

**NORTH WEST  
NOORDWES**

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**CONTENTS**

	<i>Gazette</i>	<i>Page</i>
	<i>No.</i>	<i>No.</i>
<b>GENERAL NOTICES • ALGEMENE KENNISGEWINGS</b>		
100	Moses Kotane Spatial Planning and Land Use Management By-Law, 2016: Portion 5 (a portion of Portion 2) of the farm Zandspruit 168 JP .....	8048 12
100	Moses Kotane Ruimtelike Beplanning en Grondgebruikbestuur Verordening van 2016: Gedeelte 5 (n gedeelte van Gedeelte 2) van die plaas Zandspruit 168 JP .....	8048 12
101	Rustenburg Local Municipality Spatial Planning and Land Use Management By-law, 2018: Portion 2 of Erf 558, Rustenburg .....	8048 13
101	Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Gondgebruikbestuurskema, 2018: Gedeelte 2 van Erf 558, Rustenburg.....	8048 13
103	Maquassi Hills Local Municipality Municipal By-law on Spatial Planning and Land Use Management, 2017: Erf 1398, Wolmaransstad Extension 10 .....	8048 14
103	“Maquassi Hills Local Municipality Municipal By-law on Spatial Planning and Land Use Management, 2017”: Erf 1398, Wolmaransstad Extension 10 .....	8048 15
104	Madibengc Spatial Planning and Land-Use Management Bylaw, 2016: Portion 321 of the farm Hartebeestfontein 445-JQ .....	8048 15
105	Tlokwe City Council By-Law on Spatial Planning and Land Use Management, 2015: Rezoning of Erf 1211, van der Hoffpark Extension 30, North West .....	8048 16
105	Tlokwe Stadsraad se Verordening op Ruimtelike Beplanning en Grondgebruikbeheer, 2015: Hersonerig van Erf 1211, van der Hoffpark-uitbreidng 30, Noordwes .....	8048 16
<b>PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS</b>		
152	Local Government: Municipal Property Rates Act (6/2004): JB Marks Local Municipality amended its Property Rates as follows with effect from 1 July 2019 .....	8048 17
153	Rustenburg Local Municipality Spatial Planning and Land Use Management By-Law, 2018: Remainder of the Farm Berseba 397, Registration Division J.Q., North West Province.....	8048 18
153	Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2018: Restant van die Plaas Berseba 397, Registrasie Afdeling J.Q., Noord-Wes Provinsie.....	8048 18
154	Rustenburg Local Municipality Spatial Planning and Land Use Management By-Law, 2018: Remainder of Portion 2, of the Farm Losperfontein 405, Registration Division J.Q., North West Province.....	8048 19
154	Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2018: Restant van Gedeelte 2, van die Plaas Losperfontein 405, Registrasie Afdeling J.Q., Noord-Wes Provinsie ...	8048 19
155	Rustenburg Local Municipality Spatial Planning and Land Use Management By-Law, 2018: Portion 8, being an unregistered portion of Portion 3 of the Farm Losperfontein 405, North West Province .....	8048 20
155	Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2018: Gedeelte 8, synde 'n ongeregisteerde gedeelte van Gedeelte 3 van die plaas Losperfontein 405, .....	8048 21
<b>LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS</b>		
114	Town-planning and Townships Ordinance, 1986: Matlosana Estates Extension 10.....	8048 21
114	Ordonnansie op Dorpsbeplanning en Dorpe, 1986: Matlosana Estates-uitbreiding 10.....	8048 22
115	Town-planning and Townships Ordinance (15/1986): Matlosana Estates Extension 10.....	8048 23
116	Rustenburg Local Municipality Spatial Planning and Land Use Management By-Law, 2018: Remaining Extent of Portion 2 of Erf 644, Rustenburg.....	8048 34
116	Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2018: Resterende Gedeelte van Gedeelte 2 van Erf 644, Rustenburg .....	8048 34



















## GENERAL NOTICES • ALGEMENE KENNISGEWINGS

### NOTICE 100 OF 2019

**NOTICE OF APPLICATION IN TERMS OF SECTION 98(1) OF THE MOSES KOTANE SPATIAL PLANNING AND LAND USE MANGEMENT BY-LAW OF 2016 READ TOGETHER WITH THE PROVISIONS OF SPATIAL PLANNING AND LAND USE MANGEMENT ACT 2013 (ACT 16 OF 2013)**

We Aeterno Town Planning (Pty) Ltd, being the authorised agent of the owner of the property mentioned below, hereby give notice in terms of Section 98 (1) (b) of the Moses Kotane Spatial Planning and Land Use Management By-Law of 2016 that we have applied to the Moses Kotane Local Municipality in terms of Section 66 for the rezoning of the below mentioned property:

- Property description - Portion 5 (a portion of Portion 2) of the farm Zandspruit 168 JP.

Purpose of the application – The rezoning of the property from “Agricultural” to “Special” for staff housing, sport facilities and training facility.

Particulars of the application will lie for inspection during normal office hours at the Office of the Department of Planning and Development, Moses Kotane Local Municipality, Stand 934, Station Street, Mogwase, 0314, for a period of 30 days upon publication of this notice.

Objections to or representations in respect of the application must be lodged with or in writing to the Municipal Manager, Moses Kotane Local Municipality at the above address or posted to Private Bag X1011, Mogwase, 0314, within a period of 30 days from the date of publication of this notice.

Address of Agent: 338 Danny Street, Lynnwood Park, Pretoria, 0081 ; PO Box 1435, Faerie Glen, 0043

06-13

### KENNISGEWING 100 VAN 2019

**KENNISGEWING VAN AANSOEK INGEVOLGE ARTIKEL 98 (1) VAN DIE MOSES KONTANE RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VAN 2016 SAAMGELEES MET DIE BEPALINGS VAN DIE RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR WET 2013 (WET 16 VAN 2013).**

Ons, Aeterno Town Planning (Pty) Ltd, synde die gemagtige agent van die eienaar van die eiendom hieronder genoem, gee hiermee ingevolge Artikel 98 (1) (b) van die Moses Kotane Ruimtelike Beplanning en Grondgebruikbestuur Verordening van 2016, kennis dat ons by die Moses Kotane Plaaslike Munisipaliteit aansoek doen in terme van Artikel 66 vir die hersonering vir die onderstaande eiendom:

- Eiendomsbeskrywing - Gedeelte 5(n gedeelte van Gedeelte 2) van die plaas Zandspruit 168 JP.

Doel van die aansoek – Die hersonering van die eiendom vanaf “Landbou” na “Spesiaal” vir personeel-behuising, sport fasiliteite en opleidingsfasiliteite.

Besonderhede van die aansoek le ter insae gedurende gewone kantoorure by die kantoor van die Departement van Beplanning en Ontwikkeling, Moses Kotane Plaaslike Munisipaliteit, Erf 934, Stasiesstraat, Mogwase, 0314, vir n tydperk van 30 dae by die publikasie van hierdie kennisgewing.

Besware teen of vertoe ten opsigte van die aansoek moet binne n tydperk van 30 dae vanaf die datum van publikasie van hierdie kennisgewing by of tot die Munisipale Bestuurder, Moses Kotane Plaaslike Munisipaliteit by bovermelde adres of na Privaatsak X1011, Mogwase 0314, ingedien of gerig word.

Adres van Agent : 338 Danny Straat, Lynnwood Park, Pretoria, 0081; Posbus 1435, Faerie Glen, 0043.

06-13

**NOTICE 101 OF 2019****NOTICE OF THE APPLICATION FOR AMENDMENT OF TOWN-PLANNING SCHEME IN TERMS OF SECTION 17 (1) OF THE RUSTENBURG LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY LAW, 2018 KNOWN AS REZONING**

Direla Planning Solutions (Pty) LTD ( 2012/200772/07), being the authorized agent of the owner of Portion 2 of Erf 558 Rustenburg hereby give notice in terms of section 17(1) of the Rustenburg Local Municipality Spatial Planning and Land Use Management By-law, 2018 that we have applied to the Rustenburg Local Municipality for the amendment of the Land Use Scheme known as the Rustenburg Land Use Management Scheme, 2005 by the rezoning of the property described above, From "Residential 1" to "Residential 2 including a Tuck Shop restricted to 40m<sup>2</sup>". The application contains the following proposals: Height – 2 storey, FAR – 1.0, Maximum coverage – 65% Property Size is 1428m<sup>2</sup>.

Particulars of the application will lie for inspection during office hours at the office of the Director of planning and Development, Room 313, Missionary House, c/o Beyers Naude and Nelson Mandela Drive, Rustenburg for the period of 28 days from 5 August 2019. Objections to or presentations in respect of the application must be lodged with or made in writing to the Director Planning and Development at the above mentioned address or at P O Box 241 Tlhabane, 0309 within a period of 28 days from 5 August 2019.

Address of the authorized agent: Direla Planning Solutions, 49 Steen Street, Rustenburg. 0300

Contact Details of the authorized agent: Refiloe Ralejalla Cell -0718869152

Closing date for any objections is 2 September 2019.

6-13

**KENNISGEWING 101 VAN 2019****KENNISGEWING VAN ANNSOEK OM WYSIGING VAN DORPSBEPLANNINGSKEMA INGEVOLGE ARTIKEL 17(1) VAN DIE RUSTENBURG PLAASLIKE MUNISIPALITEIT RUIIMTELIK TE BEPLANNING EN GRONDE BRUIKBESTUURSKEMA DEUR WETGEWING 2018 BEKEND AS HERSONERING**

Direla Planning Solutions (Edms) Bpk ( 2012/200772/07, synde die gemagtige agent van die eienaar van Gedeelte 2 van Erf 558 Rustenburg gee hiemeer ingevolge artikel 17 (1) van die Rustenburg Plaaslike Munisipaliteit aansoek gedoen het om die wysiging van die Grondgewbruikskema, 2018 bekend as die Rustenburg Land Use Management Scheme, 2005 deur die hersonering van die eiendom hierbo beskryf, van "Residentieel 1" tot "Residentieel 2 insluitende Snoep Winkel beperk tot 40m<sup>2</sup>". Die applikasie sluit die volgende voorstelle in: Hoogte – 2 verdieping, FAR – 1.0, Maksimum dekking – 65% Erf grootte is 1428m<sup>2</sup>. Besondehede van die aansoek le ter insae geduende gewone kantoorure by die kantoor van die Direkteur Bdeplanning en Ontwikkeling, Kamer 319, Missionary Mpheni House, H/v Beyers Naude en Nelson Mandela Rylaan, Rustenburg vir 'n tydperk van 28 dae vanaf 5 Augustus 2019. Besware teen of vertoe ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 5 Augustus 2019. Skriftelik by of tot die Direkteur Beplanning en Ontwikkeling by die bovermelde adres of by Posbus 241, Tlhabane, 0309 ingedien of gerig word.

Adres van gemagtige agent: Direla Planning Solutions, Direla Planning Solutions, 49 Steen Street, Rustenburg. 0300

Kontakpersoon: Refiloe Ralejalla Cell- 0718869152

Sluitingsdatum vir enige besware is 2 September 2019.

6-13

**NOTICE 103 OF 2019****NOTICE OF APPLICATION FOR REZONING: ERF 1398, WOLMARANSSTAD EXTENSION 10, IN TERMS OF SECTION 92 OF THE MAQUASSI HILLS LOCAL MUNICIPALITY MUNICIPAL BY-LAW ON SPATIAL PLANNING AND LAND USE MANAGEMENT, 2017, READ TOGETHER WITH SPLUMA, 2013 (ACT NO. 16 OF 2013): MAQUASSI HILLS LOCAL MUNICIPALITY – AMENDMENT SCHEME 4**

I, Johannes Gerhardus Benadé (ID No. 621015 5064 08 1), of the firm Maxim Planning Solutions (Pty) Ltd (2002/017393/07), being the authorised agent of the owner of Erf 1398, Wolmaransstad Extension 10, hereby gives notice in terms of the provisions of Section 92 of the Maquassi Hills Local Municipality Municipal By-law on Spatial Planning and Land Use Management, 2017, read together with the Spatial Planning and Land Use Management Act, 2013 (Act No. 16 of 2013) and with Section 56 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), that we have applied in terms of Section 60(1) of the Maquassi Hills Local Municipality Municipal By-law on Spatial Planning and Land Use Management, 2017, for the rezoning of Erf 1398, Wolmaransstad Extension 10, situated adjacent to a gravel road on the boundary of Wolmaransstad Extension 10 and Wolmaransstad Extension 17, within the western portion of Wolmaransstad Extension 10, from "Residential 1" to "Special", for the purposes of a tavern and a dwelling unit.

Particulars of the application will lie for inspection during normal office hours at the office of the Municipal Manager, Maquassi Hills Local Municipality, 19 Kruger Street, Wolmaransstad, for the period of 30 days from 06 August 2019.

Objections to or representations in respect of the application, together with the reasons therefore, must be lodged with or made in writing, or verbally if the objector is unable to write, to the authorized agent and the Municipal Manager at the above address or posted to Private Bag X3, Wolmaransstad, 2630, within a period of 30 days from 06 August 2019. The closing date for submission of comments, objections or representations is 05 September 2019. Any person who cannot write may during office hours visit the Maquassi Hills Local Municipality, where a named staff member of the Maquassi Hills Local Municipality (Me. Janet Rudman 018-065 0010) will assist those persons by transcribing their comments, objections or representations.

**Address of authorised agent: MAXIM PLANNING SOLUTIONS (PTY) LTD (2002/017393/07), UNIT 35 CORPUS NOVEM OFFICE PARK, 35 DR. YUSUF DADOO AVENUE, WILKOPPIES, KLERKSDORP, 2571, P.O. BOX 6848, FLAMWOOD, 2572, TEL: 018-468 6366, e-mail: [johannes@maxim.co.za](mailto:johannes@maxim.co.za) (2/1859)**

**KENNISGEWING 103 VAN 2019****KENNISGEWING VAN AANSOEK OM HERSONERING: ERF 1398, WOLMARANSSTAD EXTENSION 10, IN TERME VAN ARTIKEL 92 VAN DIE “MAQUASSI HILLS LOCAL MUNICIPALITY MUNICIPAL BY-LAW ON SPATIAL PLANNING AND LAND USE MANAGEMENT, 2017”, SAAMGELEES MET “SPLUMA, 2013 (ACT NO. 16 OF 2013)”: MAQUASSI HILLS PLAASLIKE MUNISIPALITEIT – WYSIGINGSKEMA 4**

Ek, Johannes Gerhardus Benadé (ID Nr. 621015 5064 08 1), van die firma Maxim Planning Solutions (Edms) Bpk (2002/017393/07), synde die gemagtigde agent van die eienaar van Erf 1398, Wolmaransstad Extension 10, gee hiermee ingevolge die bepalings van Artikel 92 van die “Maquassi Hills Local Municipality Municipal By-law on Spatial Planning and Land Use Management, 2017”, saamgelees met die “Spatial Planning and Land Use Management Act, 2013 (Act No. 16 of 2013)” en met Artikel 56 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986) kennis dat aansoek gedoen is in terme van die bepalings van Artikel 60(1) van die “Maquassi Hills Local Municipality Municipal By-law on Spatial Planning and Land Use Management, 2017”, vir die hersonering van Erf 1398, Wolmaransstad Extension 10, geleë aanliggend tot 'n grond pad op die grens van Wolmaransstad Uitbreiding 10 en Wolmaransstad Uitbreiding 17, in die westelike gedeelte van Wolmaransstad Uitbreiding 10, vanaf “Residensieël 1” na “Spesiaal”, vir die doeleindes van 'n taverne en 'n wooneenheid.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die Munisipale Bestuurder, Maquassi Hills Plaaslike Munisipaliteit, Krugerstraat 19, Wolmaransstad, vir 'n tydperk van 30 dae vanaf 06 Augustus 2019.

Besware teen of verhoë ten opsigte van die aansoek, saam met die redes daarvoor, moet binne 'n tydperk van 30 dae vanaf 06 Augustus 2019 skriftelik, of mondelings indien die beswaarmaker nie kan skryf nie, by of tot die gemagtigde agent en die Munisipale Bestuurder by bovermelde adres of by Privaatsak X3, Wolmaransstad, 2630, ingedien of gerig word. Die sluitingsdatum vir die indiening van kommentaar, beswaar of verhoë is 05 September 2019. Enige persoon wat nie kan skryf nie mag gedurende kantoor ure die Maquassi Hills Plaaslike Munisipaliteit besoek, waar 'n aangewese amptenaar van die Maquassi Hills Plaaslike Munisipaliteit (Me. Janet Rudman 018-065 0010) daardie persone sal assisteer deur die kommentaar, beswaar of verhoë te transkribeer.

**Adres van gemagtigde agent: MAXIM PLANNING SOLUTIONS (EDMS) BPK (2002/017393/07), EENHEID 35 CORPUS NOVEM KANTOOR PARK, DR. YUSUF DADOOLAAN 35, WILKOPPIES, KLERKSDORP, 2571, POSBUS 6848, FLAMWOOD, 2572, TEL: (018) 468-6366, e-pos: [johannes@maxim.co.za](mailto:johannes@maxim.co.za) (2/1859)**

6-13

**NOTICE 104 OF 2019****MADIBENG SPATIAL PLANNING AND LAND-USE MANAGEMENT BYLAW, 2016  
PERI-URBAN AMENDMENT SCHEME 2219**

It is hereby notified that in terms of Section 56 of the “draft” Madibeng Spatial Planning and Land-Use Management Bylaw, 2016 (as published in the North-west Provincial Gazette on 21 March 2017), the Madibeng Local Municipality approved the amendment of the Peri-Urban Town-planning Scheme, 1975, by the rezoning of Portion 321 of the farm Hartebeestfontein 445-JQ from “undetermined” to “Special for brick and concrete products yard”.

Map 3 and the scheme clauses of the Amendment Scheme are filed at the Madibeng Local Municipality, Van Velden Street, Brits; and are open for inspection at all reasonable times.

The Amendment Scheme is known as the Peri-Urban Town-planning Amendment Scheme 2219.

Mrs. Grace Magole  
Act. Municipal Manager  
Madibeng Local Municipality

**NOTICE 105 OF 2019****JB MARKS LOCAL MUNICIPALITY AMENDMENT SCHEME 2287 WITH ANNEXURE NR 1782  
REZONING**

Notice is hereby given in terms of Section 92(1)(a) of the Tlokwe City Council By-Law on Spatial Planning and Land Use Management, 2015, read with SPLUMA (Act 16 of 2013) that the under-mentioned application has been received by the JB Marks Local Municipality and is open for inspection during normal office hours at the Office of the Department Human Settlements and Planning, JB Marks Local Municipality, Office 210, Second floor, Dan Tloome Complex, Corner of Wolmarans Street and Sol Plaatjie Avenue, Potchefstroom.

Any objections/representations must be lodged with or made in writing, or verbally if the objector is unable to write, to the Municipal Manager, at the above-mentioned address or posted to PO Box 113, Potchefstroom, 2520, on or before the closing date for the submission of objections/representations, quoting the above mentioned heading, the objector's interest in the matter, the ground(s) of the objection/representation, the objector's erf and phone numbers and address.

**CLOSING DATE FOR SUBMISSION OF OBJECTIONS/REPRESENTATIONS: 12 September 2019**

**NATURE OF THE APPLICATION:** We applied for the amendment of the Town Planning Scheme known as the Tlokwe Town Planning Scheme, 2015, by the rezoning of Erf 1211, van der Hoffpark, Extension 30, Registration Division I.Q., North West, situated at Honeyberry street, from Institutional to Business 3 with Annexure nr 1782 for shops, a restaurant, medical consulting rooms and an institution.

**OWNERS: Beyond Limits Potchefstroom Properties (Pty) Ltd**  
(Reg nr 2005/044541/07).

**APPLICANT: KW Rost of TOWNSCAPE PLANNING SOLUTIONS Reg Nr: 2000/045930/23**

**ADDRESS: 5 Dahlia Street, Potchefstroom, 2531. PO Box 20831, NOORDBRUG, 2522**

**TEL NO.: 082 662 1105**

**Notice Number: 92/2019**  
**P16539**

**L. RALEKGETHO**  
**MUNICIPAL MANAGER**

**KENNISGEWING 105 VAN 2019****JB MARKS PLAASLIKE MUNISIPALITEIT WYSIGINGSKEMA 2287 MET BYLAE NR 1782  
HERSONERING**

Kennis geskied hiermee in terme van Artikel 92(1)(a) van die Tlokwe Stadsraad se Verordening op Ruimtelike Beplanning en Grondgebruikbeheer, 2015, saamgelees met SPLUMA (Wet 16 van 2013) dat ondergemelde aansoek deur die JB Marks Plaaslike Munisipaliteit ontvang is en ter insae beskikbaar is gedurende gewone kantoorure te die kantoor van die Departement van Menslike Nedersettings en Beplanning, JB Marks Plaaslike Munisipaliteit, Kantoor 210, Tweede Vloer, Dan Tloome Kompleks, op die hoek van Wolmaransstraat en Sol Plaatjelaan, Potchefstroom.

Enige beswaar/vertoë moet skriftelik, of mondelings indien nie kan skryf nie, by of tot die Munisipale Bestuurder voor die sluitingsdatum vir die indiening van besware/vertoë by bovermelde adres of na Posbus 113, Potchefstroom, 2520 ingedien of gerig word, met vermelding van bogenoemde opskrif die beswaarmaker se belang in die saak, die grond(e) van die beswaar/vertoë, die beswaarmaker se erf en telefoonnommers en adres.

**SLUITINGSDATUM VIR DIE INDIENING VAN BESWARE/VERTOë: 12 September 2019**

**AARD VAN AANSOEK:** Ons het aansoek gedoen vir die wysiging van die Dorpsbeplanningskema, bekend as die Tlokwe Dorpsbeplanningskema, 2015, deur die hersonering van Erf 1211, van der Hoffpark, Uitbreiding 30 Registrasie Afdeling I.Q., Noordwes, geleë te Honeyberry straat, vanaf Institusioneel na Besigheid 3 met bylae nr 1782 vir winkels, 'n restaurant, mediese spreekkamers en 'n instansie (institution).

**EIENAARS: Beyond Limits Potchefstroom Properties (Pty) Ltd**  
(Reg nr 2005/044541/07)

**APPLIKANT: KW Rost van TOWNSCAPE PLANNING SOLUTIONS Reg Nr: 2000/045930/23**

**ADRES: Dahliastraat 5, Potchefstroom, 2531. Posbus 20831, NOORDBRUG, 2522.**

**TEL NO: 082 662 1105**

**Kennisgewingnommer: 92/2019**  
**P16539**

**L. RALEKGETHO**  
**MUNISIPALE BESTUURDER**



## PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS

### PROVINCIAL NOTICE 152 OF 2019

#### JB MARKS LOCAL MUNICIPALITY

Notice is hereby given in terms of Section 14 of the Local Government: Municipal Property Rates Act, 2004 (Act 6 of 2004) that the JB Marks Local Municipality amended its Property Rates as follows with effect from 1 July 2019.

- That in terms of the Local Government: Municipal Property Rates Act, 2004 (Act 6 of 2004) read with Councils' Property Rates By-laws, the following **Property Rates Tariffs** be determined for the 2019/2020 financial year with effect from 1 July 2019:

<b>JB MARKS LOCAL MUNICIPALITY</b>		
	<b>RATING CATEGORY</b>	<b>TARIFF/CENT PER RAND VALUE OF PROPERTY</b>
<b>RATING CATEGORY</b>	<b>CODE</b>	
Residential Property First R50 000 of Market Value excluded	1	0.360980
Commercial Property	2	1.082960
Industrial Property	3	1.082960
Agricultural Property	5	0.090250
Public Service Infrastructure	8	0.090250
Properties owned by public benefit organisations	11	0.090250
Public Service Purpose	13	1.082960
Places of Worship	14	0.360980
Mining	15	1.082960
Multiple use	98	

- That cognisance be taken that Councils' Property Rates By-law and Property Rates Policy has been reviewed and amended in terms of Section 5 of the Local Government: Municipal Property Rates Act, 2004 (Act 6 of 2004), which amendments were published in the local newspaper and Extraordinary Provincial Gazette.

**L RALEKGETHO  
MUNICIPAL MANAGER**

**Notice 87/2019**  
**/ww**

## PROVINCIAL NOTICE 153 OF 2019

**NOTICE IN TERMS OF SECTION 17(1) OF THE RUSTENBURG LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2018 FOR A CHANGE OF LAND USE RIGHTS KNOWN AS A REZONING. RUSTENBURG AMENDMENT SCHEME 1984**

The firm NE Town Planning CC (Reg Nr: 2008/2492644/23), being the authorised agent of the owner **Remainder of the Farm Berseba 397, Registration Division J.Q., North West Province** hereby give notice in terms of Section 17(1)(d) of the Rustenburg Local Municipality Spatial Planning and Land Use Management By-Law, 2018 that we have applied to the Rustenburg Local Municipality for a change of land use rights also known as the rezoning of a demarcated portion of the property described above, situated at the north eastern corner of the intersection between the R556 and the road linking Berseba with Modikwe (or adjacent south of the Berseba Primary School) of from "Agricultural" and Mining & Quarrying", to "Recreational" for the purposes of sport fields and associated facilities as defined in Annexure 2283 to the Scheme. This application contains the following proposals: A) that the subject property will be demarcated and that only the demarcated portion of approximately 3.4187 ha will be rezoned as mentioned above. B) The adjacent properties as well as properties in the area, could thereby be affected. C) The rezoning as proposed entails that the demarcated property will be developed for the purposes mentioned above and that new facilities will be built. Annexure 2283 contains the following development parameters: Max Height: As per Local Authority, Max Coverage: As per Local Authority, Max F.A.R: As per Local Authority. Any objection or comments, with the grounds therefore and contact details, shall be lodged within a period of 28 days from the first date on which the notice appeared, with or made in writing to: Municipality at: **Room 319, Missionary Mpheni House, cnr. Nelson Mandela and Beyers Naude Drives, Rustenburg, or to PO Box 16, Rustenburg 0300.** Full particulars and plans (if any) may be inspected during normal office hours at the above-mentioned offices, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, Beeld and Citizen and/or Site Notice. Closing date for any objections : **10 September 2019.** Address of applicant NE Town Planning CC, **155 Kock Street, Suite 204, De Dak, Rustenburg 0299 or P.O. Box 5717, RUSTENBURG, 0300;** Telephone No: 014 592 2777. Dates on which notice will be published: **13 and 20 August 2019.**

13-20

## PROVINSIALE KENNISGEWING 153 VAN 2019

**KENNISGEWING INGEVOLGE ARTIKEL 17 (1) VAN DIE RUSTENBURG PLAASLIKE MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUURS VERORDENING, 2018 VIR 'N VERANDERING VAN DIE GRONDGEBRUIKSREGTE BEKEND AS 'N HERSONERING. RUSTENBURG WYSIGINGSKEMA 1984.**

Die firma NE Town Planning BK (Reg Nr: 2008/2492644/23), synde die gemagtigde agent van die eienaar **die Restant van die Plaas Berseba 397, Registrasie Afdeling J.Q., Noord-Wes Provinsie**, gee hiermee ingevolge, Artikel 17(1)(d) van die Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2018 kennis dat ek by Rustenburg Plaaslike Munisipaliteit aansoek gedoen het vir die verandering van die grondgebruikregte, ook bekend as die hersonering van 'n gedeelte van die eiendom hierbo beskryf, op die noord-oostelike hoek van die interseksie tussen die R556 en die pad wat Berseba met Modikwe verbind (of aangrensend suid van Laerskool Berseba), vanaf "Landbou" en "Mynbou en Uitgrawings" na "Rekreasie" vir die doeleindes van sportgronde en gepaardgaande gebruike soos omskryf in Bylae 2283 tot die Skema. Hierdie aansoek behels A) dat die bovermelde eiendom afgebaken sal word en dat slegs die afgebakende gedeelte van 3.4187 ha hersoneer sal word vir die doeleindes soos genoem. B) die aangrensende eiendomme asook eiendomme in die omgewing kan moontlik hierdeur geraak word. C) die hersonering soos voorgestel behels dat die afgebakende eiendom ontwikkel sal word vir die doeleindes hierbo genoem en dat nuwe fasiliteite gebou sal word. Bylae 2283 bevat die volgende ontwikkelingsparameters: Maks Hoogte: Soos per Plaaslike Bestuur, Maks dekking: Soos per Plaaslike Bestuur, Maks VOV: Soos per Plaaslike Bestuur. Enige besware of kommentaar, met gronde daarvoor asook kontakbesonderhede, kan gebring word binne 'n tydperk van 28 dae vanaf die eerste datum waarop die kennisgewing verskyn het na die **Munisipaliteit: Kamer 319, Missionary Mpheni House**, h.v. Nelson Mandela en Beyers Naude Rylane, Rustenburg, of na Posbus 16, Rustenburg 0300. Besonderhede en planne (indien enige) is beskikbaar vir inspeksie gedurende gewone kantoorure by die bovermelde kantore, vir 'n tydperk van 28 dae van die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen en/of terrein kennisgewing. Sluitingsdatum vir enige besware **10 September 2019.** Adres van applikant: **155 Kockstraat, Suite 204, De Dak, Rustenburg 0299 of NE Stadsbeplanners BK, Posbus 5717, RUSTENBURG, 0300; Telefoon nr: 014 592 2777.** Datums waarop kennisgewings gepubliseer word: **13 en 20 Augustus 2019.**

13-20

**PROVINCIAL NOTICE 154 OF 2019****NOTICE IN TERMS OF SECTION 17(1) OF THE RUSTENBURG LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2018 FOR A CHANGE OF LAND USE RIGHTS KNOWN AS A REZONING. RUSTENBURG AMENDMENT SCHEME 1985**

The firm NE Town Planning CC (Reg Nr: 2008/2492644/23), being the authorised agent of the owner **the Remainder of Portion 2 of the Farm Losperfontein 405, Registration Division J.Q., North West Province** hereby give notice in terms of Section 17(1)(d) of the Rustenburg Local Municipality Spatial Planning and Land Use Management By-Law, 2018 that we have applied to the Rustenburg Local Municipality for a change of land use rights also known as the rezoning of a demarcated portion of the property described above, situated north of the Bethanie Village at the existing sport fields from "Agricultural" and "Mining & Quarrying" to "Recreational" for the purposes of sport fields and associated facilities as defined in Annexure 2284 to the Scheme. This application contains the following proposals: A) that the subject property will be demarcated and that only the demarcated portion of approximately 8.1312ha will be rezoned as mentioned above. B) The adjacent properties as well as properties in the area, could thereby be affected. C) The rezoning as proposed entails that the demarcated portion where the existing facilities are located will be rezoned, improvements will be made to the existing sport fields and facilities and a new building will be built and used for sport and administrative purposes. Annexure 2284 contains the following development parameters: Max Height: As per Local Authority, Max Coverage: As per Local Authority, Max F.A.R: As per Local Authority. Any objection or comments, with the grounds therefore and contact details, shall be lodged within a period of 28 days from the first date on which the notice appeared, with or made in writing to: Municipality at: **Room 319, Missionary Mpheni House, cnr. Nelson Mandela and Beyers Naude Drives, Rustenburg, or to PO Box 16, Rustenburg 0300**. Full particulars and plans (if any) may be inspected during normal office hours at the above-mentioned offices, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, Beeld and Citizen and/or Site Notice. Closing date for any objections : **10 September 2019**. Address of applicant NE Town Planning CC, **155 Kock Street, Suite 204, De Dak, Rustenburg 0299 or P.O. Box 5717, RUSTENBURG, 0300**; Telephone No: 014 592 2777. Dates on which notice will be published: **13 and 20 August 2019**.

13-20

**PROVINSIALE KENNISGEWING 154 VAN 2019****KENNISGEWING INGEVOLGE ARTIKEL 17 (1) VAN DIE RUSTENBURG PLAASLIKE MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUURS VERORDENING, 2018 VIR 'N VERANDERING VAN DIE GRONDGEBRUIKSREGTE BEKEND AS 'N HERSONERING. RUSTENBURG WYSIGINGSKEMA 1985.**

Die firma NE Town Planning BK (Reg Nr: 2008/2492644/23), synde die gemagtigde agent van die eienaar van **die Restant van Gedeelte 2 van die Plaas Losperfontein 405, Registrasie Afdeling J.Q., Noord-Wes Provinsie**, gee hiermee ingevolge, Artikel 17(1)(d) van die Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2018 kennis dat ek by Rustenburg Plaaslike Munisipaliteit aansoek gedoen het vir die verandering van die grondgebruikregte, ook bekend as die hersonering van 'n afgebakende gedeelte van die eiendom hierbo beskryf, geleë noord van die Bethanie informele nedersetting by die bestaande sportfasiliteite vanaf "Landbou" en "Mynbou en Uitgrawings" na "Rekreasie" vir die doeleindes van sportgronde en gepaardgaande fasiliteite soos omskryf in Bylae 2284 tot die Skema. Hierdie aansoek behels A) dat die bovermelde eiendom afgebaken sal word en dat slegs die afgebakende gedeelte van ongeveer 8,1312 ha hersoneer sal word vir die doeleindes soos genoem. B) die aangrensende eiendomme asook eiendomme in die omgewing kan kan moontlik hierdeur geraak word. C) die hersonering soos voorgestel behels dat die afgebakende eiendom waar die bestaande sportfasiliteite is, hersonering sal word, verbeteringe aan bestaande sportfelde en fasiliteite aangebring sal word en 'n nuwe gebou gebou en gebruik sal word vir sport en administratiewe doeleindes. Bylae 2284 bevat die volgende ontwikkelingsparameters: Maks Hoogte: Soos per Plaaslike Bestuur, Maks dekking: Soos per Plaaslike Bestuur, Maks VOV: Soos per Plaaslike Bestuur. Enige besware of kommentaar, met gronde daarvoor asook kontakbesonderhede, kan gebring word binne 'n tydperk van 28 dae vanaf die eerste datum waarop die kennisgewing verskyn het na die **Munisipaliteit: Kamer 319, Missionary Mpheni House**, h.v. Nelson Mandela en Beyers Naude Rylane, Rustenburg, of na Posbus 16, Rustenburg 0300. Besonderhede en planne (indien enige) is beskikbaar vir inspeksie gedurende gewone kantoorure by die bovermelde kantore, vir 'n tydperk van 28 dae van die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen en/of terrein kennisgewing. Sluitingsdatum vir enige besware **10 September 2019**. Adres van applikant: **155 Kockstraat, Suite 204, De Dak, Rustenburg 0299 of NE Stadsbeplanners BK, Posbus 5717, RUSTENBURG, 0300**; Telefoon nr: 014 592 2777. Datums waarop kennisgewings gepubliseer word: **13 en 20 Augustus 2019**.

13-20

**PROVINCIAL NOTICE 155 OF 2019****NOTICE IN TERMS OF SECTION 17(1) OF THE RUSTENBURG LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANGEMENT BY-LAW, 2018 FOR A CHANGE OF LAND USE RIGHTS KNOWN AS A REZONING. RUSTENBURG AMENDMENT SCHEME 1986**

The firm NE Town Planning CC (Reg Nr: 2008/2492644/23), being the authorised agent of the owner of **Portion 8, being an unregistered portion of Portion 3 of the Farm Losperfontein 405, Registration Division J.Q., North West Province** hereby give notice in terms of Section 17(1)(d) of the Rustenburg Local Municipality Spatial Planning and Land Use Management By-Law, 2018 that we have applied to the Rustenburg Local Municipality for a change of land use rights also known as the rezoning of the property described above, situated within the rural village of Bethanie where the existing Dimapo School is located on from "Agricultural" to "Institutional" as defined in Annexure 2285 to the Scheme. This application contains the following proposals: A) that the subject property will be rezoned to accommodate the existing school and that new additional class rooms will be built. B) The adjacent properties as well as properties in the area, could thereby be affected. C) The rezoning as proposed entails that the demarcated portion (Unregistered Portion 8) where the existing school is located will be rezoned, from "Agricultural" to "Institutional" and that new class rooms will be built. Annexure 2285 contains the following development parameters: Max Height: As per Local Authority, Max Coverage: As per Local Authority, Max F.A.R: As per Local Authority. Any objection or comments, with the grounds therefore and contact details, shall be lodged within a period of 28 days from the first date on which the notice appeared, with or made in writing to: Municipality at: **Room 319, Missionary Mpheni House, cnr. Nelson Mandela and Beyers Naude Drives, Rustenburg, or to PO Box 16, Rustenburg 0300.** Full particulars and plans (if any) may be inspected during normal office hours at the above-mentioned offices, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, Beeld and Citizen and/or Site Notice. Closing date for any objections : **10 September 2019.** Address of applicant NE Town Planning CC, **155 Kock Street, Suite 204, De Dak, Rustenburg 0299 or P.O. Box 5717, RUSTENBURG, 0300;** Telephone No: 014 592 2777. Dates on which notice will be published: **13 and 20 August 2019.**

13-20

**PROVINSIALE KENNISGEWING 155 VAN 2019****KENNISGEWING INGEVOLGE ARTIKEL 17 (1) VAN DIE RUSTENBURG PLAASLIKE MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUURS VERORDENING, 2018 VIR 'N VERANDERING VAN DIE GRONDGEBRUIKSREGTE BEKEND AS 'N HERSONERING. RUSTENBURG WYSIGINGSKEMA 1986.**

Die firma NE Town Planning BK (Reg Nr: 2008/2492644/23), synde die gemagtigde agent van die eienaar van **Gedeelte 8, synde 'n ongeregistreerde gedeelte van Gedeelte 3 van die Plaas Losperfontein 405, Registrasie Afdeling J.Q., Noord-Wes Provinsie**, gee hiermee ingevolge, Artikel 17(1)(d) van die Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2018 kennis dat ek by Rustenburg Plaaslike Munisipaliteit aansoek gedoen het vir die verandering van die grondgebruikregte, ook bekend as die hersonering van die eiendom hierbo beskryf, geleë in die informele nedersetting van Bethanie waar die bestaande Dimapo skool geleë is vanaf "Landbou" na "Institusioneel" soos omskryf in Bylae 2285 tot die Skema. Hierdie aansoek behels A) dat die bovermelde eiendom hersoneer sal word om die bestaande skool te akkommodeer en dat nuwe addisionele klaskamers gebou sal word. B) die aangrensende eiendomme asook eiendomme in die omgewing kan moontlik hierdeur geraak word. C) die hersonering soos voorgestel behels dat die afgebakende eiendom (ongeregistreerde Gedeelte 8) waar die bestaande skool geleë is, hersoneer sal word vanaf "Landbou" na "Institusioneel" en dat nuwe klaskamers gebou sal word. Bylae 2285 bevat die volgende ontwikkelingsparameters: Maks Hoogte: Soos per Plaaslike Bestuur, Maks dekking: Soos per Plaaslike Bestuur, Maks VOV: Soos per Plaaslike Bestuur. Enige besware of kommentaar, met gronde daarvoor asook kontakbesonderhede, kan gebring word binne 'n tydperk van 28 dae vanaf die eerste datum waarop die kennisgewing verskyn het na die **Munisipaliteit: Kamer 319, Missionary Mpheni House**, h.v. Nelson Mandela en Beyers Naude Rylane, Rustenburg, of na Posbus 16, Rustenburg 0300. Besonderhede en planne (indien enige) is beskikbaar vir inspeksie gedurende gewone kantoorure by die bovermelde kantore, vir 'n tydperk van 28 dae van die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen en/of terrein kennisgewing. Sluitingsdatum vir enige besware **10 September 2019**. Adres van applikant: **155 Kockstraat, Suite 204, De Dak, Rustenburg 0299 of NE Stadsbeplanners BK, Posbus 5717, RUSTENBURG, 0300; Telefoon nr: 014 592 2777**. Datums waarop kennisgewings gepubliseer word: **13 en 20 Augustus 2019**.

13-20

**LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS****LOCAL AUTHORITY NOTICE 114 OF 2019****CITY OF MATLOSANA****APPROVAL OF AMENDMENT OF TOWN PLANNING SCHEME**

The City of Matlosana hereby in terms of the provisions of Section 125 of the Town Planning and Townships Ordinance, 1986 declares that it has approved an amendment scheme being an amendment of the Klerksdorp Land Use Management Scheme, 2005, comprising the same land as included in the township of Matlosana Estates Extension 10.

Map 3 and the scheme clauses of the amendment scheme are filed with the Municipal Manager, City of Matlosana and the Chief Town and Regional Planner, Department Co-operative Governance, Human Settlement and Traditional Affairs, Potchefstroom and are open for inspection at all reasonable times.

This amendment is known as Klerksdorp Amendment Scheme 1181 and shall come into operation on the date of publication of this notice.

**Civic Centre  
KLERKSDORP**  
Notice No. 70/2019

**T.S.R. NKHUMISE  
MUNICIPAL MANAGER**  
13/1/8/182

**PLAASLIKE OWERHEID KENNISGEWING 114 VAN 2019****STADSRAAD VAN MATLOSANA  
GOEDKEURING VAN WYSIGING VAN DORPSBEPLANNINGSKEMA**

Die Stadsraad van Matlosana verklaar hierby ingevolge die bepalings van Artikel 125 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 dat hy 'n wysigingskema synde 'n wysiging van die Klerksdorp Grondgebruikbestuurskema, 2005, wat uit dieselfde grond as wat die dorp Matlosana Estates Uitbreiding 10 bestaan, goedgekeur het.

Kaart 3 en die skemaklousules van die wysigingskema word in bewaring gehou deur die Munisipale Bestuurder, Stadsraad van Matlosana en die Hoof Stads- en Streekbeplanner, Departement Samewerkende Regering, Menslike Nedersettings en Tradisionele Sake, Potchefstroom en is beskikbaar vir inspeksie op alle redelike tye.

Hierdie wysiging staan bekend as Klerksdorp Wysigingskema 1181 en tree in werking op datum van publikasie van hierdie kennisgewing.

**Burgersentrum  
KLERKSDORP**  
Kennisgewingnommer: 70/2019

**T.S.R. NKHUMISE  
MUNISIPALE BESTUURDER**  
13/1/8/182

**LOCAL AUTHORITY NOTICE 115 OF 2019****CITY OF MATLOSANA  
DECLARATION AS APPROVED TOWNSHIP**

In terms of Section 111 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) read with the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013), the City of Matlosana hereby declares Matlosana Estates Extension 10 (District Klerksdorp) to be an approved township subject to the conditions set out in the schedule hereto.

**SCHEDULE**

CONDITIONS UNDER WHICH THE APPLICATION FOR TOWNSHIP ESTABLISHMENT IN TERMS OF THE PROVISIONS OF CHAPTER IV OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986) READ TOGETHER WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 2013 (ACT 16 OF 2013) ON PORTION 654 (A PORTION OF PORTION 607) OF THE FARM TOWNLANDS OF KLERKSDORP 424, REGISTRATION DIVISION I.P., NORTH WEST PROVINCE BY THE CITY OF MATLOSANA (HEREINAFTER REFERRED TO AS THE TOWNSHIP APPLICANT) AND BEING THE REGISTERED OWNER OF THE LAND, HAS BEEN APPROVED.

**1. CONDITIONS OF ESTABLISHMENT****(1) NAME**

The name of the township shall be Matlosana Estates Extension 10.

**(2) LAYOUT / DESIGN**

The township shall consist of erven and streets as indicated on General Plan S.G. No. 458/2018.

**(3) ACCESS**

(a) Ingress from Road P56-1 (R503) to the township and egress to Road P56-1 (R503) from the township shall be restricted to the junction / intersection of Coot Boulevard with the said road.

(b) The township applicant shall at its own expense, submit a geometric design layout plan (scale 1:500) of the ingress and egress point referred to in (a) above, and specifications for the construction of the access, to the South African National Roads Agency Limited, for approval. The township applicant shall after approval of the layout and specifications, construct the said ingress and egress point at its own expense to the satisfaction of the South African National Roads Agency Limited.

**(4) ACCEPTANCE AND DISPOSAL OF STORMWATER**

The township applicant shall arrange for the drainage of the township to fit in with that of Road P56-1 (R503) and Road N12 and for all stormwater running off or being diverted from the roads to be received and disposed of.

**(5) REMOVAL, REPOSITIONING, MODIFICATION OR REPLACEMENT OF EXISTING POST OFFICE- / TELKOM PLANT**

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

**(6) REMOVAL, REPOSITIONING, MODIFICATION OR REPLACEMENT OF EXISTING ESKOM POWER LINES**

(a) If, by reason of the establishment of the township, it should become necessary to remove, reposition, modify or replace any existing power lines of Eskom, the cost thereof shall be borne by the township applicant.

(b) If Eskom has to incur any costs to comply with statutory ground to conductor clearances resulting from the establishment of the township, such costs shall be borne by the township applicant.

**(7) RESTRICTION ON THE DISPOSAL OF ERVEN 2729 AND 3504**

The township applicant shall not, offer for sale or alienate Erven 2729 and 3504 within a period of six (6) months after the erven become registrable to any person or body other than the State unless the Department of Education has indicated in writing that the Department does not wish to acquire the erven.

**(8) RESTRICTION ON THE DISPOSAL AND DEVELOPMENT OF ERVEN 2376 TO 2382; 3514 TO 3519; 3534 TO 3547 AND 3552 TO 3556**

The township applicant shall not dispose of or develop Erven 2376 to 2382; 3514 to 3519; 3534 to 3547 and 3552 to 3556 and transfer of the erven shall not be permitted until the local authority has been satisfied that the part of the erven where buildings are to be erected is no longer subject to inundation by floodwater on an average every 100 years, as shown on the approved layout plan.

**(9) ENVIRONMENTAL MANAGEMENT**

The township applicant must ensure that all conditions imposed by the Department of Agriculture, Conservation and Environment in terms of the Environmental Authorisation issued by the said Department on 10 February 2009 by virtue of NWP/EIA/131/2007 are adhered to.

**2. CONDITIONS TO BE COMPLIED WITH BEFORE THE ERVEN IN THE TOWNSHIP BECOME REGISTRABLE  
INSTALLATION AND PROVISION OF SERVICES**

The township applicant shall install and provide appropriate, affordable and upgradable internal and external services in or for the township.

### 3. DISPOSAL OF EXISTING CONDITIONS OF TITLE

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

(1) excluding the following conditions / servitudes which do not affect the township area because of the location thereof:

(a) "II. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 9137,9997 Hectares, of which the property held hereby forms a portion, is subject to the following:

B. By Notarial Deed No. K690/1940S the right has been granted to ESKOM to convey Electricity over the Remaining Extent of the property hereby conveyed, together with ancillary rights, and subject to conditions, which servitude is indicated by the line A B C D E on Diagram S.G. No. A 613/37, as will more fully appear on Reference to the said Notarial Deed and Diagram annexed to Crown Grant G201/1906".

(b) "III. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 8554,3509 Hectares, of which the property held hereby forms a portion, is subject to the following:

A. By Notarial Deed No K556/1960S dated 29 November 1958 The Western Transvaal Regional Water Company (Proprietary) Limited has been granted a right in perpetuity to convey and transmit water by means of pipelines over the remainder of the property (of which the property held hereunder forms a portion of) together with ancillary rights and indicated on Diagram S.G. No. A 685/1958, as will more fully appear from reference to the said Notarial Deed, a copy of which is annexed to Crown Grant No. 201/1906".

(c) "IV. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 8462,6081 Hectares, of which the property held hereby forms a portion, is subject to the following:

A. By virtue of Notarial Deed No. K45/63S the right has been granted to Electricity Supply Commission to convey electricity over the Remainder of the property held hereunder together with ancillary rights, whereof the centre lines of the servitude are indicated by the lines A B C D E F G H J K, L M N P Q R S T U V, W X Y, Z A` B` and C` D` E` on Diagram SG No. 4587/1959, as will more fully appear from said Notarial Deed, which servitude was amended as follows:

(a) By Notarial Deed of Servitude No. 1170/1967S dated 9<sup>th</sup> May 1967, clause 10 of Notarial Deed of Servitude No. 45/1963S, has been cancelled and substituted by a new clause, which reads as follows: "The centre lines of the overhead electric power lines with underground cables shall traverse the said property along the route indicated by the lines lettered A B C D ; J X; L M; S T U V; W X Y; Z A` B` and C` D` E` on Diagram SG No. A4587/59 surveyed by Landsurveyor C Beneke in August 1959 and approved by the Surveyor-General on the 26<sup>th</sup> day of October 1959."

(b) Kragtens Kansellasië van Akte van Serwituut K36/1985 S, is Notariele Akte van Serwituut K45/1963 S gekanselleer ten opsigte van Gedeeltes 392 en 393 (gedeeltes van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP.

(c) By Notarial Deed of Cancellation of Servitude K1604/1992 S Deed of Servitude K45/1963 S has been cancelled in so far it concerns Portion 398 (portion of portion 1) of the farm Townlands of Klerksdorp 424, IP".

(d) "V. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 8280,4769 Hectares, of which the property held hereby forms a portion, is subject to the following:

A. By Notarial Deed of Servitude No. 1170/1967S dated 9<sup>th</sup> May 1967 the right has been granted to the Electricity Supply Commission to convey electricity over the Remainder of the property held hereunder measuring 9667,4461 morgen, together with ancillary rights, whereof the centre lines of the servitude are indicated by the lines A B C D and E F G H on Diagram S.G. No. A 3175/64, as will more fully appear from the said Notarial Deed, which servitude was amended as follows:

(a) Kragtens Kansellasië van Akte van Serwituut K36/1985 S is Notariele Akte van Serwituut K1170/1967 S gekanselleer ten opsigte van Gedeeltes 392 en 393 (gedeeltes van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP.

(b) By Notarial Deed of Cancellation of Servitude K1604/1992 S Deed of Servitude K1170/1967 S has been cancelled in so far it concerns Portion 398 (portion of portion 1) of the farm Townlands of Klerksdorp 424, IP".



- (e) "VI. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 8105,4464 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. Kragtens Notariële Akte van Serwituut No. K3333/77S gedateer 3/8/77 is 'n Ewigdurende reg aan Eskom verleen om elektrisiteit te lei oor die eiendom deur middel van transmissielyn met bykomende regte soos meer ten volle sal blyk uit gesegde Notariële Akte en aangedui deur die letters ABC op Kaart L.G. Nr. A7513/74 daaby aangeheg, welke serwituut soos volg gewysig is:
- (a) Kragtens Kansellasie van Akte van Serwituut K36/1985 S, is Notariële Akte van Serwituut K3333/1977 S gekanselleer ten opsigte van Gedeeltes 392 en 393 (gedeeltes van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP.
- (b) By Notarial Deed of Cancellation of Servitude K1604/1992 S, Deed of Servitude K3333/1977 S has been cancelled in so far it concerns Portion 398 (portion of portion 1) of the farm Townlands of Klerksdorp 424, IP".
- (f) "VII. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 8069,3927 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. Kragtens Notariële Akte K407/980 is die reg aan Eskom verleen om elektrisiteit oor die hierinvermelde eiendom te vervoer, tesame met bykomende regte, en onderworpe aan voorwaardes, soos meer volledig sal blyk uit gesegde Akte, welke serwituut kragtens Kansellasie van Akte van Serwituut K36/1985 S gekanselleer is ten opsigte van Gedeeltes 392 en 393 (gedeeltes van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP, en kragtens Notariële Akte van Kansellasie van Serwituut K1604/1992 S gekanselleer is ten opsigte van Gedeelte 398 (gedeelte van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP".
- (g) "VIII. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 7927,3258 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. Kragtens Notariële Akte K1343/1981S is die reg aan Eskom verleen om elektrisiteit oor die hierinvermelde eiendom te vervoer, tesame met bykomende regte, en onderworpe aan voorwaardes soos meer volledig sal blyk uit gesegde Akte en Kaart, welke serwituut kragtens Kansellasie van Akte van Serwituut K36/1985 S gekanselleer is ten opsigte van Gedeelte 393 (gedeelte van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP, en waarvan die roete bepaal is kragtens Notariële Akte van Roete bepaling K1455/1989S en die hartlyn van die serwituut aangedui word deur die lyne ab en cd op Kaart LG A4768/1987, en kragtens Notariële Akte van Kansellasie van Serwituut K1604/1992 S gekanselleer is ten opsigte van Gedeelte 398 (gedeelte van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP.
- B. Kragtens Notariële Akte K1344/1981 is die reg aan Eskom verleen om elektrisiteit oor die hierinvermelde eiendom te vervoer, tesame met bykomende regte, en onderworpe aan voorwaardes soos meer volledig sal blyk uit gesegde Akte, welke serwituut kragtens Kansellasie van Akte van Serwituut K36/1985 S gekanselleer is ten opsigte van Gedeelte 393 (gedeelte van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP, en kragtens Notariële Akte van Kansellasie van Serwituut K1604/1992 S gekanselleer is ten opsigte van Gedeelte 398 (gedeelte van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP."
- (h) "IX. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 6453,4722 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. Kragtens Notariële Akte K1159/85 is die reg aan Eskom verleen om elektrisiteit oor die hierinvermelde eiendom te vervoer, tesame met bykomende regte, en onderworpe aan voorwaardes, soos meer volledig sal blyk uit gesegde Akte en waarvan die roete nou bepaal is kragtens Notariële Akte van Roetebepaling K5018/1998 S, welke serwituut 22 meter wyd is en waarvan die middellyn aangedui word deur die lyne ABCa, bEd, eFGHJKLMf, gPhjk en mS op Kaart LG nommer 3216/1998."
- (2) excluding the following servitudes which affect Erven 3562 (Park) and 3563 (Park) and Avocet Crescent in the township only:
- (a) "II. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 9137,9997 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. By Notarial Deed No. K689/1940S the right has been granted to ESKOM to convey electricity over the Remaining Extent of the property hereby conveyed, together with ancillary

rights, and subject to the conditions, as will more fully appear on reference to the said Notarial Deed, which servitude is indicated by the line ab on diagram SG No. 457/2018, which represents the centre line of the overhead electrical power line with underground electric cables, which servitude was amended as follows:

- (a) By Notarial Deed K1520/1960 S, the servitude was cancelled in respect of the consolidated Portion 176 of the farm Townlands of Klerksdorp 424, IP.
- (b) By virtue of Notarial Deed No. K45/63S, clause 10 of the Notarial Deed No. 689/1940S has been cancelled and substituted by a new clause which reads as follows: "The line shall cross the property aforesaid along the route indicated by the letters C D E F G H J K L I M N O P Q R S T and U V W on the diagram hereunto attached, framed by the Surveyor RJ Dicke in August-September 1936, and approved by the Surveyor General on 1<sup>st</sup> day of February 1937, under SG No. A5480/36."
- (c) Kragtens Notariële Akte van Wysiging van Serwituut No. K3333/77S gedateer 3/8/77 is klousule 10 op bladsy 7 van die Notariële Akte 689/40S gewysig deurdat 'n gedeelte van die serwituut aangedui deur die figuur AB op kaart L.G. No. A9512/74 daarby aangeheg, gekanselleer word.
- (d) Kragtens Kansellasië van Akte van Serwituut K36/1985 S is Notariële Akte van Serwituut 689/1940 S gekanselleer ten opsigte van Gedeeltes 392 en 393 (gedeeltes van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP.
- (e) By Notarial Deed of Cancellation of Servitude K1604/1992 S, Deed of Servitude K689/1940 S has been cancelled in so far it concerns Portion 398 (portion of portion 1) of the farm Townlands of Klerksdorp 424, IP.
- (f) Kragtens Notariële Akte van kansellasië K2364/95S gedateer 8/3/95 word K689/40S gekanselleer in sover aangedui deur die lyn ABCD op LG A9350/91 soos meer volledig sal blyk uit bogemelde Notariële Akte.

(3) excluding the following right which shall not be passed on to the erven in the township:

"X. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 6218,2244 Hectares, of which the property held hereby forms a portion, is subject to the following:

- A. Die hieringemelde eiendom is geregtig op 'n serwituut van reg van weg aangedui deur die figuur EFGA op kaart LG No. 10298/1999 oor gedeelte 557 (gedeelte van gedeelte 1) van die Plaas Townlands van Klerksdorp 424, Registrasie Afdeling I.P., groot 2 000 vierkante meter – T137175/2000".

(4) including the following conditions which shall be transferred to all the erven in the township area:

- (a) "I. The former Farm Townlands of Klerksdorp 424, I.P., in extent 9234,4107 Hectares, of which the property held hereby forms a portion, is subject to the following:
  - A. Subject to all conditions and stipulations contained in certain Deed of Agreement entered into at Pretoria on the 15th day of July, 1887 between the State of the late South African Republic and B.H. Swart and J.J. Roos in their capacity as the representatives of the original owners of the land comprising the Town and Townlands of Klerksdorp which Agreement is registered in the Deeds Office under no. 269 of 1887 and shall also be subject to all rights and servitudes which now affect or at any time hereafter may be found to affect the title to the said land hereby transferred or to be binding on the Government in respect of the said land as from the 3rd May 1906.
  - B. That all roads already made over this land by lawful authority, shall remain free and unobstructed; that the said land shall be further subject to such stipulations as have been established or may be established by the legislature".

#### 4. CONDITIONS OF TITLE

(1) CONDITIONS OF TITLE IMPOSED IN TERMS OF THE PROVISIONS OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986)

(a) ALL ERVEN WITH THE EXCEPTION OF ERVEN 3560 (PARK) TO 3563 (PARK)

- (i) The erf is subject 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.
- (ii) 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 1 metre thereof.
- (iii) 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.

(b) ERVEN SUBJECT TO SPECIAL CONDITIONS

In addition to the relevant conditions set out above, the under-mentioned erven shall be subject to the conditions as indicated.

- (i) 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 for consideration shall indicate measures to be taken, to limit possible damage to buildings and structures as a result of detrimental foundation conditions. These measures shall be in accordance with the recommendations contained in the Geotechnical report for the township, 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.
- (aa) The NHBRC classification for foundations in respect of Erven 1882 to 1961, 1969 to 1974, 1976 to 2302, 2304 to 2317, 2324 to 2348, 2388 to 2437, 2439 to 2452, 2485 to 2492, 2729 to 2763, 2775 to 2779, 2787 to 2794, 2799 to 2801, 2830, 2831, 2872 to 2877, 2916 to 2918, 2940 to 2950, 2974 to 2981, 3000 to 3017, 3193 to 3197, 3204 to 3214 and 3219 to 3224 is considered as C1R.
- (bb) The NHBRC classification for foundations in respect of Erven 1964 to 1967, 2318, 2320 to 2322, 2766 to 2774, 2781 to 2785, 2796, 2797, 2804 to 2810, 2812 to 2829, 2833 to 2869, 2878 to 2915, 2920 to 2939, 2951 to 2972, 2983 to 2998, 3019 to 3192, 3199 to 3202, 3216, 3217, 3225 to 3399, 3401 to 3501, 3503, 3505 to 3511, 3520 to 3535, 3548 to 3550, 3557, 3558, 3561 (Park) and 3562 (Park) is considered as HCR.
- (cc) The NHBRC classification for foundations in respect of Erven 2350 to 2364, 2457 to 2469, 2471 to 2478, 2498 to 2555, 2575 to 2587, 2593 to 2595, 2597, 2637 to 2661, 2693 to 2704, 3513, 3514, 3537, 3538, 3552 and 3555 is considered as C1H1.
- (dd) The NHBRC classification for foundations in respect of Erven 2366 to 2387, 2557 to 2573, 2587 to 2590, 2598 to 2636, 2664 to 2666, 2672 to 2692, 2705 to 2728, 3515 to 3519 and 3540 to 3547 is considered as H3.
- (ee) The NHBRC classification for foundations in respect of Erven 1962, 1963, 1968, 1975, 2303, 2319, 2323, 2438, 2453 to 2455, 2764, 2765, 2780, 2786, 2795, 2798, 2802, 2803, 2811, 2832, 2870, 2871, 2919, 2973, 2982, 2999, 3018, 3198, 3203, 3215, 3218 and 3560 (Park) is considered as partially C1R and partially HCR.
- (ff) The NHBRC classification for foundations in respect of Erven 2349, 2456, 2470, 2479 to 2484 and 2493 to 2497 is considered as partially C1R and partially C1H1.
- (gg) The NHBRC classification for foundations in respect of Erven 2365, 2556, 2574, 2591, 2592, 2596, 2662, 2663, 2667 to 2671, 3539, 3553 and 3554 is considered as partially H3 and partially C1H1.
- (hh) The NHBRC classification for foundations in respect of Erven 3400, 3502, 3512, 3536, 3551 and 3556 is considered as partially C1H1 and partially HCR.
- (ii) The NHBRC classification for foundations in respect of Erven 3504, 3559 and 3563 (Park) is considered as partially C1H1, partially H3 and partially HCR.
- (ii) ERVEN 3504; 3559 AND 3562 (PARK) TO 3563 (PARK)

No building of any nature shall be erected within that part of the erf which is likely to be inundated by floodwater on an average every 100 years, as shown on the approved layout plan: Provided that the local authority may consent to the erection of buildings on such part if it is satisfied that the said part or building/s will no longer be subject to inundation. No terracing or other changes within the floodplain shall be carried out unless with the approval by the local authority of proposals prepared by a professional engineer.

(2) CONDITIONS IMPOSED BY AND IN FAVOUR OF THIRD PARTIES

- (a) CONDITIONS IMPOSED BY THE SOUTH AFRICAN NATIONAL ROADS AGENCY LIMITED BY VIRTUE OF SECTION 49(5)(a)(i) OF THE SOUTH AFRICAN NATIONAL ROADS AGENCY LIMITED AND NATIONAL ROADS ACT, 1998 (ACT 7 OF 1998)
- (i) ERF 3559
- (aa) "With the exception of existing structures, no new structures or any other thing whatsoever shall be erected, laid or established within a distance of 20 metres

measured from the N12 road reserve boundary, without the written approval of the South African National Roads Agency Limited”.

- (bb) “In the event of the land being consolidated with any other land, the title to the consolidated land shall be subject to the above-mentioned condition”.
- (cc) “No new accesses (entrances) to the above-mentioned properties are allowed without the approval of the South African National Roads Agency Limited”.

**Civic Centre  
KLERKSDORP**  
Notice No. 69/2019

**T.S.R. NKHUMISE  
MUNICIPAL MANAGER**  
13/1/7/315

**STADSRAAD VAN MATLOSANA  
VERKLARING TOT GOEDGEKEURDE DORP**

Ingevolge Artikel 111 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986) saamgelees met die Wet op Ruimtelike Beplanning en Grondgebruikbestuur, 2013 (Wet 16 van 2013), verklaar die Stadsraad van Matlosana hierby die dorp Matlosana Estates Uitbreiding 10 (Distrik Klerksdorp) tot 'n goedgekeurde dorp onderworpe aan die voorwaardes uiteengesit in die bygaande skedule.

**SKEDULE**

VOORWAARDES WAARONDER DIE AANSOEK OM DORPSTIGTING INGEVOLGE DIE BEPALINGS VAN HOOFSTUK IV VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986) SAAMGELEES MET DIE WET OP RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR, 2013 (WET 16 VAN 2013) OP GEDEELTE 654 ('N GEDEELTE VAN GEDEELTE 607) VAN DIE PLAAS TOWNLANDS OF KLERKSDORP 424, REGISTRASIE AFDELING I.P., PROVINSIE NOORDWES, DEUR DIE STADSRAAD VAN MATLOSANA (HIERNA DIE DORPSTIGTER GENOEM) EN SYNDE DIE GEREGISTREERDE EIENAAR VAN DIE GROND, GOEDGEKEUR IS.

**1. STIGTINGSVOORWAARDES**

**(1) NAAM**

Die naam van die dorp sal wees Matlosana Estates Uitbreiding 10.

**(2) UITLEG / ONTWERP**

Die dorp sal bestaan uit erwe en strate soos aangedui op Algemene Plan LG No. 458/2018.

**(3) TOEGANG**

(a) Ingang van Pad P56-1 (R503) tot die dorp en uitgang tot Pad P56-1 (R503) uit die dorp word beperk tot die aansluiting / kruising van Coot Boulevard met sodanige pad.

(b) Die dorpstigter moet op eie koste 'n meetkundige ontwerp uitlegplan (skaal 1:500) van die in- en uitgangspunt genoem in (a) hierbo en spesifikasies vir die bou van die aansluiting laat opstel en aan die Suid-Afrikaanse Nasionale Padagentskap Beperk vir goedkeuring voorlê. Die dorpstigter moet, nadat die ontwerp en spesifikasies goedgekeur is, die toegang op eie koste bou tot bevrediging van die Suid-Afrikaanse Nasionale Padagentskap Beperk.

**(4) ONTVANGS EN VERSORGING VAN STORMWATER**

Die dorpstigter moet die stormwaterdreinerings van die dorp so reël dat dit inpas by dié van Pad P56-1 (R503) en Pad N12 en moet die stormwater wat van die pad afloop of afgelei word, ontvang en versorg.

**(5) VERWYDERING, VERPLASING, MODIFISERING OF DIE VERVANGING VAN BESTAANDE POSKANTOOR- / TELKOMUITRUSTING**

Indien dit as gevolg van die stigting van die dorp nodig word om enige bestaande Poskantoor- / Telekomuitrusting te verwyder, te verplaas, te modifiseer of te vervang moet die koste daarvan deur die dorpstigter gedra word.

**(6) VERWYDERING, VERPLASING, MODIFISERING OF DIE VERVANGING VAN BESTAANDE ESKOM KRAGLYNE**

(a) Indien dit as gevolg van die stigting van die dorp nodig word om enige bestaande kraglyne van Eskom te verwyder, te verplaas, te modifiseer of te vervang moet die koste daarvan deur die dorpstigter gedra word.

(b) Indien Eskom enige kostes moet aangaan om aan statutêre grond tot geleier vryhoogtes te voldoen voortspruitend uit die stigting van die dorp, moet sodanige kostes deur die dorpstigter gedra word.

**(7) BEPERKING OP DIE VERVREEMDING VAN ERWE 2729 EN 3504**

Die dorpstigter mag nie Erwe 2729 en 3504 binne 'n tydperk van ses (6) maande nadat die erwe registreerbaar geword het aan enige persoon of liggaam anders as die Staat te koop aanbied of vervreem nie tensy die Departement van Onderwys skriftelik aangedui het dat die Departement nie die erwe will aanskaf nie.

- (8) BEPERKING OP DIE VERVREEMDING EN ONTWIKKELING VAN ERWE 2376 TOT 2382; 3514 TOT 3519; 3534 TOT 3547 EN 3552 TOT 3556

Die dorpsdigter mag nie Erwe 2376 tot 2382; 3514 tot 3519; 3534 tot 3547 en 3552 tot 3556 vervreem of ontwikkel en oordrag van die erwe word nie toegelaat totdat die plaaslike owerheid tevrede gestel is dat die deel van die erwe waar geboue opgerig gaan word, nie meer onderworpe is aan oorstroming deur vloedwater gemiddeld elke 100 jaar, soos op die goedgekeurde uitlegplan aangetoon is, nie.

- (9) OMGEWINGSBESTUUR

Die dorpsdigter moet toesien dat alle voorwaardes opgelê deur die Departement van Landbou, Bewaring en Omgewing ingevolge die Omgevingsmagtiging uitgereik deur die voorgenoemde Departement op 10 Februarie 2009 kragtens NWP/EIA/131/2007 nagekom word.

2. VOORWAARDES WAARAAN VOLDOEN MOET WORD VOOR DIE ERWE IN DIE DORP REGISTRERBAAR WORD

#### INSTALLASIE EN VOORSIENING VAN DIENSTE

Die dorpsdigter moet geskikte, bekostigbare en opgradeerbare interne en eksterne ingenieursdienste in of vir die dorp installeer en voorsien.

3. BESKIKKING OOR BESTAANDE TITELVOORWAARDES

Alle erwe sal onderworpe gestel word aan bestaande voorwaardes en serwitute, indien daar is,

- (1) uitgesluit die volgende voorwaardes / serwitute wat nie die dorp raak nie weens die ligging daarvan:

- (a) "II. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 9137,9997 Hectares, of which the property held hereby forms a portion, is subject to the following:

B. By Notarial Deed No. K690/1940S the right has been granted to ESKOM to convey Electricity over the Remaining Extent of the property hereby conveyed, together with ancillary rights, and subject to conditions, which servitude is indicated by the line A B C D E on Diagram S.G. No. A 613/37, as will more fully appear on Reference to the said Notarial Deed and Diagram annexed to Crown Grant G201/1906".

- (b) "III. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 8554,3509 Hectares, of which the property held hereby forms a portion, is subject to the following:

A. By Notarial Deed No K556/1960S dated 29 November 1958 The Western Transvaal Regional Water Company (Proprietary) Limited has been granted a right in perpetuity to convey and transmit water by means of pipelines over the remainder of the property (of which the property held hereunder forms a portion of) together with ancillary rights and indicated on Diagram S.G. No. A 685/1958, as will more fully appear from reference to the said Notarial Deed, a copy of which is annexed to Crown Grant No. 201/1906".

- (c) "IV. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 8462,6081 Hectares, of which the property held hereby forms a portion, is subject to the following:

A. By virtue of Notarial Deed No. K45/63S the right has been granted to Electricity Supply Commission to convey electricity over the Remainder of the property held hereunder together with ancillary rights, whereof the centre lines of the servitude are indicated by the lines A B C D E F G H J K, L M N P Q R S T U V, W X Y, Z A` B` and C` D` E` on Diagram SG No. 4587/1959, as will more fully appear from said Notarial Deed, which servitude was amended as follows:

- (a) By Notarial Deed of Servitude No. 1170/1967S dated 9<sup>th</sup> May 1967, clause 10 of Notarial Deed of Servitude No. 45/1963S, has been cancelled and substituted by a new clause, which reads as follows: "The centre lines of the overhead electric power lines with underground cables shall traverse the said property along the route indicated by the lines lettered A B C D ; J X; L M; S T U V; W X Y; Z A` B` and C` D` E` on Diagram SG No. A4587/59 surveyed by Landsurveyor C Beneke in August 1959 and approved by the Surveyor-General on the 26<sup>th</sup> day of October 1959."

- (b) Kragtens Kansellasië van Akte van Serwitute K36/1985 S, is Notariële Akte van Serwitute K45/1963 S gekanselleer ten opsigte van Gedeeltes 392 en 393 (gedeeltes van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP.

- (c) By Notarial Deed of Cancellation of Servitude K1604/1992 S Deed of Servitude K45/1963 S has been cancelled in so far it concerns Portion 398 (portion of portion 1) of the farm Townlands of Klerksdorp 424, IP".

- (d) "V. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 8280,4769 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. By Notarial Deed of Servitude No. 1170/1967S dated 9<sup>th</sup> May 1967 the right has been granted to the Electricity Supply Commission to convey electricity over the Remainder of the property held hereunder measuring 9667,4461 morgen, together with ancillary rights, whereof the centre lines of the servitude are indicated by the lines A B C D and E F G H on Diagram S.G. No. A 3175/64, as will more fully appear from the said Notarial Deed, which servitude was amended as follows:
- (a) Kragtens Kansellasië van Akte van Serwituut K36/1985 S is Notariële Akte van Serwituut K1170/1967 S gekanselleer ten opsigte van Gedeeltes 392 en 393 (gedeeltes van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP.
- (b) By Notarial Deed of Cancellation of Servitude K1604/1992 S Deed of Servitude K1170/1967 S has been cancelled in so far it concerns Portion 398 (portion of portion 1) of the farm Townlands of Klerksdorp 424, IP".
- (e) "VI. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 8105,4464 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. Kragtens Notariële Akte van Serwituut No. K3333/77S gedateer 3/8/77 is 'n Ewigdurende reg aan Eskom verleen om elektrisiteit te lei oor die eiendom deur middel van transmissie lyn met bykomende regte soos meer ten volle sal blyk uit gesegde Notariële Akte en aangedui deur die letters ABC op Kaart L.G. Nr. A7513/74 daaby aangeheg, welke serwituut soos volg gewysig is:
- (a) Kragtens Kansellasië van Akte van Serwituut K36/1985 S, is Notariële Akte van Serwituut K3333/1977 S gekanselleer ten opsigte van Gedeeltes 392 en 393 (gedeeltes van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP.
- (b) By Notarial Deed of Cancellation of Servitude K1604/1992 S, Deed of Servitude K3333/1977 S has been cancelled in so far it concerns Portion 398 (portion of portion 1) of the farm Townlands of Klerksdorp 424, IP".
- (f) "VII. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 8069,3927 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. Kragtens Notariële Akte K407/980 is die reg aan Eskom verleen om elektrisiteit oor die hierinvermelde eiendom te vervoer, tesame met bykomende regte, en onderworpe aan voorwaardes, soos meer volledig sal blyk uit gesegde Akte, welke serwituut kragtens Kansellasië van Akte van Serwituut K36/1985 S gekanselleer is ten opsigte van Gedeeltes 392 en 393 (gedeeltes van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP, en kragtens Notariële Akte van Kansellasië van Serwituut K1604/1992 S gekanselleer is ten opsigte van Gedeelte 398 (gedeelte van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP".
- (g) "VIII. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 7927,3258 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. Kragtens Notariële Akte K1343/1981S is die reg aan Eskom verleen om elektrisiteit oor die hierinvermelde eiendom te vervoer, tesame met bykomende regte, en onderworpe aan voorwaardes soos meer volledig sal blyk uit gesegde Akte en Kaart, welke serwituut kragtens Kansellasië van Akte van Serwituut K36/1985 S gekanselleer is ten opsigte van Gedeelte 393 (gedeelte van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP, en waarvan die roete bepaal is kragtens Notariële Akte van Roete bepaling K1455/1989S en die hartlyn van die serwituut aangedui word deur die lyne ab en cd op Kaart LG A4768/1987, en kragtens Notariële Akte van Kansellasië van Serwituut K1604/1992 S gekanselleer is ten opsigte van Gedeelte 398 (gedeelte van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP.
- B. Kragtens Notariële Akte K1344/1981 is die reg aan Eskom verleen om elektrisiteit oor die hierinvermelde eiendom te vervoer, tesame met bykomende regte, en onderworpe aan voorwaardes soos meer volledig sal blyk uit gesegde Akte, welke serwituut kragtens Kansellasië van Akte van Serwituut K36/1985 S gekanselleer is ten opsigte van Gedeelte 393 (gedeelte van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP, en kragtens Notariële Akte van Kansellasië van Serwituut K1604/1992 S gekanselleer is ten opsigte van Gedeelte 398 (gedeelte van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP."

- (h) "IX. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 6453,4722 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. Kragtens Notariële Akte K1159/85 is die reg aan Eskom verleen om elektrisiteit oor die hierinvermelde eiendom te vervoer, tesame met bykomende regte, en onderworpe aan voorwaardes, soos meer volledig sal blyk uit gesegde Akte en waarvan die roete nou bepaal is kragtens Notariële Akte van Roetebepaling K5018/1998 S, welke serwituut 22 meter wyd is en waarvan die middellyn aangedui word deur die lyne ABCa, bEd, eFGHJKLMf, gPhjk en mS op Kaart LG nommer 3216/1998."
- (2) uitgesluit die volgende serwitute wat slegs Erwe 3562 (Park) en 3563 (Park) en Avocetsingel in die dorp raak:
- (a) "II. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 9137,9997 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. By Notarial Deed No. K689/1940S the right has been granted to ESKOM to convey electricity over the Remaining Extent of the property hereby conveyed, together with ancillary rights, and subject to the conditions, as will more fully appear on reference to the said Notarial Deed, which servitude is indicated by the line ab on diagram SG No. 457/2018, which represents the centre line of the overhead electrical power line with underground electric cables, which servitude was amended as follows:
- (a) By Notarial Deed K1520/1960 S, the servitude was cancelled in respect of the consolidated Portion 176 of the farm Townlands of Klerksdorp 424, IP.
- (b) By virtue of Notarial Deed No. K45/63S, clause 10 of the Notarial Deed No. 689/1940S has been cancelled and substituted by a new clause which reads as follows: "The line shall cross the property aforesaid along the route indicated by the letters C D E F G H J K L I M N O P Q R S T and U V W on the diagram hereunto attached, framed by the Surveyor RJ Dicke in August-September 1936, and approved by the Surveyor General on 1<sup>st</sup> day of February 1937, under SG No. A5480/36."
- (c) Kragtens Notariële Akte van Wysiging van Serwituut No. K3333/77S gedateer 3/8/77 is klousule 10 op bladsy 7 van die Notariële Akte 689/40S gewysig deurdat 'n gedeelte van die serwituut aangedui deur die figuur AB op kaart L.G. No. A9512/74 daarby aangeheg, gekanselleer word.
- (d) Kragtens Kansellasie van Akte van Serwituut K36/1985 S is Notariële Akte van Serwituut 689/1940 S gekanselleer ten opsigte van Gedeeltes 392 en 393 (gedeeltes van gedeelte 1) van die plaas Townlands of Klerksdorp 424, IP.
- (e) By Notarial Deed of Cancellation of Servitude K1604/1992 S, Deed of Servitude K689/1940 S has been cancelled in so far it concerns Portion 398 (portion of portion 1) of the farm Townlands of Klerksdorp 424, IP.
- (f) Kragtens Notariële Akte van kansellasie K2364/95S gedateer 8/3/95 word K689/40S gekanselleer in sover aangedui deur die lyn ABCD op LG A9350/91 soos meer volledig sal blyk uit bogemelde Notariële Akte.
- (3) uitgesluit die volgende reg wat nie aan die erwe in die dorp oorgedra moet word nie:
- (a) "X. The former Remaining Extent of Portion 1 of the farm Townlands of Klerksdorp 424, I.P., in extent 6218,2244 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. Die hieringemelde eiendom is geregtig op 'n serwituut van reg van weg aangedui deur die figuur EFGA op kaart LG No. 10298/1999 oor gedeelte 557 (gedeelte van gedeelte 1) van die Plaas Townlands van Klerksdorp 424, Registrasie Afdeling I.P., groot 2 000 vierkante meter – T137175/2000".
- (4) ingesluit die volgende voorwaardes wat aan al die erwe in die dorp oorgedra moet word:
- (a) "I. The former Farm Townlands of Klerksdorp 424, I.P., in extent 9234,4107 Hectares, of which the property held hereby forms a portion, is subject to the following:
- A. Subject to all conditions and stipulations contained in certain Deed of Agreement entered into at Pretoria on the 15th day of July, 1887 between the State of the late South African Republic and B.H. Swart and J.J. Roos in their capacity as the representatives of the original owners of the land comprising the Town and Townlands of Klerksdorp which Agreement is registered in the Deeds Office under no. 269 of 1887 and shall also be subject to all rights and servitudes which now affect or at any time hereafter may be found to affect the title to the said land hereby transferred or to be binding on the Government in respect of the said land as from the 3rd May 1906.

B. That all roads already made over this land by lawful authority, shall remain free and unobstructed; that the said land shall be further subject to such stipulations as have been established or may be established by the legislature”.

#### 4. TITELVOORWAARDES

##### (1) TITELVOORWAARDES OPGELÉ KRAGTENS DIE BEPALINGS VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORPE, 1986 (ORDONNANSIE 15 VAN 1986)

##### (a) ALLE ERWE MET DIE UITSONDERING VAN ERWE 3560 (PARK) TOT 3563 (PARK)

- (i) Die erf is onderworpe aan 'n serwituut, 2 meter wyd langs enige twee grense ten gunste van die plaaslike owerheid vir riool- en ander munisipale doeleindes en, in die geval van 'n pypsteelerf, 'n addisionele serwituut van 2 meter wyd, vir munisipale doeleindes, oor die toegangsdeel van die erf, indien en wanneer deur die plaaslike owerheid benodig: Met dien verstande dat die plaaslike owerheid hierdie vereiste serwitute mag verslap of vrystelling daarvan verleen.
- (ii) Geen gebou of ander struktuur mag opgerig word binne die bogenoemde serwituutgebied nie en geen grootwortelbome mag in die gebied van sodanige serwituut of binne 1 meter daarvan geplant word nie.
- (iii) Die plaaslike owerheid is daarop geregtig om tydelik op die grond aangrensend aan die voorgenoemde serwituutgebied, sodanige materiaal te stort as wat uitgegrawe mag word in die loop van die konstruksie, onderhoud of verwydering van sodanige hoofrioolleidings of ander werk as wat hy na sy oordeel nodig ag en is voorts geregtig op redelike toegang tot genoemde grond vir bogenoemde doel, onderworpe daaraan dat enige skade aangerig tydens die proses van konstruksie, instandhouding of verwydering van sodanige hoofrioolleidings en ander werk, goed te maak deur die plaaslike owerheid.

##### (b) ERWE ONDERWORPE AAN SPESIALE VOORWAARDES

Benewens die betrokke voorwaardes hierbo uiteengesit, is ondergenoemde erwe onderworpe aan die voorwaardes soos aangedui:

- (i) Die erf is geleë in 'n gebied met bodemeienskappe wat geboue en strukture nadelig kan beïnvloed en skade tot gevolg kan hê. Bouplanne wat by die plaaslike owerheid vir goedkeuring ingedien word moet maatreëls aantoon om moontlike skade aan die geboue en strukture as gevolg van die ongunstige funderingstoestande te beperk. Hierdie maatreëls moet in ooreenstemming wees met die aanbevelings vervat in die geotegniese verslag tensy bewys gelewer word aan die plaaslike owerheid dat sodanige maatreëls onnodig is of dieselfde doel op 'n meer doeltreffende wyse bereik kan word:
  - (aa) Die NHBRC klassifikasie vir fondasies ten opsigte van Erwe 1882 tot 1961, 1969 tot 1974, 1976 tot 2302, 2304 tot 2317, 2324 tot 2348, 2388 tot 2437, 2439 tot 2452, 2485 tot 2492, 2729 tot 2763, 2775 tot 2779, 2787 tot 2794, 2799 tot 2801, 2830, 2831, 2872 tot 2877, 2916 tot 2918, 2940 tot 2950, 2974 tot 2981, 3000 tot 3017, 3193 tot 3197, 3204 tot 3214 en 3219 tot 3224 word bestempel as C1R.
  - (bb) Die NHBRC klassifikasie vir fondasies ten opsigte van Erwe 1964 tot 1967, 2318, 2320 tot 2322, 2766 tot 2774, 2781 tot 2785, 2796, 2797, 2804 tot 2810, 2812 tot 2829, 2833 tot 2869, 2878 tot 2915, 2920 tot 2939, 2951 tot 2972, 2983 tot 2998, 3019 tot 3192, 3199 tot 3202, 3216, 3217, 3225 tot 3399, 3401 tot 3501, 3503, 3505 tot 3511, 3520 tot 3535, 3548 tot 3550, 3557, 3558, 3561 (Park) en 3562 (Park) word bestempel as HCR.
  - (cc) Die NHBRC klassifikasie vir fondasies ten opsigte van Erwe 2350 tot 2364, 2457 tot 2469, 2471 tot 2478, 2498 tot 2555, 2575 tot 2587, 2593 tot 2595, 2597, 2637 tot 2661, 2693 tot 2704, 3513, 3514, 3537, 3538, 3552 en 3555 word bestempel as C1H1.
  - (dd) Die NHBRC klassifikasie vir fondasies ten opsigte van Erwe 2366 tot 2387, 2557 tot 2573, 2587 tot 2590, 2598 tot 2636, 2664 tot 2666, 2672 tot 2692, 2705 tot 2728, 3515 tot 3519 en 3540 tot 3547 word bestempel as H3.
  - (ee) Die NHBRC klassifikasie vir fondasies ten opsigte van Erwe 1962, 1963, 1968, 1975, 2303, 2319, 2323, 2438, 2453 tot 2455, 2764, 2765, 2780, 2786, 2795, 2798, 2802, 2803, 2811, 2832, 2870, 2871, 2919, 2973, 2982, 2999, 3018, 3198, 3203, 3215, 3218 en 3560 (Park) word bestempel as gedeeltelik C1R en gedeeltelik HCR.
  - (ff) Die NHBRC klassifikasie vir fondasies ten opsigte van Erwe 2349, 2456, 2470, 2479 tot 2484 en 2493 tot 2497 word bestempel as gedeeltelik C1R en gedeeltelik C1H1.
  - (gg) Die NHBRC klassifikasie vir fondasies ten opsigte van Erwe 2365, 2556, 2574, 2591, 2592, 2596, 2662, 2663, 2667 tot 2671, 3539, 3553 en 3554 word bestempel as gedeeltelik H3 en gedeeltelik C1H1.
  - (hh) Die NHBRC klassifikasie vir fondasies ten opsigte van Erwe 3400, 3502, 3512, 3536, 3551 en 3556 word bestempel as gedeeltelik C1H1 en gedeeltelik HCR.



- (ii) Die NHBRC klassifikasie vir fondasies ten opsigte van Erwe 3504, 3559 en 3563 (Park) word bestempel as gedeeltelik C1H1, gedeeltelik H3 en gedeeltelik HCR
- (ii) ERWE 3504; 3559 EN 3562 (PARK) TOT 3563 (PARK)
- Geen gebou van enige aard moet op daardie deel van die erf wat gemiddeld elke 100 jaar waarskynlik deur vloedwater oorstrom kan word, soos op die goedgekeurde uitlegplan aangetoon, opgerig word nie: Met dien verstande dat die plaaslike owerheid mag toestem dat geboue op sodanige deel opgerig word indien hy oortuig is dat genoemde deel of gebou/e nie meer aan oorstroming onderworpe is nie. Geen terrassing of ander veranderings moet binne die vloedarea uitgevoer word tensy die goedkeuring van die plaaslike owerheid vir die voorstelle wat voorberei is deur 'n professionele ingenieur, verkry is nie.
- (2) VOORWAARDES OP GELÊ TEN GUNSTE VAN DERDE PARTYE WAT GEREJISTREER / GESKEP MOET WORD OP EERSTE REGISTRASIE VAN DIE BETROKKE ERWE
- (a) VOORWAARDES OP GELÊ DEUR DIE SUID-AFRIKAANSE NASIONALE PADAGENSKAP BEPERK KRAGTENS ARTIKEL 49(5)(a)(i) VAN DIE WET OP SUID-AFRIKAANSE NASIONALE PADAGENSKAP BEPERK EN NASIONALE PAAIE, 1998 (WET 7 VAN 1998)
- (i) ERF 3559
- (aa) "Met die uitsondering van bestaande strukture, mag geen nuwe strukture of enigiets anders opgerig, aangelê of daargestel word binne 'n afstand van 20 meter gemeet van die N12 padreserwegrens, sonder die skriftelike goedkeuring van die Suid-Afrikaanse Nasionale Padagentskap Beperk".
- (bb) "In die geval waar die grond gekonsolideer word met enige and grond, sal die titel van die gekonsolideerde grond onderworpe wees aan die bogenoemde voorwaarde".
- (cc) "Geen nuwe toegange (ingange) tot die bogenoemde eiendomme word toegelaat sonder die goedkeuring van die Suid-Afrikaanse Nasionale Padagentskap Beperk nie".

**Burgersentrum  
KLERKSDORP**

Kennisgewingnommer: 69/2018

**T.S.R. NKHUMISE  
MUNISIPALE BESTUURDER**  
13/1/7/315

**LOCAL AUTHORITY NOTICE 116 OF 2019****RUSTENBURG LOCAL MUNICIPALITY  
APPROVAL OF AMENDMENT OF RUSTENBURG LAND USE MANAGEMENT SCHEME, 2005  
AMENDMENT SCHEME 1925**

It is hereby notified in terms of Section 17(1)(v) of the Rustenburg Local Municipality Spatial Planning and Land Use Management By-Law, 2018, that the Rustenburg Local Municipality has approved the amendment of the Rustenburg Land Use Management Scheme, 2005. The approval includes the rezoning, in terms of Section 17(1), of the Remaining Extent of Portion 2 of Erf 644 Rustenburg, Registration Division J.Q., North West Province from "Residential 1" to "Special" for the purposes of a Place of Instruction and a Dwelling unit, as restricted in terms of Annexure 2226.

Map 3 and the scheme clauses of the amendment scheme are filed with the Municipal Manager, Rustenburg Local Municipality, Municipal Offices, Rustenburg and the Chief: Town and Regional Planner, Sub-Directorate: Spatial Planning and Land Use Management, Department of Local Government and Human Settlement, Mmabatho and are open for inspection during normal office hours.

This amendment is known as Amendment Scheme 1925, subject to Annexure 2226, and shall come into operation on the date of publication of this notice.

**Municipal Manager, Municipal Offices, RUSTENBURG LOCAL MUNICIPALITY, RUSTENBURG, (2/1836), 13 August 2019**

**PLAASLIKE OWERHEID KENNISGEWING 116 VAN 2019****RUSTENBURG PLAASLIKE MUNISIPALITEIT  
GOEDKEURING VAN WYSIGING VAN RUSTENBURG LAND USE MANAGEMENT SCHEME, 2005  
WYSIGINGSKEMA 1925**

Hierby word ooreenkomstig die bepalings van Artikel 17(1)(v) van die Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2018, bekend gemaak dat die Rustenburg Plaaslike Munisipaliteit die wysiging van die Rustenburg Grondgebruiksbeheerskema, 2005, goedgekeur het. Die goedkeuring sluit in die hersonering, in terme van Artikel 17(1), van die Resterende Gedeelte van Gedeelte 2 van Erf 644, Rustenburg, Registrasie Afdeling J.Q., Noordwes Provinsie vanaf "Residensieel 1" na "Spesiaal" vir die doeleindes van 'n Plek van Onderrig en 'n Wooneenheid, soos beperk ingevolge Bylae 2226.

Kaart 3 en die skemaklousules van die wysigingskema word in bewaring gehou deur die Munisipale Bestuurder, Rustenburg Plaaslike Munisipaliteit, Munisipale Kantore, Rustenburg en die Hoof: Stads- en Streekbeplanner, Sub-Direktoraat: Ruimtelike Beplanning en Grondgebruikbestuur, Departement Plaaslike Regering en Menslike Vestiging, Mmabatho vir inspeksie te normale kantoorure.

Hierdie wysiging staan bekend as Wysigingskema 1925, beperk tot Bylae 2226, en tree in werking op datum van publikasie van hierdie kennisgewing.

**Munisipale Bestuurder, Munisipale Kantore, RUSTENBURG PLAASLIKE MUNISIPALITEIT, RUSTENBURG, (2/1836) 13 Augustus 2019**