailto:henning.lombaard@m-t.co.za)  
Tel: 012 676 8500

Datums van publikasie: 7 April 2021 en 14 April 2021.

**Verwysing:** CPD/9/2/4/2-5916T

**Item No:** 33116