



KWAZULU-NATAL PROVINCE
KWAZULU-NATAL PROVINSIE
ISIFUNDAZWE SAKWAZULU-NATALI

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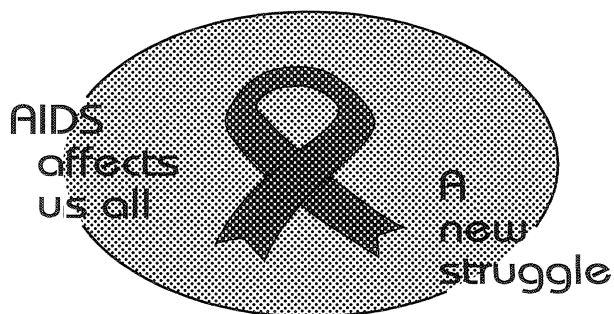
Vol. 7

PIETERMARITZBURG,

14 FEBRUARY 2013
14 FEBRUARIE 2013
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No. 896

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DEPARTMENT OF HEALTH

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PROVINCIAL NOTICE—PROVINSIALE KENNISGEWING—ISAZISO SESIFUNDAZWE

No. 25**14 February 2013****DEPARTMENT OF CO-OPERATIVE GOVERNANCE AND TRADITIONAL AFFAIRS**

No. , 2012

LESS FORMAL TOWNSHIP ESTABLISHMENT ACT, 1991 (ACT NO. 113 OF 1991): VARIOUS PORTIONS OF THE FARM GROENEBERG NO. 844, ERVEN 2 TO 724 AND 775 TO 2447 ETAFULENI, eTHEKWINI MUNICIPALITY

In terms of sections 3(1)(a), 4(1), 3(6)(a) and 3(2) of the Less Formal Township Establishment Act, 1991 (Act No. 113 of 1991), I designate portions 255 to 261 of the farm Groeneberg No. 844, portions 263 and 264 of the farm Groeneberg No. 844, portions 266 to 270 of the farm Groeneberg No. 844, portions 272 to 278 of the farm Groeneberg No. 844, portions 282 to 286 of the farm Groeneberg No. 844, Portion 290 of 231 of the farm Groeneberg No. 844, portions 311 to 319 of the farm Groeneberg No. 844, portions 323 to 325 of the farm Groeneberg No. 844, portions 400 to 402 of the farm Groeneberg No. 844 and Portion 480 of 232 of the farm Groeneberg No. 844 to be consolidated to create Erf 1 of Etafuleni, to be subdivided into portions 1 to 5 of Erf 1 of Etafuleni, Portion 1 of Erf 1 of Etafuleni to be subdivided into erven 2 to 239 Etafuleni, Portion 2 of Erf 1 of Etafuleni to be subdivided into erven 330 to 774 Etafuleni, Portion 3 of Erf 1 of Etafuleni to be subdivided into erven 775 to 1266 Etafuleni, Portion 4 of Erf 1 of Etafuleni to be subdivided into erven 1267 to 2148 Etafuleni and Portion 5 of Erf 1 of Etafuleni to be subdivided into erven 2149 to 2447 Etafuleni, Registration Division FT, Etafuleni, eThekweni Municipality, as a less formal settlement subject to the following conditions of establishment relating to land use management, the application of laws and the suspension of conditions of title —

- (a) the less formal settlement must be laid out in accordance with Plan E1000A-E, Revision 4, Sheets 1 to 5, dated 27 June 2012;
- (b) the land use conditions contemplated in Schedule 1 shall apply to the less formal settlement until a scheme is adopted for it in accordance with any law;
- (c) the KwaZulu-Natal Planning and Development Act, 2008 (Act No. 6 of 2008), is applicable to the less formal settlement, except for the provisions of sections 23(1), 40(1), 75(1)(b) and (c) of the Act, which shall not apply to the establishment of the less formal settlement in accordance with the conditions of approval of application 2009/707; and
- (d) the conditions listed in Schedule 2 are suspended.

MA DE LANGE, Manager: Development Administration

Date: 8 February 2013

File reference: 2009/707

SCHEDULE 1**GENERAL DEFINITIONS**

1. In this Schedule —

"**building**" means a structure with a roof that is permanently fixed to the land and includes a part of a building;

"**coverage**" means the area of a property covered by buildings measured over the external walls as seen vertically from above and expressed as a percentage of the area of the property;

"**frontage**" means the length of the boundary of an erf which is coincident with the boundary of an existing or proposed street;

"**gross floor area**" means the area contained within the external walls of a building measured at each storey between the centre line of party walls and outside of external walls, including the area of balconies which shall be calculated from the overall dimensions of the balcony, but excluding the following —

- (a) covered open-sided pedestrian walkways located outside a building;
- (b) parking lots;

- (c) loading areas;
- (d) areas used for refuse storage;
- (e) basement diaphragm walls;
- (f) curtain wall or cladding systems;
- (g) ledges for air-conditioning units;
- (h) areas designed purely for the maintenance of equipment; and
- (i) voids;

"**property**" means any place of land registered in the deeds registry, including an erf, a sectional title unit, a lot, a plot, a stand, a farm and a portion of a piece of land registered in the deeds registry;

"**rear space**" means a line parallel to a boundary of an erf which does not meet a street boundary;

"**side space**" means a line parallel to a boundary of an erf that meets a street boundary;

"**storey**" means –

- (a) a room or rooms at ground level;
- (b) a room or rooms above another room or rooms;
- (c) a habitable room or rooms in a basement; and
- (d) every three metres of space between the finished floor and the ceiling of a room;

"**street front space**" means a line parallel to any boundary of an erf which is contiguous with a street, public right of way or road reservation.

LAND USE DEFINITIONS

1. In this Schedule –

"**agricultural land**" means the use of land for the keeping of game, animal husbandry, planting and harvesting of grain, vegetables, fruit, cotton and flowers;

"**ancillary residential unit**" means a second dwelling house –

- (a) that is not larger than 80m²;
- (b) that is architecturally compatible in both style and finishing with the main dwelling house; and
- (c) that may be attached to the main dwelling house;

"**attached housing**" means residences –

- (a) occupied by multiple households;
- (b) that share at least one common wall which is not fenced with another residence; and
- (c) that have direct access from outside the building;

"**conservation**" means land set aside to protect areas of high biodiversity, cultural- or archaeological significance;

"**crèche**" means a building used for the care of seven or more infants and young children during the daytime in the absence of their parents or guardians;

"**dwelling house**" means a freestanding building that is used by a single household as a residence;

"**educational building**" means a building used as a school, college, university, technical institute, academy, research laboratory, lecture hall, convent, monastery, gymnasium, public library, art gallery, or a museum;

"**home activity**" means –

- (a) the practicing of an occupational activity in conjunction with a residence; or
- (b) running a shop in conjunction with a residence;

"**institution**" means a building used as a hospital, clinic, nursing home, sanatorium or home for the medical care of sick or injured persons or the care and accommodation of aged, mentally handicapped or physically handicapped persons, or children in the care of a charitable institution;

"**office**" means a building used for business, clerical, professional and government administration services;

"**pedestrian lane**" means land used by the public for the passage of pedestrians;

"**place of public assembly**" means a building or land used for social meetings, gatherings, religious purposes or indoor recreation;

"**place of public worship**" means a building or land used as a church, chapel, oratory, synagogue, mosque, temple or other place of public devotion;

"**playground**" means land used for children's play, including equipment like swings, slides and jungle gyms;

"**private recreation area**" means a sports ground, playing field or other open space that is owned by a private person or an institution;

"**public recreation area**" means a sports ground, playing field or other open space that is owned by an organ of state;

"**public water abstraction, treatment, storage and distribution infrastructure**" means –

- (a) a dam, weir, river, spring, well or borehole used for abstraction of water;
- (b) a dam, reservoir or tank used for storage of water;
- (c) a water treatment plant used for the treatment of water; and
- (d) a reservoir, tank, aqueduct, pipeline, tunnel, valve chamber, meter chamber and other pipeline auxiliary equipment used for the distribution of water for public consumption;

"**recreational building**" means a building used in conjunction with a sport, including a club house, gymnasium, squash court and a pavilion;

"**restaurant**" means a building which is used for the preparation of food and liquid refreshments for consumption on the property;

"**road**" means land used by the public for the passage of vehicles and pedestrians;

"**shop**" means a building or land used for the sale of goods and provision of retail services like a hairdresser, internet café, laundrette, ticket agency, video-hire and workshop for the repair of household appliances, computers, cell phones and shoes;

"**sports field**" means land used for playing games like football, rugby, cricket, hockey or basket ball;

"**telecommunication building**" means a building dedicated to the purpose of housing telecommunication equipment;

"**telephone exchange**" means a structure that houses a central system of switches and other equipment that establishes connections between individual telephones;

"**telephone mast**" means a mast that is used to support antennae which are used for the transmission and receipt of radio telecommunication signals.

LAND USE

2. The following land uses are permitted in each land use zone –

RESIDENTIAL	LAND USE ZONE	PERMITTED USES
	Residential	Ancillary Residential Unit Crèche Dwelling house Home activity
COMMERCIAL, OFFICE, INDUSTRY AND WAREHOUSING	LAND USE ZONE	PERMITTED USES
	Commercial	Office Restaurant Shop
	Office	Office
EDUCATION, SOCIAL WELFARE AND COMMUNITY FACILITY	LAND USE ZONE	PERMITTED USES
	Community Facility	Crèche Educational building Institution Office Place of public assembly Place of public worship Private recreational area Recreational building
CONSERVATION AND RECREATION	LAND USE ZONE	PERMITTED USES
	Open Space	Agricultural land Conservation Playground Sports field
	Park	Playground Recreational building Sports field
ENGINEERING SERVICES INFRASTRUCTURE	LAND USE ZONE	PERMITTED USES
	Pedestrian lane	Pedestrian lane
	Public water abstraction, treatment, storage and distribution infrastructure	Public water abstraction, treatment, storage and distribution infrastructure
	Road	Road
	Telecommunications infrastructure	Telecommunication building Telecommunication mast Telephone exchange

SPACES AROUND BUILDINGS

3.(1) Properties in the Residential Land Use Zone are subject to a street front space of 2 metres, a side space of 2 metres and a rear space of 2 metres, except in the case of attached housing where no side space will apply to the boundary on which the common wall is built.

(2) A building may not be erected within a street front space, side space or rear space.

(3) A building is not unlawful if it encroaches on a street front space, side space or a rear space if –

- (a) the building is shown on Plan E1000A-E, Revision 4, Sheets 1 to 5, dated 27 June 2012; and
- (b) the building encroaches on the street front space, side space or a rear because of the subsequent layout of the less formal settlement in accordance with Plan E1000A-E, Revision 4, Sheets 1 to 5, dated 27 June 2012.

COVERAGE

4. A maximum permitted coverage of 60% applies to all properties within the Residential Land Use Zone.

BUILDING HEIGHT RESTRICTIONS

5. A building in the Residential Land Use Zone may not exceed two storeys.

MINIMUM ERF SIZE

6. A property within a Residential Land Use Zone may not be less than 200m² in extent.

PARKING

7.(1) Two parking bays must be provided per 100m² of gross floor area in the Commercial Land Use Zone, Office Land Use Zone and Community Facility Land Use Zone for all land uses, except for a place of public assembly, place of public worship or restaurant.

(2) One parking bay must be provided for each four seats for a place of public assembly, place of public worship or a restaurant.

(3) A parking bay must be a level area of 2,5m x 5m.

HOME ACTIVITY

8.(1) A home activity may not –

- (a) involve the parking of any vehicle with a tare mass exceeding 2 ton on the property or in the street;
- (b) exceed a floor area of 40m²;
- (c) produce a noise level exceeding 7 decibels above the ambient noise level, measured at any point on the property boundary; or
- (d) involve the sale of liquor or any alcoholic beverages.

(2) In the case of a motor vehicle repair shop, the maximum number of motor vehicles that are repaired at the same time on a property may not exceed two motor vehicles.

SCHEDULE 2

- | | |
|----|---|
| 1. | = Street address, property description |
| 2. | = Deed, condition |
| 3. | = Scope of suspension |
| | |
| 1. | NA, Portion 255 of 231 of the farm Groeneberg No. 844 |
| 2. | T 6133/1991, C and D. |
| 3. | Suspension of conditions of title that create servitude and impose building line |
| | |
| 1. | NA, Portion 256 of 231 of the farm Groeneberg No. 844 |
| 2. | T 16992/1989, C.(a) and C.(b) |
| 3. | Suspension of conditions of title that create road servitude and impose building line |
| | |
| 1. | NA, Portion 257 of 231 of the farm Groeneberg No. 844 |
| 2. | T 26151/1989, 3.1. and 3.2. |
| 3. | Suspension of conditions of title that create road servitude and impose building line |
| | |
| 1. | NA, Portion 258 of 231 of the farm Groeneberg No. 844 |
| 2. | T 19550/1990, 3.1 and 3.2 |
| 3. | Suspension of conditions of title that create road servitude and impose building line |

1. **NA, Portion 259 of 231 of the farm Groeneberg No. 844**
2. T 26235/1989, 3., 4.2. and 5.
3. Suspension of conditions of title that create road servitude and impose building line

1. **NA, Portion 260 of 231 of the farm Groeneberg No. 844**
2. T 4609/1991, 3., 4.2.
3. Suspension of conditions of title that create servitude and impose building line

1. **NA, Portion 261 of 231 of the farm Groeneberg No. 844**
2. T 26210/1989, 3.
3. Suspension of conditions of title that create servitudes and impose building line

1. **NA, Portion 263 of 231 of the farm Groeneberg No. 844**
2. T 23899/1990, 3.2. and 4.
3. Suspension of conditions of title that impose building line and restrict the expropriation of approximately 5660m²

1. **NA, Portion 264 of 231 of the farm Groeneberg No. 844**
2. T 27982/1989, 3. and 5.
3. Suspension of conditions of title that create servitudes, impose building line and restrict the expropriation of 7467m²

1. **NA, Portion 266 of the farm Groeneberg No. 844**
2. T 9631/1990, 3. and 4.
3. Suspension of conditions of title that create servitude, impose building line and restrict the expropriation of 2256m²

1. **NA, Portion 267 of 231 of the farm Groeneberg No. 844**
2. T 26138/1989, 3. and 4.2.
3. Suspension of conditions of title that create servitude and impose building line

1. **NA, Portion 268 of 231 of the farm Groeneberg No. 844**
2. T16999/1989, C. and D2.
3. Suspension of conditions of title that create servitude and impose building line

1. **NA, Portion 269 of 231 of the farm Groeneberg No. 844**
2. T 26158/1989, 3. and 4.2.
3. Suspension of conditions of title that create servitude and impose building line

1. **NA, Portion 270 of 231 of the farm Groeneberg No. 844**
2. T 25322/1989, 3., 4.2. and 5.
3. Suspension of conditions of title that create servitude, impose building line and prohibit the expropriation of approximately 1690m²

1. **NA, Portion 272 of 231 of the farm Groeneberg No. 844**
2. T 31854/1989, C., D. and E.2.
3. Suspension of conditions of title that create water servitude and impose building line

1. **NA, Portion 273 of 231 of the farm Groeneberg No. 844**
2. T 23536/1990, 3.1, 3.2 and 5.
3. Suspension of conditions of title that create the road servitude, impose building line and restrict the use of property for religious or cemetery purposes

1. **NA, Portion 274 of 231 of the farm Groeneberg No. 844**

2. T 16607/1991, 3.1, 3.2, 4.2 and 5.
 3. Suspension of conditions of title that create the road servitude, impose building line, restrict the use of property to one dwelling house and restrict the expropriation of 5733m²
-
1. **NA, Portion 275 of 231 of the farm Groeneberg No. 844**
 2. T 25827/1990, 3.
 3. Suspension of conditions of title that create the servitude and impose building line
-
1. **NA, Portion 276 of 231 of the farm Groeneberg No. 844**
 2. T 19392/1990, 3.1, 3.2.
 3. Suspension of conditions of title that create the road servitude and impose building line
-
1. **NA, Portion 277 of 231 of the farm Groeneberg No. 844**
 2. T 26152/1989, 3.1., 3.2.
 3. Suspension of conditions of title that create the road servitude and impose building line
-
1. **NA, Portion 278 of 231 of the farm Groeneberg No. 844**
 2. T 17657/1990, 3.
 3. Suspension of conditions of title that create servitude and impose building line
-
1. **NA, Portion 281 of 231 of the farm Groeneberg No. 844**
 2. T 28411/1990, 3.1, 3.2
 3. Suspension of conditions of title that create the road servitude and impose building line
-
1. **NA, Portion 282 of 231 of the farm Groeneberg No. 844**
 2. T 6848/1990, 3.1., 3.2.
 3. Suspension of conditions of title that create the road servitude and impose building line
-
1. **NA, Portion 283 of 231 of the farm Groeneberg No. 844**
 2. T 26136/1989, 3.
 3. Suspension of conditions of title that create the servitude and impose building line
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1. **NA, Portion 284 of 231 of the farm Groeneberg No. 844**
 2. T 26160/1989, 3.
 3. Suspension of conditions of title that create the servitude and impose building line
-
1. **NA, Portion 285 of 231 of the farm Groeneberg No. 844**
 2. T 26119/1989, 3.
 3. Suspension of conditions of title that create the servitude and impose building line
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1. **NA, Portion 286 of 231 of the farm Groeneberg No. 844**
 2. T 26147/1989, 3.
 3. Suspension of conditions of title that create the road servitude and impose building line
-
1. **NA, Portion 290 of 231 of the farm Groeneberg No. 844**
 2. T 6835/1990, C.
 3. Suspension of conditions of title that create servitude and impose building line
-
1. **NA, Portion 311 of 231 of the farm Groeneberg No. 844**
 2. T26142/1989, 3.1., 3.2.
 3. Suspension of conditions of title that create the road servitude and impose building line
-
1. **NA, Portion 312 of 231 of the farm Groeneberg No. 844**

2. T 25715/1990, 3.1, 3.2.
 3. Suspension of conditions of title that create the road- and the right of way servitude and impose building line
-
1. **NA, Portion 313 of 231 of the farm Groeneberg No. 844**
 2. T 26134/1989, 3.1, 3.2.
 3. Suspension of conditions of title that create the right of way servitude and impose building line
-
1. **NA, Portion 314 of 231 of the farm Groeneberg No. 844**
 2. T 26118/1989, 3.1, 3.2.
 3. Suspension of conditions of title that create the right of way servitude and impose building line
-
1. **NA, Portion 315 of 231 of the farm Groeneberg No. 844**
 2. T 27090/1990, 3.1, 3.2.
 3. Suspension of conditions of title that create the road servitude and impose building line
-
1. **NA, Portion 316 of 231 of the farm Groeneberg No. 844**
 2. T 26236/1996, 3.1, 3.2
 3. Suspension of conditions of title that create the right of way servitude and impose building line
-
1. **NA, Portion 317 of 231 of the farm Groeneberg No. 844**
 2. T 26236/1989, 3.1, 3.2.
 3. Suspension of conditions of title that create the right of way servitude and impose building line
-
1. **NA, Portion 318 of 231 of the farm Groeneberg No. 844**
 2. T 25714/1990, 3.
 3. Suspension of conditions of title that create servitude and impose building line
-
1. **NA, Portion 319 of 231 of the farm Groeneberg No. 844**
 2. T 26156/1989, 3.1., 3.2.
 3. Suspension of conditions of title that create the road servitude and impose building line
-
1. **NA, Portion 323 of 231 of the farm Groeneberg No. 844**
 2. T 28469/1990, 3.1., 3.2.
 3. Suspension of conditions of title that create the road servitude and impose building line
-
1. **NA, Portion 324 of 231 of the farm Groeneberg No. 844**
 2. T 23536/1990, 3.1., 3.2., 4., 5.
 3. Suspension of conditions of title that create the road servitude, impose building line, restrict the use of the property to one dwelling house and restrict the use of the property to religious purposes or as a cemetery site
-
1. **NA, Portion 325 of 221 of the farm Groeneberg No. 844**
 2. T 26139/1989, 3.1, 3.2.
 3. Suspension of conditions of title that create the road servitude and impose building line
-
1. **NA, Portion 400 of 259 of the farm Groeneberg No. 844**
 2. T 30262/1989, C., D.2.
 3. Suspension of conditions of title that create the road servitude and impose building line
-
1. **NA, Portion 401 of 259 of the farm Groeneberg No. 844**
 2. T 2095/1991, 3.1., 3.2.
 3. Suspension of conditions of title that restrict the use of the property to one dwelling house and impose building line

1. **NA, Portion 402 of 259 of the farm Groeneberg No. 844**
 2. T 2095/1991, 3.1., 3.2.
 3. Suspension of conditions of title that restrict the use of property to one dwelling house and impose building line
-
1. **NA, Portion 480 of 232 of the farm Groeneberg No. 844**
 2. T 28118/1989, B. and C., (2).
 3. Suspension of conditions of title that create road servitude, impose building line and restrict the use of property to one dwelling house

No. 25**14 kuNhlolanja 2013****UMNYANGO WEZOKUBUSA NGOKUBAMBISANA NEZOMDABU****UMTHETHO WOKUSUNGULWA KWAMALOKISHI ANGAHLELEKILE NGOKUPHELELE, 1991: IZINGXENYE EZEHLUKENE ZEPULAZI I-GROENEBERG NO. 844, IZIZA 2 KUYA KU-724 NO 775 KUYA KU-2447 ETAFULENI, KUMASIPALA WASETHEKWINI**

Ngokwesigaba 3(1)(a), 4(1), 3(6) (a) no 3(2) soMthetho wokuSungulwa kwamaLokishi angaHlelekile ngokuPhelele, 1991 (uMthetho No. 113 ka 1991) ngaba izingxenye 255 kuya ku 261 zePulazi lase-Groeneberg No. 844, izingxenye 263 no 264 zePulazi i-Groeneberg No. 844, izingxenye 266 kuya ku 270 zePulazi i-Groeneberg No. 844, izingxenye 272 kuya ku 278 zePulazi i-Groeneberg No. 844, izingxenye 282 kuya ku 286 zePulazi i-Groeneberg No. 844, iNgxenye 290 ka 231 yePulazi i-Groeneberg No. 844, izingxenye 311 kuya ku 319 zePulazi i-Groeneberg No. 844, izingxenye 323 kuya ku 325 zePulazi i-Groeneberg No. 844, izingxenye 400 kuya ku 402 zePulazi i-Groeneberg No. 844 no iNgxenye 480 (ka 232) yePulazi i-Groeneberg No. 844 ezohlanganiswa ukuze ibe isiza esi-1 saseTafuleni, ezohlukaniswa izingxenye kusukela kwe-1 kuya kwe-5 zeSiza esi-1 saseTafuleni, iNgxenye 1 yeSiza 1 saseTafuleni ezohlukaniswa ibe iziza ezi-2 kuya ku 239 eTafuleni, iNgxenye 2 yeSiza esi-1 yaseTafuleni ezohlukaniswa ibe iziza ezinga-330 kuya ku 774 saseTafuleni, iNgxenye 3 yeSiza esi-1 saseTafuleni ezohlukaniswa ibe iziza ezinga-775 kuya ku 1266 eTafuleni, iNgxenye 4 yeSiza esi-1 saseTafuleni ezohlukaniswa ibe iziza ezi-1267 kuya ezi-2148 eTafuleni kanye neNgxenye 5 yeSiza esi-1 saseTafuleni ezohlukaniswa ibe iziza ezi-2149 kuya kwe-2447 eTafuleni, isiGaba sokuBhaliswa ngu-FT, eTafuleni, kuMasipala waseThekwini njengeNdawo yokuHlala engahlelekile ngokuPhelele kuncike kule mibandela elandelayo yokusungulwa okuphathelene nokuphathwa kokusetshenziswa komhlaba, ukusebenza kwemithetho, kanye nokumiswa kwemibandela yezimiso zetayitela –

- (a) indawo yokuhlala engahlelekile ngokuphelele kumele ihambisane nePulani E1000A - E, eKhasini loku-1, Revision 4, kuya kwe-5, mhla lu-1 uNhlanguvana 2012;
- (b) imibandela yokusetshenziswa komhlaba ehlongozwe ohlelweni 1 okumele isetshenziswe endaweni engahlelekile ngokuphelele kuze kuqale ukusebenza kohlelo ngokuhambisana nanoma yimuphi umthetho;
- (c) uMthetho wokuHlela neNtuthuko waKwaZulu-Natali, 2008 (uMthetho No. 6 ka 2008), uyasebenza endaweni engahlelekile ngokuphelele, ngaphandle kwezinhlinzeko zezigaba 23(1), 40(1), 75(1)(b), no (c) zoMthetho ezingasebenzi endaweni engahlelekile ngokuphelele ngokuhambisana nemibandela yokuvunywa kwesicelo 2009/707;
- (d) nemibandela ebalulwe oHlelweni 2 iyamiswa.

MA DE LANGE, uMphathi wezokuPhathwa kweNtuthuko

Usuku: 8 uNhlolanja 2013

Inkomba yefayela: 2009/707

UHLELO 1

IZINCAZELO EZEJWAYELEKILE

1. Kulolu Hlelo –

"**isakhiwo**" kushiwo isakhiwo esinophahla esesivele sakhiwe kubandakanya nezingxenye zaleso sakhiwo;

"**ububanzi**" kushiwo indawo edliwe yizakhiwo ikalwa ngengaphandle lezidonga uma zibhekwa ngaphezulu futhi bubalwa ngamaphesenti endawo yonke yesakhiwo;

"**ingaphambili**" kushiwo ubude bomngcele wendawo engaphambili esizeni encikene nomngcele womgwaqo okhona noma ohlongozwayo;

"**indawo eyiphansi lesakhiwo**" kushiwo indawo yonke yendawo eyiphansi engaphakathi kwezindonga zesakhiwo ekalwa esitezi ngasinye ngaphakathi nangaphandle kwezindonga ezingaphandle, kubandakanya indawo eyibhalikhoni eyobalwa ngokubheka indlela okume ngayo ibhalikhoni, ngaphandle kwalokhu okulandelayo –

- (a) izindawo zabahamba ngezinyawo ezinophahla ezingaphandle kwesakhiwo;
- (b) izindawo zokupaka;
- (c) izindawo zokulayisha nokwehlisa impahla;
- (d) izindawo zokugcina imfucuza;
- (e) izindonga zesakhiwo esingaphansi komhlaba;
- (f) izindonga zokusitha noma izinto ezakhelwe ukusitha;
- (g) imipheme yokuvikela imishini yokuphehla umoya oshisayo noma obandayo;
- (h) izindawo ezakhelwe kuphela ukulungisa nokugcina impahla isesimweni; kanye
- (i) nezindawo ezingasetshenziswa;

"**umhlaba**" kushiwo nanoma yisiphi isiqephu somhlaba esibhaliswe kumbhalisi wamatayitela, kubandakanya isiza, indlu enetayitela, isiqephu sendawo, isitende, ipulazi nengxenye yesiqephu somhlaba esibhaliswe umbhalisi wamatayitela;

"**indawo engemuva**" kushiwo indawo eqondene nomngcele wesiza engahlangani nomngcele ongasemgwaqeni;

"**indawo eseceleni**" kushiwo indawo eqondene nomngcele wesiza ohlangana nomngcele ongasemgwaqeni;

"**isitezi**" kushiwo –

- (a) igumbi noma amagumbi asesitezi sokuqala sesakhiwo;
- (b) igumbi noma amagumbi akhiwe ngaphezu kwelinye igumbi noma kwamagumbi esakhiwo;
- (c) igumbi noma amagumbi okuhlalekayo kuwona akhiwe ngaphansi kwesakhiwo; kanye
- (d) nayo yonke indawo engamamitha ama-3 ngaphezulu esitezi sesakhiwo ngalinye eliphelele ngangaphezulu kophahla lwesakhiwo;

"**indawo ebheke emgwaqeni**" kushiwo indawo eqondene nomngcele wesiza nanoma yimuphi umngcele wesiza ongasemgwaqeni, indawo yokuhamba umphakathi noma indawo ebekelwe ukwakha umgwaqo.

IZINCAZELO ZOKUSETSHENZISWA KOMHLABA**1. Kulolu Hlelo –**

"ibhizinisi eliqhutshelwa ekhaya" kushiwo —

- (a) ukusebenzela ekhaya endlini yokuhlala; noma
- (b) ukuqhuba isitolo esixhumene nendlu yokuhlala;

"indawo evikelwe" kushiwo umhlaba obekelwe ezemvelo, amasiko namagugu ahlonishwayo;

"indlela yabahamba ngezinyawo" kushiwo indawo esetshenziswa umphakathi njengephaseji labahamba ngezinyawo;

"indawo yokuhlanganyela yomphakathi" kushiwo isakhiwo noma indawo esetshenziselwa imihlangano yomphakathi, ukuhlanganyela, ezenkolo nezokungcebeleka zangaphakathi;

"indawo yokudlala" kushiwo umhlaba osetshenziselwa ukudlala izingane kubandakanya impahla enjengojwiji, imishushuluzo nezinto zokudlala ezakhiwe ngezingodo;

"indawo yokudumisa yomphakathi" kushiwo isakhiwo noma indawo esetshenziswa njengesonto, indawo yokukhonza, isinagoge, ithempeli lamaSulumani, ithempeli noma enye indawo yokudumisa yomphakathi;

"indawo yokudlela" kushiwo isakhiwo esidayisa ukudla osekulungele ukudliwa neziphuzo ezidlelwa kuleso sakhiwo;

"indlu yokuhlala" kushiwo indlu ezimele yodwa esetshenziswa umndeni owodwa njengendawo yokuhlala;

"indawo yokungcebeleka ezimele" kushiwo inkundla yezemidlalo, amabala okudlala noma enye indawo evulekile okungeyomuntu noma okungeyesikhungo esizimele;

"indawo yokungcebeleka yomphakathi" kushiwo inkundla yezemidlalo, amabala okudlala noma enye indawo evulekile ephethwe uhlaka lukahulumeni;

"indlu engaphandle exhumene nendlu enkulu" kushiwo

- (a) ubukhulu bayo obungeqile kuma-80m²;
- (b) enepulani efanayo neyendlu enkulu yokuhlala ngokuma nokwakheka; futhi
- (c) exhumene nendlu enkulu yokuhlala;

"ingqalasizinda yokudonsa, yokuhlanza, yokugcina nokuphaka amanzi emphakathini " kushiwo –

- (a) idamu, isizalo, umfula, isiphethu, umthombo noma isigwedlo okusetshenziselwa ukudonsa amanzi;
- (b) idamu, idamu lokuzakhela noma ithangi okusetshenziselwa ukugcina amanzi;
- (c) umshini wokuphehla osetshenziselwa ukuhlanza amanzi; kanye
- (d) nedamu lokuzakhela, ithangi, imisele, amapayipi, imibhobho, izivalo, imishini noma obunye ubuxhakaxhaka bamapayipi obusetshenziselwa ukuphaka amanzi emphakathini;

"inkulisa" kushiwo isakhiwo esisetshenziselwa ukunakekela ojahidada nezingane eziyisikhombisa kuya phezulu ngezikhathi zasemini uma abazali nababheki bazo besemsebenzini;

"inkundla yezemidlalo" kushiwo umhlaba osetshenziselwa ukudlala imidlalo enjengebhola likanobhutshuzwayo, ibhola lombhoxo, ikhilikithi, ihokhi noma ibhola lomnqakiswa;

"ihhovisi" kushiwo isakhiwo esisetshenziselwa ukuqhuba ibhizinisi, ukugcina amabhuku okusebenza, ukusebenza imisebenzi yongoti kanye nemisebenzi yokuphatha kahulumeni;

"isakhiwo sobuxhakaxhaka bezokuxhumana" kushiwo isakhiwo esakhiwe ngenhloso yokugcina izinsiza ezisethenziselwa ezokuxhumana;

"isakhiwo sezokungcebeleka" kushiwo isakhiwo esisetshenziselwa izinto ezihlobene nezemidlalo, kubandakanya indawo yokuzijabulisa, indawo yokuzivocavoca, inkundla yebhola lomphebezo kanye nendawo yokuhlala izethameli;

"isakhiwo sokufunda" kushiwo isakhiwo esisetshenziswa njengesikole, ikolishi, inyuvesi, isikhungo sezobuchwepheshe, isikhungo sokufunda, ilabhorethri yezocwaningo, iholo lokufundela, isigodlo sezindela, isigodlo sofata, indawo yokuzivocavoca, umtapowolwazi womphakathi, indawo yemibukiso yobuciko noma isigcinamagugu;

"isakhiwo sokuxhumanisa izingcingo" kushiwo isakhiwo esiqukethe ubuxhakaxhaka bezingcingo namaswishi nezinye izinsiza ezisetshenziselwa ezokuxhumana ukuxhumanisa ucingo ngalunye;

"isikhungo" kushiwo isakhiwo esisetshenziswa njengesibhedlela, umtholampilo, ikhaya labadala, indlu yokuphumula iziguli noma ikhaya lokunakekela abagulayo noma abalimele noma lokuhlala nokunakekela abadala, abagula ngengqondo noma abakhubazekile, noma izingane ezinakekelwa kwisikhungo esinakekela abangenabani;

"isitolo" kushiwo isakhiwo noma indawo esetshenziselwa ukudayisa izimpahla nokuhlinzeka ngemisebenzi ekhokhelwayo njengendawo yokucwala izinwele, indawo ongasebenzisa kuyo ikhompuyutha, indawo yokuhlaza izingubo, indawo yokuthenga amathikithi, indawo yokuqasha amavidiyo nesakhiwo sokukhanda izinto zasendlini, amakhompuyutha, omakhalekhukhwini kanye nezicathulo;

"izindlu ezixhumene" kushiwo izindawo zokuhlala –

- (a) ezisetshenziswa imindeni eminingi;
- (b) ezihlanganiswa okungenani udonga olulodwa, ezingabiyelwe; futhi
- (c) ezinendlela yokungenela ngqo esakhiweni;

"umbhoshongo wezokuxhumana" kushiwo umbhoshongo osetshenziselwa imiklamo yezokuxhumana ngezomoya;

"umhlaba wezolimo" kushiwo ukusetshenziswa komhlaba ngenhloso yokugcina izilwane zokudlala imidlalo, izilwane ezisetshenziselwa ezolimo, yokutshala nokuvuna umbila, izitshalo, izithelo, ukotini kanye nezimbali;

"umgwaqo" kushiwo indawo esetshenziswa umphakathi ehamba izimoto nabantu abahamba ngezinyawo.

UKUSETSHENZISWA KOMHLABA

2. Lokhu kusetshenziswa komhlaba okulandelayo ikhona okuvumelekile kulezi zindawo eziklanyiwē-

INDAWO YOKUHLALA	<i>ONGASETSHENZISELWA KHONA</i>	<i>OKUVUMELEKILE</i>
	indlu engaphandle exhumene nendlu enkulu Indawo yokuhlala	Inkulisa Indlu yokuhlala Ibhizinisi eliqhutshelwa ekhaya
INDAWO YEBHIZINISI, IHHOVISI, IMBONI KANYE NENDAWO YOKUGCINA IMPAHLA	<i>ONGASETSHENZISELWA KHONA</i>	<i>OKUVUMELEKILE</i>
	Ibhizinisi eliqhutshelwa ekhaya	Ihhovisi Indawo yokudlela Isitolo
	Ihhovisi	Ihhovisi
INDAWO YEZEMFUNDO, INDAWO YEZENHLALAKAHLE KANYE NENDAWO YOMPHAKATHI	<i>ONGASETSHENZISELWA KHONA</i>	<i>OKUVUMELEKILE</i>
	Indawo yoMphakathi	Inkulisa Isakhiwo sokuFundela Isikhungo Ihhovisi Indawo yokuhlanganyela yomphakathi Indawo yokudumisa yomphakathi Indawo yokungcebeleka ezimele Isakhiwo sezokungcebeleka
UKONGIWA KWEMVELO NEZOKUNGCEBELEKA	<i>ONGASETSHENZISELWA KHONA</i>	<i>OKUVUMELEKILE</i>
	Indawo evulekile	Umhlaba wezolimo Ukongiwa kwemvelo Indawo yokudlala Inkundla yezemidlalo
	Ipaki	Indawo yokudlala Ibhilidi lezokungcebeleka Inkundla yezemidlalo
INGQALASIZINDA YEMISEBENZI YEZOBUNJINIYELA	<i>ONGASETSHENZISELWA KHONA</i>	<i>OKUVUMELEKILE</i>
	Indlela yabahamba ngezinyawo	Indlela yabahamba ngezinyawo
	Ingqalasizinda yokudonsa, yokuhlanza, yokugcina neyokuphaka amanzi	Ingqalasizinda yokudonsa, yokuhlanza, yokugcina neyokuphaka amanzi
	Umgwaqo	Umgwaqo
	Ingqalasizinda yobuXhakaxhaka bezokuXhumana	Isakhiwo sobuxhakaxhaka bezokuXhumana Umbhoshongo wezokuxhumana Isakhiwo sokuxhumanisa izingcingo

IZINDAWO EZISEDUZE KWESAKHIWO

3.(1) Izindlu ezakhiwe endaweni yokuhlala ziyoba nendawo engaphambili ngasemgwaqeni engamamitha ama-2, ngaphandle kwezindlu ezixhumene okwenza ukuthi indawo esemaceleni ingafakwa emngceleni okwakhiwa kuwo udonga.

(2) Angeke kwakhiwe isakhiwo endaweni eshiywe ngaphambili, emaceleni noma ngemuva kwesakhiwo.

(3) Isakhiwo sisemthethweni uma senabela endaweni engaphambili ngasemgwaqeni, esemaceleni noma engemuva kwesakhiwo uma –

(a) isakhiwo sikhonjiswe kwiPulani E1000A - E, eKhasini loku-1, Revision 4, kuya kwe-5, mhla lu-1 uNhlangulana 2012; futhi

(b) isakhiwo esenabela endaweni engaphambili ngasemgwaqeni, endaweni esemaceleni noma engemuva kwesakhiwo ngenxa yepulani elandelayo yendawo yokuhlala engahlelekile ngokuphelele ehambisana nePulani E1000A - E, eKhasini loku-1, Revision 4, kuya kwe-5, mhla lu-1 uNhlangulana 2012.

UBUBANZI

4. Ububanzi obuvumelekile obungama-60% ibona obuyosetshenziswa kuzo zonke izakhiwo ezisendaweni eklanyelwe izindawo zokuhlala.

IMIBANDELA EPHATHELENE NOKUPHAKAMA KWEZAKHIWO

5. Isakhiwo esisendaweni eklanyelwe izindawo zokuhlala angeke seqe kwizitezi-2.

UBUKHULU BESIZA

6. Indawo esemhlabeni oklanywe njengendawo yokuhlala angeke ibe ngaphansi kwama-200m² ubukhulu.

IZINDAWO ZOKUPAKA

7.(1) Kumele kuhlizekwe izindawo ezimbili zokupaka endaweni eyiphansi elingama-100m² eklanyelwe iBhizinisi, iHhovisi neNdawo yoMphakathi osebenzisa kulowo mhlaba, ngaphandle kwendawo yokuhlanganyela yomphakathi, indawo yokudumisa yomphakathi kanye nasendaweni yokudlela.

(2) Kumele kuhlizekwe indawo eyodwa yokupaka ezihlalweni ngazi-4 endaweni yokuhlanganyela yomphakathi, endaweni yokudumisa yomphakathi noma endaweni yokudlela.

(3) Indawo yokupaka kumele ibe indawo eyiphansi engama-2,5 x 5.

IBHIZINISI ELIQHUTSHELWA EKHAYA

8.(1) Ibhizinisi eliqhutshelwa ekhaya angeke –

(a) libandakanye ukupakwa kwanoma iyiphi imoto enesisindo somthwalo esingaphezu kwamaThani ama-2 kuleyo ndawo noma emgwaqeni;

- (b) libe nephansi elingaphezu kwama-40m²;
- (c) libe nomsindo ongaphezu kwama-7db ngaphezu komsindo ovumelekile, kukalwa kusuka emngceleni wesakhiwo; noma
- (d) libandakanye ukudayiswa kotshwala noma kwanoma iluphi uphuzo oludakayo.

(2) Uma kuyindawo yokukhandela izimoto, isibalo sezimoto ezikhandwayo ngesikhathi esisodwa akumele seqe kwezimbili.

UHLELO 2

1. = Ikheli lomgwaqo, incazelo yomhlaba
 2. = Itayitela, umbandela
 3. = Ubungako obugunyaziwe
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1. Alikho, iNgxenywe 255 ka 231 yePulazi i-Groeneberg No. 844
 2. T 6133/1991, C. no D.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala nemingcele yokwakha
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1. Alikho, ingxenywe 256 ka 231 yePulazi i-Groeneberg No. 844
 2. T 16992/1989, C.(a) no C.(b)
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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1. Alikho, ingxenywe 257 ka 231 yePulazi i-Groeneberg No. 844
 2. T 26151/1989, 3.1. no 3.2.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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1. Alikho, iNgxenywe 258 ka 231 yePulazi i-Groeneberg No. 844
 2. T 19550/1990, 3.1. no 3.2.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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1. Alikho, iNgxenywe 259 ka 231 yePulazi i-Groeneberg No. 844
 2. T 26235/1989, 3.4.2. no 5.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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1. Alikho, iNgxenywe 260 ka 231 yePulazi i-Groeneberg No. 844
 2. T 4609/1991, 3.4.2.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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1. Alikho, iNgxenywe 261 ka 231 yePulazi i-Groeneberg No. 844
 2. T 26210/1989, 3.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala nemingcele yokwakha
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1. Alikho, iNgxenywe 263 ka 231 yePulazi i-Groeneberg No. 844
 2. T 23899/1990, 3.2. no 4.
 3. Ukumiswa kombandela wetayitela onquma imingcele yokwakha nokwabiwa komhlaba olinganiselwa ezi-5660 m²

1. Alikho, iNgxenywe 264 ka 231 yePulazi i-Groeneberg No. 844
 2. T 27982/1989, 3. no 5.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala, imingcele yokwakha nokwabiwa komhlaba olinganiselwa ezi-7467 m²
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1. Alikho, iNgxenywe 266 yePulazi i-Groeneberg No. 844
 2. T 9631/1990, 3. no 4.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala, imingcele yokwakha nokwabiwa komhlaba olinganiselwa ezi-2256 m²
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1. Alikho, iNgxenywe 267 ka 231 yePulazi i-Groeneberg No. 844
 2. T 26138/1989, 3. no 4.2.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala nemingcele yokwakha
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1. Alikho, iNgxenywe 268 ka 231 yePulazi i-Groeneberg No. 844
 2. T 16999/1989, C. no D.2.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala nemingcele yokwakha
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1. Alikho, iNgxenywe 269 ka 231 yePulazi i-Groeneberg No. 844
 2. T 26158/1989, 3. no 4.2.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala nemingcele yokwakha
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1. Alikho, iNgxenywe 270 ka 231 yePulazi i-Groeneberg No 844
 2. T 25322/1989, 3.4.2. no 5.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala, imingcele yokwakha nokwabiwa komhlaba olinganiselwa e-1690 m²
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1. Alikho, iNgxenywe 272 ka 231 yePulazi i-Groeneberg No. 844
 2. T 31854/1989, C., D. no E.2.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukuhamba amapayipi amanzi nemingcele yokwakha
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1. Alikho, iNgxenywe 273 yePulazi i-Groeneberg No. 844
 2. T 23536/1990, 3.1., 3.2. no 5.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo, imingcele yokwakha nokusetshenziswa kwendawo yezenkolo noma okuhloswe ukuthi yenziwe amathuna
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1. Alikho, iNgxenywe 274 ka 231 yePulazi i-Groeneberg No. 844
 2. T 16607/1991, 3.1, 3.2., 4.2. no 5.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo, imingcele yokwakha, ovuma ukusetshenziswa komhlaba ukwakha indlu eyodwa yokuhlala nokwabiwa komhlaba olinganiselwa ezi-5733 m²
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4. Alikho, iNgxenywe 275 ka 231 yePulazi i-Groeneberg No. 844
 5. T 25827/1990, 3.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala nemingcele yokwakha

4. Alikho, iNgxenywe 276 ka 231 yePulazi i-Groeneberg No. 844
 5. T 19392/1990, 3.1., 3. 2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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4. Alikho, iNgxenywe 277 ka 231 yePulazi i-Groeneberg No. 844
 5. T 26152/1989, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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4. Alikho, iNgxenywe 278 ka 231 yePulazi i-Groeneberg No. 844
 5. T 17657/1990, 3.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala nemingcele yokwakha
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4. Alikho, iNgxenywe 281 ka 231 yePulazi i-Groeneberg No. 844
 5. T 28411/1990, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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4. Alikho, iNgxenywe 282 ka 231 yePulazi i-Groeneberg No. 844
 5. T 6848/1990, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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4. Alikho, iNgxenywe 283 ka 231 yePulazi i-Groeneberg No. 844
 5. T 26136/1989, 3.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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4. Alikho, iNgxenywe 284 ka 231 yePulazi i-Groeneberg No. 844
 5. T 26160/1989, 3.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala nemingcele yokwakha
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4. Alikho, iNgxenywe 285 ka 231 yePulazi i-Groeneberg No. 844
 5. T 26119/1989, 3.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala nemingcele yokwakha
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4. Alikho, iNgxenywe 286 ka 231 yePulazi i-Groeneberg No. 844
 5. T 26147/1989, 3.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala nemingcele yokwakha
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4. Alikho, iNgxenywe 290 ka 231 yePulazi i-Groeneberg No. 844
 5. T 6835/1990, C.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala nemingcele yokwakha
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4. Alikho, iNgxenywe 311 yePulazi i-Groeneberg No. 844
 5. T 26142/1989, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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4. Alikho, iNgxenywe 312 ka 231 yePulazi i-Groeneberg No. 844

5. T 25715/1990, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nendlela yabahamba ngezinyawo nemingcele yokwakha
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4. Alikho, iNgxenywe 313 ka 231 yePulazi i-Groeneberg No. 844
 5. T 26134/1989, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nendlela yabahamba ngezinyawo nemingcele yokwakha
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4. Alikho, iNgxenywe 314 ka 231 yePulazi i-Groeneberg No. 844
 5. T 26118/1989, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nendlela yabahamba ngezinyawo nemingcele yokwakha
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4. Alikho, iNgxenywe 315 ka 231 yePulazi i-Groeneberg No. 844
 5. T 27090/1990, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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4. Alikho, iNgxenywe 316 ka 231 yePulazi i-Groeneberg No. 844
 5. T 26236/1996, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nendlela yabahamba ngezinyawo nemingcele yokwakha
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4. Alikho, iNgxenywe 317 ka 231 yePulazi i-Groeneberg No. 844
 5. T 26236/1989, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe indlela engenela ngqo esakhiweni nemingcele yokwakha
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4. Alikho, iNgxenywe 318 ka 231 yePulazi i-Groeneberg No. 844
 5. T 25714/1990, 3.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe imisebenzi kamasipala nemingcele yokwakha
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4. Alikho, iNgxenywe 319 ka 231 yePulazi i-Groeneberg No. 844
 5. T 26156/1989, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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4. Alikho, iNgxenywe 323 ka 231 yePulazi i-Groeneberg No. 844
 5. T 28469/1990, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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4. Alikho, iNgxenywe 324 ka 231 yePulazi i-Groeneberg No. 844
 5. T 23536/1990, 3.1., 3. no 5.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo, imingcele yokwakha nokusetshenziswa kwendawo yezenkolo noma okuhloswe ukuthi yenziwe amathuna
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4. Alikho, iNgxenywe 325 ka 221 yePulazi i-Groeneberg No. 844

5. T 26139/1989, 3.1. no 3.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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4. Alikho, iNgxenywe 400 (ka 259) yePulazi i-Groeneberg No. 844
 5. T 30262/1989, C. no D.2.
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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4. Alikho, iNgxenywe 401 (ka 259) yePulazi i-Groeneberg No. 844
 5. T 2095/1991, 3.1., 3.2.
 6. Ukumiswa kombandela wetayitela ovumela ukusetshenziswa komhlaba ukwakha indlu eyodwa yokuhlala nonquma imingcele yokwakha
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1. Alikho, iNgxenywe 402 (ka 259) yePulazi i-Groeneberg No. 844
 2. T 2095/1991, 3.1. no 3.2.
 3. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo nemingcele yokwakha
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4. Alikho, iNgxenywe 480 (ka 232) yePulazi i-Groeneberg No. 844
 5. T 28118/1989, B., C. (2)
 6. Ukumiswa kombandela wetayitela onquma indawo ebekelwe ukwakha umgwaqo, imingcele yokwakha, ovumela ukusetshenziswa komhlaba ukwakha indlu eyodwa yokuhlala

No. 25

14 Februarie 2013

DEPARTEMENT VAN KOÖPERATIEWE REGERING EN TRADISIONELE SAKE

WET OP MINDER FORMELE DORPSTIGTING, 1991 (WET NO. 113 VAN 1991): VERSKEIE GEDEELTES VAN DIE PLAAS GROENEBERG NO. 844, ERWE 2 TOT 724 EN 775 TOT 2447 ETAFULENI, eTHEKWINI MUNISIPALITEIT

Ingevolge artikels 3(1)(a), 4(1), 3(6)(a) en 3(2) van die Wet op Minder Formele Dorpstigting, 1991 (Wet No. 113 van 1991), wys ek gedeeltes 255 tot 261 van die plaas Groeneberg No. 844, gedeeltes 263 en 264 van die plaas Groeneberg No. 844, gedeeltes 266 tot 270 van die plaas Groeneberg No. 844, gedeeltes 272 tot 278 van die plaas Groeneberg No. 844, gedeeltes 282 tot 286 van die plaas Groeneberg No. 844, Gedeelte 290 van 231 van die plaas Groeneberg No. 844, gedeeltes 311 tot 319 van die plaas Groeneberg No. 844, gedeeltes 323 tot 325 van die plaas Groeneberg No. 844, gedeeltes 400 tot 402 van die plaas Groeneberg No. 844 en Gedeelte 480 van 232 van die plaas Groeneberg No. 844 aan om gekonsolideer te word om Erf 1 van Etafuleni te skep, om onderverdeel te word in gedeeltes 1 tot 5 van Erf 1 van Etafuleni, Gedeelte 1 van Erf 1 van Etafuleni om onderverdeel te word in erwe 2 tot 239 Etafuleni, Gedeelte 2 van Erf 1 van Etafuleni om onderverdeel te word in erwe 330 tot 774 Etafuleni, Gedeelte 3 van Erf 1 van Etafuleni om onderverdeel te word in erwe 775 tot 1266 Etafuleni, Gedeelte 4 van Erf 1 van Etafuleni om onderverdeel te word in erwe 1267 tot 2148 Etafuleni en Gedeelte 5 van Erf 1 van Etafuleni om onderverdeel te word in erwe 2149 tot 2447 Etafuleni, Registrasie-afdeling FT, Etafuleni, eThekwini Munisipaliteit, as 'n minder formele vestiging onderhewig aan die volgende stigtingsvoorwaardes betreffende grondgebruiksbestuur, die toepassing van wette en die opheffing van titelvoorwaardes –

- (a) die minder formele vestiging moet uitgelê word ooreenkomstig Plan E1000A–E, Blaai 1 tot 5, Hersiening 4, gedateer 27 Junie 2012;
- (b) die grondgebruiksvoorwaardes bedoel in Bylae 1 sal van toepassing wees op die minder formele vestiging totdat 'n skema daarvoor aanvaar is in ooreenstemming met enige wet;
- (c) die KwaZulu-Natal Wet op Beplanning en Ontwikkeling, 2008 (Wet No. 6 van 2008), is van toepassing op die minder formele vestiging, buiten vir die bepalings van artikels 23(1), 40(1), 75(1)(b) en (c) van die Wet wat nie van

toepassing sal wees op die stigting van die minder formele vestiging in ooreenstemming met die goedkeuringsvoorwaardes van aansoek 2009/707 nie; en
(d) die voorwaardes gelys in Bylae 2 word opgehef.

MA DE LANGE, Bestuurder: Ontwikkelingsadministrasie

Datum: 8 Februarie 2013

Lêerverwysing: 2009/707

BYLAE 1

ALGEMENE OMSKRYWINGS

1. In hierdie Bylae beteken –

“agterspasie” ’n lyn parallel met die grens van ’n erf wat nie ’n straatgrens raak nie;

“algehele vloeroppervlak” die gebied wat binne die eksterne muur van ’n gebou geleë is, gemeet by elke verdieping tussen die middellyn van die skeidingsmuur en die buitemuur, ingesluit die balkongebied wat vanaf die algehele dimensie van die balkon bereken sal word, maar met die volgende uitgesluit –

- (a) bedekte oopkant voetganger-wandelpaai wat buite die gebou geleë is;
- (b) parkeerterreine;
- (c) laaisones;
- (d) gebiede gebruik vir die stoor van vullis;
- (e) diafragmaatiese kelder verdieping-muur;
- (f) skerm of bedekkingsstelsels;
- (g) rotslyste vir lugverkoelereenhede;
- (h) gebiede spesifiek ontwerp vir die instandhouding van gereedskap; en
- (i) oop ruimtes;

“dekking” die gebied van die eiendom gedek deur geboue, gemeet oor die eksterne muur soos vertikaal van bo af gesien en uitgedruk as ’n persentasie van die gebied van die eiendom;

“eiendom” enige plek of grond wat in ’n aktekantoor geregistreer is, ingesluit ’n erf, ’n deeltiteelheid, ’n perseel, ’n stuk grond, ’n standplaas, ’n plaas en ’n gedeelte van ’n stuk grond wat in ’n aktekantoor geregistreer is;

“gebou” ’n struktuur met ’n dak wat permanent aan die grond geheg is, ingesluit ’n gedeelte van ’n gebou;

“kantspasie” ’n lyn parallel met die grens van ’n erf wat die straatgrens raak;

“straatfrontspasie” ’n lyn parallel met enige grenslyn van ’n erf aangrensend aan ’n straat, publieke reg van weg of pad-reservering;

“verdieping” –

- (a) ’n kamer of kamers op grondvlak;
- (b) ’n kamer of kamers bo ’n ander kamer of ander kamers;
- (c) ’n bewoonbare kamer of kamers in ’n kelder; en
- (d) elke drie meter van spasie tussen die voltooide vloer en die plafon van ’n kamer;

“voorkant” die lengte van die grens van ’n erf ooreenstemmend met die grens van die bestaande of voorgestelde straat.

GRONDBEBRUIKSOMSKRYWINGS

1. In hierdie Bylae beteken –

“aangehegte behuising” wonings –

- (a) bewoon deur meervoudige huishoudings;
- (b) wat ten minste een gemeenskaplike muur deel, wat nie omhein is deur 'n ander woning nie; en
- (c) wat direkte toegang het vanaf die buitekant van die gebou;

“bewaring” die grond opsygesit om gebiede van hoë biodiversiteit, kulturele- of argeologiese belang te beskerm;

“bykomstige residensiële eenheid” 'n tweede woonhuis wat –

- (a) nie groter as 80m² is nie;
- (b) argitektonies versoenbaar is in beide styl en afwerking met die hoofwoonhuis; en
- (c) wat tot die hoofwoonhuis aangeheg mag word;

“instelling” 'n gebou gebruik as hospitaal, kliniek, versorgingstehuis, sanatorium of huis vir die mediese sorg van siek of beseerde persone of die versorging van, en akkommodasie vir, bejaardes, geestesongestelde- of fisies gestremde persone, of kinders in die sorg van 'n liefdadigheidsorganisasie;

“kantoor” 'n gebou gebruik vir besigheid, klerklike, professionele en staatsadministratiewe dienste;

“kleuterskool” 'n gebou aangewend vir die toesig van sewe of meer kleuters en jong kinders gedurende die dag in die afwesigheid van hulle ouers of voogde;

“landbougrond” die grondgebruik vir die aanhou van wild, veeteelt, plant en oes van graan, groente, vrugte, katoen en blomme;

“ontspanningsgebou” 'n gebou aangewend in konjunksie met 'n sport, ingesluit 'n klubhuis, gimnasium, muurbalbaar en 'n pawiljoen;

“openbare ontspanningsgebied” 'n sportgrond, speelveld of enige ander oop spasie besit deur 'n staatsorgaan;

“openbare waterabstraksie, versorging, stoor en verspreidingsinfrastruktuur”

- (a) 'n dam, keerwal, rivier, fontein, waterput of boorgat gebruik vir die abstraksie van water;
- (b) 'n dam, opgaardam of tenk gebruik vir die stoor van water;
- (c) 'n watersuiweringaanleg gebruik vir die behandeling van water; en
- (d) 'n opgaardam, tenk, waterleiding, pyplyn, tonnel, klepkamer, meterkamer en ander aanvullende pyplyntoerusting gebruik vir die verspreiding van water,

vir openbare gebruik;

“opvoedkundige gebou” 'n gebou wat gebruik word as 'n skool, kollege, universiteit, tegniese instituut, akademie, navorsingslaboratorium, lesingsaal, klooster, monnike klooster, gimnasium, openbare biblioteek, kunsgallery of 'n museum;

“pad” grond gebruik deur die publiek vir die deurgang van voertuie en voetgangers;

“plek van openbare aanbidding” 'n gebou of grond gebruik as 'n kerk, kapel, gebedskamer, sinagoge, moskee, tempel of enige ander plek van openbare aanbidding;

“plek van openbare samekoms” 'n gebou of grond gebruik vir sosiale vergaderings, byeenkomste, godsdienstige doeleindes of binnenshuise ontspanning;

“privaatontspanningsgebied” 'n sportgrond, speelveld of enige ander oop spasie besit deur 'n privaat persoon of 'n instelling;

“**restourant**” ’n gebou aangewend vir die voorbereiding van kos en drinkgoed vir verbruik op die perseel;

“**speelgrond**” grond gebruik vir kinderspeletjies, ingesluit toerusting soos swaaie, glyplanke en klimrame;

“**sportveld**” grond gebruik vir speel van ’n spel soos voetbal, rugby, krieket, hokkie of basketbal;

“**telefoonmas**” ’n mas wat gebruik word as ondersteuning vir die antennes wat gebruik word vir die transmissie en ontvangs van radio-telekommunikasiesêne;

“**telefoonsentrale**” ’n struktuur wat ’n sentralestelsel van skakelaars en ander toerusting huisves vir die daarstel van verbindings tussen individuele telefone;

“**telekommunikasiegebou**” ’n gebou toegewy aan die doel om huishoudelike telekommunikasietoerusting te huisves;

“**tuisaktiwiteit**” verwys na –

- (a) die beoefening van ’n werkpleksaktiwiteit in konjunksie met ’n woning; of
- (b) die bedryf van ’n winkel in konjunksie met ’n woning;

“**voetgangerlaan**” grond wat deur die publiek gebruik word as deurgang vir voetgangers;

“**winkel**” ’n gebou of grond gebruik vir die verkoop van goedere en voorsiening van kleinhandelaarsdienste soos ’n haarsalon, internetkafee, selfhelp-wassery, kaartjie-agentskap, videohuur en werkswinkel vir die herstel van huishoudelike apparaat, rekenaars, selfone en skoene;

“**woonhuis**” ’n vrystaande gebou wat deur ’n enkel huishouding as woning gebruik word.

GRONDGEBRUIK

2. Die volgende grondgebruike is toelaatbaar in elke grondgebruiksone –

RESIDENSIEEL	GRONDGEBRUIKSONE	TOELAATBARE GEBRUIK
	Residensieel	Bykomstige Residensiële Eenheid Kleuterskool Woonhuis Tuisaktiwiteit
KOMMERSIEEL, KANTOOR, HANDEL EN BEWARING	GRONDGEBRUIKSONE	TOELAATBARE GEBRUIK
	Kommersieel	Kantoor Restourant Winkel
	Kantoor	Kantoor
OPVOEDKUNDIGE, SOSIALE WELSYN EN GEMEENSKAPSFASILITEIT	GRONDGEBRUIKSONE	TOELAATBARE GEBRUIK
	Gemeenskapsfasiliteit	Kleuterskool Opvoedkundige gebou Instelling Kantoor Plek van openbare samekoms Plek van openbare aanbidding Privaatontspanningsgebied Ontspanningsgebou

BEWARING EN ONTSPANNING	GRONDGEBRUIKSONE	TOELAATBARE GEBRUIK
	Oop spasie	Landbougrond Bewaring Speelgrond Sportveld
	Park	Speelgrond Ontspanningsgebou Sportveld
INGENIEURSDIENSTE INFRASTRUKTUUR	GRONDGEBRUIKSONE	TOELAATBARE GEBRUIK
	Voetgangerslaan	Voetgangerslaan
	Openbare waterabstraksie, versorgings-, stoor- en verspreidingsinfrastruktuur	Openbare waterabstraksie, versorgings-, stoor- en verspreidingsinfrastruktuur
	Pad	Pad
	Telekommunikasie-infrastruktuur	Telekommunikasiegebou Telekommunikasiemas Telefoonsentrale

SPASIES RONDOM GEBOUE

3.(1) Eiendomme in die Residensiële Grondgebruiksone is onderhewig aan 'n straatfrontspasie van 2 meter, 'n syspasie van 2 meter en 'n agterspasie van 2 meter, buiten in die geval van 'n aangehegte woning waar geen syspasie van toepassing sal wees op die grens waarop die gemeenskaplike muur gebou is nie.

(2) 'n Gebou mag nie opgerig word binne die straatfrontspasie, syspasie of agterspasie nie.

(3) 'n Gebou is nie onwettig nie wanneer dit 'n voorspasie, syspasie of agterspasie oorskry indien –

(a) die gebou aangedui word op Plan E1000A–E, Blaai 1 tot 5, Hersiening 4, gedateer 27 Junie 2012; en

(b) die gebou in die straat-voorspasie, syspasie of agterspasie oorskry as gevolg van die daaropvolgende uitleg van die minder formele vestiging in ooreenstemming met Plan E1000A–E, Blaai 1 tot 5, Hersiening 4, gedateer 27 Junie 2012.

DEKING

4. 'n Maksimum toegelate dekking van 60% is van toepassing op alle eiendomme binne die Residensiële Grondgebruiksone.

HOOGTEBEPERKINGS VAN GEBOUE

5. 'n Gebou in die Residensiële Grondgebruiksone mag nie twee verdiepings oorskry nie.

MINIMUM ERF GROOTTE

6. 'n Eiendom binne die Residensiële Grondgebruiksone mag nie minder as 200m² in omvang wees nie.

PARKERING

7.(1) Twee parkeerterreine moet voorsien word per 100m² van die totale vloerspasie in die Kommersiële Grondgebruiksone, Kantoor Grondgebruiksone en Gemeenskapsfasiliteit Grondgebruiksone vir alle grondgebruike, buiten 'n plek van openbare samekoms, plek van openbare aanbidding of restaurant.

(2) Een parkeerterrein moet voorsien word vir elke vier sitplekke van openbare samekoms, plek van openbare aanbidding of 'n restaurant.

(3) 'n Parkeerterrein moet 'n gelyke oppervlak van 2,5m x 2,5m beslaan.

TUISAKTIWITEIT

8.(1) 'n Tuisaktiwiteit mag nie –

(a) die parkering van enige voertuig met 'n tarragewig wat twee ton oorskry op die eiendom of in die straat behels

nie;

(b) 'n vloergebied van 40m² oorskry nie;

(c) 'n geraasvlak produseer wat 7desibel bo die omringende geraasvlak oorskry nie, gemeet by enige punt op die eiendomsgrens; of

(d) die verkoop van alkohol of alkoholiese drank behels nie.

(2) In die geval van 'n motorvoertuig-herstelwinkel, mag die maksimum aantal voertuie wat op dieselfde tyd herstel word nie twee oorskry nie.

BYLAE 2

1. = Straatadres, eiendomsbeskrywing
2. = Akte, voorwaarde
3. = Omvang van opheffing

1. **NA, Gedeelte 255 van 231 van die plaas Groeneberg No. 844**

2. T 6133/1991, C en D.

3. Opheffing van titelvoorwaardes wat serwituut skep en boulyn oplê

1. **NA, Gedeelte 256 van 231 van die plaas Groeneberg No. 844**

2. T 16992/1989, C.(a) en C.(b).

3. Opheffing van titelvoorwaardes wat padserwituut skep en boulyn oplê

1. **NA, Gedeelte 257 van 231 van die plaas Groeneberg No. 844**

2. T 26151/1989, 3.1. en 3.2.

3. Opheffing van titelvoorwaardes wat padserwituut skep en boulyn oplê

1. **NA, Gedeelte 258 van 231 van die plaas Groeneberg No. 844**

2. T 19550/1990, 3.1 en 3.2

3. Opheffing van titelvoorwaardes wat padserwituut skep en boulyn oplê

1. **NA, Gedeelte 259 van 231 van die plaas Groeneberg No. 844**

2. T 26235/1989, 3., 4.2. en 5.

3. Opheffing van titelvoorwaardes wat padserwituut skep en boulyn oplê

1. **NA, Gedeelte 260 van 231 van die plaas Groeneberg No. 844**

2. T 4609/1991, 3., 4.2.

3. Opheffing van titelvoorwaardes wat serwituut skep en boulyn oplê

1. **NA, Gedeelte 261 van 231 van die plaas Groeneberg No. 844**

2. T 26210/1989, 3.

3. Opheffing van titelvoorwaardes wat serwituut skep en boulyn oplê

1. **NA, Gedeelte 263 van 231 van die plaas Groeneberg No. 844**

2. T 23899/1990, 3.2. en 4.

3. Opheffing van titelvoorwaardes wat boulyn oplê en die onteiening van ongeveer 5660m² beperk

1. **NA, Gedeelte 264 van 231 van die plaas Groeneberg No. 844**

2. T 27982/1989, 3. en 5.

3. Opheffing van titelvoorwaardes wat serwituut skep, boulyn oplê en die onteiening van 7467m² beperk

1. **NA, Gedeelte 266 van die plaas Groeneberg No. 844**

2. T 9631/1990, 3. en 4.

3. Opheffing van titelvoorwaardes wat serwituut skep, boulyn oplê en die onteining van 2256m² beperk

1. **NA, Gedeelte 267 van 231 van die plaas Groeneberg No. 844**
2. T 26138/1989, 3. en 4.2.
3. Opheffing van titelvoorwaardes wat serwituut skep en boulyn oplê

1. **NA, Gedeelte 268 van 231 van die plaas Groeneberg No. 844**
2. T 16999/1989, C. en D2.
3. Opheffing van titelvoorwaardes wat serwituut skep en boulyn oplê

1. **NA, Gedeelte 269 van 231 van die plaas Groeneberg No. 844**
2. T 26158/1989, 3. en 4.2.
3. Opheffing van titelvoorwaardes wat serwituut skep en boulyn oplê

1. **NA, Gedeelte 270 van 231 van die plaas Groeneberg No. 844**
2. T 25322/1989, 3., 4.2. en 5.
3. Opheffing van titelvoorwaardes wat serwituut skep, boulyn oplê en die onteining van ongeveer 1690m² verbied

1. **NA, Gedeelte 272 van 231 van die plaas Groeneberg No. 844**
2. T 31854/1989, C., D. en E2.
3. Opheffing van titelvoorwaardes wat serwituut skep en boulyn oplê

1. **NA, Gedeelte 273 van 231 van die plaas Groeneberg No. 844**
2. T 23536/1990, 3.1, 3.2 en 5.
3. Opheffing van titelvoorwaardes wat serwituut skep, boulyn oplê en die gebruik van die eiendom beperk tot godsdienstige- of begraaftplaas doeleindes

1. **NA, Gedeelte 274 van 231 van die plaas Groeneberg No. 844**
2. T 16607/1991, 3.1, 3.2, 4.2. en 5.
3. Opheffing van titelvoorwaardes wat serwituut skep, boulyn oplê, die gebruik van die eiendom beperk tot een woonhuis en die onteining van 5773m² beperk

1. **NA, Gedeelte 275 van 231 van die plaas Groeneberg No. 844**
2. T 25827/1990, 3.
3. Opheffing van titelvoorwaardes wat serwituut skep en boulyn oplê

1. **NA, Gedeelte 276 van 231 van die plaas Groeneberg No. 844**
2. T19392/1990, 3.1, 3.2.
3. Opheffing van titelvoorwaardes wat padserwituut skep en boulyn oplê

1. **NA, Gedeelte 277 van 231 van die plaas Groeneberg No. 844**
2. T 26152/1989, 3.1., 3.2.
3. Opheffing van titelvoorwaardes wat padserwituut skep en boulyn oplê

1. **NA, Gedeelte 278 van 231 van die plaas Groeneberg No. 844**
2. T 17657/1990, 3.
3. Opheffing van titelvoorwaardes wat serwituut skep en boulyn oplê

1. **NA, Gedeelte 281 van 231 van die plaas Groeneberg No. 844**
2. T 28411/1990, 3.1., 3.2.
3. Opheffing van titelvoorwaardes wat padserwituut skep en boulyn oplê

1. **NA, Gedeelte 282 van 231 van die plaas Groeneberg No. 844**

2. T 6848/1990, 3.1., 3.2.
 3. Opheffing van titelvoorwaardes wat padserwituut skeep en boulyn oplê
-
1. **NA, Gedeelte 283 van 231 van die plaas Groeneberg No. 844**
 2. T 26136/1989, 3.
 3. Opheffing van titelvoorwaardes wat serwituut skeep en boulyn oplê
-
1. **NA, Gedeelte 284 van 231 van die plaas Groeneberg No. 844**
 2. T 26160/1989, 3.
 3. Opheffing van titelvoorwaardes wat serwituut skeep en boulyn oplê
-
1. **NA, Gedeelte 285 van 231 van die plaas Groeneberg No. 844**
 2. T 26119/1989, 3.
 3. Opheffing van titelvoorwaardes wat serwituut skeep en boulyn oplê
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1. **NA, Gedeelte 286 van 231 van die plaas Groeneberg No. 844**
 2. T 26147/1989, 3.
 3. Opheffing van titelvoorwaardes wat padserwituut skeep en boulyn oplê
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1. **NA, Gedeelte 290 van 231 van die plaas Groeneberg No. 844**
 2. T 6835/1990, C.
 3. Opheffing van titelvoorwaardes wat serwituut skeep en boulyn oplê
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1. **NA, Gedeelte 311 van 231 van die plaas Groeneberg No. 844**
 2. T 26142/1989, 3.1., 3.2.
 3. Opheffing van titelvoorwaardes wat padserwituut skeep en boulyn oplê
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1. **NA, Gedeelte 312 van 231 van die plaas Groeneberg No. 844**
 2. T 25715/1991, 3.1., 3.2.
 3. Opheffing van titelvoorwaardes wat die pad en reg van weg-serwituut skeep en boulyn oplê
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1. **NA, Gedeelte 313 van 231 van die plaas Groeneberg No. 844**
 2. T 26134/1989, 3.1., 3.2.
 3. Opheffing van titelvoorwaardes wat die reg van weg-serwituut skeep en boulyn oplê
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1. **NA, Gedeelte 314 van 231 van die plaas Groeneberg No. 844**
 2. T 26118/1989, 3.1., 3.2.
 3. Opheffing van titelvoorwaardes wat die reg van weg-serwituut skeep en boulyn oplê
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1. **NA, Gedeelte 315 van 231 van die plaas Groeneberg No. 844**
 2. T 27090/1990, 3.1, 3.2.
 3. Opheffing van titelvoorwaardes wat padserwituut skeep en boulyn oplê
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1. **NA, Gedeelte 316 van 231 van die plaas Groeneberg No. 844**
 2. T 26236/1996, 3.1, 3.2.
 3. Opheffing van titelvoorwaardes wat die reg van weg-serwituut skeep en boulyn oplê
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1. **NA, Gedeelte 317 van 231 van die plaas Groeneberg No. 844**
 2. T 26236/1989, 3.1, 3.2.
 3. Opheffing van titelvoorwaardes wat die reg van weg-serwituut skeep en boulyn oplê
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1. **NA, Gedeelte 318 van 231 van die plaas Groeneberg No. 844**
 2. T 25714/1990, 3.

3. Opheffing van titelvoorwaardes wat serwituut skep en boulyn oplê

1. **NA, Gedeelte 319 van 231 van die plaas Groeneberg No. 844**
2. T 26156/1989, 3.1., 3.2.
3. Opheffing van titelvoorwaardes wat padserwituut skep en boulyn oplê

1. **NA, Gedeelte 323 van 231 van die plaas Groeneberg No. 844**
2. T 28469/1990, 3.1., 3.2.
3. Opheffing van titelvoorwaardes wat padserwituut skep en boulyn oplê

1. **NA, Gedeelte 324 van 231 van die plaas Groeneberg No. 844**
2. T 23536/1990, 3.1., 3.2., 4., 5.
3. Opheffing van titelvoorwaardes wat padserwituut skep, boulyn oplê, die gebruik van die eiendom beperk tot een woonhuis en die gebruik van die eiendom beperk tot godsdienstige doeleindes of as 'n begrafplaasterrein

1. **NA, Gedeelte 325 van 221 van die plaas Groeneberg No. 844**
2. T 26139/1989, 3.1., 3.2.
3. Opheffing van titelvoorwaardes wat padserwituut skep en boulyn oplê

1. **NA, Gedeelte 400 van 259 van die plaas Groeneberg No. 844**
2. T 30262/1989, C., D2.
3. Opheffing van titelvoorwaardes wat serwituut skep en boulyn oplê

1. **NA, Gedeelte 401 van 259 van die plaas Groeneberg No. 844**
2. T 2095/1991, 3.1., 3.2.
3. Opheffing van titelvoorwaardes wat die gebruik van die eiendom beperk tot een woonhuis en boulyn oplê

1. **NA, Gedeelte 402 van 259 van die plaas Groeneberg No. 844**
2. T 2095/1991, 3.1., 3.2.
3. Opheffing van titelvoorwaardes wat die gebruik van die eiendom beperk tot een woonhuis en boulyn oplê

1. **NA, Gedeelte 480 van 232 van die plaas Groeneberg No. 844**
2. T 28118/1989, B., C., (2).
3. Opheffing van titelvoorwaardes wat serwituut skep, boulyn oplê en die gebruik van eiendom beperk tot een woonhuis

