

LIMPOPO PROVINCE
LIMPOPO PROVINSIE
XIFUNDZANKULU XA LIMPOPO
PROFENSE YA LIMPOPO
VUNDU LA LIMPOPO
IPHROVINSI YELIMPOPO

**Provincial Gazette • Provinsiale Koerant • Gazete ya Xifundzankulu
Kuranta ya Profense • Gazethe ya Vundu**

(Registered as a newspaper) • (As 'n nuusblad geregistreer)
(Yi rhijistarwile tanihi Nyuziphepha)
(E ngwadisitšwe bjalo ka Kuranta)
(Yo redzhistariwa sa Nyusiphepha)

Vol. 15

POLOKWANE,

3 OCTOBER 2008
3 OKTOBER 2008
3 NHLANGULA 2008
3 OKTOBERE 2008
3 TSHIMEDZI 2008

No. 1548

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IMPORTANT NOTICE

The
Limpopo Provincial Gazette Function
will be transferred to the
Government Printer in Pretoria
as from 1 November 2004

NEW PARTICULARS ARE AS FOLLOWS:

Physical address:

Government Printing Works
149 Bosman Street
Pretoria

Postal address:

Private Bag X85
Pretoria
0001

New contact persons: Louise Fourie Tel.: (012) 334-4686
Mrs H. Wolmarans Tel.: (012) 334-4591

Fax number: (012) 323-8805

E-mail address: hester.wolmarans@gpw.gov.za
louise.fourie@gpw.gov.za

Contact persons for subscribers:

Mrs S. M. Milanzi Tel.: (012) 334-4734
Mrs J. Wehmeyer Tel.: (012) 334-4753
Fax.: (012) 323-9574

This phase-in period is to commence from **15 October 2004** (suggest date of advert) and notice comes into operation as from **1 November 2004**.

Subscribers and all other stakeholders are advised to send their advertisements directly to the **Government Printing Works**, two weeks before the 1st November 2004.

*In future, adverts have to be paid in advance
before being published in the Gazette.*

AWIE VAN ZYL
Advertising Manager

IT IS THE CLIENTS RESPONSIBILITY TO ENSURE THAT THE CORRECT AMOUNT IS PAID AT THE CASHIER OR DEPOSITED INTO THE GOVERNMENT PRINTING WORKS BANK ACCOUNT AND ALSO THAT THE REQUISITION/COVERING LETTER TOGETHER WITH THE ADVERTISEMENTS AND THE PROOF OF DEPOSIT REACHES THE GOVERNMENT PRINTING WORKS IN TIME FOR INSERTION IN THE PROVINCIAL GAZETTE.

NO ADVERTISEMENTS WILL BE PLACED WITHOUT PRIOR PROOF OF PRE-PAYMENT.

$\frac{1}{4}$ page **R 187.37**

Letter Type: Arial Size: 10

Line Spacing: At:

Exactly 11pt

**A PRICE
INCREASE OF
8,5% WILL BE
EFFECTIVE ON
ALL TARIFFS
FROM
1 MAY 2008**

$\frac{1}{4}$ page **R 374.75**

Letter Type: Arial Size: 10

Line Spacing: At:

Exactly 11pt

$\frac{1}{4}$ page **R 562.13**

Letter Type: Arial Size: 10

Line Spacing: At:

Exactly 11pt

$\frac{1}{4}$ page **R 749.50**

Letter Type: Arial Size: 10

Line Spacing: At:

Exactly 11pt



REPUBLIC
OF
SOUTH AFRICA

LIST OF FIXED TARIFF RATES AND CONDITIONS

FOR PUBLICATION OF LEGAL NOTICES
IN THE *LIMPOPO PROVINCE*
PROVINCIAL GAZETTE

COMMENCEMENT: 1 NOVEMBER 2004

CONDITIONS FOR PUBLICATION OF NOTICES

CLOSING TIMES FOR THE ACCEPTANCE OF NOTICES

1. (1) The *Limpopo Province Provincial Gazette* is published every week on Friday, and the closing time for the acceptance of notices which have to appear in the *Limpopo Province Provincial Gazette* on any particular Friday, is **15:00 two weeks prior to the publication date**. Should any Friday coincide with a public holiday, the publication date remains unchanged. However, the closing date for acceptance of advertisements moves backwards accordingly, in order to allow for ten working days prior to the publication date.
- (2) The date for the publication of a **separate Limpopo Province Provincial Gazette** is negotiable.
2. (1) Copy of notices received **after closing time** will be held over for publication in the next *Limpopo Province Provincial Gazette*.
- (2) Amendment or changes in copy of notices cannot be undertaken unless instructions are received **before 10:00 on Thursdays**.
- (3) Copy of notices for publication or amendments of original copy can not be accepted over the telephone and must be brought about by letter, by fax or by hand. The Government Printer will not be liable for any amendments done erroneously.
- (4) In the case of cancellations a refund of the cost of a notice will be considered only if the instruction to cancel has been received on or before the stipulated closing time as indicated in paragraph 2 (2).

APPROVAL OF NOTICES

3. In the event where a cheque, submitted by an advertiser to the Government Printer as payment, is dishonoured, then the Government Printer reserves the right to refuse such client further access to the *Limpopo Province Provincial Gazette* until all outstanding debts to the Government Printer is settled in full.

THE GOVERNMENT PRINTER INDEMNIFIED AGAINST LIABILITY

4. The Government Printer will assume no liability in respect of—
 - (1) any delay in the publication of a notice or publication of such notice on any date other than that stipulated by the advertiser;
 - (2) erroneous classification of a notice, or the placement of such notice in any section or under any heading other than the section or heading stipulated by the advertiser;

- (3) any editing, revision, omission, typographical errors or errors resulting from faint or indistinct copy.

LIABILITY OF ADVERTISER

5. Advertisers will be held liable for any compensation and costs arising from any action which may be instituted against the Government Printer in consequence of the publication of any notice.

COPY

6. Copy of notices must be typed on one side of the paper only and may not constitute part of any covering letter or document.
7. At the top of any copy, and set well apart from the notice, the following must be stated:

Where applicable

- (1) The heading under which the notice is to appear.
- (2) The cost of publication applicable to the notice, in accordance with the "Word Count Table".

PAYMENT OF COST

9. **With effect from 1 NOVEMBER 2004 no notice will be accepted for publication unless the cost of the insertion(s) is prepaid in CASH or by CHEQUE or POSTAL ORDERS. It can be arranged that money can be paid into the banking account of the Government Printer, in which case the deposit slip accompanies the advertisement before publication thereof.**
10. (1) The cost of a notice must be calculated by the advertiser in accordance with the word count table.
(2) Where there is any doubt about the cost of publication of a notice, and in the case of copy, an enquiry, accompanied by the relevant copy, should be addressed to the **Advertising Section, Government Printing Works, Private Bag X85, Pretoria, 0001 [Fax: (012) 323-8805], before publication.**
11. Overpayment resulting from miscalculation on the part of the advertiser of the cost of publication of a notice will not be refunded, unless the advertiser furnishes adequate reasons why such miscalculation occurred. In the event of underpayments, the difference will be recovered from the advertiser, and the notice(s) will not be published until such time as the full cost of such publication has been duly paid in cash or by cheque or postal orders, or into the banking account.

12. *In the event of a notice being cancelled, a refund will be made only if no cost regarding the placing of the notice has been incurred by the Government Printing Works.*
13. The Government Printer reserves the right to levy an additional charge in cases where notices, the cost of which has been calculated in accordance with the Word Count Table, are subsequently found to be excessively lengthy or to contain overmuch or complicated tabulation.

PROOF OF PUBLICATION

14. **Copies of the *Limpopo Province Provincial Gazette* which may be required as proof of publication, may be ordered from the Government Printer at the ruling price.** The Government Printer will assume no liability for any failure to post such *Limpopo Province Provincial Gazette(s)* or for any delay in despatching it/them.

GOVERNMENT PRINTERS BANK ACCOUNT PARTICULARS

Bank:	ABSA
	BOSMAN STREET
Account No.:	4057114016
Branch code:	632005
Reference No.:	00000049
Fax No.:	(012) 323 8805

Enquiries:

Mrs. L. Fourie	Tel.: (012) 334-4686
Mrs. H. Wolmarans	Tel.: (012) 334-4591

GENERAL NOTICES • ALGEMENE KENNISGEWINGS

GENERAL NOTICE 312 OF 2008

NOTICE OF APPLICATION FOR THE AMENDMENT OF THE TOWN-PLANNING SCHEME

LEPHALALE INTERIM SCHEME 99

I, Dries de Ridder, being the authorized agent of the owner of Erven 4265 to 4273 and 4009, Ellisras Extension 29, hereby gives notice in terms of section 56 (1) (b) (i) of the Town-planning and Townships Ordinance, 1986, that I have applied to the Lephalale Municipality for the amendment of the town-planning scheme known as the Lephalale Town-planning Scheme, 2005, as approved on 30 November 2005, by virtue of Council Resolution A29/2005(11), by the rezoning of Erven 4265 to 4273 and 4009, Ellisras Extension 29, from Residential 1 to Residential 2.

Particulars of the application will lie for inspection during normal office hours at the Municipal Offices, Lephalale Municipality, Lephalale, for a period of 28 days from 26 September 2008.

Objections to or representations in respect of the application must be lodged with or made in writing to the Municipal Manager, at the above address or at Private Bag X136, Lephalale, 0555, within a period of 28 days from 26 September 2008.

Address of authorized agent: Dries de Ridder Town and Regional Planner, PO Box 5635, Onverwacht, 0557.

ALGEMENE KENNISGEWING 312 VAN 2008

AANSOEK OM WYSIGING VAN DIE DORPSBEPLANNINGSKEMA

LEPHALALE INTERIMSKEMA 99

Ek, Dries de Ridder, synde die gemagtigde agent van die eienaar van Erwe 4265 tot 4273 en 4009, Ellisras Uitbreiding 29, gee hiermee ingevolge artikel 56 (1) (b) (i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, kennis dat ek by die Lephalale Munisipaliteit aansoek gedoen het om die wysiging van die dorpsbeplanningskema bekend as die Lephalale-dorpsbeplanningskema, 2005, soos goedgekeur op 30 November 2005, by wyse van Raadsbesluit A29/2005(11), deur die hersonering van Erwe 4265 tot 4273 en 4009, Ellisras Uitbreiding 29, van Residensieel 1 na Residensieel 2.

Besonderhede van die aansoek lê ter insae gedurende gewone kantooore by die Munisipale Kantore, Lephalale Munisipaliteit, Lephalale, vir 'n tydperk van 28 dae vanaf 26 September 2008.

Besware teen of verhoë ten opsigte van die aansoek moet binne 28 dae vanaf 26 September 2008 skriftelik by of tot die Munisipale Bestuurder by bovermelde adres of by Privaatsak X136, Ellisras, 0555, ingedien word.

Adres van die gevormagte: Dries de Ridder Stads- en Streekbeplanner, Posbus 5635, Onverwacht, 0557.

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GENERAL NOTICE 313 OF 2008

LEPHALALE INTERIM SCHEME 163

NOTICE OF APPLICATION FOR THE AMENDMENT OF THE LEPHALALE TOWN-PLANNING SCHEME, 2005, AS APPROVED ON 30 NOVEMBER 2005 BY VIRTUE OF COUNCIL RESOLUTION A29/2005, IN TERMS OF SECTION 56 (1) (b) (i) OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE No. 15 OF 1986)

I, Izel van Rooy from the firm Plan Wize Town and Regional Planners, being the authorized agent of the owner of the erf mentioned below hereby give notice in terms of section 56 (1) (b) (i) of the Town-planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), that I have applied to the Lephalale Municipality for the amendment of the town-planning scheme known as Lephalale Town-planning Scheme, 2005, as approved on 30 November 2005, by virtue of Council Resolution A29/2005 (11), by the rezoning of Erf 4049, Ellisras Extension 29, from "Residential 1" to "Residential 4".

Particulars of the application will lie for inspection during normal office hours at the Municipal Office, Lephalale Municipality, Lephalale, for a period of 28 days from 26 September 2008.

Objections to or representations in respect of the application must be lodged with or made in writing to the Manager, at the above address or at Private Bag X136, Lephalale, 0555, within a period of 28 days from 26 September 2008.

Dates of publication: 26 September 2008 and 3 October 2008.

Address of authorized agent: Plan Wize Town and Regional Planners, P.O. Box 2445, Thabazimbi, 0380. Tel. No. (014) 772-1758/082 449 7626. Ref. No. T0226.

ALGEMENE KENNISGEWING 313 VAN 2008**LEPHALALE INTERIMSKEMA 163**

KENNISGEWING VAN DIE AANSOEK OM DIE WYSIGING VAN DIE LEPHALALE-DORPSBEPLANNINGSKEMA, 2005, SOOS GOEDGEKEUR OP 30 NOVEMBER 2005 BY WYSE VAN RAADSBSLUIT A29/2005, INGEVOLGE ARTIKEL 56 (1) (b) (i) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE No. 15 VAN 1986)

Ek, Izel van Rooy van die firma Plan Wize Stads- en Streekbeplanners, synde die gemagtigde agent van die eienaar van die ondergenoemde erf, gee hiermee ingevolge artikel 56 (1) (b) (i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), kennis dat ek by die Lephalale Munisipaliteit aansoek gedoen het om die wysiging van die dorpsbeplanningskema bekend as die Lephalale-dorpsbeplanningskema, 2005, soos goedgekeur op 30 November 2005, by wyse van Raadsbesluit A29/2005 (11), deur die hersonering van Erf 4049, Ellisras Uitbreiding 29, van "Residensieel 1" na "Residensieel 4".

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die Munisipale Kantore, Lephalale Munisipaliteit, vir 'n tydperk van 28 dae vanaf 26 September 2008.

Besware teen of vertoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 26 September 2008 skriftelik by of tot die Bestuurder: Korporatiewe Dienste, Lephalale Munisipaliteit, by bovermelde adres of Privaatsak X136, Lephalale, 0555, ingedien of gerig word.

Datums van publikasie: 26 September 2008 en 3 Oktober 2008.

Adres van gemagtigde agent: Plan Wize Stads- en Streekbeplanners, Posbus 2445, Thabazimbi, 0380. Tel. No. (014) 772-1758/082 449 7626. Ref. No. T0226.

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GENERAL NOTICE 314 OF 2008

NOTICE OF APPLICATION FOR THE AMENDMENT OF THE TOWN-PLANNING SCHEME

LEPHALALE INTERIM SCHEME 164

I, Dries de Ridder, being the authorized agent of the owner of Erven 4679 and 4680, Ellisras Extension 30, hereby gives notice in terms of section 56 (1) (b) (i) of the Town-planning and Townships Ordinance, 1986, that I have applied to the Lephalale Municipality for the amendment of the town-planning scheme known as the Lephalale Town-planning Scheme, 2005, as approved on 30 November 2005, by virtue of Council Resolution A29/2005 (11), by the rezoning of Erven 4679 and 4680, Ellisras Extension 30, from Residential 1 to Residential 4.

Particulars of the application will lie for inspection during normal office hours at the Municipal Offices, Lephalale Municipality, Lephalale, for a period of 28 days from 26 September 2008.

Objections to or representations in respect of the application must be lodged with or made in writing to the Municipal Manager, at the above address or at Private Bag X136, Lephalale, 0555, within a period of 28 days from 26 September 2008.

Address of authorized agent: Dries de Ridder Town and Regional Planner, PO Box 5635, Onverwacht, 0557.

ALGEMENE KENNISGEWING 314 VAN 2008

AANSOEK OM WYSIGING VAN DIE DORPSBEPLANNINGSKEMA

LEPHALALE INTERIMSKEMA 164

Ek, Dries de Ridder, synde die gemagtigde agent van die eienaar van Erwe 4679 en 4680, Ellisras Uitbreiding 30, gee hiermee ingevolge artikel 56 (1) (b) (i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986, kennis dat ek by die Lephalale Munisipaliteit aansoek gedoen het om die wysiging van die dorpsbeplanningskema bekend as die Lephalale-dorpsbeplanningskema, 2005, soos goedgekeur op 30 November 2005, by wyse van Raadsbesluit A29/2005 (11), deur die hersonering van Erwe 4679 en 4680, Ellisras Uitbreiding 30, van Residensieel 1 na Residensieel 4.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die Munisipale Kantore, Lephalale Munisipaliteit, Lephalale, vir 'n tydperk van 28 dae vanaf 26 September 2008.

Besware teen of vertoë ten opsigte van die aansoek moet binne 28 dae vanaf 26 September 2008 skriftelik by of tot die Munisipale Bestuurder by bovermelde adres of by Privaatsak X136, Ellisras, 0555, ingedien word.

Adres van gevormagigde: Dries de Ridder Stads- en Streekbeplanner, Posbus 5635, Onverwacht, 0557.

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GENERAL NOTICE 315 OF 2008

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

I, Johan van der Merwe, authorized agent of the owner of Portion 16, Noodhulp, hereby give notice in terms of section 56 (1) (b) (i) of the Town-planning and Township Ordinance, 1986 (Ordinance 15 of 1986), that I have applied to the Department of Economic Development and Planning, Special for the amendment known as the Bela-Bela Land Use Scheme, 2008, by the rezoning of the property described above to Special for a Lodge and uses incidental thereto (FSR 0.12). The property is situated on the R516 between Bela-Bela and Koedoeskop.

Particulars of the application will lie for inspection during normal office hours at the office of the Manager: Economic Development and Planning, Chris Hani Drive, Bela-Bela, for a period of 28 days from 26 September 2008.

Objections to or representations in respect of the application must be lodged with or made in writing to the Manager: Economic Development and Planning, at the above address or at Private Bag X1609, Bela-Bela, 0480, within a period of 28 days from 26 September 2008.

Address of authorized agent: Johan van der Merwe, 404A Cuckoo Crescent, Willow Acres Estate, 0081; PO Box 56444, Arcadia, 0007. Tel: (012) 809-2495/809-3144.

ALGEMENE KENNISGEWING 315 VAN 2008

KENNISGEWING VAN AANSOEK OM WYSIGING VAN DIE DORPSBEPLANNINGSKEMA INGEVOLGE ARTIKEL 56 (1) (b) (i) VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE No. 15 VAN 1986)

Ek, Johan van der Merwe, synde die gemagtigde agent van die eienaars van Gedeelte 16, Noodhulp, gee hiermee ingevolge artikel 56 (1) (b) (i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), kennis dat ek by die Bestuurder, Ekonomiese Ontwikkeling en Beplanning, Bela-Bela Munisipaliteit, aansoek gedoen het om die wysiging van die dorpsbeplanningskema in werking bekend as Bela-Bela Land Use Scheme, 2008, deur die hersonering van die eiendomme hierbo beskryf, ten einde die volgende moontlik te maak: Spesiaal vir 'n Lodge en doeleindes verwant daaraan (VRV 0.12). Die eiendom is geleë op die R516 tussen Bela-Bela and Koedoeskop.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die Munisipale Bestuurder: Ekonomiese Ontwikkeling en Beplanning, Chris Hani Rylaan, Bela-Bela, vir 'n tydperk van 28 dae vanaf 26 September 2008.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 26 September 2008, skriftelik by die Bestuurder, Ekonomiese Ontwikkeling en Beplanning, by bovermelde adres of by Privaatsak X1609, Bela-Bela, 0480, ingedien of gerig word.

Adres van gemagtigde agent: Johan van der Merwe, 404A Cuckoo Crescent, Willow Acres Estate, 0081; Posbus 56444, Arcadia, 0007. Tel. No. (012) 809-2495/809-3144.

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GENERAL NOTICE 316 OF 2008

NOTICE OF LAND DEVELOPMENT AREA APPLICATION

Northplan Town & Regional Planners has lodged an application in terms of the Development Facilitation Act, 1995, for the subdivision and establishment of a land development area as well as the suspension of the Subdivision of Agricultural Land Act, 1970 (Act 70 of 1970) on Remainder and Portion 2 of the farm Rietvaley 464 LR, Remainder and Portions 1 and 2 of the farm Diepspruit 463 LR, The farm Groenefontein 494 LR and the Remaining extent of the farm Grobbelaarshoek 462 LR. The development will consist of a low density wildlife eco-estate with the following portions: 155 single residential with 8 beds per portion, 1 portion as tented camp with 30 beds, 1 portion with lodge—30 beds conference and maintenance facility, 1 portion as lodge—30 beds, 1 portion as staff housing—20 beds, 1 portion as wellness spa center and lodge—30 beds, 1 portion as observatory, 3 portions as access control and offices, 1 portion as administration/office/refreshments/conference and staff village—20 beds, 5 portions as recreation and game farming (170 portions in total).

The relevant plans documents and information are available for inspection at 23 Market Street, Polokwane, and the land development applicant for a period of 21 days from 26 September 2008.

The application will be considered at a Tribunal hearing to be held at land development area on 5 December 2008 at 10:00, and the pre-hearing conference will be held at the land development area on 3 November 2008 at 10:00.

Any person having an interest in the application should please note:

(1) You may within a period of 21 (twenty one) days from the date of the first publication of this notice, provide the Designated Officer and land development applicant with your written representation in support of the application or any other written representation not amounting to an objection, in which case you are not required to attend the tribunal hearing or

(2) If your comments constitute an objection to any aspect of the land development application, you must appear in person or through a duly authorised representative before the Tribunal at the pre-hearing conference. Any written objection or representation must state the name and address of the person or body making the objection or representation, the interest that such person or body has in the matter, and the reasons for the objection or representation, and must be delivered to the Designated Officer and Land Development Applicant at his or her address set out below within the said period of 21 days.

You may contact the designated officer if you have any queries at Office No. 40 or 41, 23 Market Street, Polokwane, or Private Bag X9485, Polokwane, 0700. Tel. (015) 294-2338 and e-mail: lindequeh@limdigh.gov.za

Land Development Applicant: Northplan Town & Regional Planners, 19b Hans van Rensburg Street (PO Box 55425), Polokwane, 0700. Tel. (015) 291-4265.

ALGEMENE KENNISGEWING 316 VAN 2008**KENNISGEWING VAN GRONDONTWIKKELINGSGEBIEDAANSOEK**

Noordplan Stads & Streekbeplanner het 'n aansoek geloods in terme van die Wet op Ontwikkelingsfasilitering, 1995 vir die onderverdeling en vestiging van 'n grondontwikkelingsgebied asook vir die opheffing van die Wet op Onderverdeling van Landbou Grond Wet, 1970 (Wet 70 van 1970) op Restant en Gedeelte 2 van die plaas Rietvaley 464 LR, Restant en Gedeeltes 1 en 2 van die plaas Diepspruit 463 LR, die plaas Groenefontein 494 LR en die Resterende Gedeelte van die plaas Grobbelaarhoek 462 LR en sal bestaan uit lae digtheid wild en eko estate met die volgende gedeeltes: 155 enkel residensieel met 8 beddens per gedeelte, 1 tente kamp gedeelte met 30 beddens, 1 gedeelte met lodge—30 beddens konferensie en onderhoud fasiliteit, 1 gedeelte met lodge—30 beddens 1 gedeelte as personeel behuising—20 beds, 1 gedeelte as gesondheid spa en lodge—30 beds, 1 gedeelte as sterrewag, 3 gedeeltes as toegangs beheer met kantoor, 1 gedeelte as administrasie/kantoor/verversingsplek/konferensie en personeel behuising—20 beds, 5 gedeeltes vir ontspanning en wild boerdery (170 gedeeltes in totaal).

Die betrokke planne, dokumente en inligting is ter insae beskikbaar te 23 Mark Straat, Polokwane, en Grondontwikkelings applikant vir 'n tydperk van 21 dae vanaf 26 September 2008.

Die aansoek sal oorweeg word tydens 'n Tribunaalverhoor wat gehou sal word te die aansoekterrein op 5 Desember 2008 om 10h00, en die voorverhoor samesprekings sal gehou word op 3 November 2008 om 10h00 ook te die aansoekterrein.

Enige persoon wat 'n belang het by die aansoek, moet asseblief kennis neem:

1. U mag binne 'n tydperk van 21 dae vanaf die eerste publikasie van hierdie kennisgewing, die Aangewese Beampte en Grondontwikkelings applikant skriftelik van u verhoë of ondersteuning of enige ander kommentaar wat nie 'n beswaar is voorsien in welke geval nie vereis word dat u die verhoor moet bywoon nie, of

2. Indien u kommentaar neerkom op 'n beswaar met betrekking tot enige aspek van die grondontwikkelingsaansoek, moet u persoonlik of u verteenwoordiger, voor die Tribunaal verskyn by die voorverhoor konferensie op die datum hierbo vermeld. Enige geskrewe beswaar of verhoë moet die naam en adres van die persoon of liggaam meld wat die beswaar of voorlegging maak, die belang wat sodanige persoon of liggaam by die saak het, vermeld, en die redes vir die beswaar of verhoë en moet binne die 21 dae ingedien word by die Aangewese beampte en grondontwikkelings applikant by sy of haar adres wat hieronder genoem word en u mag in aanraking kom met die Aangewese beampte indien u enige navrae het by Kantoor No 40 of 41, Markstraat 23, Polokwane, of Privaat Sak X9485, Polokwane, 0700, Tel. (015) 294-2338 en e-pos: lindequeh@limdigh.gov.za

Grondontwikkelings Applikant: Noordplan Stads & Streekbeplanners, Hans van Rensburgstraat 19b, Posbus 55425, Polokwane, 0700. (015) 291-4265.

26-3

GENERAL NOTICE 318 OF 2008**POLOKWANE AMENDMENT SCHEMES 818 AND 819 AND APPLICATIONS FOR WRITTEN CONSENT IN TERMS OF CLAUSE 21 OF THE PIETERSBURG/SESHEGO TOWN-PLANNING SCHEME, 1999 AND LOUIS TRICHARDT AMENDMENT SCHEMES 96**

I, Theo Kotze, being the authorized agent of the owners of the properties mentioned below, hereby give notice in terms of section 56 (1) (b) (i) of the Town-planning and Townships Ordinance (Ordinance 15 of 1986), that I have applied to—

- (1) the Polokwane Municipality for the amendment of the town-planning scheme known as the Pietersburg/Seshego Town-planning Scheme, 1999, in the following manner:
 - (a) **Polokwane Amendment Scheme 818:** By the rezoning of Erf 7270, Pietersburg Extension 28 (situated at 26 Gecko street), from "Residential 1" to "Residential 2".
 - (b) **Polokwane Amendment Scheme 819:** By the rezoning of Erf 15, Ivy Park (situated at 24 Langenhoven Street), from "Residential 1" to "Residential 2".

Simultaneous application is also made for written consent in terms of clause 21 of the Pietersburg/Seshego Town-planning Scheme, 1999, to utilise the forementioned properties for the purposes of a "residential building". The purpose with the applications is to use the erven for the purposes of a "residential building" (tenements/flatlets that will be let on a monthly basis).

Particulars of the above applications will lie for inspection during normal office hours at the office of the Manager: Spatial Planning & Land Use Management, Room 125, First Floor, West Wing, Civic Centre, c/o Landdros Mare & Bodenstien Streets, Polokwane, for a period of 28 days from 3 October 2008.

Objections to or representations in respect of the applications must be lodged with or made in writing to the Manager: Spatial Planning & Land Use Management, Polokwane Municipality, at the above address or at P.O. Box 111, Pietersburg, 0700, within a period of 28 days from 3 October 2008.

- (2) The Makhado Municipality for the amendment of the town-planning scheme known as the Louis Trichardt Town-planning Scheme, 2000, in the following manner:

- (a) **Louis Trichardt Amendment Scheme 96:** By the rezoning of Erf 664, Louis Trichardt (situated at 58 Kruger Street), from "Residential 1" to "Business 1" in order to utilise the property for general business and office purposes.

Particulars of the application will lie for inspection during normal office hours at the office of the Director: Municipal Secretariat, 1st Floor, Civic Centre, Louis Trichardt (128 Krogh Street), for the period of 28 days from 3 October 2008.

Objections to or representations in respect of the application must be lodged with or made in writing to the Director: Municipal Secretariat at the above address or at Private Bag X2596, Makhado, 0920, within a period of 28 days from 3 October 2008.

Address of agent: Developlan, P.O. Box 1883, Pietersburg, 0700.

Date of first publication: 3 October 2008.

ALGEMENE KENNISGEWING 318 VAN 2008

POLOKWANE-WYSIGINGSKEMAS 818 EN 819 EN AANSOEKE OM GESKREWE TOESTEMMING IN TERME VAN KLOUSULE 21 VAN DIE PIETERSBURG/SESHEGO-DORPSBEPLANNINGSKEMA, 1999 EN LOUIS TRICHARDT-WYSIGINGSKEMA 96

Ek, Theo Kotze, synde die gemagtigde agent van die eienaars van ondergemelde eiendomme, gee hiermee ingevolge artikel 56 (1) (b) (i) an die Ordonnansie op Dorpsbeplanning en Dorpe (Ordonnansie 15 van 1986), kennis dat ek aansoek gedoen het by die—

- (1) Polokwane Munisipaliteit vir die wysiging van die Pietersburg/Seshego-dorpsbeplanningskema, 1999, op die volgende wyse:
- (a) **Polokwane-wysigingskema 818:** Deur die hersonering van Erf 7270, Pietersburg-uitbreiding 28 (geleë te Geckostraat 26, Pietersburg), vanaf "Residensiële 1" na "Residensiële 2";
 - (b) **Polokwane-wysigingskema 819:** Deur die hersonering van Erf 15, Ivy Park (geleë te Langenhovenstraat 24, Ivy Park) vanaf "Residensiële 1" na "Residensiële 2";

Gelyktydig daarmee saam word ook aansoek gedoen vir geskrewe toestemming in terme van Klousule 21 van die Pietersburg/Seshego-dorpsbeplanningskema, 1999, sodat voormelde erwe vir die doeleindes van 'n "residensiële gebou" gebruik kan word. Die doel met die aansoek is om klein wooneenhede op te rig wat maandeliks uitverhuur sal word.

Besonderhede van voormelde aansoeke lê ter insae gedurende gewone kantoorure by die kantoor van die Bestuurder: Ruimtelike Beplanning en Grondgebruikbeheer, Kamer 125, Eerste Vloer, Westelike Vleuel, Burgersentrum, h/v Landros Mare- & Bodenstraat Polokwane, vir 'n tydperk van 28 dae vanaf 3 Oktober 2008.

Besware teen of verhoë ten opsigte van die aansoeke moet binne 'n tydperk van 28 dae vanaf 3 Oktober 2008 skriftelik by of tot die Bestuurder: Ruimtelike Beplanning en Grondgebruikbeheer, Polokwane Munisipaliteit, by bovermelde ares of by Posbus 111, Pietersburg, 0700, ingedien of gerig word.

- (2) Makhado Munisipaliteit vir die wysiging van die dorpsbeplanningskema bekend as die Louis Trichardt-dorpsbeplanningskema, 2000, op die volgende wyse:
- (a) **Louis Trichardt-wysigingskema 96:** Deur die hersonering van Erf 664, Louis Trichardt (geleë te Krugerstraat 58), Louis Trichardt), vanaf "Residensiële 1" na "Besigheid 1". Die doel met die aansoek is om die perseel vir algemene besigheid & kantoordeleindes te benut.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die Direkteur, Munisipale Sekretariaat, 1ste Vloer, Burgersentrum, Louis Trichardt (Kroghstraat 128), vir 'n tydperk van 28 dae vanaf 3 Oktober 2008.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 3 Oktober 2008 skriftelik by of tot die Direkteur, Munisipale Sekretariaat, by bovermelde adres of by Privaatsak X2596, Makhado, 0920, ingedien of gerig word.

Adres van agent: Developlan, Posbus 1883, Pietersburg, 0700.

Datum van eerste publikasie: 3 Oktober 2008.

LOCAL AUTHORITY NOTICES PLAASLIKE BESTUURSKENNISGEWINGS

LOCAL AUTHORITY NOTICE 298

POLOKWANE MUNICIPALITY

PIETERSBURG/SESHEGO TOWN PLANNING SCHEME

Notice is hereby given that in terms of Section 56 (1) (b) (i) of the Town Planning and Townships Ordinance 15 of 1986 that I Ndumiso Buthelezi of Kenneth Maluleka & Associates (Town Planners & Project Managers), being the authorized agent of the owner/s of the property mentioned below, intend applying to the Polokwane Municipality for the amendment of Pietersburg/Seshégo Town Planning Scheme 1999, by the rezoning of the properties:

- **Amendment Scheme 820:** Rezoning of Portion 2 of Erf 103 in Pietersburg Township Registration Division LS located at 7A Bodenstein Street in Polokwane from "Residential 1" to "Business 4" for the purpose of consultation offices.
- **Amendment Scheme 821:** Rezoning of Portion 1 of Erf 103 in Pietersburg Township Registration Division LS located at 35 Bok Street in Polokwane from "Residential 1" to "Business 4" for the purpose of consultation offices.
- **Amendment Scheme 822:** Rezoning of Portion 3 of Erf 456 in Pietersburg Township Registration Division LS located at 10B Church Street in Polokwane from "Residential 1" to "Business 4" for the purpose of consultation offices.
- **Amendment Scheme 823:** Rezoning of Remainder of Erf 456 in Pietersburg Township Registration Division LS located at 10 Church Street in Polokwane from "Residential 1" to "Business 4" for the purpose of consultation offices.

Plans and/or particulars relating to the application may be inspected during office hours at the offices of Kenneth Maluleka & Associates located at 16A Bok Street, Polokwane or at the offices of the Manager: Planning (Spatial Planning and Land Use Management), First Floor West Wing, Civic Centre, Landros Mare Street, Polokwane.

Any person having any objections to the granting of this application must lodge such objection together with the ground thereof in writing, with both the Manager: Planning (Spatial Planning and Land Use Management), Polokwane Municipality and the undersigned not later than 08 October 2008.

Address of Agent: Kenneth Maluleka & Associates (Town Planners & Project Managers), 16A Bok Street, Polokwane, 0699, Tel: (015) 291 3786, Fax: (015) 291 5840, Cell (078) 352 3138

PLAASLIKE BESTUURSKENNISGEWING 298**POLOKWANE MUNISIPALITEIT****PIETERSBURG/SESHEGO-WYSIGININGSKEMA**

Hiermee word kennis gegee dat, in terme van Artikel 56 (1) (b) (i) van die Dorpsbeplanning en Dorpe Ordinasie 15 van 1986 dat Ek Ndumiso Buthelezi van Kenneth Maluleka & Associates (Stads Planners & Project Bestuurder) Synde die gemagtigde agent van die eienaar van die eiendom hieronder genoem, van voorneme is om aansoek te doen by die Polokwane Munisipaliteit vir die wysiging van die Pietersburg/ Seshego Dorpsbeplanningskema van 1999, deur konsoliasie en die hersonering van die volgende:

- **Amendment Scheme 820:** Rezoning of Portion 2 of Erf 103 in Pietersburg Township Registration Division LS located at 7A Bodenstien Street in Polokwane from "Residential 1" to "Business 4" for the purpose of consultation offices.
- **Amendment Scheme 821:** Rezoning of Portion 1 of Erf 103 in Pietersburg Township Registration Division LS located at 35 Bok Street in Polokwane from "Residential 1" to "Business 4" for the purpose of consultation offices.
- **Amendment Scheme 822:** Rezoning of Portion 3 of Erf 456 in Pietersburg Township Registration Division LS located at 10B Church Street in Polokwane from "Residential 1" to "Business 4" for the purpose of consultation offices.
- **Amendment Scheme 823:** Rezoning of Remainder of Erf 456 in Pietersburg Township Registration Division LS located at 10 Church Street in Polokwane from "Residential 1" to "Business 4" for the purpose of consultation offices.

Planne en/of besonderhede wat betrekking het op die aansoek word by die kantoor van Kenneth Maluleka & Associates op 16A Bok Straat Polokwane of by die kantoor van die Bestuurder: Beplanning (Ruimtelike Beplanning en Grondgebruiksbestuur), Eerstevloer, Wesvleuel, Burgersentrum, Landdros Mare straat, Polokwane.

Eenige persoon wat besware het teen die aansoek moet so 'n beswaar rede vir so 'n beswaar indien by die Bestuurder: Beplanning (Ruimtelike Beplanning en Grondgebruiksbestuur), Polokwane Munisipaliteit en die ondergetekende nie later nie as 28 dae na die publikasie van hierdie kennisgewing.

Address Van Agent: Kenneth Maluleka & Associates (Stadsbeplanners & Projekbestuurders), 16A Bok Straat, Polokwane, 0699, Tel: (015) 291 3786, Fax: (015) 291 5840, Cell (078) 352 3138

LOCAL AUTHORITY NOTICE 334**MUSINA MUNICIPALITY****MESSINA AMENDMENT SCHEME 137**

It is hereby notified in terms of section 57 of the Town-planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), that the Musina Municipality has approved the amendment of Messina Town-planning Scheme, 1983, for the rezoning of Erven 251, 252 and 765, Messina to "Business 1".

Map 3 and the scheme clauses of this amendment scheme are filed with the Municipal Manager of Musina Municipality and are open for inspection during normal office hours.

This amendment is known as Messina Amendment Scheme 137 and shall come into operation on date of publication of this notice.

A.N. LURULI, Municipal Manager

PLAASLIKE BESTUURSKENNISGEWING 334**MUSINA MUNISIPALITEIT****MESSINA-WYSIGINGSKEMA 137**

Hiermee word ingevolge die bepalings van artikel 57 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), bekendgemaak dat die Musina Munisipaliteit die wysiging van die Messina-dorpsbeplanning-skema, 1983, goedgekeur het, synde die hersonering van Erwe 251, 252 en 765, Messina, na "Besigheid 1".

Kaart 3 en skemaklousules van hierdie wysigingskema word deur die Munisipale Bestuurder van Musina Munisipaliteit in bewaring gehou en lê gedurende gewone kantoorure ter insae.

Hierdie wysigingskema staan bekend as Messina-wysigingskema 137 en tree op datum van publikasie van hierdie kennisgewing in werking.

A.N. LURULI, Munisipale Bestuurder

LOCAL AUTHORITY NOTICE 335**MUSINA MUNICIPALITY****MESSINA AMENDMENT SCHEME 131**

It is hereby notified in terms of section 57 of the Town-planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), that the Musina Municipality has approved the amendment of Messina Town-planning Scheme, 1983, for the rezoning of Erf 1311, Messina Extension 6 to "Special".

Map 3 and the scheme clauses of this amendment scheme are filed with the Municipal Manager of Musina Municipality and are open for inspection during normal office hours.

This amendment is known as Messina Amendment Scheme 131 and shall come into operation on date of publication of this notice.

A.N. LURULI, Municipal Manager

PLAASLIKE BESTUURSKENNISGEWING 335**MUSINA MUNISIPALITEIT****MESSINA-WYSIGINGSKEMA 131**

Hiermee word ingevolge die bepalings van artikel 57 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), bekendgemaak dat die Musina Munisipaliteit die wysiging van die Messina-dorpsbeplanning-skema, 1983, goedgekeur het, synde die hersonering van Erf 1311, Messina-uitbreiding 6 na "Spesiaal".

Kaart 3 en skemaklousules van hierdie wysigingskema word deur die Munisipale Bestuurder van Musina Munisipaliteit in bewaring gehou en lê gedurende gewone kantoorure ter insae.

Hierdie wysigingskema staan bekend as Messina-wysigingskema 131 en tree op datum van publikasie van hierdie kennisgewing in werking.

A.N. LURULI, Munisipale Bestuurder

LOCAL AUTHORITY NOTICE 336**MUSINA LOCAL MUNICIPALITY****MESSINA AMENDMENT SCHEME 144**

It is hereby in terms of the provisions of Section 125(1) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), that the Musina Local Municipality has approved an Amendment Scheme with regard to the land in the township of Messina Nancefield Extension 12, being an amendment of the Messina Town Planning Scheme, 1983.

Map 3 and the Scheme Clauses of the Amendment Scheme are filed with the Technical Manager, and are open for inspection during normal office hours.

The amendment is known as Messina Amendment Scheme 144

(143 / MN12)
___ October 2008

Municipal Manager: A.N. Luruli
(Notice No ___/2008)

PLAASLIKE BESTUURSKENNISGEWING 336**MUSINA PLAASLIKE MUNISIPALITEIT****MESSINA WYSIGINGSKEMA 144**

Hierby word ingevolge die bepalings van Artikel 125(1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), bekend gemaak dat die Musina Plaaslike Munisipaliteit 'n wysigingskema met betrekking tot die grond in die dorp Messina Nancefield Uitbreiding 12, synde 'n wysiging van die Messina Dorpsbeplanningskema, 1983, goedgekeur het.

Kaart 3 en die Skemaklousules van hierdie Wysigingskema word deur die Tegniese Bestuurder, in bewaring gehou en lê gedurende gewone kantoorure ter insae.

Hierdie wysiging staan bekend as Messina Wysigingskema 144.

(143 / MN12)
___ October 2008

Munisipale Bestuurder: A.N. Luruli
(Kennisgewing No ___/2008)

LOCAL AUTHORITY NOTICE 337**MUSINA LOCAL MUNICIPALITY****DECLARATION OF MESSINA NANCEFIELD EXTENSION 12 AS APPROVED TOWNSHIP**

In terms of Section 103 of the Town-planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), the Musina Local Municipality hereby declares the Township of Messina Nancefield Extension 12 to be an approved township, subject to the conditions as set out in the Schedule hereto.

(143 / MN12)

SCHEDULE

STATEMENT OF CONDITIONS UNDER WHICH THE APPLICATION MADE BY THE MUSINA LOCAL MUNICIPALITY (HEREINAFTER REFERRED TO AS THE APPLICANT) UNDER PROVISIONS OF CHAPTER 3: PART C OF THE TOWNPLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP SITUATED ON PORTION 94 (A PTN OF PTN 97) OF THE FARM MESSINA 4-MT, HAS BEEN APPROVED.

1. CONDITIONS OF ESTABLISHMENT**1.1 NAME**

The name of the township shall be Messina Nancefield Extension 12

1.2 DESIGN

The township shall consist of erven and streets as indicated on General Plan no. S.G. No. 710/2008.

1.3 DISPOSAL OF EXISTING CONDITIONS OF TITLE

All erven shall be made subject to existing conditions and servitudes, if any, including the reservation of the rights to minerals, but excluding the following servitudes which pertain to electrical powerline servitudes in favour of Eskom which by virtue of their situation do not affect the township area;

- a) Notarial Deed of Servitude K741/1982-S;
- b) Notarial Deed of Servitude K165/1988-S;
- c) Notarial Deed of Servitude K71/1989-S.

1.4 REMOVAL OR REPLACEMENT OF MUNICIPAL SERVICES

Should it become necessary to move or replace any existing municipal services as a result of the establishment of the township, the cost thereof shall be borne by the developer.

1.5 REMOVAL AND/OR REPLACEMENT OF ESKOM POWER LINES

Should it become necessary to remove and/or replace any power lines of Eskom as a result of the establishment of the township, the cost thereof shall be borne by the developer.

1.6 REMOVAL AND/OR REPLACEMENT OF TELKOM SERVICES

Should it become necessary to remove and/or replace any existing Telkom services as a result of the establishment of the township, the cost thereof shall be borne by the developer.

1.7 COMPLIANCE WITH CONDITIONS IMPOSED BY THE ENVIRONMENTAL IMPACT MANAGEMENT SECTION OF THE DEPARTMENT OF ECONOMIC DEVELOPMENT, ENVIRONMENT AND TOURISM

The developer shall at his own expense comply with all the conditions imposed by the department for the undertaking of the proposed activity (township development) in terms of the relevant sections of the Environment Conservation Act, 1989.

2. CONDITIONS OF TITLE

ALL THE ERVEN SHALL BE SUBJECT TO THE FOLLOWING CONDITIONS IMPOSED AND ENFORCABLE BY THE MUSINA LOCAL MUNICIPALITY OR ITS SUCCESSORS TO THE TOWNSHIP IN TERMS OF THE PROVISIONS OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE 15, 1986 (ORDINANCE 15 OF 1986)

- 2.1 The erf shall be subject to a servitude, 2m wide, for municipal services (water, sewer, electricity and stormwater) (hereinafter referred to as "the Services"), in favour of the local authority, along any two boundaries, excepting a street boundary and, in the case of a panhandle erf, an additional servitude for municipal purposes, 2m wide, over the entrance portion of the erf, if and when required by the local authority: Provided that the local authority may waive any such servitude.
- 2.2 No buildings or other structures may be erected within the aforesaid servitude area and no trees with large roots may be planted within the area of such servitude or within a distance of 2m from it.
- 2.3 The Musina Local Municipality shall be entitled to temporarily deposit on the land adjoining the aforesaid servitude, any material it excavates during the laying, maintenance or removal of the services and other works which in its discretion it regards necessary, and furthermore the Musina Local Municipality shall be entitled to reasonable access to the said property for the aforesaid purpose, subject to the provision that the Musina Local Municipality shall make good any damage caused during the laying, maintenance or removal of the services and other works.

3. CONDITIONS WHICH, IN ADDITION TO THE EXISTING PROVISIONS OF THE RULING TOWN-PLANNING SCHEME, HAVE TO BE INCORPORATED IN THE MESSINA TOWN PLANNING SCHEME, 1983 IN TERMS OF SECTION 125 OF ORDINANCE 15 OF 1986.

- 3.1 Erven 4988 to 4992, 4944 to 5000, 5002 to 5027, 5029 to 5074 and 5076 to 5091 "Residential 1" with a density of one dwelling house per erf

- 3.2 Erf 4993
"Residential 4"
- 3.3 Erf 5075
"Business 1"
- 3.4 Erven 5001 and 5028
"Municipal"

Municipal Manager: A.N. Luruli

PLAASLIKE BESTUURSKENNISGEWING 337

MUSINA PLAASLIKE MUNISIPALITEIT

VERKLARING VAN MESSINA NANCEFIELD UITBREIDING 12 TOT GOEDGEKEURDE DORP

Ingevolge Artikel 103 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), verklaar die Musina Plaaslike Munisipaliteit hiermee die dorp Messina Nancefield Uitbreiding 12 tot 'n goedgekeurde dorp, onderworpe aan die voorwaardes uiteengesit in die bygaande Bylae.

(143 / MN12)

BYLAE

STAAT VAN VOORWAARDES WAAROP DIE AANSOEK GEDOEN DEUR DIE MUSINA PLAASLIKE MUNISIPALITEIT (HIERNA VERWYS AS DIE APPLIKANT) INGEVOLGE DIE BEPALINGS VAN HOOFSTUK 3: DEEL C VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986), OM TOESTEMMING OM 'N DORP TE STIG OP GEDEELTE 94 ('N GEDEELTE VAN GEDEELTE 97) VAN DIE PLAAS MESSINA 4-MT, GOEDGEKEUR IS.

1. STIGTINGSVOORWAARDES

1.1 NAAM

Die naam van die dorp is Messina Nancefield Uitbreiding 12.

1.2 ONTWERP

Die dorp bestaan uit erwe en strate soos aangedui op die Algemene Plan no. L.G. No. 710/2008.

1.3 VERWYDERING VAN BESTAANDE TITELVOORWAARDES

Alle erwe moet onderworpe gemaak word aan bestaande voorwaardes en serwitute, indien enige, insluitend die regte op minerale maar uitgesluit die volgende serwitute wat verwys na elektriese kraglynserwitute ten gunste van Eskom wat by magte van hul omstandighede nie die dorp raak nie;

- a) Notariele Akte van Serwituut K741/1982-S
- b) Notariele Akte van Serwituut K165/1988-S
- c) Notariele Akte van Serwituut K71/1989-S.

1.4 VERWYDERING OF DIE VERVANGING VAN MUNISIPALE DIENSTE

Indien dit as gevolg van die stigting van die dorp nodig word om enige bestaande munisipale dienste te verskuif of te vervang, moet die koste daarvan deur die ontwikkelaar gedra word.

1.5 VERWYDERING EN/OF DIE VERVANGING VAN ESKOM KRAGLYNE

Indien dit as gevolg van die stigting van die dorp nodig word om enige bestaande kraglyne van Eskom te verskuif of te vervang moet die koste daarvan deur die ontwikkelaar gedra word.

1.6 VERWYDERING EN/OF DIE VERVANGING VAN TELKOM DIENSTE

Indien dit as gevolg van die stigting van die dorp nodig word om enige bestaande dienste van Telkom te verskuif en/of te verwyder, moet die koste daarvan deur die ontwikkelaar gedra word.

1.7 VOLDOENING AAN VOORWAARDES OPGELÊ DEUR DIE OMGEWINGS IMPAK BESTUUR AFDELING VAN DIE DEPARTEMENT EKONOMIESE ONTWIKKELING, OMGEWINGSAKE EN TOERISME

Die ontwikkelaar sal op sy eie koste voldoen aan al die voorwaardes opgelê deur die Departement vir die uitoefening van die voorgestelde aktiwiteit (dorpstigting) in terme van die relevante artikels van die Omgewingsbewarings Wet, 1989.

2 TITELVOORWAARDES

ALLE ERWE HIERONDER VERMELD SAL ONDERHEWIG WEES AAN DIE VOORWAARDES NEERGELÊ DEUR DIE MUSINA PLAASLIKE MUNISIPALITEIT OF SY OPVOLGER VAN DIE DORP IN TERME VAN DIE BEPALINGS VAN DIE DORPSBEPLANNING EN DORPE ORDONNANSIE 15, 1986 (ORDONNANSIE 15 VAN 1986).

- 2.1 Die erf is onderworpe aan 'n serwituut, 2 meter breed, vir munisipale dienste (water, riool, elektrisiteit, stormwater) (hierna "die dienste" genoem), ten gunste van die plaaslike bestuur, langs enige twee grense, uitgesonderd 'n straatgrens en, in die geval van 'n pypsteelerf, 'n addisionele serwituut vir munisipale doeleindes, 2 meter breed, oor die toegangsgedeelte van die erf, indien en wanneer die plaaslike bestuur dit verlang: Met dien verstande dat die plaaslike bestuur van enige sodanige serwituut mag afsien.
- 2.2 Geen geboue of ander strukture mag binne die voornoemde serwituutgebied opgerig word nie en geen grootwortelbome mag binne die gebied van sodanige serwituut of binne 'n afstand van 2 meter daarvan geplant word nie.
- 2.3 Die Musina Plaaslike Munisipaliteit is daarop geregtig om enige materiaal wat deur hom uitgegrawe word tydens die aanleg, onderhoud of verwydering van sodanige dienste en ander werke wat hy na goeëdoel noodsaaklik ag, tydelik te plaas op grond wat aan die voornoemde serwituut grens, en voorts is die Musina Plaaslike Munisipaliteit geregtig op redelike toegang tot genoemde grond vir die voornoemde doel, onderworpe daaraan dat die Musina Plaaslike Munisipaliteit enige skade vergoed wat gedurende die aanleg, onderhoud of verwydering van sodanige dienste en ander werke veroorsaak word.

3 VOORWAARDES WAT BYKOMEND TOT BESTAANDE BEPALINGS VAN DIE HUIDIGE DORPSBEPLANNINGSKEMA INGELYF MOET WORD TOT DIE MESSINA DORPSBEPLANNINGSKEMA, 1983 IN TERME VAN ARTIKEL 125 VAN DIE ORDONNANSIE 15 VAN 1986.

- 3.1 Erwe 4988 tot 4992, 4944 tot 5000, 5002 tot 5027, 5029 tot 5074 en 5076 tot 5091
"Residensieel 1" met 'n digtheid van een woonhuis per erf
- 3.2 Erf 4993
"Residensieel 4"
- 3.3 Erf 5075
"Besigheid 1"
- 3.4 Erven 5001 and 5028
"Munisipaal"

Munisipale Bestuurder: A.N. Luruli
