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DIE PROVINSIE MPUMALANGA

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**CONTENTS**

	<i>Gazette</i>	<i>Page</i>
	<i>No.</i>	<i>No.</i>
<b>GENERAL NOTICES • ALGEMENE KENNISGEWINGS</b>		
43	Steve Tshwete Spatial Planning and Land Use Management Bylaw, 2016: Erf 453, Komati .....	3065 12
43	Steve Tshwete Ruimtelike Beplanning en Grondgebruikbestuur bywet, 2016: Erf 453, Komati .....	3065 12
<b>PROCLAMATION • PROKLAMASIE</b>		
28	Emakhazeni Municipality By-law on Spatial Planning and Land Use Management, 2015: Rezoning of Erf 264, Dullstroom .....	3065 13
29	Town-planning and Townships Ordinance (15/1986): Farm Rosslee No. 820 .....	3065 14
<b>PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS</b>		
96	Steve Tshwete Spatial Planning and Land Use Management Bylaw, 2016: Portion 58 of the farm Vaalbank 289 JS .....	3065 25
96	Steve Tshwete Ruimtelike Beplanning en Grondgebruiksbestuursverordening, 2016: Gedeelte 58 van die plaas Vaalbank 289 JS .....	3065 25
100	Local Government: Municipal Structures Act (117/1998): Determination of date for by-election: 7 August 2019 in the Schedule indicated below .....	3065 26
101	Govan Mbeki Municipality Spatial Planning and Land Use Management By-law, 2016: Erf 45, Charl Cilliers...	3065 27
101	Govan Mbeki Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur By-wet, 2016: Erf 45, Charl Cilliers .....	3065 27
<b>LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS</b>		
35	Spatial Planning and Land Use Management, 2015: Erf 357, Emoyeni-MP .....	3065 28



















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**GENERAL NOTICES • ALGEMENE KENNISGEWINGS**

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**NOTICE 43 OF 2019****STEVE TSHWETE AMENDMENT SCHEME 779****NOTICE OF APPLICATION FOR THE AMENDMENT OF THE STEVE TSHWETE TOWN PLANNING SCHEME, 2004, IN TERMS OF SECTION 62(1), AND 94(1)(A) & (2)(A) OF THE STEVE TSHWETE SPATIAL PLANNING AND LAND USE MANAGEMENT BYLAW, 2016**

I, Johannes Petrus Coetzee (ID 750723 5047 088) of Urban Dynamics Mpumalanga (PTY) LTD being the authorised agent of the registered owner of Erf 453, Komati hereby give notice in terms of Section 94(1)(a) & (2)(a) Chapter 6 of the Steve Tshwete Spatial Planning and Land Use Management Bylaw, 2016, that we have applied to the Steve Tshwete Local Municipality for the amendment of the town planning scheme known as the Steve Tshwete Town Planning Scheme, 2004, for the rezoning of the abovementioned property situated at corner of Heron and Crow Street, Komati by rezoning the property from "Residential 1" to "Institutional" for the purpose of a Place of Public Worship. Any objection/s or comments including the grounds for such objection/s or comments with full contact details, shall be made in writing to the Municipal Manager, PO Box 14, Middelburg 1050 within 30 days from 28 June 2019 with the last date of comments being 28 July 2019 (30 days after first date of application) in the manner as described in Section 99 of the Steve Tshwete Spatial Planning and Land Use Management Bylaw, 2016. Full particulars and plans may be inspected during normal office hours at the office of the Municipal Manager, Steve Tshwete Local Municipality, Cnr. Walter Sisulu and Wanderers Avenue, Middelburg, 1050, Tel: 013 249 7000, for a period of 30 days from 28 June 2019. Inquiries can be addressed to Mr Meshack Mahamba, Head of Town Planning and Human Settlements at telephone number 013 – 249 7000. Any person who cannot read or write may consult with any staff member of the office of the Senior Manager: Town Planning and Human Settlement during office hours and assistance will be given to transcribe that person's objections or comments.

Address of the Applicant: 7 Dolerite Crescent, Aerorand, 1070, Postal address P.O. Box 11677, Aerorand, Middelburg, 1070, Telephone no. 013 244 1598, Fax no: 013 244 1560, email: mail@urbanmbg.co.za.

28-5

**KENNISGEWING 43 VAN 2019****STEVE TSHWETE WYSIGINGSKEMA 779****KENNISGEWING VAN DIE AANSOEK OM DIE WYSIGING VAN DIE STEVE TSHWETE DORPSBEPLANNINGSKEMA 2004, INGEVOLGE ARTIKEL 62(1) EN 94(1)(A) & 2(A) VAN DIE STEVE TSHWETE RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR BYWET, 2016**

Ek, Johannes Petrus Coetzee (ID 750723 5047 088) van Urban Dynamics Mpumalanga (PTY) LTD, synde die gemagtigde agent van die geregistreerde eienaar van Erf 453, Komati, gee hiermee ingevolge artikel 94(1)(a) & (2)(a) Hoofstuk 6 van die Steve Tshwete Ruimtelike Beplanning en Grondgebruikbestuur bywet, 2016 kennis dat ons by die Steve Tshwete Plaaslike Munisipaliteit aansoek gedoen het om die wysiging van die Steve Tshwete Dorpsbeplanningskema, 2004, deur die hersonering van bogenoemde eiendom geleë op die hoek van Heron en Crowstraat, Komati vanaf "Residensieel 1" na "Institusioneel" vir die doel van 'n Plek van Publieke Aanbidding. Geskrewe kommentaar of besware ten opsigte van die aansoek en die gronde van die besware of verhoë met volledige kontakbesonderhede moet skriftelik ingedien word by die Munisipale Bestuurder, Posbus 14, Middelburg, 1050 binne 30 dae vanaf 28 Junie 2019, waar die laaste dag van kommentaar 28 Julie 2019 is (30 dae na eerste datum van publikasie) soos uiteengesit in Artikel 99 van die Steve Tshwete Ruimtelike Beplanning en Grondgebruikbestuur bywet, 2016. Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die Munisipale Bestuurder, Steve Tshwete Plaaslike Munisipaliteit, Munisipale Gebou, Hoek van Wandererslaan, Middelburg, 1050, Tel: 013 249 7000, vir 'n tydperk van 30 dae vanaf 28 Junie 2019. Navrae kan gerig word aan Mnr Meshack Mahamba, Hoof van Stadsbeplanning en Menslike Nedersettings by telefoonnommer 013 – 249 7000. Enige persoon wat nie kan lees of skryf nie mag enige personeelid van die kantoor van die Senior Bestuurder: Stadsbeplanning en Menslike Nedersettings gedurende kantoor ure raadpleeg en bystand sal aan sodanige persoon verleen word om die beswaar of kommentaar saam te stel.

Adres van Applicant: 7 Doleriet Singel, Aerorand, 1070, Posbus 11677, Aerorand, Middelburg, 1070, Tel: 013-244 1598, Faks: 013 244 1560, email: mail@urbanmbg.co.za

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**PROCLAMATION • PROKLAMASIE**

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**PROCLAMATION 28 OF 2019****EMAKHAZENI LOCAL MUNICIPALITY****AMENDMENT SCHEME B0093**

It is hereby notified in terms of Section 66 of the Emakhazeni Municipality By-law on Spatial Planning and Land Use Management, 2015, that the Nkangala District Municipality (on behalf of the Emakhazeni Local Municipality) has approved the amendment of the Emakhazeni Land Use Scheme, 2010, to allow for the rezoning of Erf 264, Dullstroom from "Residential Low" to "Residential Low" with consent for a "Lodge" for self-catering tourism facility and/or units as a 'Discretionary Use' under the "Residential Low" zoning.

Copies of the amendment scheme is filed with the Planning and Development Unit, Emakhazeni Local Municipality, 25 Scheepers Street, Belfast, 1100, and are open for inspection at all reasonable times. This amendment scheme shall come into operation on date of publication hereof.

**Mrs. E K Tshabalala**  
**MUNICIPAL MANAGER**

Emakhazeni Local Municipality  
PO Box 17  
Belfast  
1100

**PROCLAMATION 29 OF 2019****CONDITIONS OF ESTABLISHMENT**

CONDITIONS UNDER WHICH THE APPLICATION FOR TOWNSHIP ESTABLISHMENT IN TERMS OF THE PROVISIONS OF CHAPTER III OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986) ON THE FARM ROSSLEE NO 820 REGISTRATION DIVISION IS, MPUMALANGA PROVINCE, BY SONLAND ONTWIKKELING (MPUMALANGA) PTY LTD No. (1998 005377 07)(HEREIN AFTER REFERRED TO AS THE TOWNSHIP APPLICANT) AND BEING THE REGISTERED OWNER OF THE LAND, HAS BEEN APPROVED

**1. CONDITIONS TO BE COMPLIED WITH PRIOR TO THE TOWNSHIP BEING DECLARED AN APPROVED TOWNSHIP**

**1.1. Mineral Rights**

The township applicant shall obtain consent from the Department of Minerals & Energy regarding the mineral rights in respect of the land on which the township is being established.

**1.2. Amendment Scheme**

The township applicant shall satisfy the Local Authority that the concerned amendment scheme has been complied with and can be published consecutively with the declaration of the township as an approved township.

**1.3. General**

- a. The township applicant shall comply with the provision of Section 72, 75 and 101 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986).
- b. The applicant shall satisfy the Local Authority that satisfactory access is available to the township and that a street system is available to all erven in the township.
- c. The applicant shall satisfy the Local Authority that a favourable geo-technical report has been submitted.
- d. The applicant shall satisfy the Local Authority that the township name has been approved.

**2. CONDITIONS OF ESTABLISHMENT**

**2.1. Name**

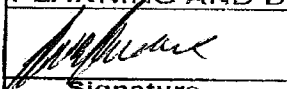
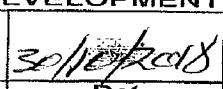
The name of the township shall be Secunda Extension 47

**2.2. Layout / Design**

The township shall consist of erven indicated on General Plan SG No 401/2014

Conditions of Establishment Secunda X 47

1

<b>GOVAN MBEKI MUNICIPALITY PLANNING AND DEVELOPMENT</b>	
	
<b>Signature</b>	<b>Date</b>
LAND DEVELOPMENT OFFICER NICHOLAS VAN DER MERWE Pr. PLN (A/1981/2014) Assistant Manager Land Use Management	

**2.3. Access**

Ingress from and egress to PDP Kruger Drive and Nelson Mandela Drive from the township shall be allowed at points to the satisfaction of the Local Authority. No direct access to erven in the township may be taken at the position as indicated with "line of no access" on the layout plan.

**2.4. Acceptance and Disposal of Storm Water**

The township applicant shall arrange for the drainage of the township to fit in with that of PDP Kruger Drive and Nelson Mandela Drive and for all storm water running of or being diverted from the said roads to be received and disposed of.

**2.5. Removal, Repositioning, Modification or Replacement of Existing Services**

If, by reason of the establishment of the township, it should become necessary to remove, reposition, modify or replace any existing municipal service, Post Office/Telkom plant, pipe line, etc. The cost thereof shall be borne by the township applicant.

**2.6. Demolition of Buildings and Structures**

The township owner must, at his own expense, demolish all existing buildings and structures that lie within the building reserves or over communal boundaries, or demolish dilapidated structures to the satisfaction of the Local Authority, when demanded.

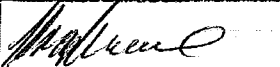

**2.7. Environmental Management**

**2.7.1.** The township applicant shall at its own expense ensure that an Environmental Management Plan (EMP) is submitted to the Department of Agriculture and Rural Development for approval before construction commences.

**2.7.2.** The township applicant must ensure that all conditions imposed by the Mpumalanga Department of Agriculture, Rural Development & Land Administration in terms of the Environmental Authorization issued by the said Department be adhered to.

**2.8. Obligations with regard to Services and Restriction regarding the Alienation of Erven**

The township owner shall within such period as the Local Authority may determine, fulfil its obligations in respect of the provision of water, electricity and sanitary services as well as the construction of roads and storm water drainage and the installation of systems thereof, as previously agreed upon between the township owner and the local authority. Erven may not be alienated or be transferred into the name of a purchaser prior to the Local Authority certifying that sufficient guarantees/cash contributions in respect of the supply of services by the township owner have been submitted or paid to the said Local Authority.

<b>GOVAN MBEKI MUNICIPALITY PLANNING AND DEVELOPMENT</b>	
	
<b>Signature</b>	<b>Date</b>
LAND DEVELOPMENT OFFICER NICHOLAS VAN DER MERWE Pr. PLN (A/1981/2014) Assistant Manager Land Use Management	

### 3. CONDITIONS TO BE COMPLIED WITH BEFORE THE ERVEN IN THE TOWNSHIP BECOME REGISTERABLE

#### Installation and provision of services

- 3.1. The township applicant shall install and provide internal engineering services in the township as provided for in the services agreement.
- 3.2. The Local Authority, or the Applicant on behalf of the Local Authority, shall install and provide external engineering services for the township as provided for in the services agreement.
- 3.3. A buffer zone as determined by the Local Authority, of alternatively a public street, shall be provided along the Sasol perimeter fence for purposes of access for emergency vehicles. The buffer area must be kept free of obstructions, vagrants and habitation and vegetation must be moved regularly.

### 4. DISPOSAL OF EXISTING CONDITIONS OF TITLE

All erven shall be made subject to existing conditions and servitudes, if any.

The Following restrictive conditions contained in the title deed(s) will be removed and shall not be made applicable to erven in the township:

#### 4.1. The reservation of mineral rights in title deed T 19878/1986:

*"1. Daardie gedeelte van die eiendom aangedui deur die figure dBCDEcd en dHgh op kaart L.G. No. A 5504/85 aangeheg by Sertifikaat van Verenigde Title T 19877/86 is onderhewig aan die volgenede voorwaardes:*

- A. *Subject to cession of all rights to precious metals and minerals, which rights were ceded to CAPITAL MINING AREAS LIMITED by Deed of Cession No. 87/4957 R.M. dated 18<sup>th</sup> January 1957 and registered on the 11<sup>th</sup> February 1957,*

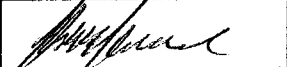

*Welke voorbehoud gemaak is ten opsigte van die voormalige Gedeelte 8 ('n gedeelte van Gedeelte 5) van die plaas DRIEFONTEIN No. 137 I.S. voormeld, groot 171,3749 (EEN HONDERD EEN EN SEWENTIG komma DRIE SEWE VIER NEGE) hektaar.*

- B. *The share of claim licence moneys and any shares of rental or profits which may accrue to owner of the surface rights under any mining lease granted in respect of the property hereby transferred are reserved to HILTON HARROD ALLEN (born on 31<sup>st</sup> October 1903) and his heirs, executors, administrators or assigns.*

*Soos meer volledig blyk uit Sertifikaat van Saaklike Regte No K.3256/1975 S, uitgereik 26 November 1975 ten opsigte van die voormalige Gedeelte 8 ('n gedeelte*

Conditions of Establishment Secunda X 47

3

GOVANMBEKI MUNICIPALITY PLANNING AND DEVELOPMENT	
	
Signature	Date
LAND DEVELOPMENT OFFICER NICHOLAS VAN DER MERWE Pr. PLN (A/1981/2014) Assistant Manager Land Use Management	



van Gedeelte 5) van die plaas DRIEFONTEIN No. 137 I.S. voormeld, groot 171,3749 (EEN HONDERD EEN EN SEWENTIG komma DRIE SEWE VIER NEGE) hektaar.

2. Daardie gedeelte van die eiendom aangedui deur die figuur gJKLeh op kaart LG. No. A 5504/85 aangeheg by Sertifikaat van Verenigde Titel T 19877/86 is onderhewig aan die volgende voorwaarde:

A. Onderhewig aan akte van Sessie No. 522/1955 R.M. gedateer 20 Julie 1955 en geregistreer op 26 September 1955 waarkragtens die Minerale Regte aan CAPITAL MINING AREAS LIMITED gesedeer is,

welke voorbehoud gemaak is ten opsigte van die Resterende Gedeelte van Gedeelte 9 ('n gedeelte van Gedeelte 5) van die plaas DRIEFONTEIN No. 137 I.S. voormeld, groot 85,6875 (VYF EN TAGTIG komma SES AGT SEWE VYF) hektaar.

3. Daardie gedeelte van die eiendom aangedui deur die figuur Aabf op kaart LG. No. A 5504/85 aangeheg by Sertifikaat van Verenigde Titel T 19877/86 is onderhewig aan die volgende voorwaarde:

Subject to the reservation of all mineral rights in favour of CAPITAL MINING AREAS LIMITED as will more fully appear from Notarial Deeds of Cession No. 350/1955 R.M. registered on the 2<sup>nd</sup> July 1955 and No. 489/1955 R.M. registered on the 7<sup>th</sup> September 1955,

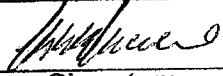
Welke voorbehoud gemaak is ten opsigte van die voormalige Gedeelte 10 ('n gedeelte van Gedeelte 5) van die plaas DRIEFONTEIN No 137 I.S. voormeld groot 171,3749 (EEN HONDERD EEN EN SEWENTIG komma DRIE SEWE VIER NEGE) hektaar.

4. Daardie gedeelte van die eiendom aangedui deur die figuur fbcFxyPQRSTUV op kaart L.G. No. A 5504/85 aangeheg by Sertifikaat van Verenigde Titel T 19877/86 is onderhewig aan die volgende voorwaardes:

A. Subject to cession of all rights to precious metals and minerals, which rights were cede to CAPITAL MINING AREAS LIMITED by Deed of Cession No. 209/1956 R.M. dated 3<sup>rd</sup> April 1956, and registered on the 16<sup>th</sup> April 1956,

welke voorbehoud gemaak is ten opsigte van die voormalige Gedeelte 11 ('n gedeelte van Gedeelte 4) van die groot plaas GOEDEHOOP No. 290 I.S. voormeld, groot 404,8798 (VIER HONDERD EN VIER komma AGT SEWE NEGE AGT) hektaar.

B. The share of claim licence moneys and any shares of rental or profits which may accrue to the owner of the surface rights under any mining lease granted in respect of the property hereby transferred are reserved to HILTON HARROD ALLEN (born on 31<sup>st</sup> October 1903) and his heirs, executors, administrators or assigns

<b>GOVAN MBEKI MUNICIPALITY PLANNING AND DEVELOPMENT</b>	
	30/10/2018
<b>Signature</b>	<b>Date</b>
LAND DEVELOPMENT OFFICER NICHOLAS VAN DER MERWE Pr. PLN (A/1981/2014) Assistant Manager Land Use Management	

Soos meer volledig sal blyk uit Sertifikaat van Saaklike Regte No. K. 3256/1975 S, uitgeneem op 26 November 1975 ten opsigte van die voormalige Gedeelte 11 ('n gedeelte van Gedeelte 4) van die plaas GOEDEHOOP No 290 I.S. voormeld, groot 404,8798 (VIER HONDERD EN VIER komma AGT SEWE NEGE AGT) hektaar.

5. Daardie gedeelte van die eiendom aangedui deur die figuur xGdheMNOy op kaart LG No. A 5504/85 aangeheg by Sertifikaat van Verenigde Titel T 19877/86 is onderhewig aan die volgende voorwaardes:

A. Subject to Cession of all rights to precious metals and minerals, which rights were ceded to CAPITAL MINING AREAS LIMITED by Deed of Cession No. 38/1957 R.M. dated 13<sup>th</sup> December 1956, and registered on the 17<sup>th</sup> January 1957,

wekle voorbehoud gemaak is ten opsigte van die voormalige Gedeelte 12 ('n gedeelte van Gedeelte 4) van die plaas GOEDEHOOP No. 290 I.S. voormeld, groot 342,6314 (DRIE HONDERD TWEE EN VEERTIG komma SES DRIE EEN VIER) hektaar.

B. The share of claim licence moneys and any shares of rental or profits which may accrue to the owner of the surface rights under any mining lease granted in respect of the property hereby transferred are reserved to JAMES ALEXANDER BARBOUR (born on 31<sup>st</sup> August 1896) and his heirs, executors, administrators or assigns".

4.2. The reservation of mineral rights in title deed T 66060/1990:

"A. DIE Gedeelte van EIENDOM soos aangedui deur die figuur b M N P Q R S T U V A B C D E F G a op die aangehegte Kaart L.G. Nr. A 6544/89 is onderhewig aan die volgende voorwaardes:

1. SUBJECT to Cession of all rights to precious metals and minerals, which rights were ceded to CAPITAL MINING AREAS LIMITED by Deed of Cession No. 209 / 1956 R.M. dated 3<sup>rd</sup> April 1956 and registered on 16<sup>th</sup> April 1956;

Welke voorbehoud gemaak is ten opsigte van die voormalige Gedeelte 11 ('n Gedeelte van gedeelte 4) van die plaas GOEDEHOOP No. 290 I.S. voormeld, groot 4048798 (VIER HONDERD EN VIER komma AGT SEWE NEGE AGT) hektaar.

2. The share of claim licence monies and any share of rental or profits which may accrue to the owner of the surface rights under any mining lease granted in respect of the property hereby transferred are reserved to HILTON HARROD ALLEN (born on 31<sup>st</sup> October 1903) and his heirs, executors, administrators or assigns.

Soos meer volledig sal blyk uit Sertifikaat van Saaklike Regte No. K 3256/1975 S uitgeneem op 26 November 1975 ten opsigte van die voormalige Gedeelte 11 ('n gedeelte van Gedeelte 4) van die plaas GOEDEHOOP No. 290 I.S. voormeld, groot 404,8798 (VIER HONDERD EN VIER komma AGT SEWE NEGE AGT) hektaar.

<b>GOVAN MBEKI MUNICIPALITY</b>	
<b>PLANNING AND DEVELOPMENT</b>	
	
<b>Signature</b>	<b>Date</b>
LAND DEVELOPMENT OFFICER NICHOLAS VAN DER MERWE Pr. PLN (A/1981/2014) Assistant Manager Land Use Management	

B. DIE Gedeelte van die EIENDOM hiermee getranspoteer soos aangedui deur die figuur L b a H J K op die aangehegte Kaart L.G. Nr A 6544/89 is onderhewig aan die volgende voorwaardes:

1. SUBJECT to Cession of all rights to precious metals and minerals, which rights are ceded to CAPITAL MINING AREAS LIMITED by Deed of Cession No. 38 / 1957 R.M. dated 13<sup>th</sup> December 1956 and registered on 17<sup>th</sup> January 1957;

welke voorbehoud gemaak is ten opsigte van die voormalige Gedeelte 12 (’n gedeelte van Gedeelte 4) van die plaas GOEDEHOOP No. 290 I.S. voormeld, groot 342,6314 (DRIE VIER TWEE komma SES DRIE EEN VIER) hektaar.

2. The share of claim licence monies and any share of rental or profits which may accrue to the owner of the surface rights under any mining lease granted in respect of the property hereby transferred are reserved to JAMES ALEXANDER BARBOUR (born on the 31st August 1896) and his heirs, executors, administrators or assigns”.

4.3. The reservation of mineral rights in title deed T 25864/95:

“I Die voormale Gedeelte 35 van die Plaas Driehoe No. 275, Registrasie Afdeling IS, Transvaal; groot 258,9691 (TWEE HONDERD AGT EN VYFTIG KOMMA NEGE SES NEGE EEN) hetaar aangedui deur die figuur ABCDEFGHJKLMNOPQRSTUVWXYZabcdefghijklmnopqrstuvwxyzA’B2 middel van spruit C2 D’E’F’d2 c2 a2 J’K’LM’N’P’Q’R op Kaart L.G. Nr. A 3261/1994 hierby aangeheg is onderhewig aan die volgende woorwaardes:



1 Daardie gedeelte van die eiendom hieronder gehou, aangedui deur die figuur aa bb M’N’ op die hierby aangehegte Kaart L.G. Nr. A 3258/1994 is onderhewig aan die volgende voorwaardes:

A Subject to Cession of all rights to precious metals and minerals, which rights were ceded to CAPITAL MINING AREAS LIMITED by Dees of Cession No. 209 / 1956 RM dated 3<sup>rd</sup> April 1956, and registered on the 16<sup>th</sup> April 1956;

Welke voorbehoud gemaak is ten opsigte van die voormalige Gedeelte 11 (’n gedeelte van Gedeelte 4) van die plaas GOEDEHOOP No. 290 I.S voormeld, groot 404,8798 (VIER HONDERD EN VIER komma AGT SEWE NEGE AGT) hektaar.

B The share of claim licence monies and any shares of rental of profits which may accrue to the owner of the surface rights under any mining lease granted in respect of the property hereby transferred are reserved to HILTON HARROD ALLEN (born on the 31<sup>st</sup> October 1903) and his heirs, executors, administrators or assigns;

Soos meer volledig sal blyk uit Sertifikaat van Saaklike Regte No. K 3256 / 1975 S uitgeneem op 26 November 1975 ten opsigte van die voormalige Gedeelte 11 (’n

<b>GOVAN MBEKI MUNICIPALITY PLANNING AND DEVELOPMENT</b>	
	
<b>Signature</b>	<b>Date</b>
LAND DEVELOPMENT OFFICER NICHOLAS VAN DER MERWE Pr. PLN (A/1981/2014) Assistant Manager Land Use Management	

gedeelte van Gedeelte 4) van die plaas GOEDEHOOP No. 290 I.S. voormeld, groot 404,8798 (VIER HONDERD EN VIER komma AGT SEWE NEGE AGT) hektaar.

- 2 Daardie gedeelte van die eiendom hieronder gehou, aangedui deur die figuur A B C D E F G H J K L M N P Q R S T cc H' J' K' L' bb aa R' S' A op die hierby aangehegte Kaart L.G. Nr. A 3258/1994 is onderhewig aan die volgende voorwaardes:

- A Subject to Cession of all rights to precious metals and minerals, which rights were ceded to CAPITAL MINING AREAS LIMITED by Deed of Cession No. 38 / 1957 RM dated the 13<sup>th</sup> December 1956, and registered on the 17<sup>th</sup> January 1956;

Welke voorbehoud gemaak is tenopsigte van die voormalige Gedeelte 12 ('n gedeelte van Gedeelte 4) van die plaas GOEDEHOOP No. 290 I.S voormeld, groot 342,6314 (DRIE HONDERD TWEE EN VEERTIG komma SES DRIE EEN VIER) hektaar.

- B The share of claim licence monies and any shares of rental or profits which may accrue to the owner of the surface rights under any mining lease granted in respect of the property hereby transferred are reserved to JAMES ALEXANDER BARBOUR (born on the 31<sup>st</sup> August 1896) and his heirs, executors, administrators or assigns.

- 3 Daardie gedeelte van die eiendom hieronder gehou, aangedui deur die figuur dd ff A' B' B2 middel spruit C2 C' D' E' F' ee dd op die hierby aangehegte Kaart L.G Nr. A 3258/ 1994 is onderhewig aan die volgende voorwaardes:

Onderhewig aan die voorbehoud van alle minerale regte en bykomende regte ten gunste van CAPITAL MINING AREAS LIMITED, soos meer ten volle sal blyk uit Akte van Sessie No. 212 / 1956 RM geregistreer op 17 April 1956, welke voorbehoud gemaak is te opsigte van die voormalige Gedeelte 13 ('n gedeelte van Gedeelte 9) van die plaas GOEDEHOOP No. 290 I.S. voormeld, groot 95,5034 (VYF EN NEGENTIG komma VYF NUL DRIE VIER) hektaar.

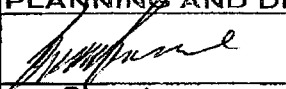

- 4 Daardie gedeelte van die eiendom hieronder gehou, aangedui deur die figuur T U V W X Y Z a b c d e f g h j k l m n p q r s t u v w x y ee G' H' cc op die hierby aangehegte Kaart L.G. Nr. A 3258/1994 is onderhewig aan die volgende voorwaardes:

Onderhewig aan die voorbehoud van alle mineraleregte en bykomende regte ten gunste van CAPITAL MINING AREAS LIMITED, soos meer ten volle sal blyk uit Akte van Sessie No. 404/56 RM gedateer 20 April 1956, welke sertifikaat uigereik is ten opsigte van Gedeelte 15 ('n gedeelte van Gedeelte 9) van die plaas GOEDEHOOP No. 290 I.S, Transvaal.

- 5 Daardie gedeelte van die eiendom hieronder gehou, aangedui deur die figuur FF Z A' op die hierby aangehegte Kaart L.G. Nr. A 3258/1994 is onderhewig aan die volgende voorwaardes:

Conditions of Establishment Secunda X 47

7

GOVAN MBEKI MUNICIPALITY PLANNING AND DEVELOPMENT	
	
Signature	Date
LAND DEVELOPMENT OFFICER NICHOLAS VAN DER MERWE Pr. PLN (A/1981/2014) Assistant Manager Land Use Management	

Onderworpe aan die voorbehoud van mineraleregte ten gunste van JAMES JOHN MATTHEE (gebore op die 12de April 1889) welke mineraleregte voorbehou is kragtens Sertifikaat van Regte op Minerale No. 245 / 1952 RM, geregistreer op 5 Junie 1952, ten opsigte van die Resterende Gedeelte van Gedeelte 3 van die plaas GOEDEHOOP No. 290 I.S voormeld, groot 145,6104 (EEN HONDERD VYF EN VEERTIG komma SES EEN NUL VIER) hektaar.

- II Die voormalige Gedeelte 46 ('n Gedeelte van Gedeelte 4) van die Plaas Goedehoop 290, Registrasie Afdeling I.S, Transvaal; groot 5,0878 (Vyf komma Nul Agt Sewe Agt) Hektaar aangedui deur die figuur a2 b2 e2 G' H' op Kaart L.G Nr. A 3261 / 1994 hierby aangeheg is onderhewig aan die volgende voorwaarde:

Kragtens Sessie 292 / 1956 RM gedateer 3 Mei 1956, en geregistreer op 14 Junie 1956, is die mineraleregte ten opsigte van die eiendom hiermee getranspoteer, gesedeer ten gunste van CAPITAL MINING AREAS LIMITED.

- III Die voormalige Gedeelte 47 ('n gedeelte van Gedeelte 17) van die Plaas Goedehoop 290, Registrasie Afdeling I.S, Transvaal; groot 17,5774 (Sewentien komma Vyf Sewe Sewe Vier) Hektaar aangedui deur die figuur b2 c2 d2 e2 op Kaart L.G. Nr. A 3261 / 1994 hierby aangeheg is onderhewig aan die volgende voorwaarde:

Onderworpe aan die voorbehoud van alle minerale regte van bykomende regte ten gunste van CAPITAL MINING AREAS LIMITED, soos meer ten volle sal blyk uit Sertifikaat van Mineraleregte 404/ 1956 RM gedateer 20 April 1956 welke Sertifikaat uigereik is ten opsigte van Gedeelte 17 ('n gedeelte van Gedeelte 4) van die plaas GOEDEHOOP No. 290, Registrasie Afdeling I.S, Transvaal.

- 4.4. Servitudes registered for electricity in terms of Condition B and C of the title deed T19878/1986, which does not affect the township:

"B. Onderhewig aan 'n serwituut ten gunste van EVKOM vir gebruik van 0,4 (NUL KOMMA VIER) hektaar as 'n elektriese substasie met bykomende regte soos meer volledig sal blyk uit Notariële Akte van Serwituut K 670/1984 S".

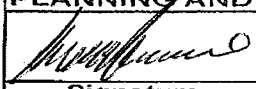
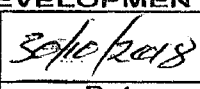
C. Onderhewig aan 'n serwituut ten gunste van EVKOM vir gebruik van 0,4 (NUL KOMMA VIER) hektaar as 'n elektriese substasie met bykomende regte soos meer volledig sal blyk uit Notariële Akte van Serwituut K 670/1984 S".

**5. CONDITIONS OF TITLE**

**5.1 IMPOSED IN TERMS OF THE PROVISIONS OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)**

**5.1.1 Al Erven**

Conditions of Establishment Secunda X 47

<b>GOVAN MBEKI MUNICIPALITY PLANNING AND DEVELOPMENT</b>	
 <b>Signature</b>	 <b>Date</b>
LAND DEVELOPMENT OFFICER NICHOLAS VAN DER MERWE Pr. PLN (A/1981/2014) Assistant Manager Land Use Management	

- a. The erf is subjected to a servitude, 2 metres wide along any two boundaries in favour of the Local Authority for sewerage and other municipal purposes and, in the case of a panhandle erf, an additional servitude for municipal purposes 2 metres wide across the access portion of the erf, if and when required by the Local Authority Provided that the Local Authority may relax or grant exemption from the required servitudes.
- b. No building or other structure shall be erected within the aforesaid servitude area and no large-rooted trees shall be planted within the area of such servitude or within 2 metres thereof.
- c. The Local Authority shall be entitled to deposit temporarily on the land adjoining the aforesaid servitude such material as may be excavated by it during the course of the construction, maintenance or removal of such sewerage mains and other works as it in its discretion, may deem necessary and shall further be entitled to reasonable access to the said land for the aforesaid purpose, subject to any damage done during the process of the construction, maintenance or removal of such sewerage mains and other works being made good by the Local Authority.

**5.2 CONDITIONS OF TITLE IN TERMS OF THE MHI REGULATIONS BY NOTICE NO R692 OF 2001 TO BE REGISTERED/CREATED ON FIRST REGISTRATION OF THE ERVEN CONCERNED:**

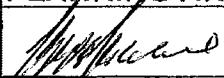

**No erf in the township may be transferred unless the following conditions are registered:**

**5.2.1 All Erven**

All the erven will be subjected to the following conditions:

- a. Each building to be erected on this erf shall be fitted with a compulsory public address system, which shall comply with SANS 60849:2005 "Sound systems for emergency purposes", to the satisfaction of the Local Authority.
- b. The property will be provided with a clearly demarcated emergency assembly point/room, which shall comply with Sasol Ltd. Safety standards, to the satisfaction of the Local Authority.
- c. All owners and/or occupiers of the premises shall be subject to participation in community and/or targeted emergency exercises or emergency awareness sessions either at the behest of Sasol Ltd, Govan Mbeki Community Awareness & Emergency Response (CAER) or the Local Authority.

Conditions of Establishment Secunda X 47

<b>GOVAN MBEKI MUNICIPALITY PLANNING AND DEVELOPMENT</b>	
	
<b>Signature</b>	<b>Date</b>
LAND DEVELOPMENT OFFICER NICHOLAS VAN DER MERWE Pr. PLN (A/1981/2014) Assistant Manager Land Use Management	

- d. The property shall not be used for purposes of crèches, old age homes, hospitals, schools, critical care facilities or any facility for the accommodation of vulnerable populations.

**6 CONDITIONS TO BE INCORPORATED WITHIN THE EXISTING LAND USE MANAGEMENT SCHEME IN TERMS OF SECTION 125 OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986) IN ADDITION TO THE EXISTING PROVISIONS OF THE LAND USE MANAGEMENT SCHEME**

**6.1 All Erven**

**6.1.1** The erf lies in an area where soil conditions can affect buildings and structures and result in damage to them. Building plans submitted to the Local Authority must show measures to be taken, in accordance with recommendations contained in the geotechnical report for the township, to limit possible damage to buildings and structures as a result of detrimental foundation conditions, unless it is proved to the Local Authority that such measures are unnecessary or that the same purpose can be achieved by other more effective means.



**6.1.2** Except with the written consent of the Local Authority, and subject to such conditions as it may impose, neither the owner nor any other person shall:-

- a. save and except to prepare the erf for building purposes, excavate any material there from; or
- b. make or permit to be made, on the erf for any purpose whatsoever, any tiles of earthenware pipes or other articles of a like nature.

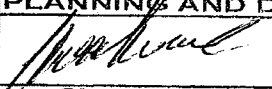
**6.1.3** Where, in the opinion of the Local Authority, it is impracticable for storm water to be drained directly from higher-lying erven to a street, the owner of the lower-lying erf shall be obliged to accept or permit the passage over the erf of such storm water; provided that the owners of any higher-lying erven, the storm water from which is discharged over any lower-lying erf, shall be liable to pay a proportionate share of the cost of any pipeline or drain which the owner of such lower-lying erf may find necessary to lay or construct for the purpose of conducting the water to discharged over the erf.

**6.1.4** The sitting of buildings, including outbuildings, on the erf and entrances to and exits from the erf to a street system shall be to the satisfaction of the Local Authority.

**6.1.5** The main building, which shall be a completed building and not one which has been partly erected and is to be completed at a later date, shall be erected simultaneously with or before the outbuildings.

<b>GOVAN MBEKI MUNICIPALITY PLANNING AND DEVELOPMENT</b>	
	
Signature	Date
LAND DEVELOPMENT OFFICER NICHOLAS VAN DER MERWE Pr. PLN (A/1981/2014) Assistant Manager Land Use Management	

- 6.1.6** No material or goods of any nature whatsoever shall be dumped or placed within the building restriction area along any street, and such area shall be used for no other purpose than the laying out of lawns, gardens, parking or access roads. Provided that if it is necessary for a screen wall to be erected on such boundary, this condition may be relaxed by the Local Authority subject to such conditions as may be determined by it.
- 6.1.7** A screen wall or walls shall be erected and maintained to the satisfaction of the Local Authority as and when required by it.
- 6.1.8** If the erf is fenced, such fence and the maintenance thereof shall be to the satisfaction of the Local Authority.
- 6.1.9** The registered owner is responsible for the maintenance of the whole development on the erf. If the Local Authority is of the opinion that the erf or any portion of the development is not being satisfactorily maintained, the Local Authority shall be entitled to undertake such maintenance at the cost of the registered owner.
- 6.2 Erven 8837 and 8838**
- 6.2.1** The use zone of the erf shall be "Zone No 27: Special". The erf and the buildings erected thereon, or to be erected thereon, shall be used solely for the purposes of Sport and recreation, Place of Amusement, Places of Refreshment, Private Open Space, Play Ground and Camping Facilities. The erf will be subject to the standard requirements of the Govan Mbeki Land Use Management Scheme, 2010.

GOVAN MBEKI MUNICIPALITY PLANNING AND DEVELOPMENT	
	
Signature	Date
LAND DEVELOPMENT OFFICER NICHOLAS VAN DER MERWE Pr. PLN (A/1981/2014) Assistant Manager Land Use Management	



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**PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS**

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**PROVINCIAL NOTICE 96 OF 2019****STEVE TSHWETE AMENDMENT SCHEME No. 782****NOTICE OF APPLICATION FOR THE AMENDMENT OF THE STEVE TSHWETE TOWN PLANNING SCHEME, 2004, IN TERMS OF SECTION 62(1) AND 94(1) (A) OF THE STEVE TSHWETE SPATIAL PLANNING AND LAND USE MANAGEMENT BYLAW, 2016.**

I/we **Hlukani Development Consultants** being the authorized agent of the registered owner of **Portion 58 of the farm Vaalbank 289 JS** hereby give notice in terms of section 94(1)(a) of the Steve Tshwete Spatial Planning and Land Use Management Bylaw, 2016, that I have applied to the Steve Tshwete Local Municipality for the amendment of the town planning scheme known as the Steve Tshwete Town Planning Scheme, 2004, for the rezoning of the abovementioned property situated at the corner of the N4 and R35 road by rezoning the property from "Agricultural" to "Industrial 2" subject to certain conditions.

Any objection/s or comments including the grounds for such objection/s or comments with full contact details, shall be made in writing to the Municipal Manager, PO Box 14, Middelburg 1050 within 30 days from **28 June 2019**.

Full particulars and plans may be inspected during normal office hours at the office of the Municipal Manager, Steve Tshwete Local Municipality, Cnr. Walter Sisulu and Wanderers Avenue, Middelburg, 1050, Tel: 013 2497000, for a period of 30 days from 28 June 2019.

**Address of the Applicant:****Hlukani Development Consultants**

P.O Box 3930

Giyani

0826

Telephone no: (083) 326 0539

28-05

**PROVINSIALE KENNISGEWING 96 VAN 2019****STEVE TSHWETE WYSIGINGSKEMA No. 782****KENNISGEWING VAN AANSOEK OM WYSIGING VAN DIE STEVE TSHWETE DORPSBEPLANNINGSKEMA, 2004, INGEVOLGE ARTIKEL 62 (1) EN 94 (1) (A) VAN DIE STEVE TSHWETE RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUURVERGADERING, 2016.**

Ek / ons Hlukani Development Consultants, synde die gemagtigde agent van die geregistreerde eienaar van Gedeelte 58 van die plaas Vaalbank 289 JS, gee hiermee ingevolge artikel 94 (1) (a) van die Steve Tshwete Ruimtelike Beplanning en Grondgebruiksbestuursverordening, 2016, kennis dat ek by die Steve Tshwete Plaaslike Munisipaliteit aansoek gedoen het om die wysiging van die dorpsbeplanningskema bekend as die Steve Tshwete Dorpsbeplanningskema, 2004, vir die hersonering van bogenoemde eiendom gelee op die hoek van die N4 en R35 pad deur die hersonering van die eiendom vanaf "Landbou" na "Industrieel 2" onderworpe aan sekere voorwaardes.

Enige beswaar of kommentaar wat die gronde vir sodanige beswaar / kommentaar of kommentaar met volledige kontakbesonderhede bevat, moet binne 30 dae vanaf 28 Junie 2019 skriftelik aan die Munisipale Bestuurder, Posbus 14, Middelburg 1050, gerig word.

Volledige besonderhede en planne kan gedurende gewone kantoorure by die kantoor van die Munisipale Bestuurder, Steve Tshwete Plaaslike Munisipaliteit, H / v. Walter Sisulu en Wandererslaan, Middelburg, 1050, Tel: 013 2497000, vir n tydperk van 30 dae vanaf 28 Junie 2019.

**Adres van die Aansoeker:**

Hlukani Ontwikkelingskonsultante

P.O. Box 3930

Giyani

0826

Telefoonnommer: (083) 326 0539

28-05

## PROVINCIAL NOTICE 100 OF 2019

## LOCAL GOVERNMENT: MUNICIPAL STRUCTURES ACT, 1998

## DETERMINATION OF DATE FOR BY-ELECTION

I, Mandla Jeffrey Msibi, Member of the Executive Council responsible for Co-operative Governance and Traditional Affairs in the Mpumalanga Province, hereby give notice in terms of section 25(4) of the Local Government: Municipal Structures Act, 1998 (Act No. 117 of 1998), that I have determined **07 August 2019** as the date on which the by-elections as indicated in the Schedule should be held.

Given under my hand at Mbombela on 05 July 2019.



**HON. MJ MSIBI (MPL)**  
**MEC: CO-OPERATIVE GOVERNANCE**  
**AND TRADITIONAL AFFAIRS**

## SCHEDULE

<b>(a)</b>	<b>MP</b>	<b>302</b>	<b>-</b>	<b>Msukaligwa Local Municipality</b>	
	Ward		-	Twelve	83002012
<b>(b)</b>	<b>MP</b>	<b>312</b>	<b>-</b>	<b>Emalahleni Local Municipality</b>	
	Ward		-	Fifteen	83102015
	Ward		-	Twenty Nine	83102029
<b>(c)</b>	<b>MP</b>	<b>326</b>	<b>-</b>	<b>City of Mbombela Local Municipality</b>	
	Ward		-	Two	83206002
	Ward		-	Thirty	83206030

**PROVINCIAL NOTICE 101 OF 2019****NOTICE OF APPLICATION IN TERMS OF SECTION 57 OF THE GOVAN MBEKI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2016 READ TOGETHER WITH THE PROVISIONS OF THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 2013(ACT 16 OF 2013) FOR THE AMENDMENT GOVAN MBEKI LAND USE SCHEME, AS AMENDED, 2010 FOR THE REZONING OF ERF 45 CHARL CILLIERS TOWNSHIP.**

We, Kamohelo Land Management Consultants (Pty) Ltd., being the authorized agent of the Erf 45 Charl Cilliers do hereby apply in terms of section 57 of the Govan Mbeki Municipality Spatial Planning and Land Use Management by law, 2016, read together with the provisions of the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) that we have applied a Rezoning on the above mentioned property. Amendment Scheme Number 148.

Particulars of the application will lie for inspection during normal office hours at the office of the Municipal Manager, Govan Mbeki Municipality, Secunda Central Business District, Secunda for a period of 30 days from **05 July 2019**. Objections to or representations in respect of the application must be lodged with or made in writing and in duplicate to the Municipal Manager at the above address or at Govan Mbeki Municipality, Private Bag X1017, Secunda 2302 within a period of 30 days from **24 May 2019**. (02 August 2019 being the last day for comment).

Details of applicant: Tokelo Kamohelo Molefe (Pr.PI A/2313/2016), Cell: 073 865 7390, Email: [tokelo@klmc.co.za](mailto:tokelo@klmc.co.za)

5-12

**PROVINSIALE KENNISGEWING 101 VAN 2019****KENNISGEWING VAN AANSOEK INGEVOLGE ARTIKEL 57 VAN DIE GOVAN MBEKI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUURSVERORDENING, 2016 LEES TEN OPSIGTE VAN DIE BEPALINGS VAN DIE WET OP RUIMTELIKE BEPLANNING EN GRONDGEBRUIK, 2013 (WET 16 VAN 2013) VIR DIE WYSIGINGSGOVAN MBEKI GRONDGEBRUIKSKEMA, SOOS GEWYSIG, 2010 VIR DIE HERSONERING VAN ERF 45 CHARL CILLIERS DORP.**

Ons, Kamohelo Landbestuurskonsultante (Edms) Bpk., Synde die gemagtigde agent van die Erf 45 Charl Cilliers, doen hiermee ingevolge artikel 57 van die Govan Mbeki Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur by wet, 2016, saamgelees met die bepalings van die Wet op Ruimtelike Beplanning en Grondgebruiksbestuur, 2013 (Wet 16 van 2013) dat ons 'n Hersonering op bogenoemde eiendom aansoek gedoen het. Wysigingskema Nommer 148.

Besonderhede van die aansoek le ter insae gedurende gewone kantoorure by die kantoor van die Munisipale Bestuurder, Govan Mbeki Munisipaliteit, Secunda Sentrale Besigheidsgebied, Secunda, vir 'n tydperk van 30 dae vanaf **05 Julie 2019**. Besware teen of vertoe ten opsigte van die aansoek moet binne n tydperk van 30 dae vanaf 24 Mei 2019 skriftelik en in tweevoud by die Munisipale Bestuurder by bovermelde adres of by Govan Mbeki Munisipaliteit, Privaatsak X1017, Secunda 2302, ingedien of gerig word. (02 Augustus 2019 die laaste dag vir kommentaar).

Besonderhede van aansoeker: Tokelo Kamohelo Molefe (Pr.PI A / 2313/2016), Sel: 073 865 7390, E-pos: [tokelo@klmc.co.za](mailto:tokelo@klmc.co.za)

5-12

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**LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS**

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**LOCAL AUTHORITY NOTICE 35 OF 2019****CITY OF MBOMBELA LOCAL MUNICIPALITY  
SUSPENSION / REMOVAL OF A RESTRICTIVE TITLE CONDITION**

It is hereby notified in terms of Section 55(1) of the Mbombela Bylaw on Spatial Planning and Land Use Management, 2015 that Conditions II(A) (Page 3) and III(A) (Page 5) of the Certificate of Consolidated Title T9544/2015, is herewith suspended / cancelled / to be removed, in respect of the Erf 357, Emoyeni-MP.

**N DIAMOND  
MUNICIPAL MANAGER**

City of Mbombela  
P O Box 45  
NELSPRUIT  
1200