

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 rhijistariwile tanihi Nyuziphapha)
(E ngwadisitšwe bjalo ka Kuranta)
(Yo redzhištariwa sa Nyusiphapha)

POLOKWANE,

Vol. 15

26 DECEMBER 2008
26 DESEMBER 2008
26 N'WENDZAMHALA 2008
26 DESEMERE 2008
26 NYENDAVHUSIKU 2008

No. 1575

CONTENTS • INHOUD

<i>No.</i>		<i>Page No.</i>	<i>Gazette No.</i>
GENERAL NOTICES • ALGEMENE KENNISGEWINGS			
436	Development Facilitation Act, 1995: Application for a land development area: Portion of the Remainder of Portion 29, farm Vaalwater 137 KR.....	8	1575
436	Wet op Ontwikkelingsfasilitering, 1995: Aansoek vir 'n grondontwikkelingsgebied: Gedeelte van die Restant van Gedeelte 29, plaas Vaalwater 137 KR.....	8	1575
437	do.: do.: Remainder and Portion 1, farm Mooifontein 597 KR	9	1575
437	do.: do.: Restant van Gedeelte 1, plaas Mooifontein 497 KR	10	1575

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 436 OF 2008

[Regulation 21 (10) of the Development Facilitation Regulations in terms of the DFA, 1995]

NOTICE OF LAND DEVELOPMENT AREA APPLICATION

De Lange Town Planners (Pty) Ltd of 46 26th Street, Menlo Park, Pretoria, has lodged an application for a land development area in terms of the Development Facilitation Act, 1995.

The application is for the development of the following land: Portion of the Remainder of Portion 29 of the farm Vaalwater 137KR, situated within the jurisdiction of Modimolle Municipality and will consist of Residential and Non-Residential erven to be known as Vaalwater Estate with the following land uses:

- 15 x Residential 2 erven with a density of 30 units per hectare;
 - 1 x Business erf (shopping centre of 12 000 m²);
 - 7 x Business/Offices/Light Industrial uses/motor service centre erven; and
- public streets on the land development area comprising 19,3 ha in total.

The application will be considered at a Tribunal Hearing to be held at the site of application on 11 March 2009 at 10:00 and the pre-hearing conference will be held at the site of application on 25 February 2009 at 10:00.

Please note that in terms of the Development Facilitation Act, 1995:

1. You must within 21 (twenty one) days from 19 December 2008 which is the first date of this notice, provide the 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 or your duly authorised representative must appear in person before the Tribunal on the date mentioned for the pre-hearing conference above, or on any other date of which you may be given notice.

Any 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 from 19 December 2008 which is the first date of this notice.

The relevant plans, documents and information are available for inspection at the Designated Officer at Office No. 40 or 41, 23 Market Street, Polokwane and the Land Development Applicant and at the office of the applicant at 46 26th Street, Menlo Park, Pretoria, for a period of 21 days from 19 December 2008 which is the first date of this notice.

If you have any queries you may contact the designated officer at the following address: 23 Market Street, Polokwane, or Private Bag X9485, Polokwane, 0700. Tel: (015) 294-2338. E-mail: lindequeh@limdlgh.gov.za

Land Development Applicant: 46 26th Street, Menlo Park, Pretoria; P.O. Box 35921, Menlo Park, 0102. For inspection call Frikkie de Lange at Tel: 082 775 4740, Fax: (012) 346-6074, fj@dtp.co.za

Our Ref: DFA012.

ALGEMENE KENNISGEWING 436 VAN 2008

[Regulasie 21 (10) van die Regulasies op Ontwikkelingsfasilitering ingevolge die Wet op Ontwikkelingsfasilitering, 1995]

KENNISGEWING VAN GRONDONTWIKKELINGSGBIEDAANSOEK

De Lange Stad en Streekbeplanners (Pty) Ltd, van 26ste Straat No. 46, Menlo Park, het 'n aansoek ingedien vir 'n Grondontwikkelingsgebied ingevolge die Wet op Ontwikkelingsfasilitering, 1995.

Die aansoek is vir die ontwikkeling van die volgende grond: Gedeelte van die Restant van Gedeelte 29 van die plaas Vaalwater 137KR, geleë in die regsgebied van Modimolle Munisipaliteit en sal die volgende Residensiële en Nie-Residensiële erwe insluit en bekend sal staan as Vaalwater Estate:

- 15 x Residensieel 2 erwe met 'n digtheid van 30 wooneenhede per hektaar;
 - 1 x Besigheidserf (winkelsentrum van 12 000 m²);
 - 7 x Besigheid/Kantoor/Ligte Industriële/motor diens sentrum erwe; en
- publieke strate op die Grondontwikkelingsgebied met 'n totale oppervlakte van 19,3 ha.

Die aansoek sal oorweeg word tydens 'n tribunaalverhoor wat gehou sal word op die terrein van aansoek op 11 Maart 2009 om 10h00 en die voorverhoorsamesprekings sal plaasvind op die Terrein van Aansoek om 25 Februarie 2009 om 10h00.

Neem asseblief kennis dat ingevolge die Wet op Ontwikkelingsfasilitering, 1995:

1. U mag binne 'n periode van 21 (een-en-twintig) dae vanaf 19 Desember 2008, synde die eerste dag van advertensie van hierdie kennisgewing, die grondontwikkelingsapplikant voorsien van u skriftelike voorlegging wat nie uit 'n beswaar bestaan nie, in welke geval u nie die tribunaal verhoor hoef by te woon nie;
2. Indien u kommentare 'n beswaar voorstel teen enige aspek van die grondontwikkelingsaansoek, moet u in persoon verskyn of verteenwoordig word by die tribunaal tydens die voorverhoor konferensie op die datum hierbo genoem. Enige skriftelike beswaar of voorlegging moet die naam en adres van die persoon of liggaam aantoon wat die beswaar of voorlegging maak, die belang wat so 'n persoon of liggaam het in die saak, asook die redes vir die beswaar of voorlegging, en moet afgelewer word aan die aangewese beampte en die grondontwikkelingsapplikant by die ondergenoemde adresse binne die gemelde periode van 21 dae vanaf 19 Desember 2008, synde die eerste dag van publikasie.

Enige geskrewe beswaar of vertoë 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 vertoë, en moet ingedien word by die Grondontwikkelingsapplikant by sy of haar adres wat hieronder genoem word, binne die gemelde tydperk van 21 dae vanaf 19 Desember 2008 wat die eerste datum van hierdie kennisgewing is.

Die relevante planne, dokumente en inligting is beskikbaar vir inspeksie by Kantoor No. 40 en 41, Markstraat 23, Polokwane en die grondontwikkelingsapplikant vir 'n periode van 21 dae vanaf 19 Desember 2008, synde die eerste dag van publikasie.

U mag die aangewese beampte kontak indien u enige navrae het by Kantoor No. 40 en 41, Markstraat 23, Polokwane, of Privaatsak X9485, Polokwane, 0700. Tel: (015) 294-2338. E-pos: lindequeh@limdlgh.gov.za

Grondontwikkelingsapplikant: De Lange Stad en Streekbeplanners, 26ste Straat 46, Menlo Park, 0102. Vir inspeksie skakel Frikkie de Lange by Tel: 082 775 4740, Fax: (012) 346-6704, E-pos: fj@dltp.co.za

Ons Verw.: DFA012.

19-26

GENERAL NOTICE 437 OF 2008

[Regulation 21 (10) of the Development Facilitation Regulations in terms of the DFA, 1995]

NOTICE OF LAND DEVELOPMENT AREA APPLICATION

De Lange Town Planners (Pty) Ltd of 46 26th Street, Menlo Park, Pretoria, has lodged an application for a land development area in terms of the Development Facilitation Act, 1995.

The application is for the development of the following land: Remainder and Portion 1 of the farm Mooifontein 597 KR, situated within the jurisdiction of Mookgophong Municipality and will consist of a Private Game Lodge and Eco-Estate (Wildlife Estate) to be known as Zwahili with the following land uses:

- (1) 1 Private lodge with the following uses: Guest lodge, restaurant, staff accommodation, 12 x chalets/tents, office, arts & craft studio, swimming pool and lapa (conference facilities) and ancillary uses.
- (2) 4 x camps with total of 81 erven with an average size of 1 000 m² each; and Right of way servitudes on the Land Development area of 1 548,44 ha.

The application will be considered at a Tribunal hearing to be held at the site of application on 13 March 2009 at 10:00 and the pre-hearing conference will be held at the site of application on 27 February 2009 at 10:00.

Please note that in terms of the Development Facilitation Act, 1995:

1. You must within 21 (twenty one) days from 19 December 2008 which is the first date of this notice, provide the 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 or your duly authorised representative must appear in person before the Tribunal on the date mentioned for the pre-hearing conference above, or on any other date of which you may be given notice.

Any 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 from 19 December 2008 which is the first date of this notice.

The relevant plans, documents and information are available for inspection at the Designated Officer at Office No. 40 or 41, 23 Market Street, Polokwane and the Land Development Applicant and at the office of the applicant at 46 26th Street, Menlo Park, Pretoria, for a period of 21 days from 19 December 2008 which is the first date of this notice.

If you have any queries you may contact the designated officer at the following address: 23 Market Street, Polokwane, or Private Bag X9485, Polokwane, 0700. Tel: (015) 294-2338. E-mail: lindequeh@limdlgh.gov.za

Land Development Applicant: 46 26th Street, Menlo Park, Pretoria; P.O. Box 35921, Menlo Park, 0102. For inspection call Frikkie de Lange at Tel: 082 775 4740, Fax: (012) 346-6704, fj@dltp.co.za

Our Ref: DFA010.

ALGEMENE KENNISGEWING 437 VAN 2008

[Regulasie 21 (10) van die Regulasies op Ontwikkelingsfasilitering ingevolge die Wet op Ontwikkelingsfasilitering, 1995]

KENNISGEWING VAN GRONDONTWIKKELINGSGBIEDAANSOEK

De Lange Stad en Streekbeplanners (Pty) Ltd, van 26ste Straat No. 46, Menlo Park, het 'n aansoek ingedien vir 'n Grondontwikkelingsgebied ingevolge die Wet op Ontwikkelingsfasilitering, 1995.

Die aansoek is vir die ontwikkeling van die volgende grond: Gedeelte 1 en die Restant van die plaas Mooifontein 597 KR, geleë in die regsgebied van Mookgophong Munisipaliteit en sal die volgende grondgebruike insluit en bekend staan as Zwahili:

- (1) 1 x Privaat lodge met die volgende gebruikte: Gaste lodge, restaurant, werkersakkommodasie, hutte/tente (12 eenhede), kantoor, kuns en kultuurstudio, werkswinkel, swembad en lapa (konferensiefasiliteite) en aanverwante gebruikte.
- (2) 4 x kampe met 'n totaal van 81 erwe met 'n gemiddelde oppervlakte van 1 000 m²; en Reg van weg serwitute op die Grondontwikkelingsgebied met 'n totale oppervlakte van 1 548,44 ha.

Die aansoek sal oorweeg word tydens 'n tribunaalverhoor wat gehou sal word op die terrein van aansoek (Zwahili) op 13 Maart 2009 om 10h00 en die voorverhoorsamesprekings sal plaasvind op die Terrein van Aansoek (Zwahili) op 27 Februarie 2009 om 10h00.

Neem asseblief kennis dat ingevolge die Wet op Ontwikkelingsfasilitering, 1995:

1. U mag binne 'n periode van 21 (een-en-twintig) dae vanaf 19 Desember 2008, synde die eerste dag van advertensie van hierdie kennisgewing, die grondontwikkelingsapplikant voorsien van u skriftelike voorlegging wat nie uit 'n beswaar bestaan nie, in welke geval u nie die tribunaalverhoor hoef by te woon nie.
2. Indien u kommentare 'n beswaar voorstel teen enige aspek van die grondontwikkelingsaansoek, moet u in persoon verskyn of verteenwoordig word by die tribunaal tydens die voorverhoorkonferensie op die datum hierbo genoem. Enige skriftelike beswaar of voorlegging moet die naam en adres van die persoon of liggaam aantoon wat die beswaar of voorlegging maak, die belang wat so 'n persoon of liggaam het in die saak, asook die redes vir die beswaar of voorlegging, en moet afgelewer word aan die aangewese beampte en die grondontwikkelingsapplikant by die ondergenoemde adresse binne die gemelde periode van 21 dae vanaf 19 Desember 2008, synde die eerste dag van publikasie.

Enige geskrewe beswaar of versoë 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 versoë, en moet ingedien word by die Grondontwikkelingsapplikant by sy of haar adres wat hieronder genoem word, binne die gemelde tydperk van 21 dae vanaf 19 Desember 2008 wat die eerste datum van hierdie kennisgewing is.

Die relevante planne, dokumente en inligting is beskikbaar vir inspeksie by Kantoor No. 40 en 41, Markstraat 23, Polokwane en die grondontwikkelingsapplikant vir 'n periode van 21 dae vanaf 19 Desember 2008, synde die eerste dag van publikasie en by die Grondontwikkelingsapplikant: De Lange Stad en Streekbeplanners, 26ste Straat 46, Menlo Park.

U mag die aangewese beampte kontak indien u enige navrae het by Kantoor No. 40 en 41, Markstraat 23, Polokwane, of Privaatsak X9485, Polokwane, 0700. Tel: (015) 294-2338. E-pos: lindequeh@limdlgh.gov.za

Grondontwikkelingsapplikant: De Lange Stad en Streekbeplanners, 26ste Straat 46, Menlo Park, 0102. Vir inspeksie skakel Frikkie de Lange by Tel: 082 775 4740, Fax: (012) 346-6704, E-pos: fj@dltp.co.za

Ons Verw.: DFA010.