

**THE PROVINCE OF  
GAUTENG**



**DIE PROVINSIE  
GAUTENG**

# Provincial Gazette Extraordinary Buitengewone Provinsiale Koerant

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DEPARTMENT OF HEALTH

**Prevention is the cure**

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**CONTENTS • INHOUD**

<i>No.</i>		<i>Page No.</i>	<i>Gazette No.</i>
<b>LOCAL AUTHORITY NOTICES</b>			
1360	Town-planning and Townships Ordinance (15/1986): Ekurhuleni Metropolitan Municipality: Parkdene Extension 6 ...	3	261
1361	do.: do.: Boksburg Amendment Scheme 1878.....	5	261

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## LOCAL AUTHORITY NOTICES

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### LOCAL AUTHORITY NOTICE 1360 EKURHULENI METROPOLITAN MUNICIPALITY BOKSBURG CUSTOMER CARE AREA

#### DECLARATION OF PARKDENE EXTENSION 6 AS AN APPROVED TOWNSHIP

In terms of section 103(1) of the Town-planning and Townships Ordinance, 1986 (Ordinance No 15 of 1986) the Ekurhuleni Metropolitan Municipality, Boksburg Customer Care Area, hereby declares **PARKDENE EXTENSION 6 TOWNSHIP** to be an approved township subject to the conditions set out in the Schedule hereto.

#### SCHEDULE

**CONDITIONS UNDER WHICH THE APPLICATION MADE BY RAND LEASES SECURITISATION (PROPRIETARY) LIMITED (HEREAFTER REFERRED TO AS THE APPLICANT) UNDER THE PROVISIONS OF SECTION C OF CHAPTER III OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE 1986 (ORDINANCE NO 15 OF 1986) FOR PERMISSION TO ESTABLISH A TOWNSHIP ON THE REMAINDER OF PORTION 22 OF THE FARM LEEUWPOORT 113, REGISTRATION DIVISION I.R., IN THE DISTRICT AND MUNICIPALITY OF EKURHULENI METROPOLITAN MUNICIPALITY, GAUTENG PROVINCE, HAS BEEN GRANTED.**

#### 1. CONDITIONS OF ESTABLISHMENT

##### 1.1 NAME

The name of the township shall be **Parkdene Extension 6**.

##### 1.2 DESIGN

The township shall consist of erven and streets as indicated on the General Plan S.G. No. 3654/2012.

##### 1.3 DISPOSAL OF EXISTING CONDITIONS OF TITLE

All erven shall be made subject to the existing conditions of title, ROW servitudes, surface rights permits and other servitudes.

##### 1.4 DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at their own expense cause all existing buildings and structures situated within the building line reserves, side spaces or over common boundaries to be demolished to the satisfaction of the local authority, within a period of six (6) months from the date of publication of the Gazette notice.

##### 1.5 REMOVAL OR REPLACEMENT OF MUNICIPAL SERVICES

If, by reason of the establishment of the township, it becomes necessary to remove or replace any existing municipal services, the cost thereof shall be borne by the township owners.

##### 1.6 OBLIGATIONS IN REGARD TO ENGINEERING SERVICES

The township owner shall within such period as the local authority may determine, fulfil their obligations in respect of the provision and installation of engineering services as previously agreed upon between the township owner and the local authority.

**1.7 ACCESS**

- 1.7.1 Access to the township will be from Road K131 via the proclaimed road over the Remainder of the Farm Leeuwpoort 113IR to the satisfaction of the Executive Director: Infrastructure Services Department as well as the Gauteng Department of Public Transport, Roads and Works.
- 1.7.2 A physical barrier, which is in compliance with the requirements of the Executive Resolution 1112 of 26 June 1978 of the Gauteng Department of Public Transport, Roads and Works shall be erected on the lines of no access as indicated on Plan 606/L and accompanying documentation dated 25/06/2007. A compliance letter from the Gauteng Department of Public Transport, Roads and Works to be submitted to the Council.

**1.8 STORMWATER**

The township owner shall be responsible for accepting, handling and disposal of stormwater. No alteration to the existing catchments will be allowed without prior approval of the EMM Infrastructure Services Department and Gauteng Department of Public Transport, Roads and Works, if necessary.

**1.9 FLOODLINES**

Attenuation as per the approved stormwater master plan.

The drainage system should be planned with the urban layout and aimed at managing flood peaks (1:100yr design storm Return period) as well as being sensitive to the convenience of the community in controlling the run-off from more frequent storms (1:5 and 1:20 year design storm Return Periods).

**1.10 TRANSFER OF ERVEN TO EKURHULENI METROPOLITAN MUNICIPALITY**

Erf 682 shall be transferred to Ekurhuleni Metropolitan Municipality at the cost of the land owner/developer.

**2. CONDITIONS OF TITLE**

The erven shall be subject to the following conditions imposed by the Local Authority in terms of the provisions of the Town Planning and Townships Ordinance, 1986:-

**2.1 ERVEN 671 TO 673 AND ERVEN 678 TO 681**

- 2.1.1 Erf 671 shall be subject to a 20m wide right of way servitude in favour of the general public along and parallel to the western boundary of the erf. The servitude is to be an extension of Riverbend Drive for future use. Erf 671 shall be further subject to a right of way servitude in favour of the general public for a turning circle as depicted on the General Plan.
- 2.1.2 Erf 681 shall be subject to a right of way servitude in favour of the general public for a turning circle as depicted on the General Plan.
- 2.1.3 Erven 671 to 673, 678 to 680 shall be subject to a 2,00 metre wide servitude in favour of the municipality as reflected on the General Plan.

**2.2 ERF 670, 672, 674, 676, 677 AND 679**

Prior to or simultaneously with the first registration of the following erven, such erf shall be subject to a sub-station servitude in favour of the local authority:

- 2.2.1 Erf 670, as indicated by the figure ABCD as indicated on S.G. number 3296/2013;  
2.2.2 Erf 672, as indicated by the figure ABCD as indicated on S.G. number 3298/2013;  
2.2.3 Erf 674, as indicated by the figure ABCD as indicated on S.G. number 3300/2013;

- 2.2.4 Erf 676, as indicated by the figure ABCD as indicated on S.G. number 3302/2013;
- 2.2.5 Erf 677, as indicated by the figure ABCD as indicated on S.G. number 3304/2013;
- 2.2.6 Erf 679, as indicated by the figure ABCD as indicated on S.G. number 3306/2013.

Which servitude shall be created by notarial deed between the local authority and the owner.

### 2.3 ERF 675

The township applicant shall not offer for sale or alienate Erf 675 within a period of 24 months after the Erf has become registerable to any person or party other than the State unless the Department of Education has indicated in writing that the Department does not wish to acquire the Erf.

### 2.4 ALL ERVEN

- 2.4.1 The erven are subject to a servitude, 2m wide, in favour of the Local Authority for sewerage and other municipal purposes, along any two boundaries other than a street boundary, and in the case of a panhandle erf, an additional servitude for municipal purposes, 2m wide across the access portion of the erf, when required by the local authority.
- 2.4.2 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 2m thereof.
- 2.4.3 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 on it, in its discretion, may deem necessary, and shall further be entitled to reasonable access to the said land for 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.
- 2.4.4 These erven form part of land which is undermined and which may be liable to subsidence, settlement, shock and cracking due to mining operations past, present and future, the owner thereof accepts liability for any damages thereto or any structure thereon which may result from the subsidence, settlement, shock and cracking.

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## LOCAL AUTHORITY NOTICE 1361

### EKURHULENI METROPOLITAN MUNICIPALITY

#### BOKSBURG AMENDMENT SCHEME 1878

The Ekurhuleni Metropolitan Municipality (Boksburg Customer Care Area) hereby, in terms of the provisions of Section 125 (1)(a) of the Town Planning and Townships Ordinance, 1986, (Ordinance 15 of 1986) declares that it has approved an amendment scheme, being an amendment of the Boksburg Town Planning Scheme, 1991, comprising the same land as included in the township of PARKDENE EXTENSION 6 township.

Map 3 and the Scheme Clauses of the Amendment Scheme are filed with the Area Manager: Boksburg Customer Care Centre, 3<sup>rd</sup> floor, Boksburg Civic Centre, c/o Trichardts and Commissioner Streets, Boksburg, and are open for inspection at all reasonable times.

This amendment is known as Boksburg Amendment Scheme 1878.

Khaya Ngema  
City Manager  
Civic Centre, Cross Street, Germiston  
15/3/3/54/6

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**NOTICE – CHANGE OF TELEPHONE NUMBERS: GOVERNMENT PRINTING WORKS**

As the mandated government security printer, providing world class security products and services, Government Printing Works has adopted some of the highly innovative technologies to best serve its customers and stakeholders. In line with this task, Government Printing Works has implemented a new telephony system to ensure most effective communication and accessibility. As a result of this development, our telephone numbers will change with effect from 3 February 2014, starting with the Pretoria offices.

The new numbers are as follows:

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- Advertising : 012 748 6205/6206/6207/6208/6209/6210/6211/6212
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Please consult our website at [www.gpwonline.co.za](http://www.gpwonline.co.za) for more contact details.

The numbers for our provincial offices in Polokwane, East London and Mmabatho will not change at this stage.