



NORTH WEST NOORDWES

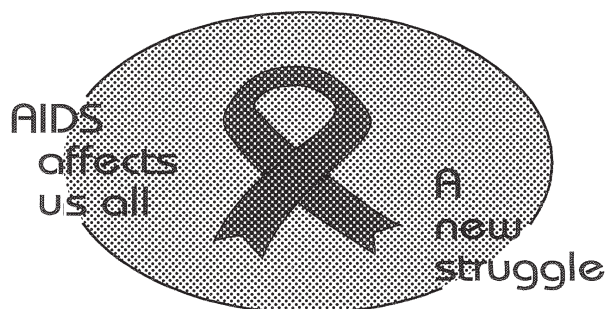
PROVINCIAL GAZETTE PROVINSIALE KOERANT

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MAHIKENG
16 February 2021
16 Februarie 2021

No: 8181

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GENERAL NOTICES • ALGEMENE KENNISGEWINGS**NOTICE 18 OF 2021****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 2117**

I, Dawid Jacobus Bos (ID No: 571216 5113 08 0), of the firm Maxim Planning Solutions (Pty) Ltd (2002/017393/07), being the authorised agent of the owners of Portion 2 of Erf 1335, Rustenburg, Registration Division J.Q., North West Province hereby gives notice in terms of Section 17(1)(d) of the Rustenburg Local Municipality Spatial Planning and Land Use Management By-Law, 2018, that I have applied to the Rustenburg Local Municipality for the change of land use rights also known as rezoning with the following proposals: A) The rezoning of the property described above, situated at 43 Bult Street, Rustenburg, from "Residential 1" to "Special" for the purposes of offices, medical consulting rooms, service enterprise and a dwelling unit as defined in Annexure 2402 to the Scheme. B) All properties situated adjacent to Portion 2 of Erf 1335 Rustenburg, Registration Division J.Q., North West Province, could thereby be affected by the rezoning application. C) The rezoning entails that the existing structures be utilised for the purposes of offices, medical consulting rooms, service enterprise and a dwelling unit, as defined in Annexure 2402, with a maximum height of two (2) storeys, a maximum F.A.R of 0.50 and a maximum coverage of 50%.

Particulars of the application will lie for inspection during normal office hours at the office of the Municipal Manager, Room 319, Missionary Mpheni House, corner of Nelson Mandela- and Beyers Naude Drive, Rustenburg for the period of 28 days from **09 February 2021**. Objections to or representations in respect of the application must be lodged with or made in writing to the Municipal Manager at the above address or at P.O. Box 16, Rustenburg, 0300 within a period of 28 days from **09 February 2021**.

Address of authorised agent: Maxim Planning Solutions (Pty) Ltd (2002/017393/07), @ Office Building, 67 Brink Street, Rustenburg, P.O. Box 21114, Proteapark, 0305, Tel: (014) 592-9489. (2/1903/R/L)

9-16

KENNISGEWING 18 VAN 2021**KENNISGEWING INGEVOLGE ARTIKEL 17(1) VAN DIE RUSTENBURG PLAASLIKE MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENING, 2018 VIR 'N VERANDERING VAN DIE GRONDGEBRUIKSREGTE, BEKEND AS 'N HERSONERING. RUSTENBURG WYSIGINGSKEMA 2117**

Ek, Dawid Jacobus Bos (ID No: 571216 5113 08 0), van die firma Maxim Planning Solutions (Edms) Bpk (2002/017393/07), synde die gemagtigde agent van die eienaars van die Gedeelte 2 van Erf 1335, Rustenburg, Registrasie Afdeling J.Q., Noordwes Provinsie gee hiermee ingevolge Artikel 17(1)(d) van die Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2018 kennis dat ek by die Rustenburg Plaaslike Munisipaliteit aansoek gedoen het vir die verandering van grondgebruiksregte ook bekend as hersonering met die volgende voorstelle: A) Die hersonering van die eiendom hierbo beskryf, geleë te Bultstraat 43, Rustenburg, vanaf "Residensieel 1" na "Spesiaal" vir die doeleindes van kantore, mediese spreekkamers, diensonderneming en 'n wooneenheid, soos omskryf in Bylae 2402 tot die Skema. B) Alle eiendomme geleë aanliggend tot Gedeelte 2 van Erf 1335, Rustenburg, Registrasie Afdeling J.Q., Noordwes Provinsie, kan moontlik deur die hersonering geraak word. C) Die hersonering behels dat die bestaande strukture gebruik sal word vir die doeleindes van kantore, mediese spreekkamers, diensonderneming en 'n wooneenheid, soos omskryf in Bylae 2402, met 'n maksimum hoogte beperking van twee (2) verdiepings, 'n maksimum V.O.V van 0.50 en 'n maksimum dekking van 50%.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die Munisipale Bestuurder, Kamer 319, Missionary Mpheni House, hoek van Nelson Mandela- en Beyers Naude Rylaan, Rustenburg vir 'n tydperk van 28 dae vanaf **09 Februarie 2021**. Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf **09 Februarie 2021** skriftelik by of tot die Munisipale Bestuurder by bovermelde adres of by Posbus 16, Rustenburg, 0300 ingedien of gerig word.

Adres van gemagtigde agent: Maxim Planning Solutions (Edms) Bpk (2002/017393/07), @ Office Gebou, Brinkstraat 67, Rustenburg, Posbus 21114, Proteapark, 0305, Tel: (014) 592-9489. (2/1903/R/L)

9-16

PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS

PROVINCIAL NOTICE 14 OF 2021

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 2110

The firm NE Town Planning CC, being the authorised agent of the owner of the **Remaining Extent of Portion 3 of Erf 1384, Rustenburg, 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 rezoning of the property described above, situated at 46 Unie Street, Rustenburg, from "Special" for offices, medical consulting rooms including a dental laboratory service, service enterprises and a dwelling unit to "Special" for offices, medical consulting rooms including a dental laboratory service, service enterprises and a dwelling unit and place of refreshment as defined in Annexure 2395 to the Scheme. This application contains the following proposals: A) That the property will be used for offices, medical consulting rooms including a dental laboratory service, service enterprises, a dwelling unit and a place of refreshment. B) The adjacent properties as well as properties in the area, could thereby be affected. C) The rezoning from "Special" for offices, medical consulting rooms including a dental laboratory service, service enterprises and a dwelling unit to "Special" for offices, medical consulting rooms including a dental laboratory service, service enterprises a dwelling unit and place of refreshment entails that the existing buildings as well as new buildings will be utilised for the purposes mentioned above with the following development parameters: Max Height: 2 Storeys, Max Coverage: 50% and Max F.A.R: 0.45. 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 : **9 March 2021.** 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: **9 and 16 February 2021.**

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PROVINSIALE KENNISGEWING 14 VAN 2021

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 2110. Die firma NE Town Planning BK, synde die gemagtigde agent van die eienaar van die **Restant van Gedeelte 3 van Erf 1384, Rustenburg, 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 ons by Rustenburg Plaaslike Munisipaliteit aansoek gedoen het vir die verandering van die grondgebruikregte, ook bekend as die hersonering van die eiendom hierbo beskryf, geleë te Uniestraat 46, Rustenburg, vanaf “Spesiaal” vir kantore, mediese spreekkamers insluitend tandtegnikus dienste en laboratorium, diensnywerhede en ‘n wooneenheid na “Spesiaal” vir kantore, mediese spreekkamers insluitend tandtegnikus dienste en laboratorium, diensnywerhede, ‘n wooneenheid en ‘n verversingsplek soos omskryf in Bylae 2395 tot die Skema. Hierdie aansoek behels A) dat die eiendom gebruik sal word vir kantore, mediese spreekkamers insluitend tandtegnikus dienste en laboratorium, diensnywerhede, ‘n wooneenheid en ‘n verversingsplek B) die aangrensende eiendomme asook eiendomme in die omgewing kan moontlik hierdeur geraak word. C) Die hersonering van “Spesiaal” vir kantore, mediese spreekkamers insluitend tandtegnikus dienste en laboratorium, diensnywerhede en ‘n wooneenheid na “Spesiaal” vir kantore, mediese spreekkamers insluitend tandtegnikus dienste en laboratorium, diensnywerhede, ‘n wooneenheid en ‘n verversingsplek, behels dat die bestaande geboue sowel as nuwe geboue gebruik sal word vir die doeleindes soos hierbo genoem en bevat die volgende ontwikkelingsparameters: Maks Hoogte: 2 verdiepings, Max dekking:50% en Maks VOV: 0.45. 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: **9 Maart 2021.** Adres van applikant: **155 Kockstraat, Suite 204, De Dak, Rustenburg 0299 of NE Stadsbeplanners BK, Posbus 9 en 16 Februarie 2021.**

9-16

PROVINCIAL NOTICE 15 OF 2021
RUSTENBURG LOCAL MUNICIPALITY
NOTICE OF APPLICATION FOR ESTABLISHMENT OF TOWNSHIP WATERVAL EAST
EXTENSION 77

I, Etienne Gerhardus van der Schyff, of the firm Hunter Theron Inc. being the authorised agents of the owner of the Remainder of Portion 26 of the Farm Waterval Number 306, Registration Division J.Q., North West Province, hereby give notice in terms of Section 17(1)(d) and in terms of Section 17(7) of the Rustenburg Local Municipality Spatial Planning and Land Use Management By-Law, 2018, that an application to establish the township, referred to in the Annexure hereto, has been submitted to the Rustenburg Local Municipality.

Particulars of the application are open to inspection during normal office hours at the office of the Municipality at the office of the Director Planning and Human Settlement, Room 319, Missionary Mpheni House, corner of Nelson Mandela- and Beyers Naude Drives, Rustenburg for a period of 28 days from 16 February 2021 (the date of the first publication of this notice).

Objections to or representations together with contact details in respect of the application must be lodged in writing and in duplicate with the Municipality at the above office or posted to him/her at PO Box 16, Rustenburg, 0300, within a period of 28 days from 16 February 2021 (the date of the first publication of this notice). Closing date for any objections : 16 March 2021

Address of authorised agent: Hunter Theron Inc. 53 Conrad Street, Florida North, Johannesburg, 1709, Postal Address: PO Box 489, Florida Hills, 1716, Tel:(011) 472-1613

Dates on which notice will be published: 16 February 2021 and 23 February 2021

ANNEXURE

Name of township: Waterval East Extension 77

Full name of applicant: Etienne Gerhardus van der Schyff of the firm Hunter, Theron Inc. Town and Regional Planners on behalf of Hocom Properties (Pty) Ltd.

Number of erven, proposed zoning and development control measures: Two (2) Erven zoned "Residential 2", density 60 dwelling units per hectare, FAR: 1,2 which may be increased with the consent of the Council, Coverage 40%, which may be increased with the written consent of the Council, Height (4) four storeys, (1) one erf zoned "Private Open Space" and street widening along 4th and 5th Avenue.

Nature and general purpose of application: The proposed township is for a residential development.

Description of land on which township is to be established: Remainder of Portion 26 of the Farm Waterval 306 Registration Division J.Q., North West Province.

Locality of proposed township : The proposed township is situated in the Waterval East area, to the south-west of the intersection between 4th Avenue and the R104, adjacent and to the south of 4th Avenue and north of 5th Avenue, within the Rustenburg Local Municipality area of jurisdiction, .

16–23

PROVINSIALE KENNISGEWING 15 VAN 2021**RUSTENBURG PLAASLIKE MUNISIPALITEIT****KENNISGEWING VAN AANSOEK VIR DORPSTIGTING WATerval EAST UITBREIDING 77**

Ek, Etienne Gerhardus van der Schyff, van die firma Hunter Theron Ing. die gemagtigde agente namens die eienaar van die Restant van Gedeelte 26 van die Plaas Waterval Nommer 306, Registrasie Afdeling J.Q., Noordwes Provinsie, gee hiermee kennis ingevolge Klousule 17(1)(d) en ingevolge Klousule 17(7) van die Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2018, dat 'n aansoek vir dorpsstigting, soos verwys word in die Aanhangsel, was ingedien by die Rustenburg Plaaslike Munisipaliteit.

Besonderhede van die aansoek is beskikbaar vir inspeksie gedurende gewone kantoor ure by die Munisipaliteit by die kantoor van die Direkteur Beplanning en Menslike Nedersetting, Kamer 319, Missionary Mpheni House, hoek van Nelson Mandela en Beyers Naude Rylane, Rustenburg, vir 'n tydperk van 28 dae vanaf 16 Februarie 2021 (die datum van eerste plasing van hierdie kennisgewing). Enige besware of kommentaar, met gronde daarvoor met kontakbesonderhede, in duplikaat, kan gebring word binne 'n tydperk van 28 dae vanaf die eerste datum waarop die kennisgewing geplaas is (16 Februarie 2021) by die Munisipaliteit by bogenoemde kantoor of gepos word na hom/haar by Posbus 16, Rustenburg, 0300. Sluitingsdatum vir enige besware : 16 Maart 2021

Address van gemagtigde agent: Hunter Theron Ing. Conradstraat 53, Florida Noord, Johannesburg, 1709, Posadres: Posbus 489, Florida Hills, 1716, Tel:(011) 472-1613

Datums waarop die kennisgewings geplaas word: 16 Februarie 2021 and 23 Februarie 2021

AANHANGSEL

Naam van Dorp: Waterval East Uitbreiding 77

Volle Name van aansoeker: Etienne Gerhardus van der Schyff van die firma Hunter Theron Ing. Stadsbeplanners, namens Hocom Properties Eiendoms Beperk.

Aantal erwe, voorgestelde sonering en ontwikkelings kontroles: Twee (2) Erwe gesoneer "Residensieel 2", digtheid 60 eenhede per hektaar, VOV: 1,2 wat met toestemming van die Raad verhoog mag word, Dekking 40%, wat verhoog mag word met die geskrewe toestemming van die Raad, Hoogte (4) vier verdiepings, (1) een erf gesoneer "Privaat Oopruimte" and straatverbreding langs 4de en 5de Laan.

Aard en algemene doel van die aansoek: Die voorgestelde dorp is vir residensiele doeleindes.

Grondbeskrywing van grond waarop die dorp gestig gaan word: Restant van Gedeelte 26 van die Plaas Waterval 306 Registrasie Afdeling J.Q., Noordwes Provinsie.

Ligging van die voorgestelde dorp : Die voorgestelde dorp is geleë in die Waterval Oos gebied, ten suid - weste van die interseksie tussen 4de Laan en die R104, aanliggend en ten suide van 4de Laan, aanliggend en ten noorde van 5de Laan, binne die jurisdiksie van die Rustenburg Plaaslike Munisipaliteit.

LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS**LOCAL AUTHORITY NOTICE 3 OF 2021****NOTICE OF APPLICATION FOR AMENDMENT OF THE TLOKWE TOWN PLANNING SCHEME 2015, OF THE REMAINING EXTENT OF ERF 835, POTCHEFSTROOM, IN TERMS OF SECTION 62 OF CHAPTER 5 OF THE TLOKWE CITY COUNCIL SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2015, READ WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 2013 (ACT 16 OF 2013) – AMENDMENT SCHEME 2364**

Notice is hereby given in terms of Section 92 of Chapter 6 of the Tlokwe City Council Spatial Planning and Land Use Management By-Law, 2015, 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 (email: mariusl@jbmmarks.gov.za) or at the imminent address of the authorised agent below.

Any objections/representations must be lodged with or made in writing, or verbally if unable to write, to the Municipal Manager, at the abovementioned addresses or posted to P.O. 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: 11 March 2021

NATURE OF APPLICATION

I, **L.J. Botha of H & W Town Planners CC [Reg Nr. 2006/148547/23]**, being the authorised agent of the owner, intends to apply to the JB Marks Local Municipality to amend the town planning scheme known as the Tlokwe Town Planning Scheme, 2015, by the rezoning of the Remaining Extent of Erf 835, Potchefstroom, Registration Division I.Q., North West Province [situated at 99 Molen Street] from "Residential 4" with Annexure 18 to "Business 2". It is the intention of the owner to utilise the existing structures on the application site for dwelling units, offices, shops, and a coffee shop/restaurant.

Owner: Represented by the trustees of the body corporate of the Noorbrugsentrum Sectional Scheme (SS 89/1986 & SS311/1998)

Address of authorised agent: H & W TOWN PLANNERS CC (2006/148547/23), 17 DU PLOOY STREET, POTCHEFSTROOM, 2531, P.O. BOX 1635, POTCHEFSTROOM, 2520, TEL: 018 297 7077, e-mail: louis@hwtp.co.za (HB202032)

ACTING MUNICIPAL MANAGER

Notice Nr. : 82/2020

9-16

PLAASLIKE OWERHEID KENNISGEWING 3 VAN 2021**KENNISGEWING VAN AANSOEK OM WYSIGING VAN DIE TLOKWE DORPSBEPLANNINGSKEMA 2015, VAN DIE RESTERENDE GEDEELTE VAN ERF 835, POTCHEFSTROOM, IN TERME VAN ARTIKEL 62 VAN HOOFSTUK 5 VAN DIE TLOKWE STADSRAAD RUIMTELIKE BEPLANNING EN GRONDGEBRUIK- BESTUURSKEMA VERORDENING, 2015, SAAMGELEES MET DIE WET OP RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR, 2013 (WET 16 VAN 2013) – WYSIGINGSKEMA 2364**

Kennis geskied hiermee in terme van Artikel 92 van Hoofstuk 6 van die Tlokwe Stadsraad Ruimtelike Beplanning en Grondgebruikbestuurskema Verordening 2015, 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 Menslike Nedersettings en Beplanning, JB Marks Plaaslike Munisipaliteit, Kantoor 210, Tweede Vloer, Dan Tloome Kompleks, op die hoek van Wolmaransstraat en Sol Plaatjelaan, Potchefstroom (epos: mariusl@jbmmarks.gov.za) of by die hieropvolgende adres van die gemagtigde agent soos onderaan genoem.

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 genoemde adresse 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, telefoonnummers en adres.

SLUITINGSDATUM VIR DIE INDIENING VAN BESWARE/VERTOË: 11 Maart 2021

AARD VAN AANSOEK:

Ek, L.J. Botha van H & W Town Planners BK [Reg No. 2006/148547/23], synde die gemagtigde agent van die eienaar, is van voorneme om by die JB Marks Plaaslike Munisipaliteit aansoek te doen om die dorpsbeplanningskema bekend as die Tlokwe Dorpsbeplanningskema, 2015, te wysig, deur die hersonering van die Resterende Gedeelte van Erf 835, Potchefstroom, Registrasie Afdeling IQ, Noordwes Provinsie [geleë te Molenstraat 99] vanaf "Residensieel 4" met Bylae 18 na "Besigheid 2". Dit is die voorneme van die eienaar om die huidige strukture op die aansoek perseel aan te wend vir wooneenhede, kantore, winkels, en 'n koffiewinkel/restaurant.

Eienaar: Verteenwoordig deur die trustees van die huiseienaarsvereniging van die Noorbrugsentrum Deeltitelskema (SS89/1986 & SS311/1998)

Adres van gemagtigde agent: H & W TOWN PLANNERS CC (2006/148547/23), DU PLOOYSTRAAT 17, POTCHEFSTROOM, 2531, POSBUS 1635, POTCHEFSTROOM, 2520, TEL: 018 297 7077, e-pos: louis@hwtp.co.za (HB202032)

WAARNEMENDE MUNISIPALE BESTUURDER

Kennisgewingno. : 82/2020

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