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GAUTENG**



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**PART 1 OF 2**

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government  
printing

Department:  
Government Printing Works  
REPUBLIC OF SOUTH AFRICA

## HIGH ALERT: SCAM WARNING!!!

### TO ALL SUPPLIERS AND SERVICE PROVIDERS OF THE GOVERNMENT PRINTING WORKS

It has come to the attention of the *GOVERNMENT PRINTING WORKS* that there are certain unscrupulous companies and individuals who are defrauding unsuspecting businesses disguised as representatives of the *Government Printing Works (GPW)*.

The scam involves the fraudsters using the letterhead of *GPW* to send out fake tender bids to companies and requests to supply equipment and goods.

Although the contact person's name on the letter may be of an existing official, the contact details on the letter are not the same as the *Government Printing Works*. When searching on the Internet for the address of the company that has sent the fake tender document, the address does not exist.

The banking details are in a private name and not company name. Government will never ask you to deposit any funds for any business transaction. *GPW* has alerted the relevant law enforcement authorities to investigate this scam to protect legitimate businesses as well as the name of the organisation.

Example of e-mails these fraudsters are using:

[PROCUREMENT@GPW-GOV.ORG](mailto:PROCUREMENT@GPW-GOV.ORG)

Should you suspect that you are a victim of a scam, you must urgently contact the police and inform the *GPW*.

*GPW* has an official email with the domain as [@gpw.gov.za](mailto:gpw@gpw.gov.za)

Government e-mails DO NOT have org in their e-mail addresses. All of these fraudsters also use the same or very similar telephone numbers. Although such number with an area code 012 looks like a landline, it is not fixed to any property.

*GPW* will never send you an e-mail asking you to supply equipment and goods without a purchase/order number. *GPW* does not procure goods for another level of Government. The organisation will not be liable for actions that result in companies or individuals being resultant victims of such a scam.

*Government Printing Works* gives businesses the opportunity to supply goods and services through RFQ / Tendering process. In order to be eligible to bid to provide goods and services, suppliers must be registered on the National Treasury's Central Supplier Database (CSD). To be registered, they must meet all current legislative requirements (e.g. have a valid tax clearance certificate and be in good standing with the South African Revenue Services - SARS).

The tender process is managed through the Supply Chain Management (SCM) system of the department. SCM is highly regulated to minimise the risk of fraud, and to meet objectives which include value for money, open and effective competition, equitability, accountability, fair dealing, transparency and an ethical approach. Relevant legislation, regulations, policies, guidelines and instructions can be found on the tender's website.

## Fake Tenders

National Treasury's CSD has launched the Government Order Scam campaign to combat fraudulent requests for quotes (RFQs). Such fraudulent requests have resulted in innocent companies losing money. We work hard at preventing and fighting fraud, but criminal activity is always a risk.

### How tender scams work

There are many types of tender scams. Here are some of the more frequent scenarios:

Fraudsters use what appears to be government department stationery with fictitious logos and contact details to send a fake RFQ to a company to invite it to urgently supply goods. Shortly after the company has submitted its quote, it receives notification that it has won the tender. The company delivers the goods to someone who poses as an official or at a fake site. The Department has no idea of this transaction made in its name. The company is then never paid and suffers a loss.

OR

Fraudsters use what appears to be government department stationery with fictitious logos and contact details to send a fake RFQ to Company A to invite it to urgently supply goods. Typically, the tender specification is so unique that only Company B (a fictitious company created by the fraudster) can supply the goods in question.

Shortly after Company A has submitted its quote it receives notification that it has won the tender. Company A orders the goods and pays a deposit to the fictitious Company B. Once Company B receives the money, it disappears. Company A's money is stolen in the process.

Protect yourself from being scammed

- If you are registered on the supplier databases and you receive a request to tender or quote that seems to be from a government department, contact the department to confirm that the request is legitimate. Do not use the contact details on the tender document as these might be fraudulent.
- Compare tender details with those that appear in the Tender Bulletin, available online at [\\_\\_\\_\\_\\_](#)
- Make sure you familiarise yourself with how government procures goods and services. Visit the tender website for more information on how to tender.
- If you are uncomfortable about the request received, consider visiting the government department and/or the place of delivery and/or the service provider from whom you will be sourcing the goods.
- In the unlikely event that you are asked for a deposit to make a bid, contact the SCM unit of the department in question to ask whether this is in fact correct.

Any incidents of corruption, fraud, theft and misuse of government property in the *Government Printing Works* can be reported to:

Supply Chain Management: Ms. Anna Marie Du Toit, Tel. (012) 748 6292.  
Email: [Annamarie.DuToit@gpw.gov.za](mailto:Annamarie.DuToit@gpw.gov.za)

Marketing and Stakeholder Relations: Ms Bonakele Mbhele, at Tel. (012) 748 6193.  
Email: [Bonakele.Mbhele@gpw.gov.za](mailto:Bonakele.Mbhele@gpw.gov.za)

Security Services: Mr Daniel Legoabe, at tel. (012) 748 6176.  
Email: [Daniel.Legoabe@gpw.gov.za](mailto:Daniel.Legoabe@gpw.gov.za)



# Closing times for **ORDINARY WEEKLY** 2020 GAUTENG PROVINCIAL GAZETTE

*The closing time is 15:00 sharp on the following days:*

- **18 December 2019**, Wednesday for the issue of Wednesday **01 January 2020**
- **24 December 2019**, Tuesday for the issue of Wednesday **08 January 2020**
- **31 December 2019**, Tuesday for the issue of Wednesday **15 January 2020**
- **08 January**, Wednesday for the issue of Wednesday **22 January 2020**
- **15 January**, Wednesday for the issue of Wednesday **29 January 2020**
- **22 January**, Wednesday for the issue of Wednesday **05 February 2020**
- **29 January**, Wednesday for the issue of Wednesday **12 February 2020**
- **05 February**, Wednesday for the issue of Wednesday **19 February 2020**
- **12 February**, Wednesday for the issue of Wednesday **26 February 2020**
- **19 February**, Wednesday for the issue of Wednesday **04 March 2020**
- **26 February**, Wednesday for the issue of Wednesday **11 March 2020**
- **04 March**, Wednesday for the issue of Wednesday **18 March 2020**
- **11 March**, Wednesday for the issue of Wednesday **25 March 2020**
- **18 March**, Wednesday for the issue of Wednesday **01 April 2020**
- **25 March**, Wednesday for the issue of Wednesday **08 April 2020**
- **01 April**, Wednesday for the issue of Wednesday **15 April 2020**
- **08 April**, Wednesday for the issue of Wednesday **22 April 2020**
- **15 April**, Wednesday for the issue of Wednesday **29 April 2020**
- **22 April**, Wednesday for the issue of Wednesday **06 May 2020**
- **29 April**, Wednesday for the issue of Wednesday **13 May 2020**
- **06 May**, Wednesday for the issue of Wednesday **20 May 2020**
- **13 May**, Wednesday for the issue of Wednesday **27 May 2020**
- **20 May**, Wednesday for the issue of Wednesday **03 June 2020**
- **27 May**, Wednesday for the issue of Wednesday **10 June 2020**
- **03 June**, Wednesday for the issue of Wednesday **17 June 2020**
- **10 June**, Wednesday for the issue of Wednesday **24 June 2020**
- **17 June**, Wednesday for the issue of Wednesday **01 July 2020**
- **24 June**, Wednesday for the issue of Wednesday **08 July 2020**
- **01 July**, Wednesday for the issue of Wednesday **15 July 2020**
- **08 July**, Wednesday for the issue of Wednesday **22 July 2020**
- **15 July**, Wednesday for the issue of Wednesday **29 July 2020**
- **22 July**, Wednesday for the issue of Wednesday **05 August 2020**
- **29 July**, Wednesday for the issue of Wednesday **12 August 2020**
- **05 August**, Tuesday for the issue of Wednesday **19 August 2020**
- **12 August**, Wednesday for the issue of Wednesday **26 August 2020**
- **19 August**, Wednesday for the issue of Wednesday **02 September 2020**
- **26 August**, Wednesday for the issue of Wednesday **09 September 2020**
- **02 September**, Wednesday for the issue of Wednesday **16 September 2020**
- **09 September**, Wednesday for the issue of Wednesday **23 September 2020**
- **16 September**, Wednesday for the issue of Wednesday **30 September 2020**
- **23 September**, Wednesday for the issue of Wednesday **07 October 2020**
- **30 September**, Wednesday for the issue of Wednesday **14 October 2020**
- **07 October**, Wednesday for the issue of Wednesday **21 October 2020**
- **14 October**, Wednesday for the issue of Wednesday **28 October 2020**
- **21 October**, Wednesday for the issue of Wednesday **04 November 2020**
- **28 October**, Wednesday for the issue of Wednesday **11 November 2020**
- **04 November**, Wednesday for the issue of Wednesday **18 November 2020**
- **11 November**, Wednesday for the issue of Wednesday **25 November 2020**
- **18 November**, Wednesday for the issue of Wednesday **02 December 2020**
- **25 November**, Wednesday for the issue of Wednesday **09 December 2020**
- **02 December**, Wednesday for the issue of Wednesday **16 December 2020**
- **09 December**, Wednesday for the issue of Wednesday **23 December 2020**
- **15 December**, Wednesday for the issue of Wednesday **30 December 2020**

# LIST OF TARIFF RATES

## FOR PUBLICATION OF NOTICES

**COMMENCEMENT: 1 APRIL 2018**

### NATIONAL AND PROVINCIAL

Notice sizes for National, Provincial & Tender gazettes 1/4, 2/4, 3/4, 4/4 per page. Notices submitted will be charged at R1008.80 per full page, pro-rated based on the above categories.

Pricing for National, Provincial - Variable Priced Notices		
Notice Type	Page Space	New Price (R)
Ordinary National, Provincial	1/4 - Quarter Page	252.20
Ordinary National, Provincial	2/4 - Half Page	504.40
Ordinary National, Provincial	3/4 - Three Quarter Page	756.60
Ordinary National, Provincial	4/4 - Full Page	1008.80

### EXTRA-ORDINARY

All Extra-ordinary National and Provincial gazette notices are non-standard notices and attract a variable price based on the number of pages submitted.

The pricing structure for National and Provincial notices which are submitted as **Extra ordinary submissions** will be charged at **R3026.32** per page.

**GOVERNMENT PRINTING WORKS - BUSINESS RULES**

The **Government Printing Works (GPW)** has established rules for submitting notices in line with its electronic notice processing system, which requires the use of electronic *Adobe Forms*. Please ensure that you adhere to these guidelines when completing and submitting your notice submission.

**CLOSING TIMES FOR ACCEPTANCE OF NOTICES**

1. The *Government Gazette* and *Government Tender Bulletin* are weekly publications that are published on Fridays and the closing time for the acceptance of notices is strictly applied according to the scheduled time for each gazette.
2. Please refer to the Submission Notice Deadline schedule in the table below. This schedule is also published online on the Government Printing works website [\\_\\_\\_\\_\\_](#)

All re-submissions will be subject to the standard cut-off times.

**All notices received after the closing time will be rejected.**

Government Gazette Type	Publication Frequency	Publication Date	Submission Deadline	Cancellations Deadline
National Gazette	Weekly	Friday	Friday 15h00 for next Friday	Tuesday, 15h00 - 3 working days prior to publication
Regulation Gazette	Weekly	Friday	Friday 15h00 for next Friday	Tuesday, 15h00 - 3 working days prior to publication
Petrol Price Gazette	Monthly	Tuesday before 1st Wednesday of the month	One day before publication	1 working day prior to publication
Road Carrier Permits	Weekly	Friday	Thursday 15h00 for next Friday	3 working days prior to publication
Unclaimed Monies (Justice, Labour or Lawyers)	January / September 2 per year	Last Friday	One week before publication	3 working days prior to publication
Parliament (Acts, White Paper, Green Paper)	As required	Any day of the week	None	3 working days prior to publication
Manuals	Bi- Monthly	2nd and last Thursday of the month	One week before publication	3 working days prior to publication
State of Budget (National Treasury)	Monthly	30th or last Friday of the month	One week before publication	3 working days prior to publication
<i>Extraordinary Gazettes</i>	As required	Any day of the week	<i>Before 10h00 on publication date</i>	<i>Before 10h00 on publication date</i>
Legal Gazettes A, B and C	Weekly	Friday	One week before publication	Tuesday, 15h00 - 3 working days prior to publication
Tender Bulletin	Weekly	Friday	Friday 15h00 for next Friday	Tuesday, 15h00 - 3 working days prior to publication
Gauteng	Weekly	Wednesday	Two weeks before publication	3 days <b>after</b> submission deadline
Eastern Cape	Weekly	Monday	One week before publication	3 working days prior to publication
Northern Cape	Weekly	Monday	One week before publication	3 working days prior to publication
North West	Weekly	Tuesday	One week before publication	3 working days prior to publication
KwaZulu-Natal	Weekly	Thursday	One week before publication	3 working days prior to publication
Limpopo	Weekly	Friday	One week before publication	3 working days prior to publication
Mpumalanga	Weekly	Friday	One week before publication	3 working days prior to publication

## GOVERNMENT PRINTING WORKS - BUSINESS RULES

Government Gazette Type	Publication Frequency	Publication Date	Submission Deadline	Cancellations Deadline
Gauteng Liquor License Gazette	Monthly	Wednesday before the First Friday of the month	Two weeks before publication	3 working days <b>after</b> submission deadline
Northern Cape Liquor License Gazette	Monthly	First Friday of the month	Two weeks before publication	3 working days <b>after</b> submission deadline
National Liquor License Gazette	Monthly	First Friday of the month	Two weeks before publication	3 working days <b>after</b> submission deadline
Mpumalanga Liquor License Gazette	Bi-Monthly	Second & Fourth Friday	One week before publication	3 working days prior to publication

### EXTRAORDINARY GAZETTES

3. *Extraordinary Gazettes* can have only one publication date. If multiple publications of an *Extraordinary Gazette* are required, a separate Z95/Z95Prov *Adobe* Forms for each publication date must be submitted.

### NOTICE SUBMISSION PROCESS

4. Download the latest *Adobe* form, for the relevant notice to be placed, from the **Government Printing Works** website \_\_\_\_\_.
5. The *Adobe* form needs to be completed electronically using *Adobe Acrobat / Acrobat Reader*. Only electronically completed *Adobe* forms will be accepted. No printed, handwritten and/or scanned *Adobe* forms will be accepted.
6. The completed electronic *Adobe* form has to be submitted via email to [submit.egazette@gpw.gov.za](mailto:submit.egazette@gpw.gov.za). The form needs to be submitted in its original electronic *Adobe* format to enable the system to extract the completed information from the form for placement in the publication.
7. Every notice submitted **must** be accompanied by an official **GPW** quotation. This must be obtained from the *eGazette* Contact Centre.
8. Each notice submission should be sent as a single email. The email **must** contain **all documentation relating to a particular notice submission**.
  - 8.1. Each of the following documents must be attached to the email as a separate attachment:
    - 8.1.1. An electronically completed *Adobe* form, specific to the type of notice that is to be placed.
      - 8.1.1.1. For National *Government Gazette* or *Provincial Gazette* notices, the notices must be accompanied by an electronic Z95 or Z95Prov *Adobe* form
      - 8.1.1.2. The notice content (body copy) **MUST** be a separate attachment.
    - 8.1.2. A copy of the official **Government Printing Works** quotation you received for your notice. (*Please see Quotation section below for further details*)
    - 8.1.3. A valid and legible Proof of Payment / Purchase Order: **Government Printing Works** account customer must include a copy of their Purchase Order. **Non-Government Printing Works** account customer needs to submit the proof of payment for the notice
    - 8.1.4. Where separate notice content is applicable (Z95, Z95 Prov and TForm 3, it should **also** be attached as a separate attachment. (*Please see the Copy Section below, for the specifications*).
    - 8.1.5. Any additional notice information if applicable.

**GOVERNMENT PRINTING WORKS - BUSINESS RULES**

9. The electronic *Adobe* form will be taken as the primary source for the notice information to be published. Instructions that are on the email body or covering letter that contradicts the notice form content will not be considered. The information submitted on the electronic *Adobe* form will be published as-is.
10. To avoid duplicated publication of the same notice and double billing, Please submit your notice **ONLY ONCE**.
11. Notices brought to **GPW** by “walk-in” customers on electronic media can only be submitted in *Adobe* electronic form format. All “walk-in” customers with notices that are not on electronic *Adobe* forms will be routed to the Contact Centre where they will be assisted to complete the forms in the required format.
12. Should a customer submit a bulk submission of hard copy notices delivered by a messenger on behalf of any organisation e.g. newspaper publisher, the messenger will be referred back to the sender as the submission does not adhere to the submission rules.

**QUOTATIONS**

13. Quotations are valid until the next tariff change.
  - 13.1. **Take note:** **GPW**'s annual tariff increase takes place on **1 April** therefore any quotations issued, accepted and submitted for publication up to **31 March** will keep the old tariff. For notices to be published from 1 April, a quotation must be obtained from **GPW** with the new tariffs. Where a tariff increase is implemented during the year, **GPW** endeavours to provide customers with 30 days' notice of such changes.
14. Each quotation has a unique number.
15. Form Content notices must be emailed to the *eGazette* Contact Centre for a quotation.
  - 15.1. The *Adobe* form supplied is uploaded by the Contact Centre Agent and the system automatically calculates the cost of your notice based on the layout/format of the content supplied.
  - 15.2. It is critical that these *Adobe* Forms are completed correctly and adhere to the guidelines as stipulated by **GPW**.
16. **APPLICABLE ONLY TO GPW ACCOUNT HOLDERS:**
  - 16.1. **GPW** Account Customers must provide a valid **GPW** account number to obtain a quotation.
  - 16.2. Accounts for **GPW** account customers **must** be active with sufficient credit to transact with **GPW** to submit notices.
    - 16.2.1. If you are unsure about or need to resolve the status of your account, please contact the **GPW** Finance Department prior to submitting your notices. (If the account status is not resolved prior to submission of your notice, the notice will be failed during the process).
17. **APPLICABLE ONLY TO CASH CUSTOMERS:**
  - 17.1. Cash customers doing **bulk payments** must use a **single email address** in order to use the **same proof of payment** for submitting multiple notices.
18. The responsibility lies with you, the customer, to ensure that the payment made for your notice(s) to be published is sufficient to cover the cost of the notice(s).
19. Each quotation will be associated with one proof of payment / purchase order / cash receipt.
  - 19.1. This means that **the quotation number can only be used once to make a payment.**

**GOVERNMENT PRINTING WORKS - BUSINESS RULES****COPY (SEPARATE NOTICE CONTENT DOCUMENT)**

20. Where the copy is part of a separate attachment document for Z95, Z95Prov and TForm03
- 20.1. Copy of notices must be supplied in a separate document and may not constitute part of any covering letter, purchase order, proof of payment or other attached documents.
- The content document should contain only one notice. (You may include the different translations of the same notice in the same document).
- 20.2. The notice should be set on an A4 page, with margins and fonts set as follows:
- Page size = A4 Portrait with page margins: Top = 40mm, LH/RH = 16mm, Bottom = 40mm;  
Use font size: Arial or Helvetica 10pt with 11pt line spacing;
- Page size = A4 Landscape with page margins: Top = 16mm, LH/RH = 40mm, Bottom = 16mm;  
Use font size: Arial or Helvetica 10pt with 11pt line spacing;

**CANCELLATIONS**

21. Cancellation of notice submissions are accepted by **GPW** according to the deadlines stated in the table above in point 2. Non-compliance to these deadlines will result in your request being failed. Please pay special attention to the different deadlines for each gazette. Please note that any notices cancelled after the cancellation deadline will be published and charged at full cost.
22. Requests for cancellation must be sent by the original sender of the notice and must be accompanied by the relevant notice reference number (N-) in the email body.

**AMENDMENTS TO NOTICES**

23. With effect from 01 October 2015, **GPW** will not longer accept amendments to notices. The cancellation process will need to be followed according to the deadline and a new notice submitted thereafter for the next available publication date.

**REJECTIONS**

24. All notices not meeting the submission rules will be rejected to the customer to be corrected and resubmitted. Assistance will be available through the Contact Centre should help be required when completing the forms. (012-748 6200 or email [info.egazette@gpw.gov.za](mailto:info.egazette@gpw.gov.za)). Reasons for rejections include the following:
- 24.1. Incorrectly completed forms and notices submitted in the wrong format, will be rejected.
- 24.2. Any notice submissions not on the correct *Adobe* electronic form, will be rejected.
- 24.3. Any notice submissions not accompanied by the proof of payment / purchase order will be rejected and the notice will not be processed.
- 24.4. Any submissions or re-submissions that miss the submission cut-off times will be rejected to the customer. The Notice needs to be re-submitted with a new publication date.

**GOVERNMENT PRINTING WORKS - BUSINESS RULES****APPROVAL OF NOTICES**

25. Any notices other than legal notices are subject to the approval of the Government Printer, who may refuse acceptance or further publication of any notice.
26. No amendments will be accepted in respect to separate notice content that was sent with a Z95 or Z95Prov notice submissions. The copy of notice in layout format (previously known as proof-out) is only provided where requested, for Advertiser to see the notice in final Gazette layout. Should they find that the information submitted was incorrect, they should request for a notice cancellation and resubmit the corrected notice, subject to standard submission deadlines. The cancellation is also subject to the stages in the publishing process, i.e. If cancellation is received when production (printing process) has commenced, then the notice cannot be cancelled.

**GOVERNMENT PRINTER INDEMNIFIED AGAINST LIABILITY**

27. The Government Printer will assume no liability in respect of—
  - 27.1. any delay in the publication of a notice or publication of such notice on any date other than that stipulated by the advertiser;
  - 27.2. erroneous classification of a notice, or the placement of such notice in any section or under any heading other than the section or heading stipulated by the advertiser;
  - 27.3. any editing, revision, omission, typographical errors or errors resulting from faint or indistinct copy.

**LIABILITY OF ADVERTISER**

28. Advertisers will be held liable for any compensation and costs arising from any action which may be instituted against the Government Printer in consequence of the publication of any notice.

**CUSTOMER INQUIRIES**

Many of our customers request immediate feedback/confirmation of notice placement in the gazette from our Contact Centre once they have submitted their notice – While **GPW** deems it one of their highest priorities and responsibilities to provide customers with this requested feedback and the best service at all times, we are only able to do so once we have started processing your notice submission.

**GPW** has a 2-working day turnaround time for processing notices received according to the business rules and deadline submissions.

Please keep this in mind when making inquiries about your notice submission at the Contact Centre.

29. Requests for information, quotations and inquiries must be sent to the Contact Centre **ONLY**.
30. Requests for Quotations (RFQs) should be received by the Contact Centre at least **2 working days** before the submission deadline for that specific publication.

## GOVERNMENT PRINTING WORKS - BUSINESS RULES

### PAYMENT OF COST

31. The Request for Quotation for placement of the notice should be sent to the Gazette Contact Centre as indicated above, prior to submission of notice for advertising.
32. Payment should then be made, or Purchase Order prepared based on the received quotation, prior to the submission of the notice for advertising as these documents i.e. proof of payment or Purchase order will be required as part of the notice submission, as indicated earlier.
33. Every proof of payment must have a valid **GPW** quotation number as a reference on the proof of payment document.
34. Where there is any doubt about the cost of publication of a notice, and in the case of copy, an enquiry, accompanied by the relevant copy, should be addressed to the Gazette Contact Centre, **Government Printing Works**, Private Bag X85, Pretoria, 0001 email: [info.egazette@gpw.gov.za](mailto:info.egazette@gpw.gov.za) before publication.
35. Overpayment resulting from miscalculation on the part of the advertiser of the cost of publication of a notice will not be refunded, unless the advertiser furnishes adequate reasons why such miscalculation occurred. In the event of underpayments, the difference will be recovered from the advertiser, and future notice(s) will not be published until such time as the full cost of such publication has been duly paid in cash or electronic funds transfer into the **Government Printing Works** banking account.
36. In the event of a notice being cancelled, a refund will be made only if no cost regarding the placing of the notice has been incurred by the **Government Printing Works**.
37. The **Government Printing Works** reserves the right to levy an additional charge in cases where notices, the cost of which has been calculated in accordance with the List of Fixed Tariff Rates, are subsequently found to be excessively lengthy or to contain overmuch or complicated tabulation.

### PROOF OF PUBLICATION

38. Copies of any of the *Government Gazette* or *Provincial Gazette* can be downloaded from the **Government Printing Works** website [free of charge, should](#) a proof of publication be required.
39. Printed copies may be ordered from the Publications department at the ruling price. The **Government Printing Works** will assume no liability for any failure to post or for any delay in despatching of such *Government Gazette(s)*

## GOVERNMENT PRINTING WORKS CONTACT INFORMATION

**Physical Address:**

**Government Printing Works**  
149 Bosman Street  
Pretoria

**Postal Address:**

Private Bag X85  
Pretoria  
0001

**GPW Banking Details:**

**Bank:** ABSA Bosman Street  
**Account No.:** 405 7114 016  
**Branch Code:** 632-005

**For Gazette and Notice submissions:** Gazette Submissions:

**For queries and quotations, contact:** Gazette Contact Centre:

**E-mail:** [submit.egazette@gpw.gov.za](mailto:submit.egazette@gpw.gov.za)

**E-mail:** [info.egazette@gpw.gov.za](mailto:info.egazette@gpw.gov.za)

**Tel:** 012-748 6200

**Contact person for subscribers:** Mrs M. Toka:

**E-mail:** [subscriptions@gpw.gov.za](mailto:subscriptions@gpw.gov.za)

**Tel:** 012-748-6066 / 6060 / 6058

**Fax:** 012-323-9574



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**GENERAL NOTICES • ALGEMENE KENNISGEWINGS**

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**NOTICE 177 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF APPLICATION FOR AMENDMENT OF TOWNSHIP  
DIE HOEWES EXTENSION 320**

The City of Tshwane Metropolitan Municipality hereby gives notice in terms of Sections 69(6)(a) and 96(4) of the Town-Planning and Township Ordinance, 1986 (Ordinance No. 15 of 1986), read with Section 2(2) and the relevant provisions of the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) that an application for the amendment of a pending application for township establishment referred to in the Annexure hereto, has been received by it. The proposed amendment entails the reduction in proposed land use rights from a maximum of 125 dwelling units to a total of 14 dwelling units. Particulars of the application are open to inspection during normal office hours at the office of the Strategic Executive Director: City Planning and Development, Room F8, Town Planning Office, c/o Basden and Rabie Streets, Lyttelton Agricultural Holdings for a period of 28 days from 19 February 2020 (the date of first publication of this notice).

Objections to or representations in respect of the application must be lodged in writing and in duplicate with the Strategic Executive Director at the above office or posted to him/her at PO Box 3242, Pretoria, 0001, within a period of 28 days from 19 February 2020. Please note that your name (legible) and full contact details (physical address, postal address, cell phone number, e-mail address) must be included in the objection/representation.

**ANNEXURE**

Name of township: Die Hoewes Extension 320

Full name of applicant: Icon Town Planning on behalf of the registered owner, Lebombo Paletts CC  
PENDING TOWNSHIP - APPLICATION IN TERMS OF SECTION 96(1):

*Number of erven in the township and proposed zoning:* 2, consisting of the following:

Two erven zoned "Residential 3", subject to a bulk of 12 500m<sup>2</sup> (restricted to a maximum of 125 units), height of 19 metres and a coverage of 60% on the consolidated erf.

PROPOSED AMENDMENT OF TOWNSHIP – APPLICATION IN TERMS OF SECTION 96(4):

*Number of erven in the township and proposed zoning:* 2, consisting of the following:

One erf zoned "Residential 1" for two dwelling units (existing dwelling house and existing approved second dwelling), subject to certain conditions.

One erf zoned "Residential 3" at a FAR of 0,4, a height of 2 storeys, for a maximum of 12 dwelling units, subject to certain conditions.

Description of land on which township is to be established: Portion 1 of Holding 125 Lyttelton Agricultural Holdings Extension 1.

Locality of proposed township: The subject property is situated at 280 Von Willich Avenue, Die Hoewes, in the jurisdiction of the City of Tshwane Metropolitan Municipality.

Name and address of applicant: A Dreyer; Icon Town Planning (Pty) Ltd.; P.O. Box 35654, Menlo Park, 0102:  
Tel: 072 784 0121; E-mail: [annerine@icontp.co.za](mailto:annerine@icontp.co.za). Reference: CPD 9/1/1/1-DHWx320 165

**KENNISGEWING 177 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM WYSIGING VAN DORP  
DIE HOEWES UITBREIDING 320**

Die Stad van Tshwane Metropolitaanse Munisipaliteit gee hiermee ingevolge Artikels 69(6)(a) en 96(4) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie No. 15 van 1986), saamgelees met Artikel 2 (2) en die toepaslike bepalings van die Wet op Ruimtelike Beplanning en Grondgebruikbestuur, 2013 (Wet 16 van 2013) kennis dat 'n aansoek om wysiging van 'n hangende aansoek om dorpstigting deur hom ontvang is om die dorp in die bylae hierby genoem, te stig. Die voorgestelde wysiging behels die afskaling van die voorgestelde grondgebruikregte vanaf 'n maksimum van 125 wooneenhede na 'n totaal van 14 wooneenhede. Besonderhede van die aansoek lê gedurende kantoorure by die kantoor van die gemagtige plaaslike bestuur by die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Kamer F8, Stadsbeplanningskantoor, h/v Basden en Rabiestrade, Lyttelton Landbouhoewes vir 'n tydperk van 28 dae vanaf 19 Februarie 2020 (die datum van eerste publikasie van hierdie kennisgewing) ter insae.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 19 Februarie 2020 skriftelik en in tweevoud by die Strategiese Uitvoerende Direkteur by bovermelde kantoor ingedien of aan hom/haar by Posbus 3242, Pretoria, 0001, gepos word. Neem asseblief kennis dat u naam (leesbaar) en volle kontakbesonderhede (fisiese adres, posadres, selnommer, e-pos adres) ingeluit moet wees by die beswaar/verhoë.

**BYLAE**

Naam van die dorp: Die Hoewes Uitbreiding 320

Volle naam van aansoeker: Icon Town Planning namens die geregistreerde eienaar, Lebombo Paletts BK  
HANGENDE AANSOEK OM DORPSTIGTING - AANSOEK IN TERME VAN ARTIKEL 96(1):

Aantal erwe in voorgestelde dorp: 2 erwe, bestaande uit die volgende:

2 Erwe gesoneer "*Residensieël 3*", onderhewig aan 'n vloer ruimte van 12 500m<sup>2</sup> (beperk tot 'n maksimum van 125 eenhede), hoogte van 19 meter en 'n dekking van 60% op die gekonsolideerde erf.

VOORGESTELDE WYSIGING VAN DORP – AANSOEK IN TERME VAN ARTIKEL 96(4):

Aantal erwe in voorgestelde dorp: 2 erwe, bestaande uit die volgende:

Een erf met sonering "*Residential 1*" vir twee wooneenhede (bestaande woonhuis en bestaande goedgekeurde tweede woonhuis), onderhewig aan sekere voorwaardes.

Een erf met sonering "*Residensieël 3*" teen 'n VRV van 0,4, 'n hoogte van 2 verdiepings, vir 'n maksimum van 12 wooneenhede, onderhewig aan sekere voorwaardes.

Beskrywing van grond waarop dorp gestig staan te word: Gedeelte 1 van Hoewe 125 Lyttelton Landbouhoewes Uitbreiding 1.

Ligging van voorgestelde dorp: Die eiendom is geleë te Von Willichlaan 280, Die Hoewes, in die jurisdiksie van die Stad van Tshwane Metropolitaanse Munisipaliteit.

Naam en adres van applikant: A Dreyer; Icon Stadsbeplanning; Posbus 35654, Menlo Park, 0102; Tel: 072 784 0121; E-pos: annerine@icontp.co.za. Verwysing: CPD 9/1/1/1-DHWx320 165

## NOTICE 179 OF 2020



**CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE IN TERMS OF SECTION 16(1) OF THE  
CITY OF TSHWANE LAND-USE MANAGEMENT BY-LAW, 2016**

I, Pieter Gerhard de Haas ((Platinum Town and Regional Planners CC (2008/161136/23)), being the applicant of Portion 6 of Erf 73 The Orchards, hereby gives notice in terms of Section 16(1)(f) of the City of Tshwane Land-use Management By-law (2016) that I applied to the City of Tshwane Metropolitan Municipality to amend the Tshwane Town Planning Scheme, 2008 (amended 2014) for the rezoning of the property as described above from "*Residential 1 with a density of one dwelling per erf*" to "*Special*" for the purpose of selling and storing car parts. The proposed coverage will be 80%, the floor-space ratio 0.7 and two storeys. The property is located at 22 Mispel Street, The Orchards.

The intent of the landowner is the sale and storage of auto parts.

Any objection(s) and / or comment(s), including the grounds for such objection(s) and / or comment(s), with full contact details without which the Municipality may not correspond with the person or body that objected and / or commented, must be submitted or addressed to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or sent to [CityP\\_Registration@TSHWANE.GOV.ZA](mailto:CityP_Registration@TSHWANE.GOV.ZA) from 19 February 2020 to 18 March 2020. Full details of the application and plans (if any) are available for inspection during normal office hours at the Municipal Offices as indicated below for a period of 28 days from the first date of the notice in the Gauteng Provincial Gazette / Beeld / Citizen newspapers.

**Address of Municipal Offices:** Akasia Municipal Offices, 485 Heinrich Street (entrance to Dale Street), 1st floor, Room F8, Karenpark.

**Closing date for any objections and / or comments:** 18 March 2020

**Address of authorized agent:** Platinum Town and Regional Planners CC, Lindau Complex No. 4, 96 Scott Street, Schoemansville, Hartbeespoort; P.O. Box 1194, Hartbeespoort, 0216;  
Telephone / cellphone nrs: 0122440118, 083 226 1316 of 072 184 9621

**Dates on which notice will be published:** 19 February 2020 and 26 February 2020

**Reference No:** CPD 9/2/4 / 2- 4902 T

**Item No:** 29186

## KENNISGEWING 179 VAN 2020



**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING IN TERME VAN ARTIKEL 16(1) VAN DIE  
STAD TSHWANE GRONDGEBRUIKSBESTUURSBYWET, 2016**

Ek, Pieter Gerhard de Haas ((Platinum Town and Regional Planners CC (2008/161136/23)), synde die applikant van Gedeelte 6 van Erf 73 The Orchards, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Metropolitaanse Munisipaliteit se Grondgebruiksbestuursbywet (2016) dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (gewysig 2014) vir die hersonering van die eiendom soos hierbo beskryf vanaf "*Residensieël 1 met 'n digtheid van een woonhuis per erf*" na "*Spesiaal*" vir doeleindes van die verkoop en opberg van motoronderdele. Die voorgestelde dekking sal wees 80%, die vloer-ruimte-verhouding 0,7 en twee verdiepings. Die eiendom is geleë te Mispel Straat 22, The Orchards.

Die bedoeling van die grondeienaar is die verkoop en die opberg van motoronderdele.

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir sodanige beswaar(e) en/of kommentaar(e), met volle kontakbesonderhede waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) indien, moet gelewer of skriftelik gerig word aan : Die Strategiese Uitvoerende Direkteur : Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of gestuur word aan [CityP\\_Registration@TSHWANE.GOV.ZA](mailto:CityP_Registration@TSHWANE.GOV.ZA) vanaf 19 Februarie 2020 tot 18 Maart 2020.

Volle besonderhede van die aansoek en planne (indien enige) lê vir inspeksie gedurende gewone kantoorure by die Munisipale Kantore soos hieronder aangedui vir 'n tydperk 28 dae vanaf die eerste datum van die kennisgewing in die Gauteng Provinsiale Koerant / Beeld / Citizen koerante.

**Adres van Munisipale Kantore:** Akasia Munisipale Kantore, 485 Heinrich Straat (ingang in Dale Straat), 1ste vloer, Kamer F8, Karenpark.

**Sluitingsdatum vir enige besware en / of kommentare:** 18 Maart 2020

**Adres van gemagtigde agent:** Platinum Town and Regional Planners CC, Lindaukompleks No. 4, Scott Straat 96, Schoemansville, Hartbeespoort; Posbus 1194, Hartbeespoort, 0216;  
Telefoon / Selfoon nrs: 0122440118, 083 226 1316 of 072 184 9621

**Datums waarop kennisgewing gepubliseer word:** 19 Februarie en 26 Februarie 2020

**Verwysing Nr:** CPD 9/2/4/2- 4902 T

**Item Nr:** 29186

## NOTICE 180 OF 2020



**CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE IN TERMS OF SECTION 16(1) OF THE  
CITY OF TSHWANE LAND-USE MANAGEMENT BY-LAW, 2016**

I, Pieter Gerhard de Haas ((Platinum Town and Regional Planners CC (2008/161136/23)), being the applicant of Portion 6 of Erf 73 The Orchards, hereby gives notice in terms of Section 16(1)(f) of the City of Tshwane Land-use Management By-law (2016) that I applied to the City of Tshwane Metropolitan Municipality to amend the Tshwane Town Planning Scheme, 2008 (amended 2014) for the rezoning of the property as described above from "*Residential 1 with a density of one dwelling per erf*" to "*Special*" for the purpose of selling and storing car parts. The proposed coverage will be 80%, the floor-space ratio 0.7 and two storeys. The property is located at 22 Mispel Street, The Orchards.

The intent of the landowner is the sale and storage of auto parts.

Any objection(s) and / or comment(s), including the grounds for such objection(s) and / or comment(s), with full contact details without which the Municipality may not correspond with the person or body that objected and / or commented, must be submitted or addressed to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or sent to [CityP\\_Registration@TSHWANE.GOV.ZA](mailto:CityP_Registration@TSHWANE.GOV.ZA) from 19 February 2020 to 18 March 2020. Full details of the application and plans (if any) are available for inspection during normal office hours at the Municipal Offices as indicated below for a period of 28 days from the first date of the notice in the Gauteng Provincial Gazette / Beeld / Citizen newspapers.

**Address of Municipal Offices:** Akasia Municipal Offices, 485 Heinrich Street (entrance to Dale Street), 1st floor, Room F8, Karenpark.

**Closing date for any objections and / or comments:** 18 March 2020

**Address of authorized agent:** Platinum Town and Regional Planners CC, Lindau Complex No. 4, 96 Scott Street, Schoemansville, Hartbeespoort; P.O. Box 1194, Hartbeespoort, 0216;  
Telephone / cellphone nrs: 0122440118, 083 226 1316 of 072 184 9621

**Dates on which notice will be published:** 19 February 2020 and 26 February 2020

**Reference No:** CPD 9/2/4 / 2- 4902 T

**Item No:** 29186

## KENNISGEWING 180 VAN 2020



**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING IN TERME VAN ARTIKEL 16(1) VAN DIE  
STAD TSHWANE GRONDGEBRUIKSBESTUURSWET, 2016**

Ek, Pieter Gerhard de Haas ((Platinum Town and Regional Planners CC (2008/161136/23)), synde die applikant van Gedeelte 6 van Erf 73 The Orchards, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Metropolitaanse Munisipaliteit se Grondgebruiksbestuursbywet (2016) dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (gewysig 2014) vir die hersonering van die eiendom soos hierbo beskryf vanaf "*Residensieël 1 met 'n digtheid van een woonhuis per erf*" na "*Spesiaal*" vir doeleindes van die verkoop en opberg van motoronderdele. Die voorgestelde dekking sal wees 80%, die vloer-ruimte-verhouding 0,7 en twee verdiepings. Die eiendom is geleë te Mispel Straat 22, The Orchards.

Die bedoeling van die grondeienaar is die verkoop en die opberg van motoronderdele.

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir sodanige beswaar(e) en/of kommentaar(e), met volle kontakbesonderhede waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) indien, moet gelewer of skriftelik gerig word aan : Die Strategiese Uitvoerende Direkteur : Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of gestuur word aan [CityP\\_Registration@TSHWANE.GOV.ZA](mailto:CityP_Registration@TSHWANE.GOV.ZA) vanaf 19 Februarie 2020 tot 18 Maart 2020.

Volle besonderhede van die aansoek en planne (indien enige) lê vir inspeksie gedurende gewone kantoorure by die Munisipale Kantore soos hieronder aangedui vir 'n tydperk 28 dae vanaf die eerste datum van die kennisgewing in die Gauteng Provinsiale Koerant / Beeld / Citizen koerante.

**Adres van Munisipale Kantore:** Akasia Munisipale Kantore, 485 Heinrich Straat (ingang in Dale Straat), 1ste vloer, Kamer F8, Karenpark.

**Sluitingsdatum vir enige besware en / of kommentare:** 18 Maart 2020

**Adres van gemagtigde agent:** Platinum Town and Regional Planners CC, Lindaukompleks No. 4, Scott Straat 96, Schoemansville, Hartbeespoort; Posbus 1194, Hartbeespoort, 0216; Telefoon / Selfoon nrs: 0122440118, 083 226 1316 of 072 184 9621

**Datums waarop kennisgewing gepubliseer word:** 19 Februarie en 26 Februarie 2020

**Verwysing Nr:** CPD 9/2/4/2- 4902 T

**Item Nr:** 29186

## NOTICE 181 OF 2020



## MOGALE EXTENSIONS 39 AND 40

I, Pieter Gerhard De Haas ((Platinum Town and Regional Planners CC (2008/161136/23)), being the applicant, hereby gives notice in terms of Section 51(3)(a) of the Mogale City Spatial Planning and Land Use Management By-law, 2018, that I have applied to Mogale City Local Municipality for the establishment of the townships in terms of section 51 of Mogale City Spatial Planning and Land Use Management By-law, 2018, referred to in the Annexure hereto.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Manager: Development Planning: Economic Development Services from 19 February 2020 until 18 March 2020.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette and Citizen newspaper.

**Address of Municipal offices:** 1st Floor, Furniture Building, corner of Human and Monument Street, Krugersdorp

**Closing date for any objections and/or comments:** 18 March 2020

**Address of applicant:** Platinum Town and Regional Planners CC, Lindau Complex 4, 96 Scott Street, Schoemansville, Hartbeespoort, 0216; P.O. Box 1194, Hartbeespoort, 0216; 083 226 1316 or 072 184 9621

**Dates on which notice will be published:** 19 February 2020 and 26 February 2020

## ANNEXURE

**Name of townships:** Mogale Extension 39 and Mogale Extension 40

**Full name of applicant:** Pieter Gerhard de Haas from Platinum Town and Regional Planners CC

**Number of erven, proposed zoning and development control measures:**

## 1) Mogale Extension 39 - 5 erven

- a) Erven 113 - 115: "Special" for one dwelling house, offices and the normal outbuildings related to residential and farming activities with a coverage of 30%, a FSR of 0,25 and 3 storeys
- b) Erf 116: Commercial with a coverage of 70%, a FSR of 0,6 and 3 storeys
- c) Erf 117: Commercial with a coverage of 60%, a FSR of 0,4 and 3 storeys

## 2) Mogale Extension 40 - 4 erven

- a) Erf 119: "Special" for one dwelling house, offices and the normal outbuildings related to residential and farming activities with a coverage of 30%, a FSR of 0,25 and 3 storeys
- b) Erven 120 - 122: Commercial with a coverage of 60%, a FSR of 0,4 and 3 storeys

**The intension of the applicant in this matter is to:**

Extend the existing business rights (consent use rights) for "Special" and Commercial purposes i.e. warehousing and direct related land uses such as offices, residential accommodation related to the Agriculture.

**Locality and description of property(ies) on which townships is to be established:**

The proposed townships are located on a part of the remainder of Portion 13 of the farm Elandsdrift 527 JQ, which is to the west of Provincial Road R512, adjacent to the west of Road 345 (Mulders drift Road), the latter to become the M5 (Beyers Naude Drive) towards Johannesburg.

**REF:** 15/2/2/57/21 (88465) and 15/2/2/57/21 (88466)

**NOTICE 183 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) AND AN APPLICATION FOR  
THE REMOVAL OF A RESTRICTIVE CONDITION IN THE TITLE DEED IN TERMS OF SECTION 16(2) OF  
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I Jolien Janse van Rensburg of Cadre Plan Pty (Ltd), being the applicant of Erf 1058 Sunnyside hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of section 16(1) and for the removal of certain conditions contained in the Title Deed in terms of section 16(2) of the of the City of Tshwane Land Use Management By-law, 2016 of the property as described above. The property is situated at: 3 Myrtle Street, Sunnyside.

The rezoning is from "Residential 1" to "Residential 3" with the following development controls: Coverage: 45%, FSR: 0.72, Height: 2 storeys and Density: 80 dwelling units per hectare.

The application is for the removal of the following conditions of Title Conditions (a), (b) and (c) from Title Deed number T19070/2016.

The intension of the applicant in this matter is to use the property for duplex dwellings and/or dwelling-units.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 19 February 2020, until 18 March 2020.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Citizen and Beeld newspaper.

Address of Municipal offices: LG004, Isivuno House, 143 Lilian Ngoyi Street  
Closing date for any objections and/or comments: 18 March 2020.

Address of applicant: 9 Guild House, 239 Bronkhorst Street, Nieuw Muckleneuk: 012 460 0670  
Email: jolien@cadreplan.co.za, Tel no: 082 568 0305

Dates on which notice will be published: 19 February 2020 & 26 February 2020

**Reference:** CPD/9/2/4/2-5541T (ITEM: 31470) & CPD/0660/1058 (ITEM: 31493)



**KENNISGEWING 183 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N HERSONERINGSAAANSOEK INGEVOLGE ARTIKEL 16(1) EN VIR DIE  
VERWYDERING VAN BEPERKENDE VOORWAARDES INGEVOLGE ARTIKEL 16(2) VAN DIE STAD  
TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Jolien Janse van Rensburg van Cadre Plan Edms(Bpk), synde die applikant van Erf 1058 Sunnyside gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering in terme van artikel 16(1) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016 en vir die gelyktydige verwydering van sekere voorwaardes vervat in die Titelakte in terme van artikel 16(2) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016, van die eiendom beskryf hierbo. Die eiendom is geleë te 3 Myrtle Straat, Sunnyside.

Die hersonering is van "Residensieël 1" na "Residensieël 3" met die volgende beheermaatreëls: Dekking: 45%, VRV: 0.72, Hoogte: 2 verdiepings en Digtheid: 80 wooneenhede per hektaar.

Die aansoek is vir die verwydering van die volgende titelvoorwaardes: Voorwaarde (a), (b) and (c) van Titel Akte nommer T19070/2016.

Die intensie van die applikant in hierdie geval is om die eiendom te gebruik vir dupleks eenhede en/of wooneenhede.

Besware teen of verhoë, insluitend die redes vir die besware en/of verhoë, met volledige besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat hierdie besware en/of verhoë ingedien het moet, moet skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of aan CityP\_Registration@tshwane.gov.za vanaf 19 February 2020 tot 18 Maart 2020.

Besonderhede van die aansoek met planne (indien enige) lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit, vir 'n periode van 28 dae vanaf die eerste dag van publikasie van die kennisgewing in the Provinsiale Koerant / Beeld en Citizen koerant.

Adres van Munisipale kantore: LG004, Isivuno House, 143 Lilian Ngoyi Straat  
Sluitingsdatum vir enige besware en/of verhoë: 18 Maart 2020.

Adres van agent: 9 Guild Huis, 239 Bronkhorst Straat, Nieuw Muckleneuk: 012 460 0670  
Epos: jolien@cadreplan.co.za, Tel: 082 568 0305

Datums waarop kennisgewing geplaas word: 19 Februarie 2020 & 26 Februarie 2020

**Verw no:** CPD/9/2/4/2-5541T (ITEM: 31470) & CPD/0660/1058 (ITEM: 31493)

**NOTICE 185 OF 2020**

NOTICE OF APPLICATION FOR THE AMENDMENT OF TOWN PLANNING SCHEME APPLICATION IN TERMS OF SECTION 48 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019

I/We, Pieter Venter of Terraplan Gauteng Pty Ltd being authorized agent of the owner of ERF 216 LAKEFIELD EXTENSION 16 hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I/We have applied to the City of Ekurhuleni Metropolitan Municipality, Benoni Customer Care Centre for the amendment of the Ekurhuleni Town Planning Scheme, 2014, by the rezoning of the property described above, situated at 7 Sunny Road, Lakefield Extension 16 from "Residential 1" to "Residential 1" with the inclusion of a hair salon/beauty parlour as primary land use, subject to certain restrictive measures.

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager: City Planning Department, Benoni Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, Benoni Civic Centre, Treasury Building, 6<sup>th</sup> Floor, Room 601, c/o Tom Jones Street and Elston Avenue, Benoni, 1500, for a period of 28 days from 19/02/2020.

Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department, Benoni Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, Benoni Civic Centre, Treasury Building, 6<sup>th</sup> Floor, Room 601, c/o Tom Jones Street and Elston Avenue, Benoni, 1500 or Private Bag X014, Benoni, 1500, within a period of 28 days from 19/02/2020.

Address of the authorised agent:

Terraplan Gauteng Pty Ltd, PO Box 1903, Kempton Park, 1620, 1<sup>st</sup> Floor, Forum Building, 6 Thistle Road, Kempton Park, 1619. Tel: 011 394-1418/9 (Our ref: HS3003)

19-26

**NOTICE 186 OF 2020****ERF 2372 KEMPTON PARK EXT 8  
EKURHULENI AMENDMENT SCHEME, 2014**

We, Litoropo Land Development Services, being the authorized agent of the owner of **ERF 2372 KEMPTON PARK EXT 8** hereby give notice in terms of Section 56(1)(b)(i) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986) read with Spatial Planning and Land Use Management Act (Act 16 of 2013) that we have applied to the Ekurhuleni Metropolitan Municipality (Kempton Park Cost Centre) for the amendment of the Ekurhuleni Town Planning Scheme 2014, by rezoning the above-mentioned properties, from their current zoning "Residential 1" to "Residential 3".

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager: City Planning Department, Kempton Park Customer Care Centre, 5<sup>th</sup> Floor, Kempton Park Civic Centre, Corner Pretoria Road and Swart Drive, Kempton Park for a period of 28 (twenty-eight) days from 05 February 2020. Objections to or representations in respect of the application must be lodged with or made in writing to the Manager: City Planning Department, Kempton Park Customer Care Centre, at the above address or at PO Box 13 Kempton Park, 1620 within a period of 28 (twenty-eight) working days from 05 February 2020.

Address of authorized agent: Litoropo Land Development Services, PO Box 709, Bruma, Johannesburg, 2026. Telephone: 078 6464 358.

19-26

**KENNISGEWING 186 VAN 2020****ERF 2372 KEMPTON PARK EXT 8  
EKHURULENI WYSIGINGSKEMA, 2014**

Ons, Litoropo Land Development Services, synde die gemagtigde agent van die eienaar van **ERF 2372 KEMPTON PARK EXT 8**, gee hiermee ingevolge artikel 56 (1) (b) (i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 Ordonnansie 15 van 1986) saamgelees met die Wet op Ruimtelike Beplanning en Grondgebruikbestuur (Wet 16 van 2013) dat ons aansoek gedoen het by die Ekurhuleni Metropolitaanse Munisipaliteit (Kempton Park Kostesentrum) vir die wysiging van die Ekurhuleni Dorpsbeplanningskema 2014, deur die hersonering van bogenoemde eiendom, gemelde eiendomme, vanaf hul huidige sonering "Residensieel 1" na "Residensieel 3".

Besonderhede van die aansoek le ter insae gedurende gewone kantoorure by die kantoor van die Area Bestuurder: Stadsbeplanning, Kempton Park Kliëntedienssentrum, 5de Vloer, Kempton Park Burgersentrum, Corner Pretoria weg en Swart Drive, Kempton Park, vir n tydperk van 28 (aght en twintig) dae vanaf 05 Februarie 2020. Besware teen of vertoe ten opsigte van die aansoek moet binne 'n tydperk van 28 (aght - en - twintig) dae vanaf 05 Februarie 2020 skriftelik by of tot die Bestuurder: Stadsbeplanning, Kempton Park Kliëntedienssentrum, by bovermelde adres of by PO sak 13 Kempton Park, Kempton Park, 1620, ingedien of gerig word. aght en twintig) werksdae vanaf 05 Februarie 2020.

Adres van gemagtigde agent: Litoropo Land Development Services, PO sak 709, Bruma, Johannesburg, 2026. Telefoon: 078 6464 358.

19-26

**NOTICE 187 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE TITLE DEED CONDITIONS IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Sybrand Lourens Lombaard of SL Town and Regional Planning CC., being the applicant of Erf 273, Sinoville, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of certain conditions contained in the Title Deed in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 of the above-mentioned property. The property is situated at 107 Marico Avenue, Sinoville. The application is for the removal of the following conditions: A.(f), A.(g), B.(c), B.(c)(i), B.(c)(ii) and B.(d) on page 3, and B.(f) on page 4 of Deed of Transfer No. T59690/2018. The intension of the applicant in this matter is to remove both the 31,49m and 7,62m street building lines, as well as all redundant and irrelevant conditions in the relevant title deed in order to obtain building plan approval for all existing (approved) building/s and/or structure/s, as well as all the as-built (not approved) building/s and/or structure/s from the City of Tshwane Metropolitan Municipality's Building Control Office. Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 19 February 2020 [the first date of the publication of the notice set out in Section 16(1)(f) of the By-Law referred to above], until 18 March 2020 (not less than 28 days after the date of first publication of the notice). Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, Beeld and Star newspapers. Address of Municipal offices: Isivuno House, Registration Office, Room LG004, 143 Lillian Ngoyi Street (previously Van der Walt Street), Pretoria. Closing date for any objections and/or comments: 18 March 2020. Address of applicant: Physical: 769 Platrand Street, Faerie Glen X7, 0081. Postal: PO Box 71980, Die Wilgers, 0041. Telephone No: 082 923 1921. Dates on which notice will be published: The advertisement will be published in the Gauteng Provincial Gazette, Beeld and Star for two consecutive weeks on 19 February 2020 and 26 February 2020 respectively. Reference: CPD SIN/0640/273 Item No: 31492.

19-26

**KENNISGEWING 187 VAN 2020****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN 'N AANSOEK VIR DIE OPHEFFING VAN BEPERKENDE TITELVOORWAARDES IN TERME VAN ARTIKEL 16(2) VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUUR VERORDENING, 2016**

Ek, Sybrand Lourens Lombaard van SL Town and Regional Planning CC., synde die aanvrager van Erf 273, Sinoville, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuur Verordening, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van sekere voorwaardes vervat in die Titellakte van die bovermelde eiendom in terme van Artikel 16(2) van die Stad Tshwane Grondgebruiksbestuur Verordening, 2016. Die eiendom is geleë te Marico Laan 107, Sinoville. Die aansoek is vir die opheffing van die volgende voorwaardes: A.(f), A.(g), B.(c), B.(c)(i), B.(c)(ii) en B.(d) op bladsy 3, en B.(f) op bladsy 4 in Titel Akte Nr. T59690/2018. Die applikant is van voorneme om beide die 31,49m en 7,62m straatboulyne, sowel as alle oorbodige en irrelevante voorwaardes in die relevante titellakte op te hef, ten einde bouplan goedkeuring te bekom vir alle bestaande (goedgekeurde) gebou/e en/of struktuur/ure, asook al die reeds-geboude (nie goedgekeurde) gebou/e en/of struktuur/ure vanaf die Stad Tshwane Metropolitaanse Munisipaliteit se Boubesker Kantoor. Enige beswaar en/of kommentaar, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede, waarsonder die Munisipaliteit nie met die persoon of liggaam wat die beswaar en/of kommentare indien kan kommunikeer nie, moet skriftelik by of tot: die Strategiese Uitvoerende Direkteur: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za), ingedien of gerig word vanaf 19 Februarie 2020 [datum van die eerste publikasie van die kennisgewing soos uiteengesit in Artikel 16(1)(f) van die bovermelde Verordening] tot 18 Maart 2020 (nie minder as 28 dae na die eerste publikasie van die kennisgewing nie). Volledige besonderhede en planne (indien enige) lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos uiteengesit hieronder, vir 'n periode van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Star koerante. Adres van Munisipale kantore: Isivuno Huis, Registrasie Kantoor, Kamer LG004, Lilian Ngoyistraat 143, (voorheen Van der Waltstraat), Pretoria. Sluitingsdatum vir enige beswaar en/of kommentare: 18 Maart 2020. Adres van aanvrager: Fisies: Platrand Straat 769, Faerie Glen X7, 0081. Pos: Posbus 71980, Die Wilgers, 0041. Telefoon Nr: 082 923 1921. Datums waarop kennisgewing sal verskyn: Die advertensie sal gepubliseer word vir twee opeenvolgende weke in die Gauteng Provinsiale Gazette, Beeld en Star op 19 Februarie 2020 en 26 Februarie 2020 respektiewelik. Verwysing: CPD SIN/0640/273 Item Nr: 31492.

**NOTICE 193 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF REMOVAL OF RESTRICTIVE TITLE CONDITIONS IN THE TITLE DEED IN TERMS OF SECTION  
16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Magnus Herman Adolf Wessels from NewPlan Town Planning (PTY) LTD, being the applicant in my capacity as the authorized agent acting for the owner of Portion 793 (a Portion of Portion 570) of the Farm Zwavelpoort, 373-JR, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law 2016, that I have applied to the City of Tshwane Metropolitan Municipality for;

The removal of certain conditions contained in the Title Deed in terms of Section 16(2), read with Section 15(6) of the Tshwane Land Use Management By-law, 2016 of the above-mentioned property. The application is for the removal of the following conditions; Condition B(1) and Condition B(2) in Deed of Transfer T78924/2018. The intention of the applicant in this matter is to free/rid the property of title conditions that are restrictive with regards to a proposed second dwelling and to allow the approval of building plans of the application site. The application site is located at 2061 Blue Swallow Lane in Blue Swallows Estate, Zwavelpoort. Please note a separate application has been submitted to obtain permission for a second dwelling. Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to [cityp\\_registration@tshwane.gov.za](mailto:cityp_registration@tshwane.gov.za) from 19 February 2020.. Full particulars and plans (if any) may be inspected during normal office hours at the municipal offices as set out below, for a period of 28 days from the date of first publication of this notice in the Provincial Gazette, The Citizen and Beeld. Address of Municipal Offices: Room E10, Cnr Basden and Rabie Streets, Centurion. Closing date for any objections and/or comments: 18 March 2020.

Physical Address of Applicant: 111 Antelope Street, Pretorius Park X18. Postal Address of Applicant: Po Box 40224, Moreleta Ridge, 0044. Telephone No: 083 822 6712 Email: [info@newplan.co.za](mailto:info@newplan.co.za). Dates on which notice will be published: 19 and 26 February 2020

Reference: CPD/0879/00793

Item No: 31188

19-26

**KENNISGEWING 193 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN OPHEFFING VAN BEPERKENDE TITELVOORWAARDES IN DIE TITELAKTE  
INGEVOLGE ARTIKEL 16(2) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR VERORDENING,  
2016**

Ek, Magnus Herman Adolf Wessels van NewPlan Town Planning (EDMS) BPK, synde die applikant in my hoedanigheid as gemagtigde agent van die eienaar van Gedeelte 793 (n Gedeelte van Gedeelte 570) van die die Plaas Zwavelpoort, 373-JR, gee hiermee kennis in terme van Artikel 16 (1)(f) van die Stad Tshwane Grondgebruikbestuur Verordening 2016, dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir:

Die verwydering van beperkende titelvoorwaardes vervat in die Titelakte in terme van Artikel 16(2), saamgelees met Artikel 15(6), van die Stad van Tshwane Grondgebruikbestuur Bywet, 2016. Die aansoek is vir die verwydering van die volgende voorwaardes; Voorwaarde B(1) en Voorwaarde B(2) in Titleakte T78924/2018. Die voorneme van die aansoeker in hierdie saak is om titelvoorwaardes te kansleer wat beperkend is ten opsigte van 'n voorgestelde tweede woonhuis en die goedkeur van bouplanne van die aansoekterrein. Die eiendom is geleë te 2061 Blue Swallow Lane in Blue Swallows Estate, Zwavelpoort. Neem kennis daar daar ook aansoek gedoen is vir 'n tweede woonhuis. Enige beswaar en/of kommentaar, insluitend die gronde vir die beswaar en/of kommentaar met volledige kontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar en/of kommentaar gelewer het nie, moet skriftelik by of tot Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) ingedien of gerig word vanaf 19 Februarie 2020. Volledige besonderhede en planne (indien enige) mag gedurende gewone kantoorure geinspekteer word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae van die datum van die eerste plasing van die kennisgewing in die Provinsiale Gazette, The Citizen en Beeld koerante. Die adres van Munisipale kantore: Centurion Munisipale kantore, Kamer E10, Hoek van Basden- en Rabiestrategie, Centurion. Sluitingsdatum vir enige besware en/of kommentaar: 18 Maart 2020.

Adres van gemagtigde applikant: 111 Antelope Straat, Pretorius Park X18 Posbus 40224, Moreleta Rif, 0044 Tel: 083 822 6712 Epos: [info@newplan.co.za](mailto:info@newplan.co.za). Datums waarop die kennisgewing geplaas word: 19 en 26 Februarie 2020.

Verwysing: CPD/0879/00793

Item No: 31188

19-26

**NOTICE 194 OF 2020****EKURHULENI TOWN PLANNING SCHEME 2014  
AMENDMENT SCHEME K0627**

We K2014003156 (South Africa)(PTY) LTD being the authorized agent of the owner of **ERF 39 Kempton Park Ext** hereby give notice in terms of Section 56 of the Town Planning and Townships Ordinance 1986, (Ordinance 15 of 1986) read with the provision of the Spatial Planning and Land Use Management Act, 2013, that we have made an application to the Ekurhuleni Metropolitan Municipality, Kempton Park for the amendment of the Ekurhuleni Town Planning Scheme, 2014 by rezoning of the property described above, from “**Residential 1**” to “**Residential 4**” in order to permit for residential uses, subject to certain conditions.

Plans and/or particulars relating to the application may be inspected during normal office hours at the office of the Area Manager: City Planning Department, Kempton Park CCC: 5th Floor, Room A 505/8, Main Building, Kempton Park Civic Centre, Cnr CR Swart and Pretoria Roads, Kempton Park for a period of 28 days from 19<sup>th</sup> February 2020.

Objections to or representations in respect of the application may be lodged with or made in writing to the Area Manager: City Planning Department at the above-mentioned address, within a period of 28 days from 19<sup>th</sup> February 2020.

Address of agent: K2014003156 (South Africa)(PTY) LTD, P.O Box 120, Nwamitwa, 0871, Tel: (066) 234-1531, Fax: (086) 666-1777.

19–26

**KENNISGEWING 194 VAN 2020****EKURHULENI DORPSBEPLANNINGSKEMA 2014  
WYSIGINSKEMA K0627**

Ons K2014003156 (South Africa)(PTY) LTD, synde die gemagtigde agent van die eienaar van **ERF 39 Kempton Park Ext**, gee hiermee ingevolge artikel 56 van die Ordonnansie op Dorpsbeplanning En Dorpe, 1986 (Ordonnansie 15 Van 1986) saamgelees met die wet op Ruimtelike Bepanning en Grondgebruikbestuur van 2013, datons by die Stad van Ekurhuleni Metropolitaanse Munisipaliteit, Germiston Dienslewering sentrum aansoek gedoen het vir die wysiging van die Dorpsbeplanningskema in werking bekend as Ekurhuleni Dorpsbeplanningskema, 2014, deur die hersonering van die eiendom hierbo beskryf, vanaf “**Residential 1**” to “**Residential 4**” ten einde huishoudelike gebruike toe te laat, onderworpe aansekere voorwaardes.

Planne en/of besonderhedeangaande die aansoeklêterinsaegedurendegewonekantoorure by die kantoor van die Area Bestuurder: Stadsbeplannings Departement, Ekurhuleni Metropolitaanse Munisipaliteit, Kempton Park CCC: 5th Vloer, Kamer A 505/8, Main Building, Kempton Park Civic Centre, cnr CR Swart and Pretoria Roads, Kempton Park for a period of 28 days from 19<sup>th</sup> Februarie 2020.

Besware teen of vertoe ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 19<sup>th</sup> Februarie 2020, skriftelik en in tweevoud by of tot die Area Bestuurder, Stadsbeplannings Departement, by die bovermelde adres ingedien of gerig word.

Adres: K2014003156 (South Africa)(PTY) LTD, P.O Box 120, Nwamitwa, 0871, Tel: (066) 234-1531, Fax: (086) 666-1777

19–26

**NOTICE 195 OF 2020****NOTICE OF AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE CONDITIONS IN THE TITLE DEED AND REZONING IN TERMS OF SECTIONS 16(2) AND 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

We, DLC Town Plan (Pty) Ltd, being the applicant of **Erf 1070 Monumentpark Extension 2 Township, Registration Division J.R., Province of Gauteng** hereby give notice, in terms of the section 16(1)(f) and Schedule 13 of the City of Tshwane Land Use Management By-Law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the removal of certain conditions contained in the Title Deed in terms of section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 and amendment of the Tshwane town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of section 16(1) of the City of Tshwane Land Use Management By-Law, 2016 of the above mentioned property.

**The property is situated at:** 600 Makou Street, Monumentpark Ext.2, Pretoria.

**The application is for:** the removal of the following conditions B.(a)(b)(c)(d)(e)(f)(h)(i)(j)(k)(l), C.(a)(b)(c) & WOORDOMSKRYWING (a)(b) in Title Deed T8189/2019.

**The rezoning is:** from "Residential 1" to "Special" for Retail Industry with ancillary and subservient uses inclusive of a showroom, offices, beauty/health spa and / or a dwelling unit.

**The intension of the applicant in this matter is to:** remove restrictive title conditions in the Title Deed and operate a clothing/dress-making shop inclusive of a beauty/hair salon.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from **19 February 2020** until **18 March 2020**.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Beeld / Daily Sun newspapers.

**Address of Municipal Offices:** The Strategic Executive Director: City Planning, Development and Regional Services: Centurion: Room E10 and/or Room 16, Cnr of Basden and Rabie Streets, Centurion, Municipal Offices.

**Closing date for any objections:** 18 March 2020

**Address of applicant:** DLC Town Plan (Pty) Ltd, P.O. Box 35921, Menlo Park, 0102 or 61 Thomas Edison Street, Menlo Park, 0081

**Telephone No:** 012 346 7890

**Dates on which notice will be published:** 19 February 2020 & 26 February 2020

**Reference:** CPD/0444/01070 **Item no:** 31437 (removal) CPD/9/2/4/2- 5534T **Item no:** 31440 (rezoning)

**KENNISGEWING 195 VAN 2020****KENNISGEWING VAN AANSOEK OM OPHEFFING VAN BEPERKENDE VOORWAARDES IN DIE TITELAKTE EN HERSONERING INGEVOLGE ARTIKEL 16(2) EN ARTIKEL 16(1) VAN DIE STAD TSHWANE GRONDGEBRUIK BESTUUR BYWETTE, 2016**

Ons, DLC Town Plan (Pty) Ltd, synde die gemagtigde agent van die eienaar van **Erf 1070 Monumentpark Uitbreiding 2 Dorp, Registrasie Afdeling J.R., Provinsie van Gauteng** gee hiermee ingevolge Artikel 16(1)(f) en Skedule 13 van die Stad Tshwane Grondgebruik Bestuur Bywette, 2016, kennis dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van beperkende voorwaardes in die Titelakte ingevolge artikel 16(2) van die Stad Tshwane Grondgebruik Bestuur Bywette, 2016, tesame die wysiging van die Tshwane Dorpsbeplanning Skema, 2008 (Hersien 2014) deur die hersonering ingevolge artikel 16(1) van die Stad Tshwane Grondgebruik Bestuur Bywette, 2016 van die bovermelde eiendom.

**Die eiendom is geleë te :** Makou Straat 600, Monumentpark Uitbreiding 2, Pretoria.

**Die aansoek is vir:** die opheffing van die volgende voorwaardes B.(a)(b)(c)(d)(e)(f)(h)(i)(j)(k)(l), C.(a)(b)(c) & WOORDOMSKRYWING (a)(b) in Titelakte T8189/2019.

**Die hersonering is:** vanaf "Residensieël 1" na Spesiaal" vir kleinhandelbedrywe met aanvullende en ondergeskikte gebruike, insluitend 'n vertoonlokaal, kantore, skoonheids- / gesondheidspa en / of 'n wooneenheid

**Die doel van die gemagtigde agent is om:** om die beperkende voorwaardes in die Titelakte op te hef en bedryf 'n klere- / rokmakery wat 'n skoonheids- / haarsalon insluit.

Enige besware en/of kommentare wat duidelik die gronde van die beswaar en die persoon(ne) se regte uiteensit en aandui hoe hulle belange deur die aansoek geaffekteer gaan word, asook die persoon(ne) se volle kontakbesonderhede, waarsonder die munisipaliteit nie met die persoon(ne) kan korrespondeer nie, moet skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, ingedien of gerig word by Posbus 3242, Pretoria, 0001, of na CityP\_Registration@tshwane.gov.za **vanaf 19 Februarie 2020 tot en met 18 Maart 2020.**

Volledige besonderhede en planne (indien enige) mag ondersoek word gedurende normale kantoorure by die Munisipale kantore soos uiteengesit hieronder, vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie van hierdie kennisgewing in die Provinsiale Gazette / Beeld en Daily Sun koerante.

**Adres van Munisipale kantore:** Die Strategiese Uitvoerende Direkteur: Stadsbeplanning, Ontwikkeling en Streeksdienste Centurion: Kamer E10 en/of Kamer 16 , H/V Basden- en Rabiestraat, Centurion, Munisipale kantore.

**Sluitingsdatum vir besware:** 18 Maart 2020

**Adres van gemagtigde agent:** DLC Town Plan (Pty) Ltd, Posbus 35921, Menlo Park, 0102 of Thomas Edison Straat 61, Menlo Park, 0081

**Telefoon Nr:** 012 346 7890

**Datums waarop kennisgewing gepubliseer sal word:** 19 Februarie 2020 & 26 Februarie 2020

**Reference:** CPD/0444/01070 Item nr: 31437 (opheffing) CPD/9/2/4/2 – 5534T Item nr: 31440 (hersonering)



**NOTICE 200 OF 2020****EKURHULENI AMENDMENT SCHEME S0143  
NOTICE OF APPLICATION FOR AMENDMENT OF EKURHULENI TOWN PLANNING SCHEME, 2014.  
APPLICATION IN TERMS OF SECTION 48 OF THE CITY OF EKURHULENI METROPOLITAN  
MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT SCHEME BY-LAW, 2019**

I, Gerrit, Rudolph, Johannes Oelofse being the authorized agent of the owners of Erf 1446, Geduld Extension Township hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to the City of Ekurhuleni Metropolitan Municipality for the amendment of the Ekurhuleni Town Planning Scheme, 2014, by the rezoning of the property described above, situated at 27 Milner Road, Geduld Extension, Township, Springs, from "Residential 1" to "Residential 1" with a special right to utilize the property for a place of Education/Academy with a maximum of 15 students.

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager, City Planning Department, Springs Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, Room 405, Block F, Civic Centre, Springs, for a period of 28 days from 26 February 2020.

Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager, City Planning Department, Springs Customer Care Centre of Ekurhuleni Metropolitan Municipality, Room 405, Block F, Civic Centre, Springs or P O Box 45, Springs, 1560, within a period of 28 days from 26 February 2020.

Address of agent: 5 Karee Road, Dal Fouche, Springs, 1559.  
TEL: (011) 813 3742 cell: 082 927 9918.

**NOTICE 201 OF 2020**

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF APPLICATION FOR A SUBDIVISION OF LAND IN TERMS OF SECTION 16(12)(a)(iii) OF THE  
CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016.**

I, Gert Meiring, of the firm Century Property Developments (PTY) Ltd, being the authorised applicant hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that I/we applied to the City of Tshwane Metropolitan Municipality for subdivision of the property described below.

The intension of the applicant in this matter is to divide the subject property into two portions. One of the portions will form part of the proposed Timsrand Extension 1 (CPD9/2/4/2-5510T (ITEM NO: 31328)) township.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.go.za from 26 February 2020, until 25 March 2020.

Full particulars and plans may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from 26 February 2020 in the Provincial Gazette, Beeld and The Citizen newspaper.

Address of Municipal Offices:                   The Strategic Executive Director: City Planning and Development  
City of Tshwane Metropolitan Municipality  
Room E10, Registration Offices  
Cnr Rabie and Basden Streets  
Centurion

Dates on which notice will be published:                   26 February 2020 & 4 March 2020  
Closing date for any objections and/or comments:                   25 March 2020 (28 days from first publication)

Address of the applicant:                   Century Property Developments (PTY) Ltd  
5 Lynx Road, Treesbank AH, Midrand  
PO Box 70406, Bryanston, 2021  
Tel: 011 300 8739, Fax: 011 300 8790, E-mail: gertm@century.co.za

Description of Property:                   Portion 200 of the Farm Knopjeslaagte 385-JR

Number and area of the proposed portions:

<u>Proposed Portion</u>	<u>Size (m<sup>2</sup>)</u>
Proposed Portion 1	61829.2856 m <sup>2</sup>
<u>Proposed Remainder</u>	<u>24235.2384 m<sup>2</sup></u>
Total	86064.524 m <sup>2</sup>

Reference:       CPD 385-JR/0182/200 (Item No: 31508)

**KENNISGEWING 201 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N AANSOEK VIR ONDERVERDELING VAN GROND IN TERME VAN ARTIKEL 16  
(12)(a)(iii) VAN DIE STAD TSHWANE SE GRONDGEBRUIKBESTUUR BYWET, 2016**

Ek, Gert Meiring van Century Property Developments (PTY) Ltd, synde die gemagtigde applikant gee hiermee kennis ingevolge Artikel 16(1)(f) en Skedule 13 van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir onderverdeling van grond in terme van Artikel 16(12)(a)(iii) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, soos na verwys hieronder.

Die intensie van die applicant is om die eiendom in twee gedeeltes te verdeel. Een van hierdie gedeeltes sal dan deel vorm van die voorgestelde Timsrand Uitbreiding 1 (CPD9/2/4/2-5510T (ITEM NO: 31328) ontwikkeling.

Enige besware of kommentare wat duidelik die gronde van die beswaar en die persoon(ne) se regte uiteensit en aandui hoe hulle belange deur die aansoek geaffekteer gaan word asook die persone se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon kan korrespondeer nie, moet ingedien word, skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling; Afdeling Grondgebruiksregte, ingedien of gerig word by Posbus 3242, Pretoria, 0001 of na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 26 Februarie 2020 tot 25 Maart 2020.

Besonderhede en planne van die aansoek lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020 in die Gauteng Provinsiale Gazette, Beeld en The Citizen koerante.

Adres van die Munisipale kantore:                   Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling; Afdeling Grondgebruiksregte.  
Stad van Tshwane Metropolitaanse Munisipaliteit,  
Kamer E10, Registrasie Kantore  
H/v Rabie en Basden Strate  
Centurion

Datums waarop kennisgewings geplaas word       : 26 Februarie 2020 en 4 Maart 2020  
Sluitingsdatum vir enige beswaar(e)               : 25 Maart 2020 (28 dae vanaf eerste publikasie)

Adres van applicant:                                   Century Property Developments (PTY) Ltd  
5 Lynx Weg, Treesbank Landbou Hoewes, Midrand  
PO Box 70406, Bryanston, 2021  
Tel: 011 300 8739, Fax: 011 300 8790, E-mail: [gertm@century.co.za](mailto:gertm@century.co.za)

Beskrywing van eiendom                            Gedeelte 200 van die plaas Knopjeslaagte 385-JR

Nommer en groottes van die onderverdeling:

<u>Voorgestelde gedeelte</u>	<u>Grootte (m<sup>2</sup>)</u>
Voorgestelde Gedeelte 1	61829.2856 m <sup>2</sup>
Voorgestelde Restant	24235.2384 m <sup>2</sup>
Totaal	86064.524 m <sup>2</sup>

Verwysing:       CPD 385-JR/0182/200 (Item No: 31508)

**NOTICE 202 OF 2020****APPLICATION IN TERMS OF SECTION 53, OF THE MIDVAAL SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2016, FOR SUBDIVISION OF ANY OTHER LAND: HOLDING 79, GOLFOVIEW AGRICULTURAL HOLDINGS**

I, Matthys Johannes Human of Welwyn Town & Regional Planners hereby give notice, in terms of section 53 of the Midvaal Land Use Management By-law, 2016 that I have applied to the Midvaal Local Municipality for the subdivision of an agricultural holding as described above.

Description of land: HOLDING 79, GOLFOVIEW AGRICULTURAL HOLDINGS Reg.Div. I.Q. Gauteng Province.  
The property is located on the corner of Golf Course Road and Homestead Road, Golfview Agricultural Holdings.  
Proposed Portion 1 – 1,07 Ha  
Proposed Remainder 1,01 Ha  
Total 2,08 Ha

Full particulars and plans (if any) may be inspected during normal office hours at the above-mentioned office, for a period of 28 days from the date of first publication of the advert in the Provincial Gazette and the Star newspaper. Any objections or comments, with the grounds thereof and contact details shall be lodged in writing by registered post, by hand, by facsimile or by e-mail within a period of 28 days from the first date of which the notice appeared, to the Municipality at the office of the Executive Director: Development & Planning, Ground Floor, Municipal Offices, Mitchell Street, Meyerton. Closing date for any objections: **25 MARCH 2020**

Address of applicant: Welwyn Town & Regional Planners, P.O. Box 6436, Vanderbijlpark 1900. Tel. (016) 933 9293, Fax 0864 767 933, E-mail [welwyn2@telehost.co.za](mailto:welwyn2@telehost.co.za). Date on which notice will be published: **26 FEBRUARY 2020**.

**NOTICE 203 OF 2020****MOGALE CITY LOCAL MUNICIPALITY****NOTICE OF A REMOVAL OF RESTRICTIVE TITLE CONDITIONS AND SIMULTANEOUS REZONING APPLICATION IN TERMS OF SECTIONS 45 AND 66 OF MOGALE CITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2018 AMENDMENT SCHEME 1902**

We, Futurescope Town and Regional Planners, being the applicant of Erf 265, Silverfields hereby give notice in terms of section 45(2)(a) as well as section 66(8) of the Mogale City Spatial Planning and Land Use Management By-law, 2018, that we have applied to Mogale City Local Municipality for amendment of the Krugersdorp Town Planning Scheme, 1980, by the rezoning of the property as described above from 'Residential 1' to 'Business 3' for offices, as well as the removal of restrictive conditions (3) to (14) from Deed of Transfer T44115/2018. The property is situated at 84 Carol Road, Silverfields.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: Manager: Economic Services, First Floor, Furn City Building, cnr Human & Monument Streets, Krugersdorp from 26 February until 25 March 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the *Provincial Gazette* / Citizen newspaper. Address of Municipal offices: First Floor, Furn City Building, cnr Human & Monument Streets, Krugersdorp and at Futurescope, 146 Carol Road, Silverfields, Krugersdorp.

Closing date for any objections and/or comments: 25 March 2020

Address of applicant: Futurescope Town and Regional Planners CC, P.O. Box 59, Paardekraal, 1752, Tel: 011-955-5537; Cell: 082-821-9138; e-mail: [petrus@futurescope.co.za](mailto:petrus@futurescope.co.za)

Dates on which notice will be published: 26 February and 4 March 2020

**NOTICE 204 OF 2020****NOTICE OF APPLICATION FOR SIMULTANEOUS REMOVAL OF RESTRICTIONS AND REZONING APPLICATION IN TERMS SECTION 68 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019.**

We, MADEANE Consulting being authorized agent of the owner hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to the City of Ekurhuleni Metropolitan Municipality (Benoni Care Centre) for the removal of certain conditions contained in the Title Deed T29823/07 of ERF 2542, situated at Mowbray Avenue, Benoni Township and for the simultaneous amendment of the Ekurhuleni Town Planning Scheme, 2014, by the rezoning of the property from "Residential 1" to "Residential 3", subject to certain conditions.

Particulars of the application are available for inspection during office hours at the office of the Area Manager: City Planning Department: Benoni Customer Care Centre, 6<sup>th</sup> Floor, Benoni Civic Centre, Treasury Building, c/o Tom Jones Street and Elston Avenue, for a period of 28 days from 26 February 2020.

Objections to or representations in respect of the application must be lodged with or in writing to the Area Manager at the address above or Private Bag X, Benoni, 1500 for a period of 28 days from 26 February 2020.

Address of the Agent: MADEANE 7359/12 Extension 3, Block VV, Soshanguve East, 0152;  
Tel: 083 371 3833; email: [MADEANEConsulting.md@gmail.com](mailto:MADEANEConsulting.md@gmail.com).

**KENNISGEWING 204 VAN 2020****KENNISGEWING VAN AANSOEK OM GEMEENSKAPLIKE OPHEFFING VAN BEPERKINGS EN HERSONERING VAN AANSOEK INGEVOLGE ARTIKEL 68 VAN DIE STAD EKURHULENI METROPOLITAANSE MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKGEBESTUUR, 2019.**

Ons, MADEANE Consulting, is 'n gemagtigde agent van die eienaar, gee hiermee kennis in terme van Artikel 10 van die Stadsgebied van Ekurhuleni Metropolitaanse Munisipaliteit, 2019, dat ek aansoek gedoen het by die Stad Ekurhuleni Metropolitaanse Munisipaliteit (Benoni Sorgsentrum) vir die opheffing van sekere voorwaardes vervat in die titelakte T29823 / 07 van ERF 2542, gelee te Mowbraylaan, Benoni, en vir die gelyktydige wysiging van die Ekurhuleni stadsbeplanningskema, 2014, deur die hersonering van die eiendom vanaf " Residensieel 1 " tot " Residensieel 3 ", onderworpe aan sekere voorwaardes.

Besonderhede van die aansoek le ter insae gedurende kantoorure by die kantoor van die Area Bestuurder: Stadsbeplanning Departement: Benoni Klienedienssentrum, 6de Vloer, Benoni Burgersentrum, Tesouriegebou, h / v Tom Jonesstraat en Elstonlaan, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020.

Besware teen of vertoe ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 26 Februarie 2020 by die Area Bestuurder by bovermelde adres of Privaatsak X, Benoni, 1500, ingedien of gerig word.

Adres van die Agent: MADEANE Consulting, MADEANE 7359/12 Extension 3, Block VV, Soshanguve East, 0152; Tel: 083 371 3833; e-pos: MADEANEConsulting.md@gmail.com.

**NOTICE 205 OF 2020**

NOTICE OF APPLICATION FOR SIMULTANEOUS REMOVAL OF RESTRICTIONS AND REZONING APPLICATION IN TERMS SECTION 68 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019

I, Pieter Venter being authorized agent of the owner hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to the City of Ekurhuleni Metropolitan Municipality, Boksborg Customer Care Centre for the removal of certain conditions contained in the Title Deed T32673/2019 (Erf 975) and T32672/2019 (Erf 909) which properties are situated at 52 Eighth Street, 49 Paul Kruger Street and 54 Eight Street, Boksborg North Extension and for the simultaneous amendment of the Ekurhuleni Town Planning Scheme, 2014, by the rezoning of the properties (Erven 975, 909 and 1163 Boksborg North Extension ) from "Residential 1" to "Business 2", subject to certain conditions.

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager: City Planning Department, Boksborg Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, 3<sup>rd</sup> Floor, Boksborg Civic Centre, cnr. Trichardts Road and Commissioner Street, Boksborg for a period of 28 days from 26/02/2020.

Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department, Boksborg Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, 3<sup>rd</sup> Floor, Boksborg Civic Centre, cnr. Trichardts Road and Commissioner Street, Boksborg or P O Box 215, Boksborg, 1450, within a period of 28 days from 26/02/2020.

Address of the authorised agent:

Terraplan Gauteng Pty Ltd, PO Box 1903, Kempton Park, 1620 or 1<sup>st</sup> Floor, Forum Building, 6 Thistle Road, Kempton Park, 1619. Tel: 011 394-1418/9 (Our ref: HS2994)

26-4

**NOTICE 206 OF 2020**

NOTICE OF APPLICATION FOR SIMULTANEOUS REMOVAL OF RESTRICTIONS AND REZONING APPLICATION IN TERMS SECTION 68 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019

We, Terraplan Gauteng Pty Ltd being authorized agent of the owners hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that we have applied to the City of Ekurhuleni Metropolitan Municipality (Benoni Customer Care Centre) for the removal of certain conditions contained in Title Deed T18326/2014 of Erf 1/16, Lakefield, Conditions 1(a) to (i), which property is situated at 12a Ness Avenue, Lakefield and Title Deed T40118/2012 of Erf 17, Lakefield, Conditions 1(a) to (l) which property is situated at 23 Lakefield Avenue, Lakefield and for the simultaneous amendment of the Ekurhuleni Town Planning Scheme, 2014, by the rezoning of the properties from respectively "Residential 1" and "Business 3" to "Business 3", subject to certain conditions.

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager: City Planning Department, Benoni Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, Benoni Civic Centre, Treasury Building, 6<sup>th</sup> Floor, Room 601, c/o Tom Jones Street and Elston Avenue, Benoni, for a period of 28 days from 26/02/2020.

Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department, Benoni Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, Benoni Civic Centre, Treasury Building, 6<sup>th</sup> Floor, Room 601, c/o Tom Jones Street and Elston Avenue, Benoni or Private Bag x014, Benoni, 1500, within a period of 28 days from 26/02/2020.

Address of the authorised agent:

Terraplan Gauteng Pty Ltd, PO Box 1903, Kempton Park, 1620 or 1<sup>st</sup> Floor, Forum Building, 6 Thistle Road, Kempton Park, 1619. Tel: 011 394-1418/9 (Our ref: HS3006)

26-4

**NOTICE 207 OF 2020****APPLICATION IN TERMS OF SECTION 53 OF THE EMFULENI LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR SUBDIVISION OF ANY OTHER LAND: HOLDING 13, ARDENWOLD AGRICULTURAL HOLDINGS**

I, Matthys Johannes Human of Welwyn Town & Regional Planners, the authorized agent of the owner of Holding 13, Ardenwold Agricultural Holdings, Registration Division I.Q., Gauteng Province hereby give notice in terms of section 53 of the Emfuleni Municipality Spatial Planning and Land Use Management, By-laws, 2018, that we have applied for the subdivision of the property into two portions of minimum 1 morgen (0,8565 ha) each. The property is situated at 13 Helen Avenue.

Particulars of the application may be inspected during normal office hours at the office of the Emfuleni Local Municipality, Manager: Land Use Management, First Floor, corner of President Kruger Street and Eric Louw Street, Old Trustbank Building, Vanderbijlpark. Any person having any objection, comment or representation in this regard may do so in writing by registered post, by hand, by facsimile or by e-mail within 28 days from the date of first placement to the Emfuleni Local Municipality, P.O. Box 3, Vanderbijlpark, 1900. Agent details: Welwyn Town and Regional Planners, P.O. Box 6436, Vanderbijlpark, 1900. Tel: (016) 933 9293. Fax: 0864 767933. E-mail: [welwyn2@telehost.co.za](mailto:welwyn2@telehost.co.za). Date of first placement: 26 February 2020.

**KENNISGEWING 207 VAN 2020****AANSOEK INGEVOLGE ARTIKEL 53 VAN DIE EMFULENI PLAASLIKE MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENINGE, 2018, VIR ONDERVERDELING VAN ENIGE ANDER GROND: HOEWE 13, ARDENWOLD LANDBOUHOEWES**

Ek, Matthys Johannes Human van Welwyn Stads- en Streekbeplanners, die gemagtigde agent van die eienaar van Hoewe 13, Ardenwold Landbouhoewes, Registrasie Afdeling IQ, Gauteng Provinsie gee hiermee kennis in terme van artikel 53 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur, Verordeninge, 2018, dat ons aansoek gedoen het om die onderverdeling van die eiendom in twee gedeeltes van minstens 1 morg (0,8565 ha) elk. Die eiendom is geleë te Helenlaan 13.

Besonderhede van die aansoek le ter insae gedurende gewone kantoorure by die kantoor van die Emfuleni Plaaslike Munisipaliteit, Bestuurder: Grondgebruikbestuur, Eerste Verdieping, hoek van President Krugerstraat en Eric Louwstraat, Ou Trustbank-gebou, Vanderbijlpark. Enige persoon wat beswaar, kommentaar of verhoë in hierdie verband het, kan dit binne 28 dae na die eerste plasing, skriftelik, per geregistreerde pos, per hand, per faks of per e-pos rig aan die Emfuleni Plaaslike Munisipaliteit, Posbus 3, Vanderbijlpark, 1900. Agent besonderhede: Welwyn Stads- en Streekbeplanners, Posbus 6436, Vanderbijlpark, 1900. Tel: (016) 933 9293. Faks: 0864 767933. E-pos: [welwyn2@telehost.co.za](mailto:welwyn2@telehost.co.za). Datum van eerste plasing: 26 Februarie 2020.

**NOTICE 208 OF 2020****NOTICE IN TERMS OF SECTION 38(2) OF THE EMFULENI LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE AMENDMENT OF THE VEREENIGING TOWN PLANNING SCHEME, 1992: ERF 726, VEREENIGING**

I, Matthys Johannes Human, of Welwyn Town & Regional Planners, the authorized agent of the owner of Erf 726, Vereeniging, Registration Division I.Q., Gauteng Province, hereby give notice in terms of Section 38(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality for the amendment of the Vereeniging Town Planning Scheme, 1992, for the rezoning of the abovementioned property, situated 1 Stanley Avenue, from "Industrial 3" to "Business 3". The purpose of the application is to accommodate a place of refreshment, shop and dry-cleaner on the property.

Particulars of the application may be inspected during normal office hours at the office of the Emfuleni Local Municipality, Manager: Land Use Management, First Floor, corner of President Kruger Street and Eric Louw Street, Old Trustbank Building, Vanderbijlpark. Any person having any objection, comment or representation in this regard may do so in writing by registered post, by hand, by facsimile or by e-mail within 28 days from the date of first placement to the Emfuleni Local Municipality, P.O. Box 3, Vanderbijlpark, 1900. Agent details: Welwyn Town and Regional Planners, P.O. Box 6436, Vanderbijlpark, 1900. Tel: (016) 933 9293. Fax: 0864 767933. E-mail: [welwyn2@telehost.co.za](mailto:welwyn2@telehost.co.za). Date of first placement: 26 February 2020.



**KENNISGEWING 208 VAN 2020****KENNISGEWING INGEVOLGE ARTIKEL 38(2) VAN DIE EMFULENI PLAASLIKE MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE WYSIGING VAN DIE VEREENIGING DORPSBEPLANNINGSKEMA, 1992: ERF 726, VEREENIGING**

Ek, Matthys Johannes Human van Welwyn Stad- en Streekbeplanners, die gemagtigde agent van die eienaar van Erf 726, Vereeniging, Registrasie Afdeling I.Q., Gauteng Provinsie, gee hiermee ingevolge Artikel 38(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het vir die wysiging van die Vereeniging Dorpsbeplanningskema, 1992, deur die hersonering van die bogenoemde eiendom, geleë te Stanleylaan 1, vanaf "Nywerheid 3" na "Besigheid 3". Die doel van die aansoek is om 'n verversingsplek, winkel en droogskoonmaker op die perseel te akkommodeer.

Besonderhede van die aansoek sal gedurende gewone kantoorure ter insae lê by die kantoor van die Emfuleni Plaaslike Munisipaliteit, Bestuurder: Grondgebruikbestuur, Eerste vloer, hoek van President Krugerstraat en Eric Louwstraat, Ou Trustbank Gebou, Vanderbijlpark. Enige persoon wat beswaar, kommentaar of verhoë in hierdie verband het, kan dit skriftelik, per geregistreerde pos, per hand, per faks of per e-pos doen binne 28 dae vanaf die datum van eerste plasing aan die Emfuleni Plaaslike Munisipaliteit, Posbus 3, Vanderbijlpark, 1900. Agent besonderhede: Welwyn Stads- en Streekbeplanners, Posbus 6436, Vanderbijlpark, 1900. Tel: (016) 933 9293. Faks: 0864 767933. E-pos: welwyn2@telehost.co.za. Datum van eerste plasing: 26 Februarie 2020.

**NOTICE 209 OF 2020****NOTICE OF APPLICATION FOR AMENDMENT OF THE TOWN-PLANNING SCHEME  
IN TERMS OF SECTIONS 21(2) OF THE CITY OF JOHANNESBURG  
MUNICIPAL PLANNING BY-LAW, 2016****CITY OF JOHANNESBURG AMENDMENT SCHEME**

I, **Hendrik Raven**, being the authorized agent of the owner of **Erven 512,513,514 and 515 Jeppestown**, hereby give notice in terms of section 21(2) of the City of Johannesburg Municipal Planning By-Law, 2016, that I have applied to the **City of Johannesburg** for the amendment of the town-planning scheme known as the **City of Johannesburg Land Use Scheme, 2018** by the rezoning of the property described above, situated at **41 Hanau Street, Jeppestown**, from "**Industrial 1**", to "**Residential 4**", subject to certain conditions.

The nature and general purpose of the application is to align the proposed use of the subject properties with the City of Johannesburg Land Use scheme, 2018.

Particulars of the application will lie for inspection during normal office hours at the offices of the Director, Development Planning and Urban Management, 8<sup>th</sup> Floor, Metropolitan Centre, 158 Loveday Street, Braamfontein, information counter, for a period of 28 days from **26 February 2020**.

Objections to or representations in respect of the application must be lodged with or made in writing, by registered post, by hand, by fax or E-mail, on- or prior to the closing date for comments and/or objections as detailed below, to the Director, Development Planning and Urban Management at the abovementioned address or at P O Box 30733, Braamfontein, 2017 (FAX 011-339 4000, E-mail [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za)) and with the applicant at the undermentioned contact details.

Closing date for submission or comments and/or objections

**25 March 2020**

Contact details of applicant (authorised agent):

**RAVEN Town Planners**

Town and Regional Planners

P O Box 522359

**SAXONWOLD**

2132

(PH) 011 882 4035

(FAX) 011 887 9830

E-mail : [rick@raventp.co.za](mailto:rick@raventp.co.za)

**NOTICE 210 OF 2020**

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF APPLICATION FOR A SUBDIVISION OF LAND IN TERMS OF SECTION 16(12)(a)(iii) OF THE  
CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016.**

I, Gert Meiring, of the firm Century Property Developments (PTY) Ltd, being the authorised applicant hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that I/we applied to the City of Tshwane Metropolitan Municipality for subdivision of the property described below.

The intension of the applicant in this matter is to divide the subject property into two portions. One of the portions will form part of the proposed Timsrand Extension 1 (CPD9/2/4/2-5510T (ITEM NO: 31328)) township.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.go.za from 26 February 2020, until 25 March 2020.

Full particulars and plans may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from 26 February 2020 in the Provincial Gazette, Beeld and The Citizen newspaper.

Address of Municipal Offices:                   The Strategic Executive Director: City Planning and Development  
City of Tshwane Metropolitan Municipality  
Room E10, Registration Offices  
Cnr Rabie and Basden Streets  
Centurion

Dates on which notice will be published:                   26 February 2020 & 4 March 2020  
Closing date for any objections and/or comments:                   25 March 2020 (28 days from first publication)

Address of the applicant:                   Century Property Developments (PTY) Ltd  
5 Lynx Road, Treesbank AH, Midrand  
PO Box 70406, Bryanston, 2021  
Tel: 011 300 8739, Fax: 011 300 8790, E-mail: gertm@century.co.za

Description of Property:                   Portion 200 of the Farm Knopjeslaagte 385-JR

Number and area of the proposed portions:

<u>Proposed Portion</u>	<u>Size (m<sup>2</sup>)</u>
Proposed Portion 1	61829.2856 m <sup>2</sup>
<u>Proposed Remainder</u>	<u>24235.2384 m<sup>2</sup></u>
Total	86064.524 m <sup>2</sup>

Reference:           CPD 385-JR/0182/200 (Item No: 31508)

**KENNISGEWING 210 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N AANSOEK VIR ONDERVERDELING VAN GROND IN TERME VAN ARTIKEL 16  
(12)(a)(iii) VAN DIE STAD TSHWANE SE GRONDGEBRUIKBESTUUR BYWET, 2016**

Ek, Gert Meiring van Century Property Developments (PTY) Ltd, synde die gemagtigde applikant gee hiermee kennis ingevolge Artikel 16(1)(f) en Skedule 13 van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir onderverdeling van grond in terme van Artikel 16(12)(a)(iii) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, soos na verwys hieronder.

Die intensie van die applicant is om die eiendom in twee gedeeltes te verdeel. Een van hierdie gedeeltes sal dan deel vorm van die voorgestelde Timsrand Uitbreiding 1 (CPD9/2/4/2-5510T (ITEM NO: 31328) ontwikkeling.

Enige besware of kommentare wat duidelik die gronde van die beswaar en die persoon(ne) se regte uiteensit en aandui hoe hulle belange deur die aansoek geaffekteer gaan word asook die persone se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon kan korrespondeer nie, moet ingedien word, skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling; Afdeling Grondgebruiksregte, ingedien of gerig word by Posbus 3242, Pretoria, 0001 of na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 26 Februarie 2020 tot 25 Maart 2020.

Besonderhede en planne van die aansoek lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020 in die Gauteng Provinsiale Gazette, Beeld en The Citizen koerante.

Adres van die Munisipale kantore:                   Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling; Afdeling Grondgebruiksregte.  
Stad van Tshwane Metropolitaanse Munisipaliteit,  
Kamer E10, Registrasie Kantore  
H/v Rabie en Basden Strate  
Centurion

Datums waarop kennisgewings geplaas word       : 26 Februarie 2020 en 4 Maart 2020  
Sluitingsdatum vir enige beswaar(e)               : 25 Maart 2020 (28 dae vanaf eerste publikasie)

Adres van applicant:                                   Century Property Developments (PTY) Ltd  
5 Lynx Weg, Treesbank Landbou Hoewes, Midrand  
PO Box 70406, Bryanston, 2021  
Tel: 011 300 8739, Fax: 011 300 8790, E-mail: [gertm@century.co.za](mailto:gertm@century.co.za)

Beskrywing van eiendom                            Gedeelte 200 van die plaas Knopjeslaagte 385-JR

Nommer en groottes van die onderverdeling:

<u>Voorgestelde gedeelte</u>	<u>Grootte (m<sup>2</sup>)</u>
Voorgestelde Gedeelte 1	61829.2856 m <sup>2</sup>
Voorgestelde Restant	24235.2384 m <sup>2</sup>
Totaal	86064.524 m <sup>2</sup>

Verwysing:       CPD 385-JR/0182/200 (Item No: 31508)

**NOTICE 211 OF 2020****CITY OF EKURHULENI METROPOLITAN MUNICIPALITY  
EKURHULENI TOWN PLANNING SCHEME, 2014  
EKURHULENI AMENDMENT SCHEME F0353**

It is hereby notified in terms of section 57(1)(a) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), read with the Spatial Planning and Land Use Management Act (SPLUMA) (Act 16 of 2013), that the City of Ekurhuleni Metropolitan Municipality has approved the amendment of the Ekurhuleni Town Planning Scheme, 2014 by the rezoning of the Remainder of Portion 8 of the Farm Klipbult 134 I.R from "Agriculture" to "Public Garage" for a filling station subject to certain conditions.

The amendment scheme documents will lie for inspection during normal office hours at the offices of the Head of Department: City Planning, Ekurhuleni Metropolitan Municipality, and at the offices of the Area Manager: City Planning, Boksburg Civic Centre.

This amendment scheme is known as Ekurhuleni Amendment Scheme F0353. This Scheme shall come into operation not less than 56 days from date of publication of this notice.

Dr Imogen Mashazi, City Manager  
2<sup>nd</sup> Floor, Head Office Building,  
Cnr Cross & Roses Streets,  
Germiston

**NOTICE 212 OF 2020****NOTICE: TSHWANE TOWN PLANNING SCHEME, 2008 (AS REVISED 2014)**

Notice is hereby given in terms of Clause 16 of the Tshwane Town Planning Scheme, 2008 (as revised 2014), that I, Carlien Potgieter of TEROPO TOWN AND REGIONAL PLANNERS, being the registered agent of the owner of Portion 233 (a portion of portion 74) of the farm Tiegerpoort 371-JR, Pretoria – situated on Leribisi Road, applied to the City of Tshwane Metropolitan Municipality for consent for a Lodge as defined in the Tshwane Town Planning Scheme, 2008 (as revised 2014) on the property also administrators consent in terms of schedule 16 (2)(d) of the City of Tshwane Land use Management Bylaws, 2016

The application will lie for inspection during normal office hours at the City of Tshwane Metropolitan Municipality, Centurion Office: Registration Office, Room E10 cnr Basden and Rabie Street, Centurion, Pretoria or [Cityp\\_registration@tshwane.gov.za](mailto:Cityp_registration@tshwane.gov.za). Any such person who wishes to object to the application or wishes to make representations or has an interest in respect thereof may submit such objections or representations, in writing with full contact details to the Municipal Manager, at the above address or to P O Box 3242, Pretoria 0001 on or before 25 March 2020. (period of 28 days from the date of the first publication of this notice).

Date of publication - 26 February 2020

Date of closing of comments / objections - 25 March 2020

Applicant: TEROPO TOWN AND REGIONAL PLANNERS, Postnet Suite 46, Private Bag x37, Lynnwood Ridge, 0040. Fax: 086-762-5014 / Tel No: 087 808 7925 E-mail: [info@teropo.co.za](mailto:info@teropo.co.za)

Reference No: CPD 371-JR/0924/233

ITEM NO: 31490

**KENNISGEWING 212 VAN 2020****KENNISGEWING: TSHWANE DORPSBEPLANNINGSKEMA, 2008 (SOOS GEWYSIG 2014)**

Kennis word hiermee gegee ingevolge Klousule 16 van die Tshwane Dorpsbeplanningskema, 2008 (soos gewysig 2014), dat ek Carlien Potgieter van TEROPO STADS- EN STREEKSBEPLANNERS die gemagtigde agent van die eienaar van Gedeelte 233 ('n gedeelte van gedeelte 74) van die plaas Tiegerpoort 371-JR, Pretoria, geleë op Leribisi Straat, aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir toestemming vir 'n "Lodge" soos gedefinieer in die Tshwane Dorpsbeplanningskema, 2008 (soos gewysig 2014), op die eiendom asook administrateurs toestemming in terme van skedule 16 (2)(d) Stad van Tshwane Metropolitaanse Munisipaliteit Grondgebruiksbestuurswetgewing, 2016.

Die aansoek lê ter insae gedurende gewone kantoor ure by die Stad van Tshwane Metropolitaanse Munisipaliteit, Centurion Kantore, Registrasie Kantore, Kamer E10 h/v Basden- en Rabie Straat, Centurion, Pretoria of Cityp\_registration@tshwane.gov.za. Enige iemand wat besware of verhoë ten opsigte van die aansoek wil indien of enige belang het, mag sodanige besware of verhoë skriftelik met al die nodige kontakbesonderhede by die Munisipale Bestuurder by bogenoemde adres of by P O Box 3242, Pretoria 0001, indien nie later as 25 Maart 2020 nie. (28-dae na eerste datum van publikasie van hierdie kennisgewing).

Datum van publikasie - 26 Februarie 2020

Datum van sluiting van kommentaar / besware - 25 Maart 2020

Aansoeker: TEROPO STADS- EN STREEKSBEPLANNERS, Postnet Suite 46, Privaatsak x37, Lynnwoodrif, 0040. Faks: 086-762-5014 / Tel No: 087 808 7925 E-pos: info@teropo.co.za

Verwysings nommer: CPD 371-JR/0924/233

ITEM NO: 31490

**NOTICE 213 OF 2020****EKURHULENI METROPOLITAN MUNICIPALITY****GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996****ERF 15 ORIEL TOWNSHIP**

It is hereby notified in terms of section 6(8) of the Gauteng Removal of Restrictions Act, 1996 (Act 3 of 1996), that the Ekurhuleni Metropolitan Municipality has approved the removal of Conditions (b), (h), (i) and (k) from the Deed of Transfer No. T27449/2017. The documents will lie for inspection during normal working hours at the offices of the Head of Department: City Planning, Ekurhuleni Metropolitan Municipality, and at the offices of Area Manager: Edenvale Civic Center, 37 Van Riebeeck Avenue, Edenvale

City Manager  
2nd Floor,  
Head Office Building,  
Cnr Cross & Roses Streets,  
Germiston  
Notice No. \_\_\_\_/2020

**NOTICE 214 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
DECLARATION AS APPROVED TOWNSHIP**

In terms of section 69 of the Town-planning and Townships Ordinance, 1965 (Ordinance 25 of 1965), the Administrator hereby declares the township **Rua Vista Extension 19** to be an approved township, subject to the conditions set out in the Schedule hereto.

(DPLG 11/3/9/1/C/50)

**ANNEXURE**

**STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY MIDRAND REAL ESTATE PROPRIETARY LIMITED (HEREINAFTER REFERRED TO AS THE APPLICANT/TOWNSHIP OWNER) UNDER THE PROVISIONS OF CHAPTER III OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1965 (ORDINANCE NO. 25 OF 1965), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 449 OF THE FARM OLIEVENHOUTBOSCH 389-JR., HAS BEEN GRANTED**

**1. CONDITIONS OF ESTABLISHMENT****1.1 Name**

The name of the township shall be Rua Vista Extension 19.

**1.2 Design**

The township shall consist of erven as indicated on General Plan S.G. No. 5592/2015.

**1.3 Stormwater drainage and street construction**

- (a) The township owner shall on request by the local authority submit to such authority for its approval a detailed scheme complete with plans, sections and specifications, prepared by a civil engineer approved by the local authority, for the collection and disposal of stormwater throughout the township by means of properly constructed works and for the construction, tarmacadamising, kerbing and channelling of the streets therein together with the provision of such retaining walls as may be considered necessary by the local authority.

Furthermore, the scheme shall indicate the route and gradient by which each erf gains access to the street on which it abuts.

- (b) The township owner shall, when required by the local authority to do so, carry out the approved scheme at its own expense on behalf and to the satisfaction of the local authority under the supervision of a civil engineer approved by the local authority.
- (c) The township owner shall be responsible for the maintenance of the streets to the satisfaction of the local authority until the streets have been constructed as set out in subclause (b).
- (d) If the township owner fails to comply with the provisions of paragraphs (a), (b), and (c) hereof the local authority shall be entitled to do the work at the cost of the township owner.

**1.4 Compliance with conditions imposed by the Department of Roads and Transport**

The township owner shall at his own expense comply with all the conditions imposed, by which the Gauteng Department of Roads and Transport has granted consent for the development.

**1.5 Access**

No Ingress from Provincial Roads P66-1(K71) to the township and egress to Provincial Roads P66-1 (K71) from the township will be allowed as shown on the scheme maps.

- (a) Ingress from Road K71 to the township and egress to Road K71 from the township shall be restricted to the intersection of Drakensberg Road with such road.
- (b) The township owner shall at his own expense arrange for a geometric lay-out design (scale 1:500) of the ingress and egress points referred to in (a) above and specifications for the construction of the junctions to be compiled and shall submit it to the Head of the Department:

Gauteng Provincial Government: Department of Public Transport, Roads and Works, for approval. After the design and specifications have been approved, the township owner shall construct the entrances at his own expense to the satisfaction of the Head of the Department: Department of Public Transport, Roads and Works.

#### **1.6 Receiving and disposal of stormwater**

The township owner shall arrange the stormwater drainage of the township in such a way as to fit in with that of Roads P66-1(K71) and he shall receive and dispose of the storm water running off or being diverted from the road.

#### **1.7 Obligations in regard to essential services**

The township owner shall within such period as the local authority may determine, fulfil its obligations in respect of the provision of water, electricity and sanitary services and the installation of systems therefore, as previously agreed upon between the township owner and the local authority.

#### **1.8 Formation and duties of residents association**

The applicant shall properly and legally constitute a Non Profit Company (home-owner's association) to the satisfaction of the Council before the transfer of the first erf, which Association shall not be deregistered without the consent of the Council.

- (a) The access erf, Erf 3778 shall be registered in the name of the Non Profit Company within a period of 6 months after proclamation of the township or when the first erven in the township becomes transferable whichever the sooner, by and at the expense of the township owner.
- (b) Each and every owner of Erven 3779 to 3927 shall become a member of the Non Profit Company (home-owner's association) upon transfer of the erf.
- (c) The Non Profit Company (home-owner's association) shall have full legal power to levy from each and every member the costs incurred in fulfilling its function, and shall have legal resource to recover such fees in the event of a default in payment by any member.
- (d) The Council shall not be responsible for the malfunction of the surfacing of the access way and/or the stormwater drainage system, and/or any essential services across Erf 3778 with the exception of the sewerage, water and electrical system.
- (e) Erven 3776 and 3778 cannot be sold to any person except the body corporate and the erven may not be rezoned unless the consent from the local authority has been obtained.

#### **1.9 Restriction on the alienation of land**

No erf in the township may be transferred or be dealt with otherwise until the City of Tshwane Metropolitan Municipality certifies that the developer has complied with the provisions of condition 3.

#### **1.10 Park Endowment**

No park endowment is payable, as sufficient park area will be provided on the site development plan as part of the development.

If at any time, the area is not available for open space purposes, the developer or the successor in title shall pay in terms of Section 98(2) of Ordinance No. 15 of 1986 read with Regulation 44(1) of the Town-planning and Townships Regulations an endowment amount to the City of Tshwane Metropolitan Municipality. The said endowment amount shall be payable in accordance with the provisions of section 81 of the Town-planning and Townships Ordinance, 1986 (Ordinance 15 of 1986).

#### **1.11 Land for Municipal Purposes**

Erf 3775 shall be transferred to the City of Tshwane Metropolitan Municipality by and at the expense of the township owner.

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

### 2.1 The Developers Obligations

#### 2.1.1 Association and Statutes

- (a) The developer must at his own cost establish a Non Profit Company (home-owner's association) in terms of the provisions of the Companies Act, 2008 (Act 71 of 2008). The company shall be committed to be extended to include the owners of erven in the proposed townships, Rua Vista Extension 17 and 18.
- (b) All the owners of the erven or of any subdivision thereof, or of any sectional title unit thereon or of any interest therein must become members of the Non Profit Company, with the exception of Erf 3775. A copy of the registered Memorandum of Incorporation must be submitted to the City of Tshwane Metropolitan Municipality.
- (c) The Memorandum of Incorporation must clearly state what the main objective of the homeowners' association is and who is responsible for maintenance of the internal engineering services of the development (i.e. water, sewerage, electricity, and the road and storm water sewers). The developer is deemed to be a member of the non-profit company, with all the rights and obligations of an ordinary member, until the last erf has been transferred.

#### 2.1.2 Provision of Engineering Drawings

- (a) The developer must submit to the CTMM complete detail design drawings in respect of roads and stormwater, water and sewer infrastructure for approval prior to the commencement of the construction of the said services.
- (b) The detail design drawings will only be evaluated after the required Services Report with regard to roads and stormwater has been approved.
- (c) The developer must obtain a way leave from the Council prior to commencement of construction work, if such work will be done on Council property.

#### 2.1.3 Maintenance Period and Guarantee

A maintenance period of 12 (twelve) months commences when the last of the internal engineering services (i.e. water, sewerage, electricity, and the road and stormwater services) have been completed. The developer must:

- (a) furnish the Non Profit Company with a maintenance guarantee, issued by a recognized financial institution, in respect of poor workmanship and / or materials with regard to the civil engineering services (roads and stormwater), which guarantee must be for an amount that is equal to 10% of the contract cost of these services, and proof of this must be submitted to the Municipality.
- (b) furnish the municipality with a maintenance guarantee, issued by a recognized financial institution, in respect of poor workmanship and / or materials with regard to the civil engineering services (water and sewer) and the electricity services, which guarantee must be for an amount that is equal to 10% of the contract cost of these services, and proof of this must be submitted to the Municipality.

## 3. DISPOSAL OF EXISTING CONDITIONS OF TITLE

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

- (1) The following servitude which only affects Erf 3778 in the township:

By Notarial Deed of Servitude K249/2018S dated 7th December 2017, the withinmentioned property is subject to a servitude for access control, right of way and municipal purposes in favour of the City of Tshwane Metropolitan Municipality and the Thatchfield Ridge Home Owners Association NPC which servitude is 2,0612 (Two comma Zero Six One Two) Hectares in extent, as indicated by the figure e f g h j k m n p q r s t u v w x y z a1 b1 c1 f1 e1 f1 g1 h1 j1 k1 l1 m1 n1 p1 q1 r1 s1 t1 u1 v1 w1 x1 y1 z1 a2 b2 c2 d2 e2 2f g2 h2 j2 k2 m2 n2 p2 q2 r2 s2 t2 u2 v2 w2 x2 y2 z2 a3 b3 c3 d3 e3 f3 g3 h3 3j k3 m3 n3 p3



q3 r3 s3 t3 u3 v3 w3 x3 y3 z3 a4 b4 c4 d4 e4 f4 g4 h4 j4 k4 m4 n4 p4 q4 r4 s4 t4 u4 v4 w4 x4 y4 z4 a5 b5 c5 d5 e5 f5 g5 h5 j5 k5 m5 n5 p5 q5 r5 s5 t5 u5 v5 w5 a excluding figures a6 b6 c6 d6 e6 f6 g6 h6 j6 k6 m6 n6 p6 q6 r6 s6 t6 u6 v6 w6 x6 y6 z6 a6 a7 b7 c7 d7 e7 f 7g7 h7 j7 k7 m7 n7 p7 q7 r7 s7 t7 u7 v7 w7 x7 y7 a7 a8 b8 c8 d8 e8 f8 g8 h8 j8 k8 m8 n8 p8 q8 r8 s8 t8 u8 v8 w8 x8 y8 a8 and a9 b9 c9 d9 e9 f9 g9 h9 j9 k9 m9 n9 p9 q9 r9 s9 t9 u9 a9 on Diagram S.G. No. 1901/18, as will more fully appear from the said notarial deed of servitude, with ancillary rights.”

#### 4. CONDITIONS OF TITLE

##### 4.1 THE ERVEN MENTIONED HEREUNDER SHALL BE SUBJECT TO THE CONDITIONS AS INDICATED IMPOSED BY THE ADMINISTRATOR IN TERMS OF THE PROVISIONS OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1965.

##### 4.1.1 All Erven, with the exception of Erf 3778

With reference to Clause 18 of the Tshwane Town Planning Scheme, 2008, the erf shall be subject to a servitude, 2 m wide, for municipal services (water, sewer, electricity and stormwater) (hereinafter referred to as "the services"), in favour of the Municipality, if and when required by the Municipality.

##### 4.1.2 Erf 3778

- (a) The entire erf as indicated on the General Plan, is subject to a servitude for access control, right of way and municipal purposes, in favour of the local authority and all the Erven within the township, as well as erven 3616 and 3617 in Rua Vista Extension 17 and all the erven in Rua Vista Extension 18, excluding Erf 3620 in Rua Vista Extension 18.
- (b) The erf shall not be alienated or transferred into the name of any purchaser other than the Non Profit Company without the written permission of the Municipality.
- (c) The non-profit company shall be entitled to erect a gatehouse in the servitude area for purposes of access control.

##### 4.1.3 Erven 3822, 3823, 3830, 3831, 3849, 3850, 3861, 3862, 3869, 3870, 3889, 3890, 3900, 3901, 3921 & 3922

The erf is subject to a 2m wide stormwater servitude in favour of the local authority as indicated on the general plan.

##### 4.1.4 Erf 3798

The erf is subject to a 6m wide servitude for municipal services (water, sewer, stormwater) in favour of the local authority as indicated on the general plan.

##### 4.2 CONDITIONS OF TITLE IMPOSED IN FAVOUR OF THIRD PARTIES TO BE REGISTERED/ CREATED ON THE FIRST REGISTRATION OF THE ERVEN CONCERNED. <sup>1</sup>

##### 4.2.1 Erven 3777 and 3779 to 3927

Each and every owner of the erf or owner of any sub-divided portion of the erf or owner of any unit thereon, shall on transfer become and remain a member of the Thatchfield Ridge Homeowners Association NPC, Registration Number 2016/367934/08, incorporated for the purpose of the scheme ("the Association") and shall be subject to its Memorandum of Incorporation until he/she ceases to be an owner and such owner shall not be entitled to transfer the erf or any sub-divided portion thereof or any interest therein or any unit thereon, without a clearance certificate from such Association, certifying that the provisions of the Memorandum of Incorporation have been complied with and the purchaser has bound himself/herself to the satisfaction of the Association to become and remain a member of the Association.

##### 4.2.2 Erf 3778

- (a) The entire erf as indicated on the General Plan, is subject to a servitude for access control, right of way and municipal purposes, in favour of the local authority and all the Erven within the township, as well as erven 3616 and 3617 in Rua Vista Extension 17

and all the erven in Rua Vista Extension 18, excluding Erf 3620 in Rua Vista Extension 18.

- (b) No buildings or other structures may be erected within the aforesaid servitude area and no trees with large roots may be planted within the area of such servitude or within a distance of 2 meter there from.

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**CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
TSHWANE AMENDMENT SCHEME 3653T**

The Administrator hereby, in terms of the provisions of Section 89 of the Town-planning and Townships Ordinance, 1965, declares that he approved an amendment scheme, being an amendment of Centurion Town-planning Scheme 1992, comprising the same land as included in the township of Rua Vista Extension 19

Map 3 and the scheme clauses of the amendment scheme are filed with the Gauteng Provincial Government, (Department of Development Planning and Local Government), Johannesburg, and the Town Clerk Centurion, and are open for inspection at all reasonable times

The amendment is known as Tshwane Amendment Scheme 3653T  
**(DPLG 11/3/6/1/C/50)**

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**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
TSHWANE WYSIGINGSKEMA 3653T**

Die Administrateur verklaar hierby, ingevolge die bepalings van Artikel 89 van die Ordonnansie op Dorpsbeplanning en Dorpe, 1965, dat hy 'n wysigingskema, synde 'n wysiging van Centurion Dorpsbeplanningskema 1992, wat uit dieselfde grond as die dorp Rua Vista Uitbreiding 19 bestaan, goedgekeur het.

Kaart 3 en die skemaklousules van die wysigingskema word in bewaring gehou deur die Gauteng Provinsiale Regering, (Departement van Ontwikkelingsbeplanning en Plaaslike Regering), Johannesburg, en die Stadsklerk Centurion, en is beskikbaar vir inspeksie te alle redelike tye.

Hierdie wysiging staan bekend as Tshwane Wysigingskema 3653T  
**(DPLG 11/3/9/1/C/50)**

**NOTICE 215 OF 2020****CITY OF JOHANNESBURG AMENDMENT SCHEME 20-07-0671  
CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given to rectify an incorrect reference to the street address contained in a previous advert that was placed on 13 November 2019 in respect of the application to rezone Erven 2214 and 2215 Vorna Valley Extension 106 (to be consolidated to Erf 2216 Vorna Valley Extension 106). The reference has been corrected in the below.

Notice was given in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016, read with the relevant provisions of the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013), that I **Josef Johannes Jordaan**, have applied to City of Johannesburg for an amendment to the land use scheme on the mentioned property. The property is situated west of the N1 Highway along Jose Street, Langeveld Road and Pretorius Road, to the north of Allandale Road and south of Le Roux Avenue, Vorna Valley area, Midrand. The development will be known as Waterfall Crest with access from Jose Street. This application is for the amendment of the mentioned Land Use Scheme from "Residential 3" to "Residential 3" to: (i) reduce the approved density with one unit; and (ii) reduce the approved bulk with 29 923m<sup>2</sup>. The application is to bring development control measures in line with the approved Site Development Plan.

Particulars of the application will lie open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8th Floor, A-Block, Metropolitan Centre, 158 Loveday Street, Braamfontein.

Any objection or representation with regard to the application must be submitted timeously to both the agent and the Registration Section of the Department of Development Planning at the above address, or posted to PO Box 30733, Braamfontein, 2017, or a facsimile send to (011) 339 4000, or an e-mail send to [ObjectionsPlanning@joburg.org.za](mailto:ObjectionsPlanning@joburg.org.za) by no later than 25 March 2020 (28 days from the date on which the application notice was published).

*Authorised Agent:* JOSEF JOHANNES JORDAAN ON BEHALF OF JR 209 INVESTMENTS (PTY) LTD  
*Postal Address of Agent:* PO Box 39727, FAERIE GLEN, 0043; *Physical Address of Agent:* Byls Bridge Office Park, 2nd Floor, Block C (Building 14), 11 Byls Bridge Boulevard (Cnr Jean Ave & Olievenhoutbosch Road), Centurion, 0169; *Tel:* 012 676 8500; *Fax number:* 012 676 8585; *Cell:* 082 499 1474;  
*E-mail:* [johann.jordaan@m-t.co.za](mailto:johann.jordaan@m-t.co.za); *Date of publication:* 26 February 2020

**NOTICE 216 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWN PLANNING SCHEME, 2008 (REVISED 2014) READ WITH SECTION 16(3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BYLAW, 2016**

We, Bertus van Tonder Town Planning Consulting (Pty) Ltd., being the authorised agent of the owner of the remainder of Portion 452 of the farm Witfontein 301 JR, hereby give notice in terms of Clause 16 of the Tshwane Town Planning Scheme, 2008 (Revised 2014), read with Section 16(3) of the Tshwane Land Use Management By-law 2016, that we have applied to the City of Tshwane Metropolitan Municipality, for the consent use for a "Lodge". The property is situated at 346- or 32 Joan Road, Hestepark in Akasia or at S25°39'22.9" E28°07'14.68". The current zoning of the property is "Agricultural" in terms of the Tshwane Town Planning Scheme, 2008 (Revised 2014). The intension of the applicant is to obtain rights for a "Lodge" consisting of a wedding chapel of 50 seats, a reception hall with 50 seats, a guest house with 12 rooms and ancillary and subservient uses. Any objection and/or comments, including the grounds for such objection(s) and/or comments with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comments, shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from 26 February 2020 until 25 March 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal Offices as set out below, for a period of 28 days from the date of the notice in the Provincial Gazette. Closing date for objections: 25 March 2020. Address of Municipal Offices: Akasia Municipal Complex, 485 Heinrich Avenue (Entrance Dale Street), 1<sup>st</sup> floor, Room F8, Karenpark, Akasia. Address of applicant: Bertus van Tonder Town Planning Consulting (Pty) Ltd., PO Box 34, Die Wilgers 0041, 373 Queens Crescent, Lynnwood, Telephone No: 074 582 8820 / 012 342 7911, Email: [bvt@mweb.co.za](mailto:bvt@mweb.co.za). Reference: CPD/0774/452/R (Item no: 31423)

**KENNISGEWING 216 VAN 2020**

STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN N TOESTEMMINGSGEBRUIK AANSOEK INGEVOLGE KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIEN 2014), SAAMGELEES MET AFDELING 16(3) VAN DIE TSHWANE GRONDGEBRUIKSBESTUURSBYWET 2016

Ons, Bertus van Tonder Town Planning Consulting (Pty) Ltd., die gemagtigde agent van die eienaar van die restant van Gedeelte 452 van die plaas Witfontein 301 JR, gee hiermee ingevolge Klousule 16 van die Tshwane Dorpsbeplanning Skema, 2008 (Hersien 2014) saamgelees met Afdeling 16(3) van die Tshwane Grondgebruiksbestuursbywet 2016, dat daar aansoek gedoen is by die Stad van Tshwane Metropolitaanse Munisipaliteit vir n "Lodge". Die eiendom is geleë te 346- of 32 Joanweg, Hestepark in Akasia, of S25°39'22.9" E28°07'14.68". Die huidige sonering van die eiendom is "Landbou" in terme van die Tshwane Dorpsbeplanning Skema, 2008 (Hersien 2014). Die doel van die aansoek is regte te verkry vir 'n "Lodge" bestaande uit 'n kapel van 50 sitplekke, onthaalsaal van 50 sitplekke, 'n gastehuis met 12 kamers met aanvullende en ondergeskikte gebruike. Enige besware en/of kommentare, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon of liggaam wat die kommentaar of beswaar ingedien het kan kommunikeer nie, moet binne 'n tydperk van 28 dae vanaf die eerste datum van publikasie van die kennisgewing ingedien of gerig word aan: Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of CityP\_Registration@tshwane.gov.za vanaf 26 Februarie 2020 tot 25 Maart 2020. Volle besonderhede en planne (indien enige) van die aansoek lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos hieronder aangetoon, vir 'n tydperk van 28 dae vanaf die datum van die publikasie van die kennisgewing in die Gauteng Provinsiale Koerant. Sluitingsdatum vir besware: 25 Maart 2020. Adres van Munisipale kantore: Akasia Munisipale Komplex, 485 Heinrichlaan (Ingang Dale Straat), 1<sup>st</sup> vloer, Kamer F8, Karenpark, Akasia. Naam en adres van applikant: Bertus van Tonder Town Planning Consulting (Pty) Ltd., Posbus 34, Die Wilgers 0041, 373 Queens Singel, Lynnwood, Telefoon No: 074 582 8820 / 012 342 7911, Epos: bvt@mweb.co.za: Verwysing: CPD/0774/452/R (Item no: 31423)

**NOTICE 217 OF 2020**

CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

We, Bertus van Tonder Town Planning Consulting (Pty) Ltd, being the applicant of the Remainder of Erf 44 Lynnwood Manor hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016 that we have applied to the City of Tshwane Metropolitan Municipality for the removal of restrictive Title Deed conditions in terms of section 16(2) of the City of Tshwane Land Use Management By-law, 2016 of the above mentioned property. The property is situated at 13 Barnstable Road, Lynnwood Manor. The removal is for conditions A(f), B(a), B(c), en B(d) from Title Deed T18612/2017. The intention of the applicant is to build a carport on the property. Any objection and/or comment, including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with or made in writing to: the Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 26 February 2020 until 25 March 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, Beeld and Citizen newspapers. Closing date for any objections and/or comments: 25 March 2020. Address of Municipal Offices: City Planning, Land Use Rights Division, Room LG004, Isivuno House, 143 Lillian Ngoyi Street, Pretoria. Address of applicant: Bertus van Tonder Town Planning Consulting (Pty) Ltd., PO Box 34, Die Wilgers 0041. 373 Queens Crescent, Lynnwood, Telephone No: 074 582 8820, Email: bvt@mweb.co.za Reference: CPDLWM/0388/44 (Item 31074)

**KENNISGEWING 217 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN AANSOEK OM  
HERSONERING INGEVOLGE ARTIKEL 16(1) VAN DIE STAD VAN TSHWANE GRONDGEBRUIK-  
BESTUUR-VERORDENING, 2016**

Ons, Bertus van Tonder Town Planning Consulting (Pty) Ltd, synde die applikant van die eienaar van Erf 44 Lynnwood Manor gee hiermee ingevolge artikel 16(1)(f) van die Stad van Tshwane Grondgebruikbestuursverordening, 2016, kennis dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het van die opheffing van sekere beperkende voorwaardes in die Titelakte ingevolge Artikel 16(2) van die Stad van Tshwane Grondgebruikbestuurs-verordening, 2016 van die bogenoemde eiendom. Die eiendom is geleë te 13 Barnstableweg, Lynnwood Manor. Die aansoek is vir die opheffing van voorwaardes A(f), B(a), B(c), en B(d) in Titelakte T18612/2017. Die voorneme van die applikant is om 'n tweede woonhuis met 'n motorafdak op die eiendom te vestig. Enige beswaar(e) en/of kommentaar, insluitend die gronde vir sodanige beswaar(e) en/of kommentaar en 'n verduideliking van die persoon(e) se regte en hoe hul belange geraak word deur die aansoek(e), met die volledige kontakbesonderhede van die persoon(e) wat die beswaar(e) en/of kommentaar indien, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar ingedien het nie, moet gedurende gewone kantoorure ingedien word of skriftelik gerig word aan: Die Strategiese Uitvoerende Direkteur: Stads beplanning en ontwikkeling, Posbus 3242, Pretoria, 0001 of [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 26 Februarie 2020 tot 25 Maart 2020. Volledige besonderhede en planne (indien enige) van die aansoek lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos hieronder aangetoon, vir 'n typerk van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Gauteng Provinsiale Gazette, Beeld en Citizen koerante. Sluitingsdatum vir enige besware: 25 Maart 2020. Adres van Munisipale kantore: Stedelike Beplanning, Afdeling Grondgebruiksregte, Kamer LG004, Isivuno Huis, Lillian Ngoyi Straat 143, Pretoria. Naam en adres van applikant: Bertus van Tonder Town Planning Consulting (Pty) Ltd., PO Box 34, Die Wilgers, 0041, 373 Queens Crescent, Lynnwood, Telefoon No: 074 582 8820, Epos: [bvt@mweb.co.za](mailto:bvt@mweb.co.za) Verwysing: CPDLWM/0388/44 (Item 31074)

**NOTICE 218 OF 2020****CITY OF JOHANNESBURG**

**NOTICE OF INTENT FOR THE SECURITY ACCESS RESTRICTION OF  
Street/Road/Avenue for security reasons pending approval by the City of Johannesburg.  
(Notice in terms of Chapter 7 of the Rationalization of Government Affairs Act, 1998)**

NOTICE IS HEREBY GIVEN THAT THE CITY OF JOHANNESBURG,  
Pursuant to the provision of Chapter 7 of the Rationalization of Government Affairs Act, 1998,  
HAS CONSIDERED AND PROVISIONALLY APPROVED the following Security Access Restriction and  
Thereunto authorised the Johannesburg Roads Agency to give effect to the said interim approval and  
Further manage the process and resultant administrative processes of the interim approval.

Notice is given further that this provisional/ interim approval should not be considered  
and/or construed /and /or interpreted and/or deemed to be a final approval.

**SPECIFIED RESTRICTIONS APPROVED:**

Suburb	Applicant	Application Ref. No.	Road Name	Type of Restriction Relaxation Hours
Witkoppen Ex 3, 2068	Trust Avenue Residents Association	Ref 32	Trust Avenue, Marlotti Avenue, Daveyana Avenue	24 Hour manned boom, Booms in upright position 06:00 – 08:30 and 16:00 – 18:00 for a period of two years. 24 Hr pedestrian access with universal access for wheelchairs. No remote control access

Should there be no objections the restriction will officially come into operation two months from the date of display in The Government Provincial Gazette and shall be valid for 2 years.

Further particulars relating to the application as well as a plan to indicating the proposed closure may be inspected during normal office hours at the JRA (PTY) Ltd offices, at the address below.

The public is duly advised that in terms of the City policy relating to these restrictions:

- No person/guard is permitted to deny any other person or vehicle access to or through any roads that are a subject of this approval.
- No person/guard is entitled to request or demand proof of identification or to sign any register as a condition to access to an area.
- All pedestrian gates should be left accessible (and not locked in any way) for 24/7
- Any violation to the conditions of approval (as detailed in the approval documents) for the permit will result in restriction permit being revoked.

Any person who has any comments on the conditions of approval in terms of the aforesaid restriction/s may lodge such comments in writing with the:-

Traffic Engineering Department  
JRA (PTY) Ltd.  
75 Helen Joseph Street  
Johannesburg

or

Traffic Engineering Department  
JRA (PTY) Ltd.  
Braamfontein X70  
Braamfontein 2107

Email: [cmoalusi@jra.org.za](mailto:cmoalusi@jra.org.za)  
[chizam@joburg.org.za](mailto:chizam@joburg.org.za)

Comments must be received on or before one month after the first day of the appearance of this notice.



a world class African city

**City of Johannesburg**  
Johannesburg Roads Agency (Pty) Ltd

[www.jra.org.za](http://www.jra.org.za)



**NOTICE 219 OF 2020****NOTICE OF APPLICATION FOR AMENDMENT OF LAND USE SCHEME IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016**

We, Guy Balderson Town Planners, being the authorised agents of the owners of Erf 209 Hyde Park Extension 22, hereby give notice of an application made in terms of section 21 of the City of Johannesburg Municipal Planning By-Law, 2016 for the amendment of the City of Johannesburg Land Use Scheme, 2018, by the rezoning of the property described above ("the site"), situated at 123 Ninth Road, Hyde Park Extension 22 from "Residential 1" to "Residential 1", to permit 3 dwelling units on the site (8 dwelling units per hectare), subject to certain conditions. The purpose of the application is to allow for 3 dwelling units on site with the option to subdivide into 3 portions. All subdivided portions will share a common access via an existing panhandle on the site, which is approximately 9.4m wide.

Particulars of the application will lie for inspection during office hours at the offices of the City of Johannesburg, Executive Director: Development Planning, 8<sup>th</sup> Floor, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Objections, comments or representations in respect of the relevant application must be submitted in writing to the City of Johannesburg, Executive Director: Development Planning either by hand at the abovementioned address; by registered mail to PO Box 30733, Braamfontein, 2017; by fax to 0113394000 or by email to benp@joburg.org.za and objectionsplanning@joburg.org.za within a period of 28 days from **26 February 2020**.

Address of agent: Guy Balderson Town Planners, PO Box 76227, Wendywood, 2144, Tel: 0116564394, Fax: 0866067933, Email: guy@gbtp.co.za

**NOTICE 220 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWN PLANNING SCHEME, 2008 (REVISED 2014) READ WITH SECTION 16(3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BYLAW, 2016**

We, Bertus van Tonder Town Planning Consulting (Pty) Ltd., being the authorised agent of the owner of Erf 1057 Laudium, hereby give notice in terms of Clause 16 of the Tshwane Town Planning Scheme, 2008 (Revised 2014), read with Section 16(3) of the Tshwane Land Use Management By-law 2016, that we have applied to the City of Tshwane Metropolitan Municipality, for the consent use for a "Boarding House" limited to 8 bedrooms. The property is situated at number 380 Cinnamon Street in Laudium. The current zoning of the property is "Residential 1" in terms of the Tshwane Town Planning Scheme, 2008 (Revised 2014). The intension of the applicant is to obtain rights for a boarding house with 8 bedrooms. Any objection and/or comments, including the grounds for such objection(s) and/or comments with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comments, shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 26 February 2020 until 25 March 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal Offices as set out below, for a period of 28 days from the date of the notice in the Provincial Gazette. Closing date for objections: 25 March 2020. Address of Municipal Offices: Registration Office, Room E10, Corner of Basden- and Rabie Streets, Centurion. Address of applicant: Bertus van Tonder Town Planning Consulting (Pty) Ltd., PO Box 34, Die Wilgers, 0041, 373 Queens Crescent, Lynnwood, Telephone No: 074 582 8820, Email: bvt@mweb.co.za. Reference: CPD LDM/0348/1057 (Item no: 31269)

**KENNISGEWING 220 VAN 2020**

STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN N TOESTEMMINGSGEBUIK AANSOEK INGEVOLGE KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIEN 2014), SAAMGELEES MET AFDELING 16(3) VAN DIE TSHWANE GRONDGEBRUIKS-BESTUURSBYWET 2016

Ons, Bertus van Tonder Town Planning Consulting (Pty) Ltd., die gemagtigde agent van die eienaar van Erf 1057 Laudium, gee hiermee ingevolge Klousule 16 van die Tshwane Dorpsbeplanning Skema, 2008 (Hersien 2014) saamgelees met Afdeling 16(3) van die Tshwane Grondgebruiksbestuursbywet 2016, dat daar aansoek gedoen is by die Stad van Tshwane Metropolitaanse Munisipaliteit vir n "Losieshuis" beperk tot 8 kamers. Die eiendom is geleë te nommer 380 Cinnamonstraat in Laudium. Die huidige sonering van die eiendom is "Residensieel 1" in terme van die Tshwane Dorpsbeplanning Skema, 2008 (Hersien 2014). Die doel van die aansoek is regte te verkry vir 'n losieshuis met 8 kamers. Enige besware en/of kommentare, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon of liggaam wat die kommentaar of beswaar ingedien het kan kommunikeer nie, moet binne 'n tydperk van 28 dae vanaf die eerste datum van publikasie van die kennisgewing ingedien of gerig word aan: Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of CityP\_Registration@tshwane.gov.za vanaf 26 Februarie 2020 tot 25 Maart 2020. Volle besonderhede en planne (indien enige) van die aansoek lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos hieronder aangetoon, vir 'n tydperk van 28 dae vanaf die datum van die publikasie van die kennisgewing in die Gauteng Provinsiale Koerant. Sluitingsdatum vir besware: 25 Maart 2020. Adres van Munisipale kantore: Registrasie kantoor, Kamer E10, hoek van Basden- en Rabie Strate, Centurion. Naam en adres van applikant: Bertus van Tonder Town Planning Consulting (Pty) Ltd., Posbus 34, Die Wilgers, 0041, 373 Queens Singel, Lynnwood, Telefoon No: 074 582 8820, Epos: bvt@mweb.co.za. Verwysing: CPD LDM/0348/1057 (Item no: 31269)

**NOTICE 221 OF 2020****NOTICE OF A JOINT REZONING AND REMOVAL OF RESTRICTIVE CONDITIONS APPLICATION IN THE TITLE DEED IN TERMS OF SECTIONS 16(1) AND 16(2) RESPECTIVELY OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAWS, 2016:**

I, Etienne du Randt, being the applicant on behalf of the registered owner of Erf 942, Sinoville, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of section 16(1) of the City of Tshwane Land Use Management By-Law, 2016, of the property as described above, as well as the removal of certain conditions contained in the Title Deed in terms of section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 of the above mentioned property. The property is situated at Number 288 Sefako Makgatho Drive, Sinoville. The rezoning is from "Residential 1" to Special for Dwelling House Offices, Motor Vehicle Salesroom, Shops and Ancillary and Subservient Uses and/or a Dwelling House. The intension of the Registered Owner in this matter is to legally develop the application property for the Land Uses as applied for. The Removal of the Restrictive Conditions application is for the removal of the following restrictive conditions, namely condition B.1.(f) on Page 3, 2(a) on Page 4, 2(c) on Page 5 and 2(d) on Page 5 as contained in Title Deed number T132249/07, that prohibits the proposed Land Uses. Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director, City Planning and Development, P.O. Box 3242, Pretoria, 0001 or to CityP\_Registration@Tshwane.gov.za from 26 February 2020 to 25 March 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the advertisement in the Gauteng Provincial Gazette newspaper. Address of Municipal Offices: Pretoria Office, Room LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Closing date for any objections and/or comments: 25 March 2020. Address of applicant: Etienne du Randt Property Consultancy CC, 180 Vinko Street, Sinoville, Pretoria. Telephone No: 082 893 3938. Dates on which notice will be published: 26 February 2020 and 04 March 2020. Ref.: Rezoning: CPD/9/2/4/2-5537T, Item No. 31450. Ref.: Removal: CPD/SIN/0640/942, Item No. 31467. EDR431A and EDR431B.



**KENNISGEWING 221 VAN 2020****KENNISGEWING VAN 'N GESAMENTLIKE HERSONERING EN OPHEFFING VAN BEPERKENDE VOORWAARDES AANSOEK INGEVOLGE ARTIKELS 16(1) EN 16(2) ONDERSKEIDELIK VAN DIE STAD TSHWANE SE GRONDGEBRUIKBESTUURSWET, 2016:**

Ek, Etienne du Randt, synde die aansoeker te wees namens die geregistreerde eienaar van Erf 942, Sinoville, gee hiermee ingevolge Artikel 16(1)(f) van die Tshwane Grondgebruikbestuursbywet, 2016, kennis dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien in 2014), deur die hersonering in terme van Artikel 16(1) van die Stad Tshwane se Grondgebruikbestuursbywet, 2016, van die bogenoemde eiendom, asook vir die opheffing van spesifieke beperkings soos vervat in die Titel Akte, in terme van Artikel 16(2) van die Stad Tshwane se Grondgebruikbestuursbywet, 2016. Die eiendom is geleë te Nommer 288 Sefako Makgatho Rylaan, Sinoville. Die hersonering van die eiendom is vanaf "Residensieël 1" na "Spesiaal" vir Woonhuis Kantore, 'n Motor Verkoop Lokaal, Winkels en Aanverwante en Ondergeskikte gebruike en/of 'n Woonhuis. Die voorneme van die geregistreerde eienaar in hierdie aangeleentheid is om die aansoek eiendom wettiglik te kan ontwikkel vir die Grondgebruike soos voor aansoek gedoen. Die opheffing van die beperkende voorwaardes aansoek is vir die opheffing van die volgende beperkende voorwaardes, naamlik Voorwaarde B.1.(f) op Bladsy 3, 2(a) op Bladsy 4, 2(c) op Bladsy 5 en 2(d) op Bladsy 5 soos vervat in Titel Akte Nommer T132249/07, wat die voorgestelde grondgebruike verhoed. Enige beswaar en/of kommentaar, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan kontak maak met die beswaarmaker nie, kan gedurende gewone kantoorure ingedien of gerig word aan: Die Strategiese Uitvoerende Direkteur, Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 26 Februarie 2020 tot 25 Maart 2020. Volledige besonderhede en planne (indien enige) kan gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit besigtig word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van hierdie kennisgewing. Adres van Munisipale kantore: Kamer LG004, Isivuno House, 143 Lilian Ngoyi Straat (H/v Madibastraat), Pretoria. Sluitingsdatum vir enige besware en/of kommentaar: 25 Maart 2020. Adres van applikant: Etienne du Randt Property Consultancy CC, 180 Vinko Straat, Sinoville, Pretoria. Telefoon No: 082 893 3938. Datums waarop kennisgewing gepubliseer word: 26 Februarie 2020 en 04 Maart 2020. Verw.: Hersonering: CPD/9/2/4/2-5537T, Item No. 31450. Verw.: Opheffing: CPD/SIN/0640/942, Item No. 31467. EDR431A and EDR431B.

26-04

**NOTICE 222 OF 2020****NOTICE OF APPLICATION FOR AMENDMENT OF THE LAND USE SCHEMES IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL BY-LAWS, 2016.**

Notice is hereby given, in terms of Section 21 of the City of Johannesburg Municipal Planning By-Laws, 2016 that I the undersigned, intend to apply to the City of Johannesburg for the amendment of the Land Use Scheme.

**APPLICABLE SCHEME:** City of Johannesburg Land Use Scheme, 2018.

ERF NO : Erf 647  
TOWNSHIP : Halfway House Extension 103  
STREET ADDRESS : 24 Washintonia Road, Halfway House, Unit 5 Royal Palm Business Estate, Cnr Suttie Avenue and Royal Palm Drive, 1685.

**APPLICATION TYPE:** Application in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016 read with SPLUMA 2013 for the Amendment of the Johannesburg Land Use Scheme, 2018.

**APPLICATION PURPOSES:** the intention is to rezone the property from "Special" to "Special" to increase the coverage from 43% to a maximum of 70%, to clarify/determine parking requirement and to allow access for loading and offloading from Royal Palm Drive, subject to conditions.

The above application will be open for inspection from 08:00 to 15:30 at the registration counter, Department of Development Planning, room 8100, 8<sup>th</sup> floor A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein for a period of 28 days (twenty-eight).

Any objection or representation regarding the application must be submitted to both the owner/agent and the Registration Section of the Department of Development Planning at the above address or posted to P. O Box 30733, Braamfontein, 2017, or Facsimile send to (011) 339 4000, or Email to [Objectionsplanning@joburg.org.za](mailto:Objectionsplanning@joburg.org.za), and [admin@rbtps.co.za](mailto:admin@rbtps.co.za) by not later than **25 March 2020** (28 days from the date on which the application notice was first placed).

Any objections not fully motivated as required in terms of Section 68 of the City of Johannesburg Municipal Planning By-Laws, 2016 (Validity of objections) may be deemed invalid and may be disregarded during the assessment of the application.

**AUTHORISED AGENT:** Name: M. Brits of Rinus Brits Town Planning Solutions, Postal address: P. O Box 1133, Fontainebleau, 2032, Physical address: 31 Seventh Street, Linden, 2195, Tel: (011) 888-2232, Fax: (011) 888-2165, Cell no: 082 456 4229, E-mail: [admin@rbtps.co.za](mailto:admin@rbtps.co.za).  
**Date: 26 February 2020**

**NOTICE 223 OF 2020**

CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWN PLANNING SCHEME, 2008 (REVISED 2014) READ WITH SECTION 16(3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BYLAW, 2016

We, Bertus van Tonder Town Planning Consulting (Pty) Ltd., being the authorised agent of the owner of the remainder of Erf 1022 Pretoria North, hereby give notice in terms of Clause 16 of the Tshwane Town Planning Scheme, 2008 (Revised 2014), read with Section 16(3) of the Tshwane Land Use Management By-law 2016, that we have applied to the City of Tshwane Metropolitan Municipality, for the consent use for a "Boarding House" limited to 8 bedrooms. The property is situated at number 218 Eeufees Street in Pretoria North. The current zoning of the property is "Residential 1" in terms of the Tshwane Town Planning Scheme, 2008 (Revised 2014). The intension of the applicant is to obtain rights for a boarding house with 8 bedrooms. Any objection and/or comments, including the grounds for such objection(s) and/or comments with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comments, shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 26 February 2020 until 25 March 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal Offices as set out below, for a period of 28 days from the date of the notice in the Provincial Gazette. Closing date for objections: 25 March 2020. Address of Municipal Offices: Akasia Municipal complex, 485 Heinrich Ave (Entrance Dale Street), 1<sup>st</sup> floor, Room F12, Karenpark, Akasia. Address of applicant: Bertus van Tonder Town Planning Consulting (Pty) Ltd., PO Box 34, Die Wilgers 0041, 373 Queens Crescent, Lynnwood, Telephone No: 074 582 8820 / 012 342 7911, Email: bvt@mweb.co.za. Reference: CPD/0532/1022 (Item: 31231)

**KENNISGEWING 223 VAN 2020**

STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN N TOESTEMMINGSGEBRUIK AANSOEK INGEVOLGE KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIEN 2014), SAAMGELEES MET AFDELING 16(3) VAN DIE TSHWANE GRONDGEBRUIKS-BESTUURSBYWET 2016

Ons, Bertus van Tonder Town Planning Consulting (Pty) Ltd., die gemagtigde agent van die eienaar van die restant van Erf 1022 Pretoria Noord, gee hiermee ingevolge Klousule 16 van die Tshwane Dorpsbeplanning Skema, 2008 (Hersien 2014) saamgelees met Afdeling 16(3) van die Tshwane Grondgebruiksbestuursbywet 2016, dat daar aansoek gedoen is by die Stad van Tshwane Metropolitaanse Munisipaliteit vir n "Losieshuis" beperk tot 8 kamers. Die eiendom is geleë te nommer 218 Eeufees straat in Pretoria Noord. Die huidige sonering van die eiendom is "Residensieel 1" in terme van die Tshwane Dorpsbeplanning Skema, 2008 (Hersien 2014). Die doel van die aansoek is regte te verkry vir 'n losieshuis met 8 kamers. Enige besware en/of kommentare, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon of liggaam wat die kommentaar of beswaar ingedien het kan kommunikeer nie, moet binne 'n tydperk van 28 dae vanaf die eerste datum van publikasie van die kennisgewing ingedien of gerig word aan: Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of CityP\_Registration@tshwane.gov.za vanaf 26 Februarie 2020 tot 25 Maart 2020. Volle besonderhede en planne (indien enige) van die aansoek lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos hieronder aangetoon, vir 'n tydperk van 28 dae vanaf die datum van die publikasie van die kennisgewing in die Gauteng Provinsiale Koerant. Sluitingsdatum vir besware: 25 Maart 2020. Adres van Munisipale kantore: Adres van Munisipale kantore: Akasia Municipal kompleks, 485 Heinrichlaan (Ingang by Dale Straat), 1<sup>st</sup> vloer, Kamer F12, Karenpark, Akasia. Naam en adres van applikant: Bertus van Tonder Town Planning Consulting (Pty) Ltd., Posbus 34, Die Wilgers 0041, 373 Queens Singel, Lynnwood, Telefoon No: 074 582 8820 / 012 342 7911, Epos: bvt@mweb.co.za. Verwysing: CPD/0532/1022 (Item: 31231)

## NOTICE 224 OF 2020

**NOTICE OF COAL MINING RIGHT APPLICATION, ENVIRONMENTAL AUTHORIZATION APPLICATION (INTEGRATED ENVIRONMENTAL IMPACT ASSESSMENT AND ENVIRONMENTAL MANAGEMENT PROGRAMME REPORT) AND WATER USE LICENCE APPLICATION ON PORTION 2, 8, 10, 11, 12, 13, 14, 15 & RE OF THE FARM RIETFOONTEIN 313 IR IN THE HIGHVELD RIDGE MAGISTERIAL DISTRICT, MPUMALANGA PROVINCE. DMR REFERENCE NUMBER: MP30/5/1/2/2/10266MR**

Notice is given in terms of the National Environmental Management Act (Act 107 of 1998) (as amended), the Minerals and Petroleum Resources Act (Act No.28 of 2002) (as amended) and the National Water Act (Act No. 36 of 1998), of an integrated Scoping and Environmental Impact Assessment process to be followed for a Mining Right and a Waste Management Licence application to the Department of Mineral Resources, an Integrated Water Use Licence application to the Department of Water and Sanitation and a waste management licence (WML) for waste management activities in terms of section 45 of the National Environmental Management Waste Act 2008 (Act,1998 (Act 107 of 1998)(NEMA) on the farm **Rietfontein 313 IR**, situated in the Local Municipality of Govan Mbeki, within the Gert Sibande District Municipality, Mpumalanga Province.

**Project Description:**

The project area is situated approximately 5.5km north-west of Leandra, Mpumalanga. Vharanani Mining (Pty) Ltd holds a Prospecting Right (MP30/5/1/2/13812PR) for the mining area. Mining methodology will entail underground board and pillar mining methods. The application is on portion **2, 8, 10, 11, 12, 13, 14, 15 & RE** of the farm **Rietfontein 313 IR**, covering approximately **1 658,051 hectares (ha)** in extent.

**KENNISGEWING VAN REGTE TOEDIENING VAN KOLMYNIN, AANSOEK OM OMGEWINGS MAGTIGING (GEÏNTEGREERDE OMGEWINGS IMPAK BEOORDELING EN OMGEWINGS BESTUURS PROGRAM VERSLAG) EN WATERGEBRUIK LISENSIETOEPASSING OP GEDEELTE 2, 8, 10, 11, 12, 13, 14, 15 & RE VAN DIE PLAAS RIETFOONTEIN 313 IR IN DIE HIGHVELD RIDGE MAGISTERIELE DISTRIK, MPUMALANGA PROVINSE. DMR VERWYSINGS NOMMER: MP30/5/1/2/2/10266MR**

Kennisgewing word uitgeryk ingevolge die Wet op Nasionale Omgewingsbestuur (Wet 107 van 1998) (soos gewysig), die Wet op Minerale en Petroleumhulpbronne (Wet No.28 van 2002) (soos gewysig) en die Nasionale Waterwet (Wet No. 36 van 1998), van 'n geïntegreerde assesseringsproses en omgewingsimpakstudie wat gevolg moet word vir 'n mynreg en 'n Afvalbestuursiensie-aansoek by die Departement van Minerale Hulpbronne, 'n Geïntegreerde aansoek vir watergebruiksensies by die Departement van Water en Sanitasie en 'n afvalbestuursiensie (WML) vir afvalbestuursaktiwiteite ingevolge artikel 45 van die Nasionale Wet op Afvalbestuur vir Omgewingsbestuur 2008 (Wet, 1998 (Wet 107 van 1998) (NEMA) op die plaas **Rietfontein 313 IR**, geleë in die plaaslike munisipaliteit van Govan Mbeki, in die Gert Sibande-distriks munisipaliteit, Mpumalanga Provinsie.

**Projek Beskrywing:**

Die projektegebied is ongeveer 5,5 km noord-wes van Leandra, Mpumalanga, geleë. Vharanani Mining (Pty) Ltd het 'n prospektteerreg (MP30 / 5/1/2 / 13812PR) vir die mynbougebied. Mynboumetodologie behels ondergrondse plank- en pilaarminingmetodes. Die aansoek is op gedeelte 2, 8, 10, 11, 12, 13, 14, 15 & RE van die plaas **Rietfontein 313 IR**, en beslaan ongeveer **1 658,051 hektaar (ha)**.

**ISAZISO SOKUFAKA ISICELO SOKUFAKA ISICELO, ISIVIVINYO SOKUTHENGA KOMNYANGO WEFZOBUCHWEPHESHE NOKUZIPHATHA KWAMANZI NOKUFAKA ISICELO SAMANZI EMAPHAKATHI 2, 8, 10, 11, 12, 13, 14, 15 & RE EFARM RIETFOONTEIN 313 IR KWI HIGHVELD RIDGE UMNDALI ISIFUNDA, ISIFUNDAZWE SASEMPUMALANGA. INOMBOLO YESETHENJUWA YE-DMR: MP30/5/1/2/2/10266MR**

Isaziso sikhishwa ngokoMithetho Kazwelonke Wokulawulwa Kwezemvelo (Umthetho ka-1998) (njengoba kuchitshiyelwe), Umthetho Wezimbiwa Nezimbiwa (Umthetho uNo.28 ka 2002) (njengoba kuchitshiyelwe) kanye noMithetho Wezamanzi Kazwelonke (Umthetho Nombolo 36 ka-1998), wenqubo ehlanganisiwe yokuCwaningwa Kwamaphutha Nokubhekela Ezemvelo okuzolandelwa ilungelo Lezokumbiwa phansi kanye nesicelo selayisense YoMnyango eMnyangweni Wezokumbiwa phansi, isicelo selayisense elihlanganisiwe lokusebenzisa amanzi eMnyangweni wezaManzi nokuthuthwa kwindle nokuphathwa kwemfucuzo. Ilayisense (i-WML) yemisebenzi yokuphatha imfucuzo ngokwesigaba 45 soMthetho Kazwelonke Wokulawulwa Kwemvelo Yezokungcola Ka-2008 (Umthetho, we-1998 (Umthetho we-107 ka-1998) (NEMA) epulazini i-**Rietfontein 313 IR**, endaweni kaMasipala waseGovan Mbeki, ngaphakathi kuMasipala wesiFunda iGert Sibande, isifundazwe saseMpumalanga.

**Indawo yeprojekthi:**

iTholakala cise ku-5.5km enyakatho nentshonalanga yeLeandra, eMpumalanga. iVharanani Mining (Pty) Ltd iphethelungelo Lokuvikela (MP30 / 5/1/2 / 13812PR) yendawo yezimayini. Indlela yezokumbiwa phansi izofaka izindlela ezingaphansi kwebhodi elingaphansi komhlaba kanye nezindlela zokumba izinsika. Isicelo sisengxenyeni **2, 8, 10, 11, 12, 13, 14, 15 & RE** yepulazi i-**Rietfontein 313 IR**, elinganisela kumahlektha ayi-**1 658,051**.

**Public Participation Process and Timelines:**

Chapter 6, regulation 40(2)(3) of EIA Regulations (GNR 326, 7 April 2017) requires that the Public Participation Process provides access to all information that may have potential to influence decision regarding the applications, it further outlines that the potential interested and affected parties be provided with an opportunity to comment on project reports and plans.

You are hereby invited to participate freely and submit any questions or information you feel may contribute to the process. It is important that interested and/or Affected Party (I&AP) register in order to receive updates of the process. All comments received will be recorded and addressed as part of the environmental impact assessment process. This opportunity is being offered to you so you can:

- Register as an I&AP and to respond to the environmental compliance process;
- Raise issues of concern and provide suggestions for enhanced benefits;
- Contribute to local knowledge; and
- Comment on the Scoping Report.

Any comments or concerns regarding the project are to reach Ms. Nokuthula Nkosi **no later than Sunday the 29<sup>th</sup> of March 2020**. The Draft Scoping Report will be available from the **28<sup>th</sup> of February 2020 – 29<sup>th</sup> of March 2020** for review at: **Leandra Public Library [Pretorius St Gert Sibande, 2266(-26.382311, 28.883400)]** and E-copies will also be made available upon request using the EAP's contacts below.

All issues received from I&APs will be addressed by the independent consultant firm, Singo Consulting (Pty) Ltd, and Vharanani Mining (Pty) Ltd. You are hereby invited to a public meeting scheduled as follows: **Friday 13<sup>th</sup> of March 2020** at **Ekhukhameni (Defa Nkosi) Community (-26.376360, 28.921869), Leandra** at **10:00 am**.

For further information, please do not hesitate to contact us on the details below:

**Openbare Deelnameproses en Tydlyne:**

Hoofstuk 6, regulasie 40 (2) (3) van die OIE-regulasies (GNR 326, 7 April 2017) vereis dat die openbare deelnameproses toegang verleen tot alle inligting wat die potensiële besluit om die aansoek rakende die aansoek kan beïnvloed, te illustreer; belanghebbende en geïnteresseerde partye sal die geleentheid kry om kommentaar te lewer op projekverslae en planne.

U word hiermee uitgenooi om vryelik deel te neem en enige vrae of inligting wat u voel, kan bydra tot die proses. Dit is belangrik dat die belanghebbende en / of geïnteresseerde party (B&GP) moet registreer om opdaterings van die proses te ontvang. Alle kommentaar wat ontvang word, sal opgeneem word en as deel van die omgewingsimpakstudieproses aangespreek word. Hierdie geleentheid word u aangebied, sodat u:

- Registreer as 'n B&GP en reageer op die omgewingsvoldoeningsproses;
- Raak kwessies op en lewer voorstelle vir verbeterde voordele;
- Dra by tot plaaslike kennis; en
- Lewer kommentaar op die omvangbepalingsverslag.

Enige kommentaar of bekommernisse rakende die projek moet me. Nokuthula Nkosi bereik **nie later nie as Sondag 29 Maart 2020**. Die konsep-omvangbepalingsverslag is beskikbaar op **28 Februarie 2020 - 29 Maart 2020** vir beoordeling by: **Leandra Openbare Biblioteek [ Pretorius St Gert Sibande, 2266 (-26.382311, 28.883400)]** en E-kopieë sal ook op aanvraag beskikbaar gestel word deur die onderstaande kontakte van die EAP te gebruik.

Die kwessies wat van B & GP's ontvang word, word deur die onafhanklike konsultantfirma, Singo Consulting (Edms) Bpk, en Vharanani Mining (Edms) Bpk aangespreek. U word hiermee uitgenooi na 'n openbare vergadering wat soos volg geskeduleer is: **Vrydag 13 Maart 2020** in **Ekhukhameni (Defa Nkosi) Community Centre (-26.376360, 28.921869), Leandra** om **10:00**.

Kontak ons gerus vir meer inligting:

**Inqubo Yokuhlanganyela Komphakathi Nemihlahlandlela:**

Isahluko 6, umthethonqubo 40 (2) (3) weMithethonqubo ye-EIA (GNR 326, 7 Ephreli 2017) sidinga ukuthi Inqubo Yokuzibandakanya Komphakathi imikeze ukufinyelela kuyo yonke imininigwane engaba ibe nomthelela ekuthatheni isinqumo mayelana nezicelo, iphinde iveze ukuthi amandla abathintekayo nabathintekayo banikezwe ithuba lokuthi baphawule ngemibiko nezinhlalo zamaphrojekthi.

Uyamenywa ukuthi ubambe iqhaza ngokukhululeka futhi uthumele noma yimiphi imibuzo noma imininigwane onomuzwa wokuthi ingaba nomthelela kulolu hlobo. Kubalulekile ukuthi ababhalisile kanye / noma abathintekayo (I&AP) babhalise ukuze bathole izibuyekezo zenqubo. Yonke imibono etholakele izorekhodwa futhi ibhekwe njengengxenye yenqubo yokuhlola umthelela kwezemvelo. Leli thuba unikezwa lona ukuze ukwazi:

- Bhalisa njenge-I & AP futhi uphendule ngenqubo yokuhambisana nemvelo;
- Phakamisa izingqinamba ezikhathazayo futhi unikeze iziphakamiso ngezinzuzo ezithuthukisiwe;
- Nikela olwazini lwendawo; futhi
- Phawula ngoMibiko Wokuhlalelwa Kwezinto.

Noma yikuphi ukuphawula noma ukukhathazeka mayelana nephrojekthi kuzofinyelela kuNkz. Nokuthula Nkosi **kungakadluli uSonto umhla zingama-29 kuMashi 2020**. Umbiko oYilwayo Wokuhlalelwa Kwezimpawu uzotholakala kusukela ngomhla **28 kuFebhuwari 2020 - 29 kuMashi 2020** ukuze ubuyekezwe e: **Leandra Public Library [ UPretorius St Gert Sibande, 2266 (-26.382311, 28.883400)]** nama-E-amakhophi nawo azotholakala uma uceliwa usebenzisa oxhumana nabo be-EAP ngezansi.

Zonke izingqinamba ezitholwe kuma-I & APs zizobhekelelwa yinkampani ezimele yabeluleki, iSingo Consulting (Pty) Ltd, kanye neVharanani Mining (Pty) Ltd. Kumenywa umhlango womphakathi ohleliwe kanjena: **Ngolweshihlanu umhla ziyi-13 yeMashi wezi-2020 eEkhukhameni (Defa Nkosi) Community Centre (-26.376360, 28.921869), eLeandra ngehora leshumi ekuseni.**

Ngeminye imininigwane, sicela ungangabazi ukuxhumana nathi ngeminigwane engezansi:



18 Hume Road, Dunkeld West, Johannesburg, 2196

Mr. Mark Arthur

T: 011 656 1418

E: [mark@vharanani.com](mailto:mark@vharanani.com)



Office No. 16; 1<sup>st</sup> Floor; Corridor Hill Crossing;

09 Langa Crescent, Corridor Hill, eMalaheni, 1035

Ms. Nokuthula Nkosi

T: 013 692 0041

C: 076 607 4041

E: [nokuthula@singoconsulting.co.za](mailto:nokuthula@singoconsulting.co.za)

**NOTICE 225 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

We, Bertus van Tonder Town Planning Consulting (Pty) Ltd, being the applicant of the Remainder of Erf 369 Lynnwood Ridge hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016 that we have applied to the City of Tshwane Metropolitan Municipality for the removal of restrictive Title Deed conditions in terms of section 16(2) of the City of Tshwane Land Use Management By-law, 2016 of the above mentioned property. The property is situated at 33 Verbenia Street, Lynnwood Ridge. The removal is for conditions 3(g) and 7 from Title Deed T110718/2008. The intention of the applicant is to build a carport on the property. Any objection and/or comment, including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with or made in writing to: the Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 26 February 2020 until 25 March 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, Beeld and Citizen newspapers. Closing date for any objections and/or comments: 25 March 2020. Address of Municipal Offices: City Planning, Land Use Rights Division, Room LG004, Isivuno House, 143 Lillian Ngoyi Street, Pretoria. Address of applicant: Bertus van Tonder Town Planning Consulting (Pty) Ltd., PO Box 34, Die Wilgers 0041. 373 Queens Crescent, Lynnwood, Telephone No: 074 582 8820, Email: bvt@mweb.co.za Reference: CPDLWR/0389/369 (Item 31109)

26-4

**KENNISGEWING 225 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN AANSOEK OM HERSONERING INGEVOLGE ARTIKEL 16(1) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR-VERORDENING, 2016**

Ons, Bertus van Tonder Town Planning Consulting (Pty) Ltd, synde die applikant van die eienaar van Erf 369 Lynnwood Ridge gee hiermee ingevolge artikel 16(1)(f) van die Stad van Tshwane Grondgebruikbestuursverordening, 2016, kennis dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het van die opheffing van sekere beperkende voorwaardes in die Titelakte ingevolge Artikel 16(2) van die Stad van Tshwane Grondgebruikbestuurs-verordening, 2016 van die bogenoemde eiendom. Die eiendom is geleë te 33 Verbeniastraat, Lynnwood Ridge. Die aansoek is vir die opheffing van voorwaardes 3(g) en 7 in Titelakte T110718/2008. Die voorneme van die applikant is om 'n motorafdak op die eiendom te bou. Enige beswaar(e) en/of kommentaar, insluitend die gronde vir sodanige beswaar(e) en/of kommentaar en 'n verduideliking van die persoon(e) se regte en hoe hul belange geraak word deur die aansoek(e), met die volledige kontakbesonderhede van die persoon(e) wat die beswaar(e) en/of kommentaar indien, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar ingedien het nie, moet gedurende gewone kantoorure ingedien word of skriftelik gerig word aan: Die Strategiese Uitvoerende Direkteur: Stads beplanning en ontwikkeling, Posbus 3242, Pretoria, 0001 of CityP\_Registration@tshwane.gov.za vanaf 26 Februarie 2020 tot 25 Maart 2020. Volledige besonderhede en planne (indien enige) van die aansoek lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos hieronder aangetoon, vir 'n typerk van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Gauteng Provinsiale Gazette, Beeld en Citizen koerante. Sluitingsdatum vir enige besware: 25 Maart 2020. Adres van Munisipale kantore: Stedelike Beplanning, Afdeling Grondgebruiksregte, Kamer LG004, Isivuno Huis, Lillian Ngoyi Straat 143, Pretoria. Naam en adres van applikant: Bertus van Tonder Town Planning Consulting (Pty) Ltd., PO Box 34, Die Wilgers, 0041, 373 Queens Crescent, Lynnwood, Telefoon No: 074 582 8820, Epos: bvt@mweb.co.za Verwysing: CPDLWR/0389/369 (Item 31109)

26-4

**NOTICE 226 OF 2020**

**CITY OF TSHWANE LAND USE MANAGEMENT  
NOTICE OF AN APPLICATION FOR A SUBDIVISION OF LAND IN TERMS OF SECTION 16(12)  
(a) (iii) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I/We, Carlien Potgieter of Teropo Town and Regional Planners, being the applicant of Portion 300 of the farm Mooiplaats 367-JR hereby give notice, in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the subdivision of the property described below. The intension of the applicant in this matter is to: Subdivide Portion 300 of the farm Mooiplaats 367-JR from Undetermined to Undetermined, into two (2) portions of approximately 17.7 hectares & 10.1 hectares.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 26 February 2020 until 25 March 2020.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Beeld and The Citizen newspapers.

Address of Municipal offices: City of Tshwane Metropolitan Municipality, Pretoria Office: Registration Office, LG004, Isivuno House, 143 Lillian Ngoyi Street, Pretoria.

Dates on which notice will be published: - 26 February & 4 March 2020

Closing date for any objections : - 25 March 2020

Address of applicant:

Teropo Town and Regional Planners, Postnet Suite 46, Private Bag x37, Lynnwood Ridge, 0040

Fax: 086-762-5014 / Tel: 087 808 7925 / E-mail: info@teropo.co.za

Description of property: Portion 300 of the farm Mooiplaats 367-JR

Proposed Portion 1	-	±17.7ha
Proposed Remainder	-	±10.1ha
<b>TOTAL</b>		<b>27.8ha</b>

Reference: CPD/0785/300

Item No: 31529

26-04



**KENNISGEWING 226 VAN 2020****CITY OF TSHWANE LAND USE MANAGEMENT  
NOTICE OF AN APPLICATION FOR A SUBDIVISION OF LAND IN TERMS OF SECTION 16(12)  
(a) (iii) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I/We, Carlien Potgieter of Teropo Town and Regional Planners, being the applicant of Portion 300 of the farm Mooiplaats 367-JR hereby give notice, in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the subdivision of the property described below. The intension of the applicant in this matter is to: Subdivide Portion 300 of the farm Mooiplaats 367-JR from Undetermined to Undetermined, into two (2) portions of approximately 17.7 hectares & 10.1 hectares.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 26 February 2020 until 25 March 2020.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Beeld and The Citizen newspapers.

Address of Municipal offices: City of Tshwane Metropolitan Municipality, Pretoria Office: Registration Office, LG004, Isivuno House, 143 Lillian Ngoyi Street, Pretoria.

Dates on which notice will be published: - 26 February & 4 March 2020

Closing date for any objections : - 25 March 2020

Address of applicant:

Teropo Town and Regional Planners, Postnet Suite 46, Private Bag x37, Lynnwood Ridge, 0040

Fax: 086-762-5014 / Tel: 087 808 7925 / E-mail: info@teropo.co.za

Description of property: Portion 300 of the farm Mooiplaats 367-JR

Proposed Portion 1 - ±17.7ha

Proposed Remainder - ±10.1ha

**TOTAL 27.8ha**

Reference: CPD/0785/300

Item No: 31529

26-04

**NOTICE 227 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE FOR A REMOVAL OF  
RESTRICTIVE CONDITIONS APPLICATION IN TERMS OF 16(2) OF THE CITY OF TSHWANE  
LAND USE MANAGEMENT BY-LAW, 2016**

I, Carlien Potgieter of Teropo Town and Regional Planners, being the applicant of Portion 1 of Erf 57 Kilner Park, Pretoria hereby give notice in terms of Section 16(2) of the City of Tshwane Land Use Management By-law, 2016, that I/we have applied to the City of Tshwane Metropolitan Municipality for the Removal of Restrictive Title Conditions in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 of the property as described above. The property is situated at: 3 Sheila Avenue, Kilner Park, Pretoria. The intension of the owner/applicant in this matter is to remove Condition No 15 on Page 4 on Title Deed No T168780/06 in order to obtain approved building plans.

Any objection and/or comment, with the grounds thereof and full contact details, shall be lodged with, or made in writing, with full particulars, to: the Strategic Executive Director: Department Economic Development and Spatial Planning, P.O. Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 26 February 2020 until 25 March 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Citizen and Beeld newspaper.

Address of Municipal offices: The City of Tshwane Metropolitan Municipality, Pretoria Office: Registration Office, LG004, Isivuno House, 143 Lillian Ngoyi Street, Pretoria.

Dates on which notice will be published - 26 February & 4 March 2020

Closing date for any objections - 25 March 2020

Address of owner/ applicant: Teropo Town and Regional Planners, Postnet Suite 46, Private Bag x37, Lynnwood Ridge, Telephone No: 082-338-1551 / 087-808-7925 / Email: info@teropo.co.za

Reference: CPD/308/57/1

Item No: 31532

26-4

**KENNISGEWING 227 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VIR N  
OPHEFFING VAN BEPERKINGS AANSOEK IN TERME VAN ARTIKEL 16(2) VAN DIE STAD VAN  
TSHWANE GROND GEBRUIK BESTUUR BYWETTE, 2016**

Ek, Carlien Potgieter van Teropo Stads-en Streeksbeplanners, die gemagtigde agent van Gedeelte 1 Erf 57 Kilner Park, Pretoria gee hiermee kennis in terme van Artikel 16(2) van die Stad van Tshwane Grond Gebruiksbestuursplan Bywette, 2016 dat ek/ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die Opheffing van Titelakte Beperkings in terme van Artikel 16(2) van die Stad van Tshwane Grond Gebruiksbestuursplan Bywette, 2016 van die eiendom beskryf soos hierbo. Die eiendom is geleë in Sheila Laan 3, Kilner Park, Pretoria. Die intensie van die eienaar/applikant in die geval is om voorwaarde No 15 op Bladsy 4 van Titelakte No T168780/06 te verwyder vir die goedkeuring van bouplanne.

Besware teen of kommentaar, met die redes daarvoor en volle kontak besonderhede, moet geloods word in skrif met kontak besonderhede na die Strategiese Uitvoerende Direkteur, Departement van Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001, of na [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 26 Februarie 2020 tot 25 Maart 2020. Volle besonderhede en planne (indien enige) lê ter insae gedurende gewone kantoor ure by die Munisipale kantore soos hieronder, vir 'n periode van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant / Citizen en Beeld Koerante.

Adres van Munisipale Kantore: Die Stad van Tshwane Metropolitaanse Munisipaliteit: Pretoria Kantoor: Registrasie Kantore, LG004, Isivuno Huis, Lillian Ngoyi Straat 143, Pretoria.

Datums van publikasie - 26 Februarie & 4 Maart 2020

Sluitingsdatum van besware - 25 Maart 2020

Adres van aplikant: Teropo Stads-en Streeksbeplanners, Postnet Suite 46, Privaatsak x37, Lynnwoodrif, 0040. Telefoon no: 082-338-1551 / 087-808-7925 / E-pos: [info@teropo.co.za](mailto:info@teropo.co.za)

Verwysing: CPD/308/57/1

Item No: 31532

26-4

**NOTICE 228 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF REZONING IN TERMS OF SECTIONS 16(1) OF THE CITY OF TSHWANE LAND USE  
MANAGEMENT BY-LAW, 2016**

I, Magnus Herman Adolf Wessels from NewPlan Town Planning (PTY) LTD, being the applicant in my capacity as the authorized agent acting for the owner of Remaining Extent of Portion 2 of Erf 2045, Villieria, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town Planning Scheme, 2008 (Revised 2014), by rezoning in terms of Section 16(1), read with Section 15(6) of the Tshwane Land Use Management By-law, 2016 of Remaining Extent of Portion 2 of Erf 2045, Villieria. The property is situated at 494 27th Avenue, Villieria. The rezoning is from "Residential 1" with a minimum erf size of 700m<sup>2</sup> to "Residential 2" with a density of 24 dwelling units per hectare to allow 3 units on the erf or 3 full title erven. The intension of the application in this matter is to acquire the necessary land-use rights for a higher residential density.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to [cityp\\_registration@tshwane.gov.za](mailto:cityp_registration@tshwane.gov.za) from 26 February until 25 March 2020. Full particulars and plans (if any) may be inspected during normal office hours at the municipal offices as set out below, for a period of 28 days from the date of first publication of this notice in the Provincial Gazette, The Citizen and Beeld. Address of Municipal Offices: LG004, Isivuno House, 143 Lillian Ngoyi Street. Closing date for any objections and/or comments: 25 March 2020. Physical Address of Applicant: 111 Antelope Street, Pretorius Park X18. Postal Address of Applicant: Po Box 40224, Moreleta Ridge, 0044. Telephone No: 083 822 6712 Email: [info@newplan.co.za](mailto:info@newplan.co.za). Dates on which notice will be published: 26 February and 4 March 2020.

Reference: CPD9/2/4/2-5556T

Item No: 31533

26-04

**KENNISGEWING 228 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN HERSONERING INGEVOLGE ARTIKELS 16(1) VAN DIE STAD VAN TSHWANE  
GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Magnus Herman Adolf Wessels van NewPlan Town Planning (EDMS) BPK, synde die applikant in my hoedanigheid as gemagtigde agent van die eienaar van die Oorblywende Restant van Gedeelte 2 van Erf 2045, Villieria, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur Verordening 2016, dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering in terme van Artikel 16(1) van die Tshwane Grondgebruikbestuur Verordening, 2016 van die Oorblywende Restant van Gedeelte 2 van Erf 2045, Villieria. Die eiendom is geleë te 27ste Laan 494, Villieria. Die hersonering is vanaf "Residensieël 1" met 'n minimum erf grootte van 700m<sup>2</sup> na "Residensieël 2" met 'n digtheid van 24 eenhede per hektaar om 3 eenhede op die erf toe te laat of 3 voltitule erwe. Die doel van die aansoek is om die nodige grondgebruiksregte te verkry vir hoër residentieele digtheid.

Enige beswaar en/of kommentaar, insluitend die gronde vir die beswaar en/of kommentaar met volledige kontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar en/of kommentaar gelewer het nie, moet skriftelik by of tot Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) ingedien of gerig word vanaf 26 Februarie tot 25 Maart 2020. Volledige besonderhede en planne (indien enige) mag gedurende gewone kantoorure geïnspekteer word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae van die datum van die eerste plasing van die kennisgewing in die Provinsiale Gazette, The Citizen en Beeld koerante. Die adres van Munisipale kantore: LG004, Isivuno House, Lilian Ngoyi Straat 143. Sluitingsdatum vir enige besware en/of kommentaar: 25 Maart 2020. Adres van gemagtigde applikant: 111 Antelope Straat, Pretorius Park X18 Posbus 40224, Moreleta Rif, 0044 Tel: 083 822 6712 Epos: [info@newplan.co.za](mailto:info@newplan.co.za). Datums waarop die kennisgewing geplaas word: 26 Februarie en 4 Maart 2020.

Verwysing: CPD9/2/4/2-5556T

Item No: 31533

26-04

**NOTICE 229 OF 2020****NOTICE OF APPLICATION FOR AMENDMENT OF THE TOWN-PLANNING SCHEME  
IN TERMS OF SECTIONS 21(2) OF THE CITY OF JOHANNESBURG  
MUNICIPAL PLANNING BY-LAW, 2016****CITY OF JOHANNESBURG AMENDMENT SCHEME**

I, **Hendrik Raven**, being the authorized agent of the owner of Erf **2762 Jeppestown**, hereby give notice in terms of section 21(2) of the City of Johannesburg Municipal Planning By-Law, 2016, that I have applied to the **City of Johannesburg** for the amendment of the town-planning scheme known as the **City of Johannesburg Land Use Scheme, 2018** by the rezoning of the property described above, situated at **48 Hanau Street, Jeppestown**, from "**Industrial 1**", to "**Residential 4**", subject to certain conditions.

The nature and general purpose of the application is to align the proposed use of the subject properties with the City of Johannesburg Land Use scheme, 2018.

Particulars of the application will lie for inspection during normal office hours at the offices of the Director, Development Planning and Urban Management, 8<sup>th</sup> Floor, Metropolitan Centre, 158 Loveday Street, Braamfontein, information counter, for a period of 28 days from **26 February 2020**.

Objections to or representations in respect of the application must be lodged with or made in writing, by registered post, by hand, by fax or E-mail, on- or prior to the closing date for comments and/or objections as detailed below, to the Director, Development Planning and Urban Management at the abovementioned address or at P O Box 30733, Braamfontein, 2017 (FAX 011-339 4000, E-mail [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za)) and with the applicant at the undermentioned contact details.

Closing date for submission or comments and/or objections

**25 March 2020**

Contact details of applicant (authorised agent):

**RAVEN Town Planners**

Town and Regional Planners

P O Box 522359

**SAXONWOLD**

2132

(PH) 011 882 4035

(FAX) 011 887 9830

E-mail : [rnick@raventp.co.za](mailto:rnick@raventp.co.za)

**NOTICE 230 OF 2020****CITY OF JOHANNESBURG  
NOTICE OF APPLICATION FOR AMENDMENT OF LAND USE SCHEME IN TERMS OF  
SECTION 26 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016  
TOWNSHIP ESTABLISHMENT**

The City of Johannesburg Metropolitan Municipality hereby gives notice in terms of section 26 of The City of Johannesburg Municipal Planning By-Law, 2016, that an application to establish the township referred to in the Annexure hereto, has been received by it.

**ANNEXURE**

Name of Township: Linbro Park Extension 196

Full name of applicant: Raven Town Planners on behalf of African Organics cc

Number of erven in proposed township: 2

Both erven zoned "Special" for Commercial Purposes, Warehouses, offices and ancillary uses, subject to certain conditions.

Description of land on which township is to be Established: Holding 62 Linbro Park A.H.

Locality of proposed township: Situated at 92 Ronald Avenue, Linbro Park.

The nature and general purpose of the application is to increase the FAR from 0.4 to 0.6.

Particulars of the application will lie for inspection during normal office hours at the offices of the Director, Development Planning and Urban Management, 8<sup>th</sup> Floor, Metropolitan Centre, 158 Loveday Street, Braamfontein, information counter, for a period of 28 days from **26 February 2020**

Objections to or representations in respect of the application must be lodged with or made in writing, by registered post, by hand, by fax or E-mail, on- or prior to the closing date for comments and/or objections as detailed below, to the Director, Development Planning and Urban Management at the abovementioned address or at P O Box 30733, Braamfontein, 2017 (FAX 011-339 4000, E-mail [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za)) and with the applicant at the undermentioned contact details.

Closing date for submission or comments and/or objections

**25 March 2020**

Contact details of applicant (authorised agent):

**RAVEN Town Planners**

Town and Regional Planners

P O Box 522359

**SAXONWOLD**

2132

(PH) 011 882 4035

(FAX) 011 887 9830

E-mail : [rick@raventp.co.za](mailto:rick@raventp.co.za)

**NOTICE 231 OF 2020****NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAWS, 2016:**

I, Etienne du Randt, being the applicant on behalf of the registered owners of Erf 761, Gezina, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of section 16(1) of the City of Tshwane Land Use Management By-Law, 2016, of the property as described above. The property is situated at Number 644 Johan Heyns Drive, Gezina. The rezoning is from "Special" as per Annexure T No. 4793 and Amendment Scheme No. 6329, for a Motor Show-Room, Car Sales Mart, Car Wash, Motor Workshop for the sale, repair and installation of batteries, shock-absorbers, motor exhausts, tow-bars and a Mini Golf Course with Ancillary Club House, with a Gross Floor area of 4 000m<sup>2</sup>, Coverage of 35%, an F.A.R of 2.0 and a Height of 1 Storey to "Special" for a Motor Show-Room, Car Sales Mart, Car Wash, Motor Auctioneers, Motor Workshop for the sale, repair and installation of batteries, shock-absorbers, motor exhausts, tow-bars and a Mini Golf Course with Ancillary Club House, Coverage of 52%, an F.A.R of 0.52 and a Height of 11 Meters. The intension of the Registered Owners in this matter is to legally develop the application property for the Land Uses as applied for. Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, P.O. Box 3242, Pretoria, 0001 or to CityP\_Registration@Tshwane.gov.za from 26 February 2020 to 25 March 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the advertisement in the Gauteng Provincial Gazette newspaper and two local newspapers. Address of Municipal Offices: Pretoria Office, Room LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Closing date for any objections and/or comments: 25 March 2020. Address of applicant: Etienne du Randt Property Consultancy CC, 180 Vinko Street, Sinoville, Pretoria. Telephone No: 082 893 3938. Dates on which notice will be published: 26 February 2020 and 04 March 2020. Ref.: Rezoning: CPD/9/2/4/2-5553T, Item No. 31526. EDR391.

26-04

**KENNISGEWING 231 VAN 2020****KENNISGEWING VAN 'N HERSONERING AANSOEK INGEVOLGE ARTIKEL 16(1) VAN DIE STAD TSHWANE SE GRONDGEBRUIKBESTUURSBYWET, 2016:**

Ek, Etienne du Randt, synde die aansoeker te wees namens die geregistreerde eienaars van die Erf 761, Gezina, gee hiermee ingevolge Artikel 16(1)(f) van die Tshwane Grondgebruikbestuursbywet, 2016, kennis dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien in 2014), deur die hersonering in terme van Artikel 16(1) van die Stad Tshwane se Grondgebruikbestuursbywet, 2016, van die bogenoemde eiendom. Die eiendom is geleë te Nommer 644, Johan Heyns Rylaan, Gezina. Die hersonering van die eiendom is vanaf "Spesiaal" soos per Bylae T No. 4793 en Wysigingskema No. 6329, vir 'n Motorvertoonlokaal, Motorverkope Mark, Motorwassery, Motorwerkswinkel vir die verkoop, herstel en installering van batterye, skokbrekers, motoruitlaatstelsels, sleepstange en 'n Mini-gholfbaan met 'n Bykomende Klubhuis, met 'n Bruto Vloeroppervlakte van 4 000 m<sup>2</sup>, 'n Dekking van 35%, 'n VRV van 2,0 en 'n hoogte van 1 verdieping na "Spesiaal" vir 'n Motorvertoonkamer, Motorverkopersentrum, Motorwassery, Motorafslaaers, Motorwerkswinkel vir die verkoop, herstel en installering van batterye, skokbrekers, motoruitlaatstelsels, sleepstange en 'n Mini-gholfbaan met 'n Bykomende Klubhuis, 'n dekking van 52%, 'n VRV van 0.52 en 'n hoogte van 11 meter. Die voorneme van die geregistreerde eienaars in hierdie aangeleentheid is om die aansoek eiendom wettiglik te kan ontwikkel vir die Grondgebruike soos voor aansoek gedoen. Enige beswaar en/of kommentaar, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan kontak maak met die beswaarmaker nie, kan gedurende gewone kantoorure ingedien of gerig word aan: Die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by CityP\_Registration@tshwane.gov.za vanaf 26 Februarie 2020 tot 25 Maart 2020. Volledige besonderhede en planne (indien enige) kan gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit besigtig word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van hierdie kennisgewing in die Gauteng Provinsiale Gazette en twee plaaslike koerante. Adres van Munisipale kantore: Kamer LG004, Isivuno House, 143 Lilian Ngoyi Straat (H/v Madibastraat), Pretoria. Sluitingsdatum vir enige besware en/of kommentaar: 25 Maart 2020. Adres van applikant: Etienne du Randt Property Consultancy CC, 180 Vinko Straat, Sinoville, Pretoria. Telefoon No: 082 893 3938. Datums waarop kennisgewing gepubliseer word: 26 Februarie 2020 en 04 Maart 2020. Verw.: Hersonering: CPD/9/2/4/2-5553T, Item No. 31526. EDR391.

26-04

**NOTICE 232 OF 2020****CITY OF JOHANNESBURG  
NOTICE OF APPLICATION FOR AMENDMENT OF LAND USE SCHEME IN TERMS OF  
SECTION 26 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016  
TOWNSHIP ESTABLISHMENT**

The City of Johannesburg Metropolitan Municipality hereby gives notice in terms of section 26 of The City of Johannesburg Municipal Planning By-Law, 2016, that an application to establish the township referred to in the Annexure hereto, has been received by it.

**ANNEXURE**

Name of Township: Linbro Park Extension 196

Full name of applicant: Raven Town Planners on behalf of African Organics cc

Number of erven in proposed township: 2

Both erven zoned "Special" for Commercial Purposes, Warehouses, offices and ancillary uses, subject to certain conditions.

Description of land on which township is to be Established: Holding 62 Linbro Park A.H.

Locality of proposed township: Situated at 92 Ronald Avenue, Linbro Park.

The nature and general purpose of the application is to increase the FAR from 0.4 to 0.6.

Particulars of the application will lie for inspection during normal office hours at the offices of the Director, Development Planning and Urban Management, 8<sup>th</sup> Floor, Metropolitan Centre, 158 Loveday Street, Braamfontein, information counter, for a period of 28 days from **26 February 2020**

Objections to or representations in respect of the application must be lodged with or made in writing, by registered post, by hand, by fax or E-mail, on- or prior to the closing date for comments and/or objections as detailed below, to the Director, Development Planning and Urban Management at the abovementioned address or at P O Box 30733, Braamfontein, 2017 (FAX 011-339 4000, E-mail [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za)) and with the applicant at the undermentioned contact details.

Closing date for submission or comments and/or objections

**25 March 2020**

Contact details of applicant (authorised agent):

**RAVEN Town Planners**

Town and Regional Planners

P O Box 522359

**SAXONWOLD**

2132

(PH) 011 882 4035

(FAX) 011 887 9830

E-mail : [rick@raventp.co.za](mailto:rick@raventp.co.za)

**NOTICE 233 OF 2020**

CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF A TOWNSHIP IN TERMS OF SECTION 16(4)  
OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY LAW, 2016  
**BRONBERG CLOSE EXTENSION 16**

We, Origin Town and Regional Planning (Pty) Ltd, being the applicant, hereby gives notice in terms of Section 16(1)(f) and Schedule 13 of the City of Tshwane Land Use Management By-Law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the establishment of the township in terms of Section 16(4) of the City of Tshwane Land Use Management By-Law, 2016, referred to in the Annexure hereto.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the body or person submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from **26 February 2020** until **25 March 2020**.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, the Beeld and The Star newspapers.

Address of Municipal Offices: The Office of the General Manager: City Planning Division, City of Tshwane Metropolitan Municipality, Room E10, corner of Basden and Rabie Streets, Centurion Municipal Offices, Pretoria. Closing date for any objections and/or comments: **25 March 2020**.

Address of authorized agent: Origin Town and Regional Planning (Pty) Ltd, 306 Melk Street, Nieuw Muckleneuk. PO Box 2162, Brooklyn Square, 0075. Telephone: (012) 346-3735, Fax 012 346 4217 or E-mail: plan@origintrp.co.za

Date of first publication: **26 February 2020**

Date of second publication: **4 March 2020**

**ANNEXURE**

Name of Township: **Bronberg Close Extension 16**

Full Name of Applicant: Origin Town and Regional Planning (Pty) Ltd on behalf of the Warthog Trust.

Number of Erven, Proposed Zoning and Development Control Measures: 6 Erven with a zoning of "Special" for purposes of a Boarding House.

All the erven are limited to one Boarding House per stand and a maximum density of nine bedrooms per Boarding House, a height of 3 storeys and the maximum permissible floor area ratio of 1.0 per erf.

The intention of the application is to obtain the necessary land use rights to accommodate a residential development on the subject property, which would take the form of six residential buildings (boarding houses with a maximum of 9 bedrooms per boarding house) on six individual stands, therefore accommodating a maximum of 54 bedrooms, by way of township establishment.

Locality and description of the property on which township is to be established: The township will be established on Portion 740 of the farm Rietfontein 375-JR. The subject property is located in Blesbok Street, adjacent to Mooikloof Ridge, to the north and Country View Estate, to the south. Mooikloof is located across Garsfontein Road from the subject property.

Reference: **CPD/2/4/2/-5540T**

Item No: **31468**

26-4



**KENNISGEWING 233 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N AANSOEK VIR DORPSTIGTING IN TERME VAN ARTIKEL 16(4) VAN DIE  
STAD TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016  
BRONBERG UITBREIDING 16**

Ons, Origin Stads en Streek Beplanning (Edms) Bpk, synde die applicant, gee hiermee ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, kennis dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die stigting van die dorp in terme van Artikel 16(4) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, in die Bylae hierby uiteengesit.

Enige besware of kommentare wat duidelik die gronde van die beswaar en die party(e) se regte uiteensit en aandui hoe hul belange deur die aansoek geaffekteer gaan word asook die party(e) se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die party(e) kan korrespondeer nie, moet ingedien word, skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stedelike Beplanning, Afdeling Grondgebruiksregte, ingedien of gerig word by Posbus 3242, Pretoria, 0001 of na CityP\_Registration@tshwane.gov.za vanaf **26 February 2020** tot **25 Maart 2020**.

Volledige besonderhede en planne (indien enige) van die aansoek sal gedurende gewone kantoorure kan besigtig word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie van hierdie kennisgewing in die Gauteng Provinsiale Gazette, Beeld en The Star koerante.

Adres van die Munisipale Kantore: Kamer E10, hoek van Basden en Rabie Straat, Centurion Munisipale Kantore. Sluitingsdatum vir enige beswaar(e): **25 Maart 2020**.

Adres van gemagtigde agent: Origin Stads en Streek Beplanning (Edms) Bpk, Melkstraat 306, Nieuw Muckleneuk. Posbus 2162, Brooklyn Square, 0075. Tel: (012) 346 3735, Faks: (012) 346 4217 of E-pos: plan@origintrp.co.za

Datum van eerste publikasie: **26 February 2020**

Datum van tweede publikasie: **4 Maart 2020**

**BYLAE**

Naam van die dorp: **Bronberg Uitbreiding 16**

Volle name van die applikant: Origin Stads en Streek Beplanning (Edms) Bpk namens Warthog Trust.

Aantal erwe, voorgestelde sonering en ontwikkelingsbeperkings: 6 Erwe met 'n sonering van "Spesiaal" vir die doeleindes van 'n Losieshuis.

Al die erwe word beperk tot een Losieshuis per erf en 'n maksimum digtheid van nege slaapkamers per Losieshuis, 'n hoogte van 3 verdiepings en 'n maksimum vloer area verhouding van 1.0 per erf.

Die intensie van die applikant is om die nodige grondgebruiksregte te verkry vir die ontwikkeling van 'n residensiele ontwikkeling, op die bogenoemde eiendom, in die vorm van ses residensiele geboue (Losieshuise met 'n maksimum van 9 slaapkamers per Losieshuis) op ses erwe, 'n maksimum van 54 slaapkamers kan op die eiendom akkommodeer word, by wyse van dorpstigting.

Ligging en beskrywing van die eiendom waarop die dorp gestig word: Die dorp word gestig op Gedeelte 740 van die plaas Rietfontein 375-JR. Die eiendom is geleë te Blesbok Straat, langs Mooikloof Ridge na die noorde en Country View Estate, na die suide. Mooikloof is oorkant Garsfontein Rylaan geleë van die eiendom.

Verwysing: **CPD/2/4/2/-5540T**

Item No: **31468**

26-4

**NOTICE 234 OF 2020**

CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF A TOWNSHIP IN TERMS OF SECTION 16(4)  
OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY LAW, 2016  
**BRONBERG CLOSE EXTENSION 17**

We, Origin Town and Regional Planning (Pty) Ltd, being the applicant, hereby gives notice in terms of Section 16(1)(f) and Schedule 13 of the City of Tshwane Land Use Management By-Law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the establishment of the township in terms of Section 16(4) of the City of Tshwane Land Use Management By-Law, 2016, referred to in the Annexure hereto.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the body or person submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from **26 February 2020** until **25 March 2020**.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, the Beeld and The Star newspapers.

Address of Municipal Offices: The Office of the General Manager: City Planning Division, City of Tshwane Metropolitan Municipality, Room E10, corner of Basden and Rabie Streets, Centurion Municipal Offices, Pretoria. Closing date for any objections and/or comments: **25 March 2020**.

Address of authorized agent: Origin Town and Regional Planning (Pty) Ltd, 306 Melk Street, Nieuw Muckleneuk. PO Box 2162, Brooklyn Square, 0075. Telephone: (012) 346-3735, Fax 012 346 4217 or E-mail: plan@origintrp.co.za

Date of first publication: **26 February 2020**

Date of second publication: **4 March 2020**

**ANNEXURE**

Name of Township: **Bronberg Close Extension 17**

Full Name of Applicant: Origin Town and Regional Planning (Pty) Ltd on behalf of Mr. Mechiel Venter.

Number of Erven, Proposed Zoning and Development Control Measures: 2 Erven with a zoning of "Residential 3".

Density is restricted to a maximum of 50 units in the township, height of 3 storeys and the maximum permissible floor area ratio of 1.0 per erf.

The intention of the application is to obtain the necessary land use rights to accommodate a residential development on the subject property, which would take the form of five residential buildings (blocks of flats) on two erven, therefore accommodating a maximum of 50 dwelling units in the township, by way of township establishment.

Locality and description of the property on which township is to be established: The township will be established on Portion 745 of the farm Rietfontein 375-JR. The subject property is located in Blesbok Street, adjacent to Mooikloof Ridge, to the north and Country View Estate, to the south. Mooikloof is located across Garsfontein Road from the subject property.

Reference: **CPD/9/2/4/2-5539T**

Item No: **31458**

26-4

**KENNISGEWING 234 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN 'N AANSOEK VIR DORPSTIGTING IN TERME VAN ARTIKEL 16(4) VAN DIE  
STAD TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016  
BRONBERG UITBREIDING 17**

Ons, Origin Stads en Streek Beplanning (Edms) Bpk, synde die applicant, gee hiermee ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, kennis dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die stigting van die dorp in terme van Artikel 16(4) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, in die Bylae hierby uiteengesit.

Enige besware of kommentare wat duidelik die gronde van die beswaar en die party(e) se regte uiteensit en aandui hoe hul belange deur die aansoek geaffekteer gaan word asook die party(e) se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die party(e) kan korrespondeer nie, moet ingedien word, skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stedelike Beplanning, Afdeling Grondgebruiksregte, ingedien of gerig word by Posbus 3242, Pretoria, 0001 of na CityP\_Registration@tshwane.gov.za vanaf **26 Februarie 2020** tot **25 Maart 2020**.

Volledige besonderhede en planne (indien enige) van die aansoek sal gedurende gewone kantoorure kan besigtig word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie van hierdie kennisgewing in die Gauteng Provinsiale Gazette, Beeld en The Star koerante.

Adres van die Munisipale Kantore: Kamer E10, hoek van Basden en Rabie Straat, Centurion Munisipale Kantore. Sluitingsdatum vir enige beswaar(e): **25 Maart 2020**.

Adres van gemagtigde agent: Origin Stads en Streek Beplanning (Edms) Bpk, Melkstraat 306, Nieuw Muckleneuk. Posbus 2162, Brooklyn Square, 0075. Tel: (012) 346 3735, Faks: (012) 346 4217 of E-pos: plan@origintrp.co.za

Datum van eerste publikasie: **26 Februarie 2020**

Datum van tweede publikasie: **4 Maart 2020**

**BYLAE**

Naam van die dorp: **Bronberg Uitbreiding 17**

Volle name van die applikant: Origin Stads en Streek Beplanning (Edms) Bpk namens Mnr. Mechiel Venter.

Aantal erwe, voorgestelde sonering en ontwikkelingsbeperkings: 2 Erwe met 'n sonering van "Residensieel 3".

Die digtheid word beperk tot 'n maksimum van 50 eenhede in die dorp, 'n hoogte van 3 verdiepings en 'n maksimum vloer area verhouding van 1.0 per erf.

Die intensie van die applikant is om die nodige grondgebruiksregte te verkry vir die ontwikkeling van 'n residensieel dorp, op die bogenoemde eiendom, in die vorm van vyf residensieel geboue (woonstelblokke) op twee erwe, 'n maksimum van 50 wooneenhede kan op die eiendom akkommodeer word, by wyse van dorpstigting.

Ligging en beskrywing van die eiendom waarop die dorp gestig word: Die dorp word gestig op Gedeelte 745 van die plaas Rietfontein 375-JR. Die eiendom is geleë te Blesbok Straat, langs Mooikloof Ridge na die noorde en Country View Estate, na die suidep. Mooikloof is oorkant Garsfontein Rylaan geleë van die eiendom.

Verwysing: **CPD/9/2/4/2-5539T**

Item No: **31458**

26-4

**NOTICE 235 OF 2020****CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given, in terms of Sections 41 of the City of Johannesburg Municipal Planning By-Law, 2016, read with the provisions of the Spatial Planning and Land Use Management Act 2013 (Act 16 of 2013), that I the undersigned, intend to apply to the City of Johannesburg Metropolitan Municipality for the removal of restrictive conditions of title from the title deed of the property concerned.

**SITE DESCRIPTION:**

Erf No: Portion 4 of Erf 1282 Horison Township.  
Street Address: 208 Ontdekkers Road, Horison.

**APPLICATION TYPE:**

The removal of restrictive conditions of title A(h), (j)(i) and (ii) and (k) from Deed of Transfer T10212/2017 in respect of Portion 4 of Erf 1282 Horison.

**APPLICATION PURPOSES:**

To clear the title deed of restrictive conditions in terms of the proposed development.

The above application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein. Any objection or representation with regard to the application must be submitted to both the agent and the Registration Section of the Department of Development Planning at the above address, or posted to PO Box 30733, Braamfontein, 2017 or a facsimile send to (011) 339 4000, or an e-mail send to [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za), by not later than 25 March 2020.

**AUTHORISED AGENT:**

Full name: Andre Enslin of Wesplan Incorporated.  
Postal Address: PO Box 7149, Krugersdorp North, 1741.  
Physical Address: 22 De Wet Street, Krugersdorp North, 1739.  
Tel No (w): (011) 953 1082; Fax No: 086 626 6051; Cell: 082 416 9323.  
E-mail address: [andre@wesplan.co.za](mailto:andre@wesplan.co.za)  
Date: 26 February 2020.

**NOTICE 236 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWN-PLANNING SCHEME, 2008 (REVISED 2014), READ WITH SECTION 16(3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I/we, Antonie Philippus Oosthuizen of Landmark Planning CC, being the applicant of Portion 795 of the farm Knopjeslaagte, 385-JR hereby give notice in terms of Clause 16 of the Tshwane Town-Planning Scheme, 2008 (Revised 2014) read with Section 16(3) of the City of Tshwane Land Use Management By-Law, 2016, that I/we have applied to the City of Tshwane Metropolitan Municipality for Consent to use the subject property for purposes of a Sport and Recreational Club, subject to certain conditions.

The subject property is located adjacent to Summit Road (R562), in close proximity to the intersection between Summit Road and Knoppieslaagte Road. The locality of the subject property is indicated on the Locality Map, attached as part of the application documents which lies for inspection. The current zoning of the property is "Undetermined". The intension of the owner is to obtain the consent from the municipality to use the subject property for purposes of a Sport and Recreational Club.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: City Planning and Development, P.O. Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from 26 February 2020 until 25 March 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of the publication of the notice in the Provincial Gazette. Address of Municipal offices: Registry, Room E10, Corner of Basden- and Rabie Streets, Centurion Municipal Offices. Closing date for any objections and/or comments: 25 March 2020.

Address of applicant: Landmark Planning CC, 75 Jean Avenue, Doringkloof, Centurion, P.O. Box 10936, Centurion, 0046, Tel: 012 667 4773, E-mail: [antonie@land-mark.co.za](mailto:antonie@land-mark.co.za). Date on which notice will be published: 26 February 2020. Reference: CPD 385-JR/0128/795 (Item 31512)

**KENNISGEWING 236 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN 'N TOESTEMMINGSGEBRUIK AANSOEK INGEVOLGE KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNING-SKEMA, 2008 (HERSIEN 2014), SAAMGELEES MET ARTIKEL 16(3) VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUUR BYWET, 2016**

Ek/ons, Antonie Philippus Oosthuizen van Landmark Planning BK., synde die applikant van Gedeelte 795 van die plaas Knopjeslaagte, 385-JR, gee hiermee kennis ingevolge Klousule 16 van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), saamgelees met Artikel 16(3) van die Stad Tshwane Grondgebruiksbestuur Bywet, 2016, dat ek/ons by die Stad Tshwane Metropolitaanse Munisipaliteit 'n Toestemmingsgebruikaansoek geloods het om die eiendom vir doeleindes van 'n Sport- en Rekreasieklub te gebruik, onderworpe aan sekere voorwaardes.

Die eiendom is geleë langs Summitweg (R562), naby die interseksie tussen Summitweg en Knoppieslaagte. Die ligging van die eiendom word duidelik aangetoon op die Liggingskaart wat deel is van die aansoekdokumente wat ter insae lê by die adres hieronder genoem. Die huidige sonering van die eiendom is "Onbepaald". Die voorneme van die eienaar is om die eiendom te gebruik vir doeleindes van 'n Sport- en Rekreasieklub.

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir die beswaar(e) en/of kommentaar(e) met volle kontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of entiteit wat die beswaar(e) en/of kommentaar(e) loods nie, sal gerig of skriftelik geloods word aan: die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001, of aan [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 26 Februarie 2020 tot 25 Maart 2020. Volledige besonderhede en planne (indien enige) mag gedurende gewone kantoorure geïnspekteer word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae van die datum van die plasing van die kennisgewing in die Provinsiale Gazette. Die adres van die Munisipale kantore: Registrasie, Kamer E10, Hoek van Basden- en Rabiëstrate, Centurion Munisipalekantore. Sluitingsdatum vir enige besware en/of kommentaar: 25 Maart 2020.

Adres van die applikant: Landmark Planning Bk., Jeanlaan 75, Doringkloof, Centurion, Posbus 10936, Centurion, 0046, Tel: 012 667 4773, E-pos: [antonie@land-mark.co.za](mailto:antonie@land-mark.co.za). Datum waarop die kennisgewing geplaas word: 26 Februarie 2020. Verwysing: CPD 385-JR/0128/795 (Item Nr. 31512)

**PROCLAMATION • PROKLAMASIE****PROCLAMATION 22 OF 2020****LOCAL AUTHORITY NOTICE 06 OF 2020****PORTIONS 1, 2, 3 AND THE REMAINING EXTENT OF ERF 117 FACTORIA EXTENSION 1****MOGALE CITY LOCAL MUNICIPALITY**

Notice is hereby given in terms of Section 67 (4) of the Mogale City Local Municipality Spatial Planning and Land Use Management By-Law, 2018, that the Mogale City Local Municipality has approved the following:

1. The removal of Conditions 1 (i), 2, 3, 4, 5, 6, 7 and 8 and amendment of condition 10 contained in the Title Deeds (T024835/2016, T10028/1952, T046497/2007 and T046499/2007) and the cancellation of servitudes on Portions 1, 2, 3 and the remaining extent of Erf 117 Factoria Extension 1. The application with reference number EDS: 15/3/6/1/50 will come into operation on date of publication of this notice.

The application is filed with the Executive Manager, Economic Services, Mogale City Local Municipality, first floor Furncity building, corner Human and Monument Streets, Krugersdorp and is open for inspection during normal office hours.

**MOGALE CITY LOCAL MUNICIPALITY****Notice No: 06 of 2020**

**PROCLAMATION 23 OF 2020****PROCLAMATION 02 OF 2020****NOTICE OF THE ADOPTION OF AN AMENDMENT SCHEME IN TERMS OF SECTION 38 (4) OF THE RAND WEST CITY LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2017****RAND WEST CITY LOCAL MUNICIPALITY****RANDFONTEIN AMENDMENT SCHEME 951**

It is hereby notified in terms of the provisions of Section 38 (4) of the Rand West City Local Municipality Spatial Planning and Land Use Management By-law, 2017, that the Rand West City Local Municipality has approved and hereby adopted the land development application for the amendment of the Randfontein Town Planning Scheme, 1988 being the rezoning of proposed Erf 148 Robin Park Extension 2, Randfontein, from "Public Road" to "Special" for parking purposes, access control, guard house and any other use which may be approved with consent from the Local Authority, subject to certain further conditions.

The Amendment Land Use Scheme Number 951 and the adopted scheme clauses and adopted Annexure Number 706 of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment is known as Randfontein Amendment Scheme Number 951 and shall come into operation on the date of publication of this notice.

**PROCLAMATION 24 OF 2020****MOGALE CITY LOCAL MUNICIPALITY****NOTICE IN TERMS OF SECTION 6 (8) OF THE GAUTENG REMOVAL OF RESTRICTION ACT, 1996 (ACT No 3 OF 1996)**

It is hereby notified in terms of the provisions of section 6 (8) of the Gauteng Removal of Restrictions Act, 1996 (Act No. 3 of 1996) that the Mogale City Local Municipality has approved the removal of certain conditions contained in Title Deed T39007/2012, T50710/2017 and T50709/2017, with reference to the following property: Portions 7 and 8 of Erf 687 and Erf 688, Featherbrooke Estate Extension 8 Township.

The following conditions and/or phrases are hereby cancelled: Conditions 1(i), 2 and 2(a) in Deed of Transfer T39007/2012 and Conditions 1(h), 2 and 2(a) in Deed of Transfer T50710/2017 and Conditions 1(h), 2 and 2(a) in Deed of Transfer T50709/2017. This removal will come into effect on the date of publication of this notice.

And/as well as that the Mogale City Local Municipality has approved the amendment of the Krugersdorp Town-planning Scheme, 1980, being the rezoning of Erf 688, Featherbrooke Estate Extension 8 Township, from "Private Open Space" to "Private Open Space – with an annexure to allow a wedding pavilion, chapel, venue facility and such other purposes that the local authority may agree to after consideration of a site development plan, subject to such conditions as what the authorization may lay down".

Map 3 and the scheme clauses of this amendment scheme are filed with the Manager of Development and Planning, Mogale City Local Municipality, c/o Human and Monument Streets, Krugersdorp, and are open to inspection during normal office hours.

This amendment is known as Krugersdorp Amendment Scheme 1819 and shall come into operation on the date of publication of this notice.

MP RAEDANI

Municipal Manager,  
PO Box 94, Krugersdorp, 1740

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**PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS**

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**PROVINCIAL NOTICE 112 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF A REMOVAL OF RESTRICTIVE TITLE CONDITIONS APPLICATION IN TERMS OF SECTION 16(2) OF THE CITY  
OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

We, Smit & Fisher Planning (Pty) Ltd, being the authorised agent of the owner of Erf 146, Eldoraigne Township hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the removal of restrictive title conditions in terms of Section 16(2) of the of the City of Tshwane Land Use Management By-Law, 2016. The property is situated at 02 Janet Road, Eldoraigne Township. The following conditions being: 3(a), 3(i), 5(a), 5(c), 5(c)(ii) and 5(d) in Title Deed T8189/2011 will be removed. The intention is to construct a cellular telecommunication mast and base station on the property.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Group Head, Economic Development and Spatial Planning, City of Tshwane Metropolitan Municipality, P. O. Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 19 February 2020 (the first date of the publication of the notice), until 18 March 2020.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out above, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, Beeld and Citizen newspapers.

**Address of Municipal Offices:** City Planning and Development Department, City of Tshwane, Room E10, Centurion Municipal Offices, corner Basden and Rabie Streets, Centurion.

**Name and Address of applicant:**

Smit & Fisher Planning (Pty) Ltd

371 Melk Street, Nieuw Muckleneuk or P.O. Box 908, Groenkloof, 0027

Telephone No: (012) 346 2340 Fax No: (012) 346 0638 Email: rohanv@sfplan.co.za

Dates on which notice will be published: 19 February 2020 and 26 February 2020

Closing date for any objections and/or comments: 18 March 2020

Municipal Reference: Removal application **CPD/0205/146 (Item No: 31312)**

Our ref: R114 Janet Road



**PROVINSIALE KENNISGEWING 112 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN DIE AANSOEK VIR DIE GELYKTYDIGE OPHEFFING VAN BEPERKENDE TITELVOORWAARDES  
INGEVOLGE ARTIKEL 16 (2) VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUURVERORDENING, 2016**

Ons, Smit & Fisher Beplanning (Edms) Bpk, synde die gemagtigde agent van die eienaar van Erf 146, Eldoraigne Dorpsgebied, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuurverordening, 2016, dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van beperkende titelvoorwaardes ingevolge Artikel 16(2) van die Stad Tshwane Grondgebruiksbestuurverordening, 2016. Die eiendom is geleë te 2 Janetweg, Eldoraigne Dorpsgebied. Die volgende voorwaardes te wete: 3(a), 3(i), 5(a), 5(c), 5(c)(ii) en 5(d) in Titelakte T8189/2011 sal verwyder word. Die bedoeling is vir die konstruksie van 'n nuwe sellulêre telekommunikasiemas en basisstasie.

Enige beswaar(e) of kommentaar(e), met die gronde daarvoor met volledige kontakbesonderhede waarsonder die Munisipaliteit nie met die persoon of liggaam wat die kommentaar(e) of beswaar(e) ingedien het kan kommunikeer nie, moet binne nie minder nie as 28 dae na die datum van die eerste publikasie van die kennisgewing ingedien of gerig word aan: Die Groep Hoof, Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Stad Tshwane Metropolitaanse Munisipaliteit, Posbus 3242, Pretoria, 0001 of by CityP\_Registration@tshwane.gov.za vanaf 19 Februarie 2020 (die datum van eerste publikasie van die kennisgewing) tot 18 Maart 2020.

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore soos hierbo uiteengesit geïnspekteer word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Gauteng Provinsiale Koerant, Beeld en Citizen koerante.

**Adres van Munisipale Kantore:** Die Stad van Tshwane, Stedelike Beplanning en Ontwikkeling Afdeling, Kamer E10, Centurion Munisipale Kantore, hoek van Basden en Rabiestraat, Centurion.

**Naam en adres van aansoeker:**

Smit & Fisher Beplanning (Edms) Bpk

371 Melk Straat, Nieuw Muckleneuk of Posbus 908, Groenkloof, 0027

Tel: (012) 346 2340 Faks: (012) 346 0638 E-pos: rohanv@sfplan.co.za

Datum waarop kennisgewing gepubliseer word: 19 Februarie 2020 en 26 Februarie 2020

Sluitingsdatum vir enige besware en/of kommentaar: 18 Maart 2020

Verwysing: Opheffingaansoek **CPD/0205/146 (Item No: 31312)**

Ons verwysing: R114 Janet Road

**PROVINCIAL NOTICE 117 OF 2020****NOTICE OF AN APPLICATION FOR REZONING IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Viljoen du Plessis, of Metroplan Town Planners and Urban Designers (Pty) Ltd (Reg. No. 1992/06580/07) ("Metroplan") being the authorised agent of the owner of **ERF 7502 SOSHANGUVE EAST EXTENSION 10** hereby gives notice in terms Section 16(1)(f) that we have applied to the City of Tshwane Metropolitan Municipality for amendment of the Tshwane Town Planning Scheme, 2008 (revised 2014) by the rezoning of **ERF 7502 SOSHANGUVE EAST EXTENSION 10** from "Residential 3" to "Special" for a student accommodation development as defined in the Annexure T development schedule.

The said property is situated at 6870 Mothlatwa Street, Soshanguve East Extension 10. The intention of the applicant in this matter is to obtain the zoning rights to allow for the establishment of a student accommodation development on the property.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) and the person(s) rights and how their interests are affected by the application with the full contact details of the person submitting the objection(s) and or comment(s), without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to The Group Head: Economic Development and Spatial Planning. Objections and/or comments can be mailed to P.O. Box 3242, Pretoria, 0001 or e-mailed to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) or submitted by hand at Akasia Municipal Complex, 485 Heinrich Avenue, (entrance Dale Street) 1st Floor, Room F12, Karenpark, Akasia to reach the Municipality from 19 February 2020 until 18 March 2020.

Full particulars of the application and plans (if any) may be inspected during normal office hours at The Group Head: Economic Development and Spatial Planning, Akasia Municipal Complex at the address provided above and at the offices of Metroplan at the address provided below for a period of 28 days from 19 February 2020.

Authorised Agent: Metroplan; Postal Address: P.O. Box 916, Groenkloof, 0027; Physical Address: 96 Rauch Avenue, Georgeville, Pretoria; Tel: (012) 804 2522; Fax: (012) 804 2877 and E-mail: [viljoen@metroplan.net](mailto:viljoen@metroplan.net) /[maela@metroplan.net](mailto:maela@metroplan.net).

Notices will be placed on-site for 14 days from: 19 February 2020  
Closing date for objection(s) and or comment(s): 18 March 2020

Reference:

Rezoning: (Item 31506)

**PROVINSIALE KENNISGEWING 117 VAN 2020****KENNISGEWING VAN 'N AANSOEK VIR HERSONERING IN TERME ARTIKEL 16(1) VAN DIE TSHWANE GRONDGEBRUIKSBESTUUR BY-WET, 2016**

Ek, Viljoen du Plessis, van Metroplan Town Planners and Urban Designers (Pty) Ltd (Reg. No. 1992/06580/07) ("Metroplan") synde die gemagtigde agent van die eienaar van die **ERF 7502 SOSHANGUVE EAST UITBREIDING 10** gee hiermee kennis ingevolge Artikel 16(1)(f) dat ons ingevolge Artike 16(1) van die Stad van Tshwane se Grondgebruiksbestuur By-wet, 2016 aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dorpsbeplanning Skema, 2008 (hersien 2014) deur die hersonering van die **ERF 7502 SOSHANGUVE EAST UITBREIDING 10** vanaf "Residensieel 1" na "Spesiaal" vir 'n studente akkommodasie ontwikkeling soos gedefinieer in die Bylaag T ontwikkelingskedere.

Die eiendom is geleë te Mothlatwa Straat 6870, Soshanguve Oos Uitbreiding 10. Die voorneme van die aansoeker in hierdie saak is om soneringsregte te verkry vir 'n studente akkommodasie ontwikkeling.

Enige beswaar(e) en/of kommentaar, insluitend die gronde vir sodanige beswaar(e) en/of kommentaar en 'n uiteensetting van die persoon(e) se regte en hoe hul belange geraak word deur die aansoek(e), met die volledige kontakbesonderhede van die persoon(e) wat die beswaar(e) en/of kommentaar indien, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar ingedien het nie, moet skriftelik by, of tot, die Groep Hoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning. Besware en/of kommentare kan gepos word na Posbus 3242, Pretoria, 0001, of kan per e-pos gestuur word na CityP\_Registration@tshwane.gov.za of per hand ingedien word by Kamer Akasia Municipal Complex, 485 Heinrichlaan, (ingang Dale Straat) 1ste Vloer, Kamer F12, Karenpark, Akasia, om die Munisipaliteit te bereik vanaf 19 Februarie 2020 tot 18 Maart 2020.

Volledige besonderhede van die aansoeke en planne (indien enige) lê ter insae gedurende gewone kantoorure by die kantoor van die Groep Hoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Akasia Munisipale Kantore by die bostaande adres en by die kantore van Metroplan by die adres hier onder vir 'n tydperk van 28 dae vanaf 19 Februarie 2020.

Gemagtigde agent: Metroplan; Posadres: Posbus 916 Groenkloof, 0027; Fisiese adres: Rauchlaan 96, Georgeville, Pretoria; Tel: 012-804 2522; Faks: 012-804 2877; en E-pos: viljoen@metroplan.net / maela@metroplan.net

Kennisgewings sal op die perseel geplaas word vir 14 dae vanaf: 19 Februarie 2020  
Sluitingsdatum van die beswaar- en/of kommentaartydperk: 18 Maart 2020

Verwysing:

Hersonering: (Item 31506)

**PROVINCIAL NOTICE 118 OF 2020****TSHWANE TOWN PLANNING SCHEME, 2008**

We are UPPER LEVEL TOWN PLANNING (Pty) Ltd being the authorized agent of the owner of Holding 916 Winterveld AH, hereby give notice in terms of clause 16 of the Tshwane Metropolitan Town Planning Scheme, 2008 (revised in 2014) together with section 16 (3) of the City of Tshwane Land Use Management Ordinance, 2016, that I have applied to the City of Tshwane for the consent uses for the purposes of a Recreational Resort on the abovementioned property.

Particulars of the application will lie for inspection during normal office hours at the office of the Strategic Executive Director: City Planning, Development and Regional Services: Centurion: Room F7, Town Planning Offices, Akasia 1st floor Room F8 Karen Park Akasia PO Box 14013, for a period of 28 days from **19 February 2019**. Address of the agent: 306 Soutpansberg Road Rietondale Pretoria or Box 11433 Silver Lakes 00054. CoT Ref: **CPD / CTP / 0318 / 916** Item No: **31145**

Objections to or representations in respect of the application must be lodged with or made in writing to the Strategic Executive Director: City Planning, Development and Regional Services: Akasia 1st floor Room F8 Karen park Akasia. CityP\_Registration@tshwane.gov.za for a period of 28 days from **19 February 2020** Address of agent: 237 Soutpansberg Road Rietondale, Box 11433 Silver Lakes 00054. Cell: 0845214028

Closing dates for any objection and / or comments: **17 March 2020**

Date on which the notice will be published **19 February 2019**

19-26

**PROVINSIALE KENNISGEWING 118 VAN 2020****TSHWANE DORPSBEPLANNINGSKEMA, 2008**

Ons is UPPER LEVEL TOWN PLANNING (Edms) Bpk die gemagtigde agent van die eienaar van Hoewe 916 Winterveld AH, hiermee kennis gee ingevolge klousule 16 van die Tshwane Metropolitaanse dorpsbeplanningskema, 2008 (in 2014 hersien), tesame met artikel 16 (3) van die Stad Tshwane Ordonnansie op Grondgebruikbeplanning, 2016, dat ek aansoek gedoen het om die Stad Tshwane vir die vergunningsgebruik vir die doeleindes van 'n Ontspanningsoord op bogenoemde eiendom.

Besonderhede van die aansoek le ter insae gedurende gewone kantoorure by die kantoor van die Strategiese Uitvoerende Direkteur: Stadsbeplanning, ontwikkeling en Streeksdienste: Centurion: Kamer F7, Stadsbeplanning Kantore, Akasia 1ste Vloer Kamer F8 Karen Park Akasia PO Box 14013, vir 'n tydperk van 28 dae vanaf **19 Februarie 2019**. Adres van die agent: 306 Soutpansberg Road Rietondale Pretoria of Box 11433 silwer mere 00054. Bed Verv: **CPD/CTP/0318/916 item No: 31145**

Besware teen of vertoe ten opsigte van die aansoek moet skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stadsbeplanning, ontwikkeling en Streeksdienste ingedien word: Akasia 1ste Vloer Kamer F8 Karen Park Akasia. CityP\_Registration@tshwane.gov.za vir 'n tydperk van 28 dae vanaf **19 Februarie 2020** adres van agent: 237 Soutpansberg Road Rietondale, Box 11433 silwer mere 00054. Sel: 0845214028. Sluitingsdatums vir enige beswaar en/of kommentaar: **17 Maart 2020** Datum waarop die kennisgewing **19 Februarie 2019** gepubliseer word

19-26

**PROVINCIAL NOTICE 119 OF 2020****TSHWANE TOWN PLANNING SCHEME, 2008**

We are UPPER LEVEL TOWN PLANNING (Pty) Ltd being the authorized agent of the owner of Erf 439 Constantia Park, hereby give notice in terms of clause 16 of the Tshwane Metropolitan Town Planning Scheme, 2008 (revised in 2014) together with section 16 (3) of the City of Tshwane Land Use Management Ordinance, 2016, that I have applied to the City of Tshwane for the consent uses for a place of child care and after care on the abovementioned property.

Particulars of the application will lie for inspection during normal office hours at the office of the Strategic Executive Director: City Planning, Development and Regional Services: Centurion: Room F7, Town Planning Offices, cnr Basden and Rabie Streets Centurion PO Box 14013, for a period of 28 days from **19 February 2019**. Address of the agent: 306 Soutpansberg Road Rietondale Pretoria or Box 11433 Silver Lakes 00054. CoT Ref: **CPD / CTP / 006 / 439** Item No: **29955**

Objections to or representations in respect of the application must be lodged with or made in writing to the Strategic Executive Director: City Planning, Development and Regional Services: CENTURION Room F7, Town Planning Offices, cnr Basden and Rabie Streets Centurion, PO Box 14013, or to

CityP\_Registration@tshwane.gov.za for a period of 28 days from **19 February 2020** Address of agent: 237 Soutpansberg Road Rietondale, Box 11433 Silver Lakes 00054. Cell: 0845214028

Closing dates for any objection and / or comments: **17 March 2020**

Date on which the notice will be published **19 February 2019**

19-26

**PROVINSIALE KENNISGEWING 119 VAN 2020****TSHWANE DORPSBEPLANNINGSKEMA, 2008**

Ons is UPPER LEVEL DORPSBEPLANNING (Edms) Bpk synde die gemagtigde agent van die eienaar van Erf 439 Constantia Park, gee hiermee ingevolge klousule 16 van die Tshwane Metropolitaanse Dorpsbeplanningskema, 2008 (hersien in 2014) tesame met artikel 16 3) van die Ordonnansie op Grondgebruikbestuur, 2016, dat ek aansoek gedoen het by die Stad Tshwane vir die vergunningsgebruik vir n plek van kindersorg en nasorg op bogenoemde eiendom.

Besonderhede van die aansoek le ter insae gedurende gewone kantoorure by die kantoor van die Strategiese Uitvoerende Direkteur: Stadsbeplanning, Ontwikkeling en Streeksdienste: Centurion: Kamer F7, Stadsbeplanningskantore, h / v Basden - en Rabiestraat Centurion, Posbus 14013, vir n tydperk van 28 dae vanaf **19 Februarie 2020**. Adres van die agent: 306 Soutpansbergweg Rietondale Pretoria of Box 11433 Silver Lakes 00054. CoT Ref: **CPD / CTP / 006/439** Itemnr: **29955**

Besware teen of vertoe ten opsigte van die aansoek moet skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stadsbeplanning, Ontwikkeling en Streeksdienste: CENTURION Kamer F7, Stadsbeplanningskantore, h / v Basden - en Rabiestraat Centurion, Posbus 14013, of na CityP\_Registration@tshwane.gov.za vir n tydperk van 28 dae vanaf **19 Februarie 2020**. Adres van agent: 237 Soutpansbergweg Rietondale, Box 11433 Silver Lakes 00054. Sel: 0845214028 Sluitingsdatums vir enige beswaar en / of kommentaar: **17 Maart 2020**

Datum waarop die kennisgewing gepubliseer word **19 Februarie 2020**

19-26

**PROVINCIAL NOTICE 122 OF 2020**

## City of Tshwane Metropolitan Municipality

Notice of an Application for the Removal of Restrictive Conditions in the title deed in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 as well as a Consent Use Application in Terms of Clause 16 of the Tshwane Town-Planning Scheme, 2008 (Revised 2014) read with Section 16(3) of the Tshwane Land Use Management By-Law, 2016

We, Delacon Planning being the applicant of Erf 381 Proclamation Hill, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016 and Clause 16 of the Tshwane Town-Planning Scheme, 2008 (Revised 2014) that we have applied to the City of Tshwane Metropolitan Municipality, for the removal of the following restrictive conditions contained in the Title Deed T46705/2018; Clause (a), (b), (c), (d), (e), (f), (g), (h), (i), (j), (k) and (l) as well as for a Consent Use application for a Boarding House on the above said property. The property is situated at 191 Radium Street, Proclamation Hill. The current zoning of the property is Residential 1. The intention of the applicant in this matter is to utilise the above said property for purposes of a Boarding House consisting of 8 bedrooms. It is proposed that the owner or a caretaker will reside in the main dwelling of the property.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from **19 February 2020** until **18 March 2020**. Full Particulars and plans (if any) may be inspected during normal office hours at the Municipal offices (Registry, LG004, Isivuno House, 143 Lillian Ngoyi Street, Pretoria), for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, the Beeld and the Citizen. Closing date for any objections and/or comments: **18 March 2020**. Dates on which notice will be published: **19 February 2020 and 26 February 2020**.

Address of applicant: 101 Karin Avenue, Doringkloof Centurion, P. O. Box 7522, Centurion, 0046, E-mail: [planning@delacon.co.za](mailto:planning@delacon.co.za), Telephone No: (012) 667-1993 / 083 231 0543. Reference: Consent Use - CPD/0536/381 (Item no: 31453), Removal – CPD/0536/381 (Item No: 31483)

**PROVINSIALE KENNISGEWING 122 VAN 2020**

Die Stad Tshwane Metropolitaanse Munisipaliteit

Kennisgewing van 'n aansoek vir die Opheffing van Beperkende Voorwaardes in die titelakte ingevolge Artikel 16(2) van die Stad Tshwane Grondgebruiksbestuur By-Wet, 2016 asook 'n Toestemmingsgebruiksaansoek ingevolge Klousule 16 van die Tshwane Dorpsbeplanningskema 2008, (Gewysig 2014) saam gelees met Artikel 16(3) van die Stad Tshwane Grondgebruiksbestuur By-Wet, 2016

Ons, Delacon Planning, synde die applikant van Erf 381 Proclamation Hill gee hiermee ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuur By-wet, 2016 kennis dat ons by die Munisipaliteit aansoek gedoen het vir die opheffing van die volgende voorwaardes vervat in die Title Akte T46705/2018; Klousule (a), (b), (c), (d), (e), (f), (g), (h), (i), (j), (k) and (l) asook 'n Toestemmingsgebruiksaansoek in terme van Klousule 16 van die Tshwane Dorpsbeplanningskema, 2008 (Gewysig 2014) saam gelees met Artikel 16(3) van die Stad Tshwane Grondgebruiksbestuur By-wet, 2016 vir 'n Losieshuis. Die eiendom is geleë te Radiumstraat 191, Proclamation Hill. Die bedoeling van die applikant in hierdie saak is om die bogenoemde eiendom te gebruik vir doeleindes van 'n Losieshuis bestaande uit 8 kamers. Die voorstel is dat die eienaar of 'n opsigter in die hoofhuis sal woon. Die huidige sonering is Residensieel 1.

Enige beswaar en/of kommentaar teen die aansoek, met redes daarvoor, tesame met die volledige kontakbesonderhede van die persoon wat die beswaar of kommentaar indien en waarsonder die Munisipaliteit nie instaat is om met die persoon wat die beswaar of kommentaar gelewer het te kommunikeer nie, moet skriftelik vanaf **19 February 2020 tot 18 Maart 2020** by of tot die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of CityP\_Registration@tshwane.gov.za ingedien of gerig word. Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die Munisipale Kantore, (Registrasie, LG004, Isivuno Huis, Lilian Ngoyistraat 143, Pretoria) vir 'n periode van 28 dae vanaf die eerste verskyning van die kennisgewings in die Provinsiale Koerant, die Beeld en die Citizen. Sluitingsdatum vir enige besware: **18 Maart 2020**. Datums waarop kennisgewings gepubliseer sal word: **19 Februarie 2020** en **26 Februarie 2020**.

Adres van applikant: Karinlaan 101, Doringkloof, Centurion, Posbus 7522, Centurion, 0046, E-pos: planning@delacon.co.za, Telefoonnr: 012 667 1993 / 083 231 0543. Verwysing: Toestemmingsgebruiksaansoek - CPD/0536/381 (Item no: 31453), Opheffingsaansoek - CPD/0536/381 (Item No: 31483).

19-26

**PROVINCIAL NOTICE 124 OF 2020****APPLICATION IN SUPPORT OF A REMOVAL OF RESTRICTIVE CONDITIONS APPLICATION IN TERMS OF SECTION 62 OF THE MIDVAAL LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, READ WITH THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, 2013(ACT 16 OF 2013)**

I, Mirna Ann Mulder of MM Town Planning Services, being the applicant of the property namely **ERF 666 VAAL MARINA HOLIDAY TOWNSHIP, MIDVAAL, GAUTENG** hereby give notice in terms of Section 62, of the Midvaal Local Municipality Spatial Planning and Land Use Management By-Law, 2018, that I have applied to Midvaal Local Municipality for the removal of restrictive conditions **2(a) – (n) and 3(a) – (c)** reflected in Deed of Transfer **T29791/04** of the property described above. The property is situated at 16 Perlemoen Street, Vaal Marina Holiday Resort Township.

Any objections or comments with the grounds thereof and contact details shall be lodged within a period of 28 days from the first date of which the notice appeared, with or made in writing to the Municipality at: c/o TOWN PLANNING, at the Civic Centre Building, MITCHELL STREET, MEYERTON, 1961.

Full particulars and plans (if any) may be inspected during normal office hours at the above-mentioned office, for a period of 28 days from the date of first publication of the advert in the Provincial Gazette and the Citizen newspaper. Closing date for any objections: **18 MARCH 2020**. Address of applicant: MM TOWN PLANNING SERVICES: 59 HF VERWOERD STR, HEIDELBERG, 1441 / Po Box 296, HEIDELBERG, 1438/ Tel No 016-349 2948/ 082 4000 909 info@townplanningservices.co.za.

Dates on which notice will be published: **19 FEBRUARY 2020** and **26 FEBRUARY 2020**.

19-26

**PROVINCIAL NOTICE 125 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I Bienvenu Manuel, of Kitso Town Planners and Property Services (Pty) Ltd (Reg No. 2015/338015/07) being the authorised agents of the owner of Erf 10937 Mamelodi hereby give notice in terms Section 16 (1)(f) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town Planning Scheme, 2008 (Revised 2014), by the rezoning in terms of Section 16 (1) of the City of Tshwane Land Use Management By-law, 2016 of Erf 10937 Mamelodi, Pretoria. The property is situated at 10 Somo Street Mamelodi. The rezoning is from "Business 2" to "Educational" for the purpose of developing a school on the property.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) and the person(s) rights and how their interests are affected by the application with the full contact details of the person submitting the objection(s) and/or comment(s), without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to the Strategic Executive Director: City Planning and Development. Objections and/or comments can be mailed to P O Box 3242, Pretoria, 0001 or e-mailed to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) or submitted by hand to LG004, Isivuno House, 143 Lilian Ngoyi Street Municipal Offices, to reach the Municipality from 19 February 2020 to 18 March 2020.

Full particulars of the application and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below and at the offices of Kitso Town Planners and Property Services at 56 Regent Street, Yeoville, Johannesburg, 2198 for a period of 28 days from 19 February 2020.

Closing date for objection(s) and/or comment(s): 18 March 2020.

Address of Authorised Agent: Physical Address: 56 Regent Street, Yeoville, Johannesburg, 2198.

Cell: 081 706 4958 and E-mail: [ben@kitsoplanners.co.za](mailto:ben@kitsoplanners.co.za) or [kitso.property@gmail.com](mailto:kitso.property@gmail.com)

Date of first publication: 19 February 2020; Date of second publication: 26 February 2020

Reference of application: CPD9/2/4/2-5487T (Item no. 31243)

19-26

**PROVINSIALE KENNISGEWING 125 VAN 2020****KENNISGEWING VAN AANSOEK OM HERSONERING INGEVOLGE ARTIKEL 16(1) VAN DIE STAD VAN TSHWANE RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR BY-WET, 2016**

Ek, Bienvenu Manuel, van Kitso Town Planners and Property Services (Pty) Ltd (Reg. No. 2015/338015/07), synde die gemagtigde agent van die eienaar van Erf 10937 Mamelodi, gee hiermee kennis ingevolge Artikel 16(1)(f) van die Stad van Tshwane Munisipaliteit se Ruimtelike Beplanning en Grondgebruiksbestuur By-wet, 2016 dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dopersbeplanning Skema, 2008 (hesien 2014) deur die hersonering van die bogenoemde eiendom ingevolge Artikel 16(1)(a) van die Stad van Tshwane Munisipaliteit se Ruimtelike Beplanning en Grondgebruiksbestuur By-wet, 2016. Die eiendom is gelee te 38 Somo Straat Mamelodi, preotira. Die hersonering is vanaf "Besigheid 2" na "Opvoedkundige" met die doel om 'n skool op die eiendom te ontwikkel.

Enige beswaar(e) en/of kommentaar, insluitend die gronde vir sodanige beswaar(e) en/of kommentaar en 'n verduideliking van die persoon(e) se regte en hoe hul belange geraak word deur die aansoek, met die volledige kontakbesonderhede van die persoon(e) wat die beswaar(e) en/of kommentaar indien, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar ingedien het nie, moet ingedien word of skriftelik gerig word aan die Strategiese Uitvoerende Beampte: Stedelike Beplanning en Ontwikkeling. Besware en/of kommentare kan gepos word na Posbus 3242, Pretoria, 0001, of per e-pos gestuur word aan [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za), of per hand ingedien word by die Munisipale kantore by, LG004, Isivuno Huis, Lilian Ngoyi Straat 143, om die Munisipaliteit te bereik vanaf 19 Februarie 2020 tot 18 Maart 2020.

Volle besonderhede van die aansoek en planne (indien enige) kan gedurende gewone kantoorure besigtig word by die Munisipale kantore en by die kantore van Kitso Town Planners and Property Services at 56 Regent Street, Yeoville, Johannesburg, 2198 vir 'n periode van 28 dae vanaf 19 Februarie 2020.

Sluitingsdatum vir beswaar (e) en / of kommentaar (s): 18 Maart 2020.

Adres van gemagtigde agent: fisiese adres: Regent Street 56, Yeoville, Johannesburg, 2198.

Sel: 081 706 4958 en e-pos: [ben@kitsoplanners.co.za](mailto:ben@kitsoplanners.co.za) of [kitso.property@gmail.com](mailto:kitso.property@gmail.com)

Datum van eerste publikasie: 19 Februarie 2020; Datum van tweede publikasie: 26 Februarie 2020

Verwysing na aansoek: CPD9/2/4/2-5487T (Item no. 31243)

19-26



**PROVINCIAL NOTICE 126 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF A CONSENT USE APPLICATION ON ERF 962 PRETORIA IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWN PLANNING SCHEME, 2008 (REVISED 2014) READ WITH SECTION 16(3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Charles Lucky Zwane of Grand Gaming Gauteng Slots being an authorized applicant of Erf 962 Pretoria hereby give notice in terms of Clause 16 of Tshwane Town Planning Scheme, 2008 (Revised 2014), Read with Section 16(3) of the City of Tshwane Land Use Management By-Law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for a Consent Use of Place of Amusement to permit 18 additional Limited payout Machines to have a total of 20 LPMs .

The property is situated at 200 Scheiding Street, Pretoria.

The current zoning of the property is "Business 1".

The intension of the applicant in this matter is to obtain a consent from the City of Tshwane Metropolitan Municipality to install 18 additional Limited Payout Machines to have a total of 20 LPMs.

Any objections and/or comments, including the grounds for such objections and/or comments with full contact details, without which the Municipality cannot correspond with the person or body submitting the objections and/or comments, shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to [CITYP\\_Registration@tshwane.gov.za](mailto:CITYP_Registration@tshwane.gov.za) from 19 January 2020 until 18 March 2019.

Full Particulars and plans (if any) may be inspected during normal office hours at the Pretoria Municipal Offices at: Registration Office 4<sup>th</sup> Floor| Room 4-007B| Isivuno House, 143 Lilian Ngoyi Street, Pretoria, for a period of 28 days from the date of publication of the notice in the Provincial Gazette.

Date on which notice will be published: 19 February 2020

Closing Date for any objections and/or comments: 18 March 2020.

**REF NO: CPD/0536/962 (Item No: 31266)**

Address of Agent: Grand Gaming Gauteng Slots, 21 Friesland Drive  
Longmeadow Business Estate  
Modderfontein, Edenvale  
Tel: 011 372 4120  
079 699 1528  
[CZwane@grandgaming.co.za](mailto:CZwane@grandgaming.co.za)

19–26

**PROVINSIALE KENNISGEWING 126 VAN 2020****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK OM VERGUNNINGSGEBRUIK OP ERF 962 PRETORIA INGEVOLGE KLOUSULE 16 VAN DIE TSHWANE-  
STADSBEPLANNINGSKEMA, 2008 (HERSIEN 2014) GESOEK MET AFDELING 16 (3) VAN DIE STAD TSHWANE VERORDENING OP  
GRONDGEBRUIK, 2016**

Ek, Charles Lucky Zwane van Grand Gaming Gauteng Slots, is 'n gemagtigde aansoeker van Erf 962 Pretoria, gee hiermee kennis in terme van klousule 16 van die Tshwane Stadsbeplanningskema, 2008 (Hersien 2014), saamgelees met Artikel 16 (3) van die Stad Tshwane Verordening op grondgebruiksbestuur, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om 'n toestemmingsgebruik van die vermaaklikheidsplek om toe te laat dat 18 addisionele beperkte uitbetaalmasjiene altesaam 20 LPM's het.

Die eiendom is geleë in Scheidingstraat 200, Pretoria.

Die huidige sonering van die eiendom is "Besigheid 1".

Die bedoeling van die aansoeker in hierdie aangeleentheid is om 'n toestemming van die Stad Tshwane Metropolitaanse Munisipaliteit te verkry om 18 bykomende beperkte uitbetaalmasjiene te installeer met 'n totaal van 20 LPM's.

Enige besware en / of kommentaar, met inbegrip van die gronde vir sodanige besware en / of opmerkings met volledige kontakbesonderhede, waarsonder die munisipaliteit nie kan ooreenstem met die persoon of liggaam wat die besware en / of kommentaar lewer nie, moet skriftelik by die kantoor ingedien of gerig word aan: Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en -ontwikkeling, Posbus 3242, Pretoria, 0001 of na [CITYP\\_Registration@tshwane.gov.za](mailto:CITYP_Registration@tshwane.gov.za) vanaf 19 Februarie 2020 tot 18 Maart 2019.

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Pretoriase Munisipale Kantore by: Registrasiekantoor 4de Verdieping | Kamer 4-007B | Isivuno House, Lilian Ngoyistraat 143, Pretoria, vir 'n tydperk van 28 dae vanaf die datum van publikasie van die kennisgewing in die Provinsiale Koerant.

Datum waarop kennisgewing gepubliseer moet word: 19 Februarie 2020

Sluitingsdatum vir besware en / of kommentaar: 18 Maart 2020.

**REF NO: CPD / 0536/962 (Artikelnr: 31266)**

Adres van agent: Grand Gaming Gauteng Slots, Friesland Drive 21  
Longmeadow Besigheidslandgoed  
Modderfontein, Edenvale  
Tel: 011 372 4120  
079 699 1528  
[CZwane@grandgaming.co.za](mailto:CZwane@grandgaming.co.za)

19–26

**PROVINCIAL NOTICE 128 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE  
LAND USE MANAGEMENT BY-LAW, 2016**

We, **SFP Townplanning (Pty) Ltd**, being the authorized agent of the owner of **Portion 1 of Erf 204, Riviera Township** hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), for the rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016. The rezoning will be from "Residential 1" to "Business 4" for professional offices, the dedicated office area will cover 64m<sup>2</sup>, while the total building will be 209m<sup>2</sup> with a coverage of 30% and a height of 2 storeys. The property is situated on 187 Parker Street, Riviera.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Group Head, Economic Development and Spatial Planning, City of Tshwane Metropolitan Municipality, P. O. Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from 19 February 2020 (*the first date of the publication of the notice*), until 18 March 2020.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out above, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, Beeld and Citizen newspapers.

**Address of Municipal Offices:** City Planning and Development Department, City of Tshwane, Land-Use Rights Division, Room LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria, 0001. .

**Name and Address of applicant:**

SFP Townplanning (Pty) Ltd

371 Melk Street, Nieuw Muckleneuk or P. O. Box 908, Groenkloof, 0027

Telephone No: (012) 346 2340 Fax No: (012) 346 0638 Email: [admin@sfplan.co.za](mailto:admin@sfplan.co.za)

Dates on which notice will be published: 19 February 2020 and 26 February 2020

Closing date for any objections and/or comments: 18 March 2020

**Reference:** CPD 9/2/4/2-5484T (Item No. 31237)**Our ref:** F3799

**PROVINSIALE KENNISGEWING 128 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN DIE AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE STAD  
TSHWANE GRONDGEBRUIKSBESTUURVERORDENING, 2016**

Ons, **SFP Stadsbeplanning (Edms) Bpk**, synde die gemagtigde agent van die eienaar van **Gedeelte 1 van Erf 204, Dorp Riviera**, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuurverordening, 2016, dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane-Dorpbeplanningskema, 2008 (Hersien 2014), in terme van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurverordening, 2016. Die hersonering sal wees van "Residensieel 1" tot "Besigheid 4" vir professionele kantore, die toegewyde kantoorarea sal 64m<sup>2</sup> beslaan terwyl die totale gebou 209m<sup>2</sup> in aanvang is met 'n dekking van 30% en 'n hoogte van 2 verdiepings. Die eiendom is geleë in Parkerstraat 187, Riviera.

Enige beswaar(e) of kommentaar(e), met die gronde daarvoor met volledige kontakbesonderhede waarsonder die Munisipaliteit nie met die persoon of liggaam wat die kommentaar(e) of beswaar(e) ingedien het kan kommunikeer nie, moet binne nie minder nie as 28 dae na die datum van die eerste publikasie van die kennisgewing ingedien of gerig word aan: Die Groep Hoof, Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Stad Tshwane Metropolitaanse Munisipaliteit, Posbus 3242, Pretoria, 0001 of by [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 19 Februarie 2020 (*die datum van eerste publikasie van die kennisgewing*) tot 18 Maart 2020.

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore soos hierbo uiteengesit geïnspekteer word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Gauteng Provinsiale Koerant, Beeld en Citizen koerante.

**Adres van Munisipale Kantore:** Die Stad van Tshwane, Stedelike Beplanning en Ontwikkeling Afdeling, Afdeling Grondgebruiksregte, Kamer LG004, Isivuno Huis, Lilian Ngoyistraat 143, Pretoria, 0001.

**Naam en adres van aansoeker:**

SFP Stadsbeplanning (Edms) Bpk

371 Melk Straat, Nieuw Muckleneuk of Posbus 908, Groenkloof, 0027

Tel: (012) 346 2340 Faks: (012) 346 0638 E-pos: [admin@sfplan.co.za](mailto:admin@sfplan.co.za)

Datum waarop kennisgewing gepubliseer word: 19 Februarie 2020 en 26 Februarie 2020

Sluitingsdatum vir enige besware en/of kommentaar: 18 Maart 2020

**Verwysing:** CPD 9/2/4/2-5484T (Item No. 31237)**Ons verwysing:** F3799

## PROVINCIAL NOTICE 129 OF 2020

**NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF A TOWNSHIP IN TERMS OF SECTION 44 OF THE MIDVAAL SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2013: GOLFPARK EXTENSION 5**

We, **MSBR CONSULTING**, being the authorized applicant of the **owner of portion 28 (a portion of portion 5) of the farm Klipriviersval No.371-IR and portion 32 of Klipriviersval No.371-IR, Gauteng**, hereby give notice in terms of section 44 of the Midvaal Spatial Land Use Management By-Law, 2013, that we have applied to the Midvaal Municipality for the establishment of the township in terms of section 44 of the Midvaal Spatial Land Use Management By-Law, 2013 referred to in the Annexure:

**Annexure:** Name of the township: Golfpark Extension 3, Number of erven in the proposed township: "Residential 1 (Rdp)" (965), "Residential 1 (Bonds)" (238), "Residential 1 (Flisp)" (473), "Residential 3" (04), "Taxi Rank" (01), "Business" (05), "Creche" (04), "Church" (04), "Primary School" (2), "Secondary School" (01), "Sports Ground" (01), "Municipality" (04), "Library" (01), "Hospital" (01), "Police Station" (1), "Public Open Space (Park)" (10), "Cemetery" (01), and Road, Total (1714)

Any objection/s, comments or representations including the grounds for such objection/s or comments with full contact details, shall be made in writing to the Municipal Manager, P O Box 9, Meyerton, 1960, within a period of 30 days from the **19<sup>th</sup> of February 2020**.

Full particulars and plans may be inspected during normal office hours at the office of the Municipal Manager, Midvaal Municipality, 25 Mitchell Street, Meyerton, (Tel) 016 360 7400 for a period of 30 days from the **19<sup>th</sup> of February 2020**.

**Address of the applicant: MSBR Consulting,**  
Residential/Postal Address: 357 Rivonia Boulevard, Rivonia,  
Contacts: (Tel) 011 568 5155, (Mobile) 071 851 2000, (Email)  
[rhulanir@msbr.co.za](mailto:rhulanir@msbr.co.za)/[oupam@msbr.co.za](mailto:oupam@msbr.co.za)

## PROVINSIALE KENNISGEWING 129 VAN 2020

**KENNISGEWING VAN AANSOEK OM STIGTING VAN DORP IN TERME VAN ARTIKEL 44 VAN DIE MIDVAAL RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUURSKEMA VERORDENING, 2013: GOLFPARK UITBREIDING 5**

Ons, **MSBR Consulting**, synde die gemagtigde aansoeker van die **eienaar van doepa 28 ( 'n gedeelte van Gedeelte 5) van die plaas Klipriviersval No.371-IR en Gedeelte 32 van Klipriviersval No.371-IR, Gauteng**, gee hiermee in terme van artikel 44 van die Midvaal Ruimtelike Grondgebruikbestuur Verordening, 2013, dat ons in terme ingevolge artikel 44 van die Midvaal Ruimtelike Grondgebruikbestuur Verordening, 2013 by die Midvaal Munisipaliteit aansoek gedoen het vir die stigting van die dorp genoem in die bylae:

**Bylae:** Naam van die dorp: Golfpark Uitbreiding 3, Aantal erwe in voorgestelde dorp: "Residensieel 1 (RDP)" (965), "Residensieel 1 (Bonds)" (238), "Residensieel 1 (Flisp)" (473 ), "Residensieel 3" (04), "Taxi Rank" (01), "Besigheid" (05), "Creche" (04), "Kerk" (04), "Laerskool" (2), "Sekondêre Skool "(01)," sportterrein "(01)," Munisipaliteit "(04)," Library "(01)," Hospitaal "(01)," polisiestatie "(1)," Openbare Oop Ruimte (Park) " (10), "Begraafplaas" (01), en Road, Total (1714)

Enige beswaar / s, kommentaar of verhoë insluitend die gronde vir so 'n beswaar / s of kommentaar, met die volledige kontakbesonderhede, moet skriftelik gerig word aan die Munisipale Bestuurder, Posbus 9, Meyerton, 1960, binne 'n tydperk van 30 dae vanaf die **19ste van Februarie 2020**.

Volledige besonderhede en planne kan gedurende gewone kantoorure besigtig word by die kantoor van die Munisipale Bestuurder, Midvaal Munisipaliteit, 25 Mitchellstraat, Meyerton, (Tel) 016 360 7400 vir 'n tydperk van 30 dae vanaf die **19 Februarie 2020**.

**Adres van die aansoeker: MSBR Consulting,**  
Residensiële / Posadres: 357 Rivonia Boulevard, Rivonia,  
kontakte: (Tel) 011 568 5155, (Mobile) 071 851 2000 (E-pos) rhulanir @  
msbr.co.za / oupam @ msbr. co.za

**PROVINCIAL NOTICE 130 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I Bienvenu Manuel, of Kitso Town Planners and Property Services (Pty) Ltd (Reg No. 2015/338015/07) being the authorised agents of the owner of Erf 5871 Kosmosdal Extension 72 hereby give notice in terms Section 16 (1)(f) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town Planning Scheme, 2008 (Revised 2014), by the rezoning in terms of Section 16 (1) of the City of Tshwane Land Use Management By-law, 2016 of Erf 5871 Kosmosdal Extension 72. The property is situated at 243 Paisley Street, Kosmosal, Centurion. The rezoning is from "Residential 1" with a density of 1 dwelling per Erf to "Residential 1" with a maximum density of 18 dwelling units per hectare to allow for the subdivision of the property into two (2) portions and for the owner to develop a single dwelling unit on each resultant erf.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) and the person(s) rights and how their interests are affected by the application with the full contact details of the person submitting the objection(s) and/or comment(s), without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to the Strategic Executive Director: City Planning and Development. Objections and/or comments can be mailed to P O Box 3242, Pretoria, 0001 or e-mailed to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) or submitted by hand to Centurion Municipal offices, Room E10, Corner Basden and Rabie Street, Centurion, to reach the Municipality from 19 February 2020 to 18 March 2020.

Full particulars of the application and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below and at the offices of Kitso Town Planners and Property Services at 56 Regent Street, Yeoville, Johannesburg, 2198 for a period of 28 days from 19 February 2020.

Closing date for objection(s) and/or comment(s): 18 March 2020.

Address of Authorised Agent: Physical Address: 56 Regent Street, Yeoville, Johannesburg, 2198.

Cell: 081 706 4958 and E-mail: [ben@kitsoplanners.co.za](mailto:ben@kitsoplanners.co.za) or [kitso.property@gmail.com](mailto:kitso.property@gmail.com)

Date of first publication: 19 February 2020; Date of second publication: 26 February 2020

Reference of application: CPD9/2/4/2-5528T (Item no. 31427)

**PROVINSIALE KENNISGEWING 130 VAN 2020****KENNISGEWING VAN AANSOEK OM HERSONERING INGEVOLGE ARTIKEL 16(1) VAN DIE STAD VAN TSHWANE RUIMTELIKE BEPLANNING EN GRONDGEBRUIKSBESTUUR BY-WET, 2016**

Ek, Bienvenu Manuel, van Kitso Town Planners and Property Services (Pty) Ltd (Reg. No. 2015/338015/07), synde die gemagtigde agent van die eienaar van Erf 5871 Kosmosdal Extension 72, gee hiermee kennis ingevolge Artikel 16(1)(f) van die Stad van Tshwane Munisipaliteit se Ruimtelike Beplanning en Grondgebruiksbestuur By-wet, 2016 dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Doprsbeplanning Skema, 2008 (hesien 2014) deur die hersonering van die bogenoemde eiendom ingevolge Artikel 16(1)(a) van die Stad van Tshwane Munisipaliteit se Ruimtelike Beplanning en Grondgebruiksbestuur By-wet, 2016. Die eiendom is gelee te 243 Paisley Street, Kosmosdal, Centurion. Die hersonering is vanaf 'Residensieel 1' met 'n digtheid van 1 woonhuis per erf tot 'Residensieel 1' met 'n maksimum digtheid van 18 wooneenhede per hektaar om voorsiening te maak vir die onderverdeling van die eiendom in twee (2) gedeeltes sodat die eienaar n wooneenheid kan ontwikkel op elke onderverdeelde gedeelte.

Enige beswaar(e) en/of kommentaar, insluitend die gronde vir sodanige beswaar(e) en/of kommentaar en 'n verduideliking van die persoon(e) se regte en hoe hul belange geraak word deur die aansoek, met die volledige kontakbesonderhede van die persoon(e) wat die beswaar(e) en/of kommentaar indien, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar ingedien het nie, moet ingedien word of skriftelik gerig word aan die Strategiese Uitvoerende Beampte: Stedelike Beplanning en Ontwikkeling. Besware en/of kommentare kan gepos word na Posbus 3242, Pretoria, 0001, of per e-pos gestuur word aan [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za), of per hand ingedien word by die Centurion Munisipale kantore, Kamer E10, Corner Basden- en Rabiestraat, Centurion, om die Munisipaliteit te bereik vanaf 19 Februarie 2020 tot 18 Maart 2020.

Volle besonderhede van die aansoek en planne (indien enige) kan gedurende gewone kantoorure besigtig word by die Munisipale kantore en by die kantore van Kitso Town Planners and Property Services at 56 Regent Street, Yeoville, Johannesburg, 2198 vir 'n periode van 28 dae vanaf 19 Februarie 2020.

Sluitingsdatum vir beswaar (e) en / of kommentaar (s): 18 Maart 2020.

Adres van gemagtigde agent: fisiese adres: Regent Street 56, Yeoville, Johannesburg, 2198.

Sel: 081 706 4958 en e-pos: [ben@kitsoplanners.co.za](mailto:ben@kitsoplanners.co.za) of [kitso.property@gmail.com](mailto:kitso.property@gmail.com)

Datum van eerste publikasie: 19 Februarie 2020; Datum van tweede publikasie: 26 Februarie 2020

Verwysing na aansoek: CPD9/2/4/2-5528T (Item no. 31427)

19-26

**PROVINCIAL NOTICE 136 OF 2020****NOTICE IN TERMS OF SECTION 38(2)(a) OF THE MIDVAAL LOCAL MUNICIPALITY LAND USE MANGEMENT BY-LAW, 2016 FOR A CHANGE OF LAND USE RIGHTS**

I, Mr. C.F. de Jager of Pace Plan Consultants, being the authorised applicant of Erf 3 The Balmoral Estates Township Registration Division I.R., Province of Gauteng, situated at 3 Second Avenue, The Balmoral Estates, hereby give notice in terms of Section 38(2)(a) of the Midvaal Local Municipality Land Use Management By-law, 2016, that I have applied to the Midvaal Local Municipality for a change of land use rights, (the amendment of the Midvaal Land Use Management Scheme, 2018) also known as rezoning of the property described above, from "Residential 1" to "Residential 3".

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: Midvaal Local Municipality at: PO Box 9, Meyerton, 1960 or 25 Mitchell Street, Meyerton.

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 / The Star newspaper; Closing date for any objections: 26 February 2020

Address of applicant: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911  
Telephone No: 083 446 5872, Email: [christo@paceplan.co.za](mailto:christo@paceplan.co.za)

FIRST PUBLICATION: 26 FEBRUARY 2020

**PROVINCIAL NOTICE 137 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF AN APPLICATION FOR REMOVAL OF TITLE CONDITIONS IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Ina Jacobs, of Metroplan Town Planners and Urban Designers (Pty) Ltd (Reg. No. 1992/06580/07) ("Metroplan"), being the authorised agent of the owners of Erf 1627 Mabopane-C, situated along an unnamed road, 3 streets south of the Mpho Primary School and 1 street north of the open space network in Mabopane-C, Pretoria, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016 that we have applied to the City of Tshwane Metropolitan Municipality for the removal of title conditions 1, 2, 2(a), 2(c), 2(d), 3, 4, 5, 5(a), 5(b) and 5(c) from Deed of Transfer T35658/2018 in terms of Section 16(2) of the City of Tshwane Land Use Management By-law, 2016. The intention of the applicant in this matter is to remove the title conditions that restricts the subdivision of the erf whilst removing obsolete conditions of title from the Deed of Transfer.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) and the person(s) rights and how their interests are affected by the application, with the full contact details of the person submitting the objection(s) and/or comment(s), without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Group Head: Economic Development and Spatial Planning, Akasia Municipal Complex, 485 Heinrich Avenue (Entrance Dale Street), 1st Floor, Room F12, Karenpark, Akasia or P.O. Box 3242, Pretoria, 0001 or [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) to reach the Municipality between 26 February 2020 until 25 March 2020. Full particulars of the application and plans (if any) may be inspected during normal office hours at the Akasia Municipal Complex set out above and at the office of Metroplan set out below for a period of 28 days from 26 February 2020.

Authorised Agent: Metroplan; Postal Address: P.O. Box 916, Groenkloof, 0027; Physical Address: 96 Rauch Avenue Georgeville, Pretoria; Tel: (012) 804 2522; Fax: (012) 804 2877 and E-mail: [ina@metroplan.net](mailto:ina@metroplan.net) / [mail@metroplan.net](mailto:mail@metroplan.net)

Dates on which notices will be published: 26 February 2020 and 4 March 2020.

Closing date for objection(s) and or comment(s): 25 March 2020.

**Removal Reference (Item No.):** 31518.



**PROVINSIALE KENNISGEWING 137 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN 'N AANSOEK OM OPHEFFING VAN TITEL VOORWAARDES IN TERME VAN ARTIKEL 16(2) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKSBESTUUR BY-WET, 2016**

Ek, Ina Jacobs, van Metroplan Town Planners and Urban Designers (Edms) Bpk (Reg. No. 1992/06580/07) ("Metroplan"), synde die gemagtigde agent van die eienaars van Erf 1627 Mabopane-C, geleë langs 'n onbenoemde pad, 3 strate suid van 'Mpho Primary School' en 1 straat noord van die oopruimte-netwerk in Mabopane-C, Pretoria, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad van Tshwane Grondgebruiksbestuur Bywet, 2016, dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van titelvoorwaardes 1, 2, 2(a), 2(c), 2(d), 3, 4, 5, 5(a), 5(b) en 5(c) van Transportakte T35658/2018 ingevolge Artikel 16(2) van die Stad van Tshwane Grondgebruiksbestuur By-wet, 2016. Die voorneme van die aansoeker in hierdie aangeleentheid is om die titelvoorwaardes wat die onderverdeling van die erf beperk tesame met verouderde titelvoorwaardes uit die Transportakte te verwyder.

Enige beswaar(e) en/of kommentaar, insluitend die gronde vir sodanige beswaar(e) en/of kommentaar en 'n verduideliking van die persoon(e) se regte en hoe hul belange geraak word deur die aansoek, met die volledige kontakbesonderhede van die persoon(e) wat die beswaar(e) en/of kommentaar indien, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar ingedien het nie, moet skriftelik, by of tot, Die Groepshoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Akasia Munisipale Kompleks, Heinrichlaan 485 (Ingang Dale Straat), 1ste Vloer, Kamer F12, Karenpark, Akasia of by Posbus 3242, Pretoria, 0001 of by CityP\_Registration@tshwane.gov.za ingedien of gerig word om die Munisipaliteit te bereik tussen 26 Februarie 2020 tot 25 Maart 2020. Volledige besonderhede van die aansoek en planne (indien enige) kan gedurende gewone kantoorure by die Akasia Munisipale Kompleks soos hierbo uiteengesit en by die kantoor van Metroplan soos hieronder uiteengesit vir 'n tydperk van 28 dae vanaf 26 Februarie 2020 besigtig word.

Gemagtigde agent: Metroplan; Posadres: Posbus 916, Groenkloof, 0027; Fisiese adres: Rauch Laan 96, Georgeville, Pretoria; Tel: (012) 804 2522; Faks: (012) 804 2877; en E-pos: ina@metroplan.net / mail@metroplan.net

Datums waarop kennisgewings gepubliseer word: 26 Februarie 2020 en 4 Maart 2020.

Die sluitingsdatum vir beswaar(e) en/of kommentaar: 25 Maart 2020.

**Opheffing Verwysing (Item nr.): 31518.**

**PROVINCIAL NOTICE 138 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF AN APPLICATION FOR THE AMENDMENT OF A LAND DEVELOPMENT APPLICATION PRIOR TO APPROVAL IN TERMS OF SECTION 16(18) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I/We, Werner Leonard Slabbert and/or Christine Meintjes and/or Dané Botha from the firm Urban Innovate Consulting CC, being the applicant of the registered owner of **ERF 765, CLUBVIEW EXTENSION 33 TOWNSHIP**, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Land Development Application prior to the approval of the rezoning application submitted for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning of the erf in terms of Section 16(1) of the of the City of Tshwane Land Use Management By-law, 2016 from "*Public Garage*" restricted to 2 storeys, coverage of 40% and a maximum of 30m<sup>2</sup> shop area", **to** "*Special*" for the purposes of "*Public Garage, Convenience Store and/or Shop for the purposes of a Drive-Thru restaurant*", subject to certain conditions.

The purpose of this application is to include the land use right for a "Shop" to facilitate the operation of a Drive-Thru restaurant on the premises.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 and to CityP\_Registration@tshwane.gov.za from 26 February 2020, until 25 March 2020.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette and newspapers (Beeld and The Citizen). Address of Municipal offices: Registry, Room E10, Corner of Basden and Rabie Streets, Centurion Municipal Offices. Closing date for any objections and/or comments: **25 March 2020**.

Address of applicant: Urban Innovate Consulting CC, P.O. Box 27011, Monument Park, 0105, Telephone No: 012-460 0670, e-mail: info@urbaninnovate.co.za

**REFERENCE: CPD 9/2/4/2-4636T. ITEM NR: 28231**

**PROVINSIALE KENNISGEWING 138 VAN 2020****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN 'N AANSOEK VIR DIE WYSIGING VAN 'N GRONDGEBRUIKSAANSOEK VOOR GOEDKEURING INGEVOLGE ARTIKEL 16(18) VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek/Ons, Werner Leonard Slabbert en/of Christine Meintjes en/of Dané Botha van die firma Urban Innovate Consulting BK, synde die applikant van die eienaar van **ERF 765, CLUBVIEW UITBREIDING 33 DORP**, gee hiermee ingevolge artikel 16(1)(f) van die Stad Tshwane Land Use Management By-law, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van 'n grondgebruiksaansoek voor die goedkeuring van die hersonering aansoek ingedien vir die wysiging van die Tshwane Stadsbeplanning Skema, 2008 (Hersien 2014) vir die hersonering van die eiendom ingevolge Artikel 16(1) van die Stad van Tshwane Grondgebruiksbestuur Verordening, 2016, vanaf "Openbare Vulstasie", beperk tot 2 verdiepings, 'n dekking van 40% en 'n maksimum 30m<sup>2</sup> winkel area", **na** "Spesiaal" vir die doeleindes van 'n "Openbare Vulstasie, 'n Gerieflikheids Winkel en/of 'n Winkel vir die doeleindes van 'n Deur-Ry Restaurant", onderhewig aan sekere voorwaardes.

Die doel van die aansoek is om die grondgebruik regte vir 'n "Winkel" in te sluit in die primêre regte ter ondersteuning van 'n Deur-Ry restaurant op die perseel.

Enige beswaar en/of kommentaar, insluitende die redes vir die beswaar en/of kommentaar, met volledige kontakbesonderhede, waarsonder die munisipaliteit nie met die bewaarmaker kan kommunikeer nie, moet skriftelik by of tot: Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 en aan CityP\_Registration@tshwane.gov.za ingedien of gerig word, vanaf 26 Februarie 2020 tot 25 Maart 2020.

Volle besonderhede en planne (indien enige) van die aansoek lê ter insae gedurende gewone kantoor-ure by die Munisipale kantore soos hieronder aangetoon, vir n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant en nuusblaai (Beeld en The Citizen). Adres van Munisipale kantore: Registrasiekantoor, Kamer E10, Hoek van Basden en Rabie Strate, Centurion Munisipale Kantore. Sluitingsdatum vir enige besware en/of kommetare: **25 Maart 2020**

Adres van applikant: Urban Innovate Consulting BK, Posbus Box 27011, Monumentpark, 0105, Telefoon No.: 012-460 0670, E-pos: info@urbaninnovate.co.za

**VERWYSING: CPD 9/2/4/2-4636T. ITEM NR: 28231**

**PROVINCIAL NOTICE 139 OF 2020****Johannesburg Town Planning Scheme, 2018**

Notice is hereby given in terms of Section 26 of the City of Johannesburg, Municipal Planning By-Law, 2016, that I, Tiyani Nkuna, being the authorised agent of the owners, have applied to the City of Johannesburg for to establish a township to be known as Noordhang Extension 91.

**Site description:**

Remaining Extent of Holding 101 North Riding, located at 101 Bellairs Drive, North Riding A.H.

**Application type:** Application in terms of Sections 26 of the City of Johannesburg – Municipal Planning By-Law, 2016, for the establishment of a township on the abovementioned property, subject to certain conditions.

**Application purposes:**

The purpose of the application is to establish a residential township on the property (to be known as Noordhang Extension 91), comprising 54 dwelling units.

The above application in terms of the Johannesburg Town Planning Scheme, 2018, will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection of representation with regard to the application must be submitted to both the authorised agent and the Registration Section of the Department of Development Planning at the above address, or posted to PO Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an e-mail sent to [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za), by not later than 25 March 2020.

**Authorised Agent:** Tiyani Nkuna, PO Box 130316 Bryanston 2021, Cell: 083 281 7239, e-mail: [markr@planwrx.co.za](mailto:markr@planwrx.co.za).

**PROVINCIAL NOTICE 140 OF 2020****NOTICE OF APPLICATION FOR REMOVAL OF RESTRICTIVE CONDITION IN TERMS OF SECTION 41 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016.**

I, Gil Ngobeni of the firm Landevs (Pty) Ltd being the authorised agent of the owner of Erf 729, No. 73 Frederick Street, Observatory Ext, hereby give notice that I have applied for the removal of restrictive condition to the City of Johannesburg. The purposes of the application is to remove condition 1(g) of title deed number T6706/1973 that states "*only one residence with stables and out houses may be erected on this erf*" in order to establish additional school residence and out houses. Particulars of the above application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Development Planning Department, Room 8100, 8th Floor A-Block, Metropolitan Centre situated at Number 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to both the agent and the Registration Section of the Department of Development Planning at the above address, or posted to P O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339-4000 or an email send to [ObjectionsPlanning@joburg.org.za](mailto:ObjectionsPlanning@joburg.org.za) by not later than 25 March 2020.

**Authorised Agent:** Landevs (Pty) Ltd, 07 Phumelani Complex, 248 Sullivan Avenue, Centurion, 0157. Tel No. (012) 757-2864, Fax (086) 564-7485, Cell (078) 621-2138, E-mail [info@landevs.co.za](mailto:info@landevs.co.za).

Date of publication: 26 February 2020

**PROVINCIAL NOTICE 141 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A REMOVAL OF RESTRICTIONS APPLICATION IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I/We, Christine Meintjes and/or Dané Botha from the firm **URBAN INNOVATE CONSULTING CC**, being the authorised representative of the registered owner of **ERF 117, WEAVIND PARK TOWNSHIP** hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the removal of restrictive conditions in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 to remove conditions A(a) – A(g); B(a) – B(c); C as well as D(a)–(c) contained in Deed of Transfer No. T35459/2019. The property is situated at 63 Charles Jackson Street, Weavind Park.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from **26 February 2020**, until **25 March 2020**.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette and newspapers (Beeld and The Citizen). Address of Municipal offices: Registration Office: LG004, Isivuno House, 143 Lilian Ngoyi Street, Pretoria Municipal Offices. Closing date for any objections and/or comments: **25 March 2020**.

Address of applicant: Urban Innovate Consulting CC, P.O. Box 27011, Monument Park, 0105  
Telephone No: 012 460 0670, e-mail: info@urbaninnovate.co.za

**REFERENCE: CPD WVP/0758/117 (Item no.: 30853)**

26-04

**PROVINSIALE KENNISGEWING 141 VAN 2020****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN 'N OPHEFFING VAN BEPERKENDE VOORWAARDES AANSOEK INGEVOLGE ARTIKEL 16(2) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR VERORDERING, 2016**

Ek/Ons, Christine Meintjes en/of Dané Botha van die firma **URBAN INNOVATE CONSULTING CC**, synde die gemagtigde agent van die eienaar van **ERF 117, WEAVINDPARK DORP** gee hiermee ingevolge artikel 16(1)(f) van die Stad van Tshwane Grondgebruikbestuur verordening, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van beperkende voorwaardes ingevolge Artikel 16(2) van die Stad van Tshwane Grondgebruikbestuur verordening, 2016, vir die opheffing van voorwaardes A(a) – A(g); B(a) – B(c); C asook D(a) – (c) soos vervat in die Titel Akte No. T35459/2019. Die eiendom is geleë te 63 Charles Jacksonstraat, Weavindpark.

Enige besware en/of kommentare, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede, waarsonder die Munisipaliteit nie met die persoon of liggaam wat die besware en/of kommentare indien kan kommunikeer nie, moet skriftelik by of tot die Strategiese Uitvoerende Direkteur, Stadsbeplanning en Ontwikkeling Posbus 3242, Pretoria, 0001 of CityP\_Registration@tshwane.gov.za, ingedien of gerig word vanaf **26 Februarie 2020**, tot **25 Maart 2020**.

Volle besonderhede en planne (indien enige) van die aansoek lê ter insae gedurende gewone kantoor-ure by die Munisipale kantore soos hieronder aangetoon, vir n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant en nuusblaai (Beeld en The Citizen). Adres van Munisipale kantore: Registrasiekantoor, LG004, Isivuno Huis, 143 Lilian Ngoyi Straat, Pretoria Munisipale Kantore. Sluitingsdatum vir enige besware en/of kommentare: **25 Maart 2020**.

Adres van applikant: Urban Innovate Consulting CC, Posbus 27011, Monumentpark, 0105  
Telefoon No.: 012 460 0670, Epos: info@urbaninnovate.co.za

**VERWYSING: CPD WVP/0758/117 (Item no.: 30853)**

26-04

**PROVINCIAL NOTICE 142 OF 2020****NOTICE IN TERMS OF SECTION 38(2) AND 62(6) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE SIMULTANEOUS AMENDMENT OF THE VANDERBIJLPARK TOWN PLANNING SCHEME, 1987 AND THE REMOVAL OF RESTRICTIVE CONDITIONS IN RESPECT OF ERF 210 VANDERBIJL PARK CENTRAL WEST NO. 2.**

I, Mr. C.F. de Jager of Pace Plan Consultants, being the authorized agent of the owner of Erf 210 Vanderbijl Park Central West No. 2, situated at 111 Hertz Boulevard, Vanderbijlpark CW 2, hereby give notice in terms of Section 38(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality in terms of Section 62(6) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, for the removal of certain conditions described in the Title Deed of Erf 210 Vanderbijl Park Central West No. 2 and the simultaneous amendment of the Vanderbijlpark Town Planning Scheme, 1987, in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, with the rezoning of Erf 210 Vanderbijl Park Central West No. 2 from "Residential 1" to "Residential 4" for student housing with an annexure that the property may also be used for a shop of 20m<sup>2</sup>, with a coverage of 50%, height of 2 storeys, F.A.R. of 1.0 and building lines of 0 metre on the street and side boundaries and 2 metre from the rear boundary.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Strategic Manager: Land Use Management, First floor, Old Trust Bank Building, corner of President Kruger Street and Eric Louw Street, Vanderbijlpark, for 28 days from 26 February 2020. Any person, who wishes to object to the application or submit representations in respect thereof, must lodge the same in writing to the Municipal Manager at the named address or to PO Box 3, Vanderbijlpark, 1900, or fax to 0169505533 within 28 days from 26 February 2020.

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: DATE OF FIRST PUBLICATION: 26 FEBRUARY 2020

**PROVINSIALE KENNISGEWING 142 VAN 2020****KENNISGEWING INGEVOLGE ARTIKEL 38(2) EN 62(6) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE GELYKTYDIGE WYSIGING VAN DIE VANDERBIJLPARK DORPSBEPLANNINGSKEMA, 1987 EN DIE OPHEFFING VAN BEPERKENDE VOORWAARDES TEN OPSIGTE VAN ERF 210 VANDERBIJL PARK CENTRAL WEST NO. 2.**

Ek, Mnr. C.F. de Jager van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van Erf 210 Vanderbijl Park Central West No. 2, geleë te Hertz Boulevard 111, Vanderbijlpark CW 2, gee hiermee ingevolge Artikel 38(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het ingevolge Artikel 62(6) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, vir die opheffing van sekere voorwaardes soos beskryf in die Titelakte van Erf 210 Vanderbijl Park Central West No. 2 en die gelyktydige wysiging van die Vanderbijlpark Dorpsbeplanningskema, 1987, ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, deur die hersonering van Erf 210 Vanderbijl Park Central West No. 2 vanaf "Residensieel 1" na "Residensieel 4" vir studentebehuising met 'n bylaag dat die eiendom ook gebruik mag word vir 'n winkel van 20m<sup>2</sup>, met 'n dekking van 50 persent, hoogte van 2 verdiepings, V.O.V. van 1,0 en boulyne van 0 meter op die straat- en sygrense en 2 meter vanaf die agterste grens.

Besonderhede van die aansoek sal ter insae lê gedurende normale kantoorure by die kantoor van die Strategiese Bestuurder: Grondgebruiksbestuur, Eerste vloer, Ou Trust Bank Gebou, hoek van President Krugerstraat en Eric Louwstraat, Vanderbijlpark, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020. Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 26 Februarie 2020 skriftelik by die Munisipale Bestuurder by bogemelde adres of by Posbus 3, Vanderbijlpark, 1900, ingedien of gerig word of gefaks word na 0169505533.

Agent adres: Pace Plan Consultants, 70A Chopinstraat, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: DATUM VAN EERSTE PUBLIKASIE: 26 FEBRUARIE 2020

**PROVINCIAL NOTICE 143 OF 2020****NOTICE IN TERMS OF SECTION 38(2) AND 62(6) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE SIMULTANEOUS AMENDMENT OF THE VANDERBIJLPARK TOWN PLANNING SCHEME, 1987 AND THE REMOVAL OF RESTRICTIVE CONDITIONS IN RESPECT OF ERF 357 VANDERBIJL PARK CENTRAL WEST NO. 3.**

I, Mr. C.F. de Jager of Pace Plan Consultants, being the authorized agent of the owner of Erf 357 Vanderbijl Park Central West No. 3, situated at 9 Armstrong Street, Vanderbijlpark CW 3, hereby give notice in terms of Section 38(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality in terms of Section 62(6) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, for the removal of certain conditions described in the Title Deed of Erf 357 Vanderbijl Park Central West No. 3 and the simultaneous amendment of the Vanderbijlpark Town Planning Scheme, 1987, in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, with the rezoning of Erf 357 Vanderbijl Park Central West No. 3 from "Residential 1" to "Residential 4" for student housing, with a coverage of 60%, height of 2 storeys, F.A.R. of 1.2 and building lines of 0 metre on all boundaries.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Strategic Manager: Land Use Management, First floor, Old Trust Bank Building, corner of President Kruger Street and Eric Louw Street, Vanderbijlpark, for 28 days from 26 February 2020. Any person, who wishes to object to the application or submit representations in respect thereof, must lodge the same in writing to the Municipal Manager at the named address or to PO Box 3, Vanderbijlpark, 1900, or fax to 0169505533 within 28 days from 26 February 2020.

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: DATE OF FIRST PUBLICATION: 26 FEBRUARY 2020

**PROVINSIALE KENNISGEWING 143 VAN 2020****KENNISGEWING INGEVOLGE ARTIKEL 38(2) EN 62(6) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE GELYKTYDIGE WYSIGING VAN DIE VANDERBIJLPARK DORPSBEPLANNINGSKEMA, 1987 EN DIE OPHEFFING VAN BEPERKENDE VOORWAARDES TEN OPSIGTE VAN ERF 357 VANDERBIJL PARK CENTRAL WEST NO. 3.**

Ek, Mnr. C.F. de Jager van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van Erf 357 Vanderbijl Park Central West No. 3, geleë te Armstrongstraat 9, Vanderbijlpark CW 3, gee hiermee ingevolge Artikel 38(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het ingevolge Artikel 62(6) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, vir die opheffing van sekere voorwaardes soos beskryf in die Titelakte van Erf 357 Vanderbijl Park Central West No. 3 en die gelyktydige wysiging van die Vanderbijlpark Dorpsbeplanningskema, 1987, ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, deur die hersonering van Erf 357 Vanderbijl Park Central West No. 3 vanaf "Residensieel 1" na "Residensieel 4" vir studentebewoning, met 'n dekking van 60 persent, hoogte van 2 verdiepings, V.O.V. van 1,2 en boulyne van 0 meter op alle grense.

Besonderhede van die aansoek sal ter insae lê gedurende normale kantoorure by die kantoor van die Strategiese Bestuurder: Grondgebruiksbestuur, Eerste vloer, Ou Trust Bank Gebou, hoek van President Krugerstraat en Eric Louwstraat, Vanderbijlpark, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020. Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 26 Februarie 2020 skriftelik by die Munisipale Bestuurder by bogemelde adres of by Posbus 3, Vanderbijlpark, 1900, ingedien of gerig word of gefaks word na 0169505533.

Agent adres: Pace Plan Consultants, 70A Chopinstraat, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: DATUM VAN EERSTE PUBLIKASIE: 26 FEBRUARIE 2020

**PROVINCIAL NOTICE 144 OF 2020****EKURHULENI METROPOLITAN MUNICIPALITY BENONI CUSTOMER CARE CENTRE  
AMENDMENT SCHEME B0655**

I, Hermann Joachim Scholtz of the Town Planner and Company, being the authorized agent of the owners of Holding 240 Benoni AH, situated at 240 Karri Street, Benoni AH, hereby give notice in terms of Section 56(1) of the Ordinance on Town Planning and Townships, 1986 (Ordinance 15 of 1986) read together with the Spatial Land Use Management Act (16 of 2013), that we have applied to the Ekurhuleni Metropolitan Municipality (Benoni Customer Care Centre) for the amendment of the Ekurhuleni Town Planning Scheme, 2014, by the rezoning of the property described above, from "Agricultural" to "Industrial 2" for the purpose of existing warehouses and subservient uses.

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager, Ekurhuleni Metropolitan Municipality (Benoni Customer Care Centre), Department of City Planning, 6th Floor, Civic Centre, corner Tom Jones Street and Elston Avenue, Benoni, for a period of 28 days from 26 February 2020. Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager at the above address or at Private Bag X014, Benoni, 1500, 28 days from the 26 February 2020.

Address of agent: Hermann J Scholtz, PO Box 7775 | Birchleigh | Kempton Park | 1621 | Tel: 0828532885 | e-mail: [info@thetownplannerandcompany.co.za](mailto:info@thetownplannerandcompany.co.za)

26-04

**PROVINSIALE KENNISGEWING 144 VAN 2020****EKURHULENI METROPOLITAANSE MUNISIPALITEIT BENONI KLIENTEDIENS-SENTRUM  
WYSIGINGSKEMA B0655**

Ek, Hermann Joachim Scholtz van die Town Planner and Company, synde die gemagtigde agent van die eienaars van Hoewe 240 Benoni LH, geleë te 240 Karri Straat, Benoni LH, gee hiermee ingevolge Artikel 56 (1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 saam gelees met die Wet op Ruimtelike Beplanning en Grondgebruikbestuur, 2013 (Wet 16 van 2013), kennis dat ons by die Ekurhuleni Metropolitaanse Munisipaliteit, Benoni Klientediens-Sentrum aansoek gedoen het om die wysiging van die Ekurhuleni Dorps Beplanning Skema, 2014, deur die herzonering van die eiendom hierbo beskryf van "Landbou" na "Nywerheid 2" vir die doeleindes van bestaande pakhuse en onderhewige gebruike.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoor ure by die kantoor van die Area Bestuurder, Ekurhuleni Metropolitaanse Munisipaliteit (Benoni Klientediens-Sentrum), Departement Stadsbeplanning, 6de Vloer, Burgersentrum, hoek van Tom Jones Straat en Elston Laan, Benoni, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020. Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 26 Februarie 2020 skriftelik by of tot die Area Bestuurder by die bovermelde adres of by Privaat Sak X014, Benoni, 1500 ingedien of gerig word.

Adres van agent: Hermann J Scholtz, Posbus 7775 | Birchleigh | Kempton Park | 1621 | Tel: 0828532885 | E-pos: [info@thetownplannerandcompany.co.za](mailto:info@thetownplannerandcompany.co.za)

26-04



**PROVINCIAL NOTICE 145 OF 2020****CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016  
NOTICE OF AN APPLICATION FOR A SUBDIVISION OF LAND IN TERMS OF SECTION  
16(12)(a)(iii)****OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Edgar Charles Taute of Hunter Theron Incorporated being the applicant hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the subdivision of the property described below:

Portion 37 (A Portion of Portion 14) of the Farm Hondsrivier 508 J.R.

The intention of the applicant in this matter is to:

Subdivide the property into two equal (2) portions.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: City Planning and Development, P.O. Box 3242, Pretoria, 0001, or to CityP\_Registration@tshwane.gov.za from 26 February 2020 (first date of publication of the notice set out in section 16(1)(f) of the By-law referred to above), until 25 March 2020 (not less than 28 days after the date of first publication of the notice).

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal Offices as set out below, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette / Beeld and The Star newspapers.

Address of Municipal Offices; Economic Development and Spatial Planning, Room LG004, Basement, Isivuno House, 143 Lillian Ngoyi Street (van der Walt) Pretoria, 0002.

Address of applicant: Hunter Theron Inc., 53 Conrad Street, Florida North, 1709, P.O. Box 489 Florida Hills, 1716 Tel: (011) 472-1613

Dates on which notice will be published: 26 February and 4 March 2020

Closing date for any objections: 25 March 2020

Description of property: Portion 37 (A Portion of Portion 14) of the Farm Hondsrivier 508 J.R.

Number and area of proposed portions:

Portion 1: 6424m<sup>2</sup>

Remainder: 6424m<sup>2</sup>

**Reference: CPD/1078/37/R Item No: 31474**

**PROVINSIALE KENNISGEWING 145 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VAN AANSOEK VIR ONDERVERDELING IN TERME VAN ARTIKEL  
16(12)(a)(iii) VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUURSBYWET, 2016**

Ek, Edgar Charles Taute van Hunter Theron Incorporated, die applikant, gee hiermee ingevolge artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuursbywet, 2016, kennis, dat ons aansoek gedoen het by die Stad Tshwane Metropolitaanse Munisipaliteit vir die onderverdeling, van die eiendom soos beskryf hieronder:

Gedeelte 37 ('n Gedeelte van Gedeelte 14) van die Plaas Hondsrivier 508 J.R.

Die bedoeling van die applikant in hierdie aangeleentheid is om:

Die eiendom in twee (2) gelyke gedeeltes te verdeel.

Enige beswaar en/of kommentaar, insluitend die gronde vir sulke beswaar en/of kommentaar met volle kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar en/of kommentaar ingedien het nie, moet gerig word, skriftelik by of tot: die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of tot CityP\_Registration@tshwane.gov.za vanaf 26 Februarie 2020 (die eerste dag van die publikasie van die kennisgewing soos uiteengesit in Artikel 16(1)(f) van die Bywet soos verwys hierbo), tot 25 Maart 2020 (nie minder as 28 dae na die eerste datum van publikasie van die kennisgewing).

Volle besonderhede en planne (indien enige) kan besigtig word gedurende gewone kantoorure by die Munisipale Kantore soos aangedui hieronder, vir 'n periode van 28 dae vanaf die datum van die eerste publikasie van die advertensie in die Provinsiale Gazette, Beeld en The Star koerante.

Adres van die Munisipale Kantoor: Ekonomiese Ontwikkeling en Ruimtelike Beplanning: Kamer LG004, Kelder, Isivuno Huis, 143 Lillian Ngoyi Straat (van der Walt), Pretoria, 0002, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020 (die datum van eerste publikasie van hierdie kennisgewing) ter insae.

Sluitingsdatum vir besware en/of kommentare: 25 Maart 2020.

Adres van applikant: Hunter Theron Incorporated, 53 Conrad Straat, Florida Noord, Posbus 489, Florida Hills, 1716, Telefoon nommer: (011) 472-1613

Datums van publikasie van die kennisgewing: 26 Februarie 2020 en 4 Maart 2020

Sluitingsdatum vir besware: 25 Maart 2020

Beskrywing van eiendom:

Gedeelte 37 ('n Gedeelte van Gedeelte 14) van die Plaas Hondsrivier 508 J.R

Aantal en area van die voorgestelde gedeeltes:

Gedeelte 1: 6424m<sup>2</sup>

Restant: 6424m<sup>2</sup>

**Verwysing: CPD/1078/37/R**

**Item no: 31474**

**PROVINCIAL NOTICE 146 OF 2020****EKURHULENI METROPOLITAN MUNICIPALITY KEMPTON PARK CUSTOMER CARE CENTRE  
AMENDMENT SCHEME K0595**

I, Hermann Joachim Scholtz of the Town Planner and Company, being the authorized agent of the owners of Erf 16 Kempton Park Extension situated at 31 North Rand Road, hereby give notice in terms of Section 56(1) of the Ordinance on Town Planning and Townships, 1986 (Ordinance 15 of 1986) read together with the Spatial Land Use Management Act (16 of 2013), that we have applied to the Ekurhuleni Metropolitan Municipality (Kempton Park Customer Care Centre) for the amendment of the Ekurhuleni Town Planning Scheme, 2014, by the rezoning of the property described above, from “Residential 1” to “Residential 4”.

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager Ekurhuleni Metropolitan Municipality (Kempton Park Customer Care Centre), Department of City Planning, 5th Floor, Civic Centre, corner CR Swart Drive and Pretoria Road, Kempton Park, for a period of 28 days from 26 February 2020. Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager at the above address or at P O Box 13, Kempton Park, 1620, within 28 days from the 26 February 2020.

Address of agent: Hermann J Scholtz, PO Box 7775 | Birchleigh | Kempton Park | 1621 | Tel: 0828532885 | e-mail: [info@thetownplannerandcompany.co.za](mailto:info@thetownplannerandcompany.co.za)

26–4

**PROVINSIALE KENNISGEWING 146 VAN 2020****EKURHULENI METROPOLITAANSE MUNISIPALITEIT KEMPTON PARK KLIENTEDIENS-SENTRUM  
WYSIGINGSKEMA K0595**

Ek, Hermann Joachim Scholtz, van die Town Planner and Company, synde die gemagtigde agent van die eienaars van Erf 16 Kempton Park Uitbreiding, geleë te 31 Noord Rand Weg, gee hiermee ingevolge Artikel 56 (1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 saam gelees met die Wet op Ruimtelike Beplanning en Grondgebruikbestuur, 2013 (Wet 16 van 2013), kennis dat ons by die Ekurhuleni Metropolitaanse Munisipaliteit, Kempton Park Klientediens-Sentrum aansoek gedoen het om die wysiging van die Ekurhuleni Dorps Beplanning Skema, 2014, deur die herzonering van die eiendom hierbo beskryf van “Residentieël 1” na “Residensieël 4”.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoor ure by die kantoor van die Area Bestuurder, Ekurhuleni Metropolitaanse Munisipaliteit (Kempton Park Klientediens-Sentrum), Departement Stadsbeplanning, 5de Vloer, Burgersentrum, hoek van CR Swart Weg en Pretoria Weg, Kempton Park, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020. Besware teen of vertoe ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 26 Februarie 2020 skriftelik by of tot die Area Bestuurder by bovermelde adres of by Posbus 13, Kempton Park, 1620 ingedien of gerig word.

Adres van agent: Hermann J Scholtz, Posbus 7775 | Birchleigh | Kempton Park | 1621 | Tel: 0828532855 | E-pos: [info@thetownplannerandcompany.co.za](mailto:info@thetownplannerandcompany.co.za)

26–4

**PROVINCIAL NOTICE 147 OF 2020****APPLICABLE SCHEME: CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given, in terms of Section 26 of the City of Johannesburg Municipal Planning By-Law, 2016, that I/we, the undersigned, intend to apply to the City of Johannesburg for a township establishment.

**APPLICATION PURPOSES:**

The application is for a township known as Zandspruit Extension 95 situated on Portion 94 (a portion of portion 21) of the Farm Zandspruit No 191 IQ. The proposed township will consist of 139 erven: 135 erven zoned "Residential 1" (Height Zone A: 3 storeys; Coverage: 60%; F.A.R.: 1,2; Density: 1du/erf; Building Lines: 1m along the street boundaries) for the construction of 135 dwelling homes; 1 erf zoned "Municipal" for a stormwater attenuation pond; 3 erven zoned "Public Open Space" for parks and Streets, in terms of the City of Johannesburg Land Use Scheme, 2018.

**SITE DESCRIPTION:**

Erf/Erven (Stand) No(s): Portion 94 (a portion of portion 21) of the Farm Zandspruit No 191 IQ  
Township (Suburb) Name: Zandspruit  
Street Address: Plot 94 Vale Avenue, Zandspruit

The above application in terms of the City of Johannesburg Land Use Scheme, 2018 will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to both the owner / agent and the Registration Section of the Department of Development Planning at the above address, or posted to P.O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email send to [ObjectionsPlanning@joburg.org.za](mailto:ObjectionsPlanning@joburg.org.za), by not later than 25 March 2020.

Any objection/s not fully motivated as required in terms of Section 68 of The City of Johannesburg Municipal Planning By-Law, 2016, (Validity of Objections) may be deemed invalid and may be disregarded during the assessment of the application.

**AUTHORISED AGENT**

Full name: Jon Busser, Postal Address: PO Box 291803 Melville, 2109, Residential Address: 4<sup>th</sup> Floor Atholl Towers, 129 Patricia Road, Sandown, 2196, Tel No (w): 011 482-4131, Fax No: 011 482-9959, Cell: 082 653 4155, Email Address: [jon@urbandynamics.co.za](mailto:jon@urbandynamics.co.za)

**DATE:** 26 February 2020

**PROVINCIAL NOTICE 148 OF 2020****APPLICABLE SCHEME: CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given, in terms of Section 26 of the City of Johannesburg Municipal Planning By-Law, 2016, that I/we, the undersigned, intend to apply to the City of Johannesburg for a township establishment.

**APPLICATION PURPOSES:**

The application is for a township known as Zandspruit Extension 96 situated on Portion 95 (a portion of portion 21) of the Farm Zandspruit No 191 IQ. The proposed township will consist of 117 erven: 112 erven zoned "Residential 1" (Height Zone A: 3 storeys; Coverage: 60%; F.A.R.: 1,2; Density: 1du/erf; Building Lines: 1m along the street boundaries) for the construction of 112 dwelling homes; 1 erf zoned "Municipal" for a stormwater attenuation pond; 1 erf zoned "Special" for a Telecommunications Mast; 3 erven zoned "Public Open Space" for parks and Streets, in terms of the City of Johannesburg Land Use Scheme, 2018.

**SITE DESCRIPTION:**

Erf/Erven (Stand) No(s): Portion 95 (a portion of portion 21) of the Farm Zandspruit No 191 IQ  
Township (Suburb) Name: Zandspruit  
Street Address: Plot 95 Vale Avenue, Zandspruit

The above application in terms of the City of Johannesburg Land Use Scheme, 2018 will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to both the owner / agent and the Registration Section of the Department of Development Planning at the above address, or posted to P.O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email send to [ObjectionsPlanning@joburg.org.za](mailto:ObjectionsPlanning@joburg.org.za), by not later than 25 March 2020.

Any objection/s not fully motivated as required in terms of Section 68 of The City of Johannesburg Municipal Planning By-Law, 2016, (Validity of Objections) may be deemed invalid and may be disregarded during the assessment of the application.

**AUTHORISED AGENT**

Full name: Jon Busser, Postal Address: PO Box 291803 Melville, 2109, Residential Address: 4<sup>th</sup> Floor Atholl Towers, 129 Patricia Road, Sandown, 2196, Tel No (w): 011 482-4131, Fax No: 011 482-9959, Cell: 082 653 4155, Email Address: jon@urbandynamics.co.za

**DATE:** 26 February 2020

**PROVINCIAL NOTICE 149 OF 2020****EKURHULENI METROPOLITAN MUNICIPALITY KEMPTON PARK CUSTOMER CARE CENTRE  
AMENDMENT SCHEME K0595**

I, Hermann Joachim Scholtz of the Town Planner and Company, being the authorized agent of the owners of Erf 160 Kempton Park West, situated at cnr Pyp Avenue and Handel Street, hereby give notice in terms of Section 56(1) of the Ordinance on Town Planning and Townships, 1986 (Ordinance 15 of 1986) read together with the Spatial Land Use Management Act (16 of 2013), that we have applied to the Ekurhuleni Metropolitan Municipality (Kempton Park Customer Care Centre) for the amendment of the Ekurhuleni Town Planning Scheme, 2014, by the Rezoning of the property described above, from "Business 2" to "Residential 4" for the purpose of use the existing structure for residential flats only .

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager Ekurhuleni Metropolitan Municipality (Kempton Park Customer Care Centre), Department of City Planning, 5th Floor, Civic Centre, corner CR Swart Drive and Pretoria Road, Kempton Park, for a period of 28 days from 26 February 2020. Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager at the above address or at P O Box 13, Kempton Park, 1620, within 28 days from the 26 February 2020.

Address of agent: Hermann J Scholtz, PO Box 7775 | Birchleigh | Kempton Park | 1621 | Tel: 0828532885 | e-mail: [info@thetownplannerandcompany.co.za](mailto:info@thetownplannerandcompany.co.za)

26-04

**PROVINSIALE KENNISGEWING 149 VAN 2020****EKURHULENI METROPOLITAANSE MUNISIPALITEIT KEMPTON PARK KLIENTEDIENS  
SENTRUM - WYSIGINGSKEMA K0595**

Ek, Hermann Joachim Scholtz van die Town Planner and Company, synde die gemagtigde agent van die eienaars van Erf 160 Kempton Park Wes, geleë te hoek van Pyp Laan en Handel Straat, gee hiermee ingevolge Artikel 56 (1) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 saam gelees met die Wet op Ruimtelike Beplanning en Grondgebruikbestuur, 2013 (Wet 16 van 2013), kennis dat ons by die Ekurhuleni Metropolitaanse Munisipaliteit, Kempton Park, Klientediens-Sentrum aansoek gedoen het om die wysiging van die Ekurhuleni Dorps Beplanning Skema, 2014, deur die herzonering van die eiendom hierbo beskryf van "Besigheid 2" na "Residensieel 4" vir die doeleindes om die totale gebou te gebruik vir residensiele woonstelle alleenlik .

Besonderhede van die aansoek lê ter insae gedurende gewone kantoor ure by die kantoor van die Area Bestuurder, Ekurhuleni Metropolitaanse Munisipaliteit (Kempton Park Klientediens-Sentrum), Departement Stadsbeplanning, 5de Vloer, Burgersentrum, hoek van CR Swart Weg en Pretoria Weg, Kempton Park, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020. Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 26 Februarie 2020 skriftelik by of tot die Area Bestuurder by bovermelde adres of by Posbus 13, Kempton Park, 1620 ingedien of gerig word.

Adres van agent: Hermann J Scholtz, Posbus 7775 | Birchleigh | Kempton Park | 1621 | Tel: 0828532855 | E-pos: [info@thetownplannerandcompany.co.za](mailto:info@thetownplannerandcompany.co.za)

26-04

**PROVINCIAL NOTICE 150 OF 2020****NOTICE IN TERMS OF SECTION 38(2) AND 62(6) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE SIMULTANEOUS AMENDMENT OF THE VANDERBIJLPARK TOWN PLANNING SCHEME, 1987 AND THE REMOVAL OF RESTRICTIVE CONDITIONS IN RESPECT OF ERF 610 VANDERBIJL PARK SOUTH EAST NO. 7.**

I, Mr. F H Weites of Pace Plan Consultants, being the authorized agent of the owner of Erf 610 Vanderbijl Park South East No. 7, situated at 43 Cornwallis Harris Street, Vanderbijlpark SE 7, hereby give notice in terms of Section 38(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality in terms of Section 62(6) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, for the removal of certain conditions described in the Title Deed of Erf 610 Vanderbijl Park South East No. 7 and the simultaneous amendment of the Vanderbijlpark Town Planning Scheme, 1987, in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, with the rezoning of Erf 610 Vanderbijl Park South East No. 7 from "Residential 1" to "Residential 4" for student housing with building lines of 0 metre on the street and side boundaries and 2 metre from the rear boundary.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Strategic Manager: Land Use Management, First floor, Old Trust Bank Building, corner of President Kruger Street and Eric Louw Street, Vanderbijlpark, for 28 days from 26 February 2020. Any person, who wishes to object to the application or submit representations in respect thereof, must lodge the same in writing to the Municipal Manager at the named address or to PO Box 3, Vanderbijlpark, 1900, or fax to 0169505533 within 28 days from 26 February 2020.

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0760441213, frikkie@paceplan.co.za: DATE OF FIRST PUBLICATION: 26 FEBRUARY 2020

**PROVINSIALE KENNISGEWING 150 VAN 2020****KENNISGEWING INGEVOLGE ARTIKEL 38(2) EN 62(6) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE GELYKTYDIGE WYSIGING VAN DIE VANDERBIJLPARK DORPSBEPLANNINGSKEMA, 1987 EN DIE OPHEFFING VAN BEPERKENDE VOORWAARDES TEN OPSIGTE VAN ERF 610 VANDERBIJL PARK SOUTH EAST NO. 7.**

Ek, Mnr. F H Weites van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van Erf 610 Vanderbijl Park South East No. 7, geleë te 43 Cornwallis Harrisstraat, Vanderbijlpark SE 7, gee hiermee ingevolge Artikel 38(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het ingevolge Artikel 62(6) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, vir die opheffing van sekere voorwaardes soos beskryf in die Titelakte van Erf 610 Vanderbijl Park South East No. 7 en die gelyktydige wysiging van die Vanderbijlpark Dorpsbeplanningskema, 1987, ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, deur die hersonering van Erf 610 Vanderbijl Park South East No. 7 vanaf "Residensieel 1" na "Residensieel 4" vir studentebehuising met boulyne van 0 meter op die straat- en sygrense en 2 meter vanaf die agterste grens.

Besonderhede van die aansoek sal ter insae lê gedurende normale kantoorure by die kantoor van die Strategiese Bestuurder: Grondgebruiksbestuur, Eerste vloer, Ou Trust Bank Gebou, hoek van President Krugerstraat en Eric Louwstraat, Vanderbijlpark, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020. Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 26 Februarie 2020 skriftelik by die Munisipale Bestuurder by bogemelde adres of by Posbus 3, Vanderbijlpark, 1900, ingedien of gerig word of gefaks word na 0169505533.

Agent adres: Pace Plan Consultants, 70A Chopinstraat, Vanderbijlpark SW 5, 1911, Tel: 0760441213, frikkie@paceplan.co.za: DATUM VAN EERSTE PUBLIKASIE: 26 FEBRUARIE 2020

**PROVINCIAL NOTICE 151 OF 2020****NOTICE IN TERMS OF SECTION 38(2) AND 62(6) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE SIMULTANEOUS AMENDMENT OF THE VANDERBIJLPARK TOWN PLANNING SCHEME, 1987 AND THE REMOVAL OF RESTRICTIVE CONDITIONS IN RESPECT OF HOLDING 19 STEFANO PARK AGRICULTURAL HOLDINGS.**

I, Mr. F H Weites of Pace Plan Consultants, being the authorized agent of the owner of Holding 19 Stefano Park Agricultural Holdings, situated at 19 Olga Kirsch Street, Stefano Park AH, West of Vanderbijlpark, hereby give notice in terms of Section 38(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality in terms of Section 62(6) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, for the removal of certain conditions described in the Title Deed of Holding 19 Stefano Park Agricultural Holdings and the simultaneous amendment of the Vanderbijlpark Town Planning Scheme, 1987, in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, with the rezoning of Holding 19 Stefano Park Agricultural Holdings from "Agricultural" to "Agricultural" with an annexure that the property may also be used for a seed, forage and agricultural medicine shop restricted to 200m<sup>2</sup>.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Strategic Manager: Land Use Management, First floor, Old Trust Bank Building, corner of President Kruger Street and Eric Louw Street, Vanderbijlpark, for 28 days from 26 February 2020. Any person, who wishes to object to the application or submit representations in respect thereof, must lodge the same in writing to the Municipal Manager at the named address or to PO Box 3, Vanderbijlpark, 1900, or fax to 0169505533 within 28 days from 26 February 2020.

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0760441213, frikkie@paceplan.co.za: DATE OF FIRST PUBLICATION: 26 FEBRUARY 2020

**PROVINSIALE KENNISGEWING 151 VAN 2020****KENNISGEWING INGEVOLGE ARTIKEL 38(2) EN 62(6) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE GELYKTYDIGE WYSIGING VAN DIE VANDERBIJLPARK DORPSBEPLANNINGSKEMA, 1987 EN DIE OPHEFFING VAN BEPERKENDE VOORWAARDES TEN OPSIGTE VAN HOEWE 19 STEFANO PARK LANDBOUHOEWES.**

Ek, Mnr. F H Weites van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van Hoewe 19 Stefano Park Landbouhoewes, geleë te 19 Olga Kirschstraat, Stefano Park Landbouhoewes, Wes van Vanderbijlpark, gee hiermee ingevolge Artikel 38(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het ingevolge Artikel 62(6) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, vir die opheffing van sekere voorwaardes soos beskryf in die Titelakte van Hoewe 19 Stefano Park Landbouhoewes en die gelyktydige wysiging van die Vanderbijlpark Dorpsbeplanningskema, 1987, ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, deur die hersonering van Hoewe 19 Stefano Park Landbouhoewes vanaf "Landbou" na "Landbou" met 'n bylae dat die eiendom ook gebruik kan word vir 'n saad, voer en landbou medisyne winkel, beperk tot 200m<sup>2</sup>.

Besonderhede van die aansoek sal ter insae lê gedurende normale kantoorure by die kantoor van die Strategiese Bestuurder: Grondgebruiksbestuur, Eerste vloer, Ou Trust Bank Gebou, hoek van President Krugerstraat en Eric Louwstraat, Vanderbijlpark, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020. Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 26 Februarie 2020 skriftelik by die Munisipale Bestuurder by bogemelde adres of by Posbus 3, Vanderbijlpark, 1900, ingedien of gerig word of gefaks word na 0169505533.

Agent adres: Pace Plan Consultants, 70A Chopinstraat, Vanderbijlpark SW 5, 1911, Tel: 0760441213, frikkie@paceplan.co.za: DATUM VAN EERSTE PUBLIKASIE: 26 FEBRUARIE 2020



**PROVINCIAL NOTICE 152 OF 2020****NOTICE IN TERMS OF SECTION 38(2) AND 62(6) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE SIMULTANEOUS AMENDMENT OF THE VANDERBIJLPARK TOWN PLANNING SCHEME, 1987 AND THE REMOVAL OF RESTRICTIVE CONDITIONS IN RESPECT OF ERF 566 VANDERBIJL PARK SOUTH EAST NO. 7.**

I, Mr. F H Weites of Pace Plan Consultants, being the authorized agent of the owner of Erf 566 Vanderbijl Park South East No. 7, situated at 37 Sparrman Street, Vanderbijlpark SE 7, hereby give notice in terms of Section 38(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality in terms of Section 62(6) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, for the removal of certain conditions described in the Title Deed of Erf 566 Vanderbijl Park South East No. 7 and the simultaneous amendment of the Vanderbijlpark Town Planning Scheme, 1987, in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, with the rezoning of Erf 566 Vanderbijl Park South East No. 7 from "Residential 1" to "Residential 4" for student housing with a coverage of 50%, height of 2 storeys and building lines of 0 metre on all boundaries.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Strategic Manager: Land Use Management, First floor, Old Trust Bank Building, corner of President Kruger Street and Eric Louw Street, Vanderbijlpark, for 28 days from 26 February 2020. Any person, who wishes to object to the application or submit representations in respect thereof, must lodge the same in writing to the Municipal Manager at the named address or to PO Box 3, Vanderbijlpark, 1900, or fax to 0169505533 within 28 days from 26 February 2020.

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0760441213, frikkie@paceplan.co.za: DATE OF FIRST PUBLICATION: 26 FEBRUARY 2020

**PROVINSIALE KENNISGEWING 152 VAN 2020****KENNISGEWING INGEVOLGE ARTIKEL 38(2) EN 62(6) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE GELYKTYDIGE WYSIGING VAN DIE VANDERBIJLPARK DORPSBEPLANNINGSKEMA, 1987 EN DIE OPHEFFING VAN BEPERKENDE VOORWAARDES TEN OPSIGTE VAN ERF 566 VANDERBIJL PARK SOUTH EAST NO. 7.**

Ek, Mnr. F H Weites van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van Erf 566 Vanderbijl Park South East No. 7, geleë te 37 Sparrmanstraat, Vanderbijlpark SE 7, gee hiermee ingevolge Artikel 38(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het ingevolge Artikel 62(6) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, vir die opheffing van sekere voorwaardes soos beskryf in die Titelakte van Erf 566 Vanderbijl Park South East No. 7 en die gelyktydige wysiging van die Vanderbijlpark Dorpsbeplanningskema, 1987, ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, deur die hersonering van Erf 566 Vanderbijl Park South East No. 7 vanaf "Residensieel 1" na "Residensieel 4" vir studentebehuising met 'n dekking van 50%, hoogte van 2 verdiepinge en boulyne van 0 meter op alle grense.

Besonderhede van die aansoek sal ter insae lê gedurende normale kantoorure by die kantoor van die Strategiese Bestuurder: Grondgebruiksbestuur, Eerste vloer, Ou Trust Bank Gebou, hoek van President Krugerstraat en Eric Louwstraat, Vanderbijlpark, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020. Besware teen of versoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 26 Februarie 2020 skriftelik by die Munisipale Bestuurder by bogemelde adres of by Posbus 3, Vanderbijlpark, 1900, ingedien of gerig word of gefaks word na 0169505533.

Agent adres: Pace Plan Consultants, 70A Chopinstraat, Vanderbijlpark SW 5, 1911, Tel: 0760441213, frikkie@paceplan.co.za: DATUM VAN EERSTE PUBLIKASIE: 26 FEBRUARIE 2020

**PROVINCIAL NOTICE 153 OF 2020****NOTICE IN TERMS OF SECTION 38(2) AND 62(6) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE SIMULTANEOUS AMENDMENT OF THE VANDERBIJLPARK TOWN PLANNING SCHEME, 1987 AND THE REMOVAL OF RESTRICTIVE CONDITIONS IN RESPECT OF ERF 400 VANDERBIJL PARK SOUTH EAST NO. 7.**

I, Mr. F H Weites of Pace Plan Consultants, being the authorized agent of the owner of Erf 400 Vanderbijl Park South East No. 7, situated at 257 Louis Trichardt Boulevard, Vanderbijlpark SE 7, hereby give notice in terms of Section 38(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality in terms of Section 62(6) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, for the removal of certain conditions described in the Title Deed of Erf 400 Vanderbijl Park South East No. 7 and the simultaneous amendment of the Vanderbijlpark Town Planning Scheme, 1987, in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, with the rezoning of Erf 400 Vanderbijl Park South East No. 7 from "Residential 1" to "Special" for a health and wellness centre which includes offices and a retail area of 80m<sup>2</sup>, with a coverage of 50%, height of 2 storeys, F.A.R. of 1.0 and building lines of 5 metre from the street boundary, 0 metre on the side side boundaries and 2 metre from the rear boundary.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Strategic Manager: Land Use Management, First floor, Old Trust Bank Building, corner of President Kruger Street and Eric Louw Street, Vanderbijlpark, for 28 days from 26 February 2020. Any person, who wishes to object to the application or submit representations in respect thereof, must lodge the same in writing to the Municipal Manager at the named address or to PO Box 3, Vanderbijlpark, 1900, or fax to 0169505533 within 28 days from 26 February 2020.

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0760441213, frikkie@paceplan.co.za: DATE OF FIRST PUBLICATION: 26 FEBRUARY 2020

**PROVINSIALE KENNISGEWING 153 VAN 2020****KENNISGEWING INGEVOLGE ARTIKEL 38(2) EN 62(6) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE GELYKTYDIGE WYSIGING VAN DIE VANDERBIJLPARK DORPSBEPLANNINGSKEMA, 1987 EN DIE OPHEFFING VAN BEPERKENDE VOORWAARDES TEN OPSIGTE VAN ERF 400 VANDERBIJL PARK SOUTH EAST NO. 7.**

Ek, Mnr. F H Weites van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van Erf 400 Vanderbijl Park South East No. 7, geleë te 257 Louis Trichardt Boulevard, Vanderbijlpark SE 7, gee hiermee ingevolge Artikel 38(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het ingevolge Artikel 62(6) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, vir die opheffing van sekere voorwaardes soos beskryf in die Titelakte van Erf 400 Vanderbijl Park South East No. 7 en die gelyktydige wysiging van die Vanderbijlpark Dorpsbeplanningskema, 1987, ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, deur die hersonering van Erf 400 Vanderbijl Park South East No. 7 vanaf "Residensieel 1" na "Spesiaal" vir 'n gesondheids- en welstandssentrum met kantore en 'n kleinhandelsarea van 80 m<sup>2</sup>, met 'n dekking van 50%, hoogte van 2 verdiepings, V.O.V. van 1.0 en boulyne van 5 meter vanaf die straatgrens, 0 meter op die sygrense en 2 meter vanaf die agterste grens.

Besonderhede van die aansoek sal ter insae lê gedurende normale kantoorure by die kantoor van die Strategiese Bestuurder: Grondgebruiksbestuur, Eerste vloer, Ou Trust Bank Gebou, hoek van President Krugerstraat en Eric Louwstraat, Vanderbijlpark, vir 'n tydperk van 28 dae vanaf 26 Februarie 2020. Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 26 Februarie 2020 skriftelik by die Munisipale Bestuurder by bogemelde adres of by Posbus 3, Vanderbijlpark, 1900, ingedien of gerig word of gefaks word na 0169505533.

Agent adres: Pace Plan Consultants, 70A Chopinstraat, Vanderbijlpark SW 5, 1911, Tel: 0760441213, frikkie@paceplan.co.za: DATUM VAN EERSTE PUBLIKASIE: 26 FEBRUARIE 2020

**PROVINCIAL NOTICE 154 OF 2020****NOTICE IN TERMS OF SECTION 41 OF THE CITY OF JOHANNESBURG PLANNING BY – LAW, 2016**

I Noel Brownlee being the authorised agent of Erf 10 Linksfield North hereby give notice in terms of Section 41 of the City of Johannesburg Municipal Planning By –Law 2016, that I have applied to the City of Johannesburg for the removal of certain conditions in the Title Deed of the property described above situated at 5 Morribrook Avenue, Linksfield North.

Particulars of the application are open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regards to the application must be submitted to both the owner / agent and the Registration Section of the Department of Development Planning at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or a facsimile send to (011) 339 4000, or an e-mail send to [benp@joburg.org.za](mailto:benp@joburg.org.za), within 28 days of 26 February 2020.

**Address of authorised agent:** Noel Brownlee; Postal address: P.O. Box 2487, Bedfordview 2008. Cell: 083 255 6583. Email address: [noelbb@mweb.co.za](mailto:noelbb@mweb.co.za). Advert Date: 26/2/2020.

**PROVINSIALE KENNISGEWING 155 VAN 2020****TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VIR 'N HERSONERINGS AANSOEK EN VERWYDERING VAN BEPERKENDE  
VOORWAARDES AANSOEK IN TERME VAN ARTIKEL 16 (1) EN (2)  
VAN DIE STAD VAN TSHWANE GROND GEBRUIKS BESTUUR BY-WET, 2016**

Ons, Urbansignal, die gemagdigte agent van die geregistreerde eienaar van Erf 668 Menlo Park, gee hiermee, ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grond Gebruiks Bestuur By-wet, 2016 kennis dat ons aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplannings Skema, 2008 (Hersien 2014), vir die hersonering van Erf 668 Menlo Park vanaf Residensieel 1 tot Residensieel 3, onderworpe aan sekere voorwaardes, asook aansoek gedoen het ingevolge Artikel 16 (2) van die Stad van Tshwane Grond Gebruiks Bestuur By-wet, 2016, vir die verwydering van beperkende voorwaardes A – N, soos vervat in die Transportakte T710 / 1971. Die eiendom is geleë oos en aangrensend tot 22ste straat, nommer 41, 22ste in die Menlo Park area. Die bedoeling van die hersonerings aansoek is om aansoek te doen vir 80 eenhede per hektaar, vir 18 eenhede op die terrein. Enige beswaar, met die redes daarvoor en / of kommentaar, met volle kontakbesonderhede, waarsonder die munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar en / of kommentaar maak nie, moet skriftelik gelooft word tot: die Hoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Kamer E10, h / v Basden en Rabie Strate, Posbus 14013, Lyttleton, 0140 of [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za), binne 28 dae vanaf die datum wat die kennisgewing verskyn. Die datum van kennisgewing is 26 Februarie 2020, volledige besonderhede van die aansoek kan tydens normale kantoor ure by die bogenoemde adres besigtig word. Item Nommer 31411 en 31430 onderskeidelik. Sluitings datum vir besware: 25 Maart 2020, Applikant: Urbansignal Edms Bpk, 50 Elandslaagte Str, Maroelana 0081, Posbus 35881, Menlo Park 0102, Tel: 012 346 0911, epos: [bianca@urbansignal.co.za](mailto:bianca@urbansignal.co.za)

**PROVINCIAL NOTICE 156 OF 2020****CITY OF EKURHULENI METROPOLITAN MUNICIPALITY****A NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 56 OF THE TOWN PLANNING AND TOWNSHIP ORDINANCE NO: 15 OF 1986**

I, Obakeng Molefi of On-Board Architecture, being the authorised agent of the owner(s) of Erven 8998, 21056 & 21058 of Vosloorus Ext 20 and Erf 2575 of Katlehong South, hereby give notice that I have applied to the City of Ekurhuleni Metropolitan Municipality in terms of Section 56 of the Town Planning and Township Ordinance No: 15 of 1986 **for the amendment of City of Ekurhuleni Town Planning Scheme of 2014** as follows:

- 1. Erf 8998 of Vosloorus Ext 20 be rezoned from “Community Facility” to “ Public Open Space”**
- 2. Erven 21056 & 21058 of Vosloorus Ext 20 be rezoned from “Community Facility” to “Residential 4”**
- 3. Erf 2575 of Katlehong South to be rezoned from “Community Facility” to “Residential 4”**

Particulars of the application will be made available for inspection and for public viewing during normal office hours (08:00AM-16:00PM) at the Germiston Municipal offices, **1<sup>st</sup> Floor, Cnr Library and, Meyer St, Germiston, City of Ekurhuleni,1401**, for a period of 14 days( 2 consecutive weeks). Objections to or representations in respect of the application must be lodged with or made in writing to the Municipal Manager at the address listed above or at **PO Box 145, Germiston, 1400** within a period of 14 days from 18<sup>th</sup> of February 2020. These objections or representations must clearly state why the writer is an affected party and how they are affected. The contact details (e.g .email address and telephone / cell phone number) of the writer must also be clearly indicated.

**Address of agent:** 15c Gibson Drive East, Buccleuch, Sandton, 2090 OR PO Box 6478, Halfway House, Midrand, 1685. Email: Obakeng@alleyroads.co.za, Tel No: 087 958 0470.

**PROVINSIALE KENNISGEWING 156 VAN 2020****STAD EKURHULENI METROPOLITAANSE MUNISIPALITEIT****'N KENNISGEWING VAN' N HERSONERING VAN AANSOEK INGEVOLGE ARTIKEL 56 VAN DIE ORDONNANSIE OP DORPSBEPLANNING EN DORP NO: 15 VAN 1986**

Ek, Obakeng Molefi van On-Board Architecture, synde die gemagtigde agent van die eienaar (s) van Erf 8998, 21056 & 21058 van Vosloorus Ext 20 en Erf 2575 van Katlehong-Suid. Ek gee hiermee kennis dat ek aansoek gedoen het by die Stad Ekurhuleni Metropolitaanse Munisipaliteit ingevolge Artikel 56 van die Ordonnansie op Dorpsbeplanning en Dorpe: Nommer 15 van 1986 vir die wysiging van die Stadsbeplanningskema Ekurhuleni van 2014 soos volg:

1. Erf 8998 van Vosloorus Ext 20 word hersoneer van “Gemeenskapsfasiliteit” na “Openbare Oop Plek”
2. Erf 21056 en 21058 van Vosloorus Ext 20 word hersoneer van “Gemeenskapsfasiliteit” na “Residensieel 4”
3. Erf 2575 van Katlehong-Suid moet hersoneer word van “Gemeenskapsfasiliteit” na “Residensieel 4”

Besonderhede van die aansoek word gedurende gewone kantoorure (08:00 - 16:00) by die Germiston Munisipale kantore, **1<sup>st</sup> Floor, Cnr Library and, Meyer St, Germiston, City of Ekurhuleni, 1401**, ter insae en ter insae beskikbaar gestel. , vir 'n periode van 14 dae (2 opeenvolgende weke). Besware teen of vertoe ten opsigte van die aansoek moet binne 'n tydperk van 7 dae vanaf 18 Februarie 2020 skriftelik by die Munisipale Bestuurder by bovermelde adres of by **Posbus 145, Germiston, 1400**, ingedien of gerig word. Voorstellings moet duidelik aandui waarom die skrywer 'n aangetaste party is en hoe hulle geraak word. Die kontakbesonderhede (bv. E-posadres en telefoon / selfoonnommer) van die skrywer moet ook duidelik aangedui word.

**Adres van agent:** Gibsonrylaan 15c, Buccleuch, Sandton, 2090 OF Posbus 6478, Halfway House, Midrand, 1685. E-pos: Obakeng@alleyroads.co.za, tel no: 087 958 0470.

**PROVINCIAL NOTICE 157 OF 2020****CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given, in terms of Section 26 of the City of Johannesburg Municipal Planning By-Law 2016, that I the undersigned, intend to apply to the City of Johannesburg for township establishment.

**APPLICATION PURPOSES:**

To establish a township with 2 (two) "Educational" erven and a Public Road.

**SITE DESCRIPTION:**

**Erf/Erven (stand) No(s):** Portions 110 & 111 of the farm Olifantsvlei 327 IQ  
**Township (Suburb) Name:** Proposed ALVEDA EXTENSION 26  
**Street Address:** Situated on the south and adjacent to Main Road and east and adjacent to the existing Waterstone College, Kibler Park township area.

The above application, in terms of Section 26 of the the City of Johannesburg Municipal Planning By-Law 2016, City of Johannesburg Land Use Scheme, 2018, will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8<sup>th</sup> Floor A- Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regards to the application must be submitted to both the owner / agent and the Registration Section of the Department of Development Planning at the above address, or posted to P.O. Box 30733, Braamfontein, 2017 or a facsimile send to (011) 339 4000, or an e-mail send to [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za), by no later than **25 March 2020**.

**OWNER / AUTHORISED AGENT**

**Full name:** Eddie Taute, Hunter Theron Inc Town Planners  
**Postal Address:** P.O. Box 489, Florida Hills **Code:** 1716  
**Tel No (w):** 011-472-1613 **Fax No:** 011-472-3454  
**Email address:** eddie@huntertheron.co.za  
**Date:** 26 February 2020

**PROVINCIAL NOTICE 158 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 (2) AND (3) OF THE TSHWANE TOWN PLANNING SCHEME, 2008 (REVISED 2014), READ IN CONJUNCTION WITH SECTION 16 (3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAWS, 2016**

We, Urbansignal Pty Ltd being the applicant for and on behalf of the registered owner of Portion 1 of Holding 44 Waterkloof AH, situated on 817 Petrus street, in the Rietvalleirand area, hereby give notice in terms of Clause 16 (2) and (3) of the Tshwane Town-Planning Scheme, 2008 (Revised 2014), read in conjunction with Section 16 (3) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for council's consent for a Petting Zoo, subject to conditions.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Group Head: Economic Development and Spatial Planning, Room E10, cnr Basden and Rabie Streets P.O. Box 14013, Lyttleton, 0140 or [CityP\\_Resistration@tshwane.gov.za](mailto:CityP_Resistration@tshwane.gov.za), within 28 days of the notice being displayed. The date of notification in the Provincial Gazette being 26 February 2020, full details of the application can be viewed during normal office hours at the above-mentioned address, Item Number 31349. Closing date for objections: 25 March 2020. Applicant: Urbanignal Pty Ltd, 50 Elandsplaagte Rd, Maroelalana 0081, PO Box 35881, Menlo Park 0102, Tel: 012 346 0911, email: [dian@urbansignal.co.za](mailto:dian@urbansignal.co.za)

**PROVINSIALE KENNISGEWING 158 VAN 2020****TSHWANE METROPOLITAANSE MUNISIPALITEIT  
KENNISGEWING VIR 'N TOESTEMMINGSGEBRUIK IN TERME VAN KLOUSULE 16 (2) EN (3)  
VAN DIE TSHWANE-DORPSBEPLANNINGSKEMA, 2008  
(HERSIEN 2014), SAAMGELEES MET ARTIKEL 16 (3) VAN DIE STAD VAN TSHWANE GROND  
GEBRUIKS BESTUUR BY-WET, 2016**

Ons, Urbansignal Edms Bpk, die applikant vir en namens die geregistreerde eienaar van Gedeelte 1 van Hoewe 44 Waterkloof LH, gelee op 817 Petrus Straat in die Rietvalleirand area, gee kennis ingevolge Klousule 16 (2) en (3) van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014) en saamgelees met Artikel 16 (3) van die Stad van Tshwane Grondgebruiks Bestuur By-wet, 2016 dat ons aansoek gedoen het by die Tshwane Metropolitaanse Munisipaliteit vir die raad se toestemming vir 'n Troeteldieretuin, onderworpe aan seker voorwaardes.

Enige beswaar, met die redes daarvoor en / of kommentaar, met volle kontakbesonderhede, waarsonder die munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar en / of kommentaar maak nie, moet skriftelik skriftelik geloots word tot: die Hoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Kamer E10, h / v Basden en Rabie Strate, Posbus 14013, Lyttelton, 0140 of by [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za), binne 28 dae vanaf die datum wat die kennisgewing verskyn. Die datum van kennisgewing in die Provinsiale Koerant is 26 Februarie 2020, volledige besonderhede van die aansoek kan tydens normale kantoor ure by die bogenoemde adres besigtig word, Item Nommer 31349. Sluitings datum vir besware: 25 Maart 2020, Applikant: Urbansignal Edms Bpk, 50 Elandsplaagte Str, Maroelana 0081, Posbus 35881, Menlo Park 0102, Tel: 012 346 0911, epos: [dian@urbansignal.co.za](mailto:dian@urbansignal.co.za)

**PROVINCIAL NOTICE 159 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF A REZONING APPLICATION AND REMOVAL OF RESTRICTIVE TITLE  
CONDITIONS APPLICATION MADE IN TERMS OF SECTION 16(1) AND 16(2) OF THE CITY OF  
TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

We, Urbansignal being the authorised agent of the registered owner of Erf 668 Menlo Park, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning of Erf 668 Menlo Park from Residential 1 to Residential 3, subject to conditions and in terms of Section 16(2) of the City of Tshwane Land Use Management By-law, 2016 for the Removal of Restrictive Title Conditions A – N as contained in the Deed of Transfer No. T710 / 1971. The property is situated east and adjacent to 22<sup>nd</sup> Street at number 41, 22<sup>nd</sup> Street, within the Menlo Park area. The intension of this application is to apply for a density of 80 dwelling units per hectare, to allow for 18 units on site. Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to the Group Head: Economic Development and Spatial Planning, Room E10, cnr Basden and Rabie Streets P.O. Box 14013, Lyttelton, 0140 or [CityP\\_Resistration@tshwane.gov.za](mailto:CityP_Resistration@tshwane.gov.za), within 28 days of the notice being displayed. The date of notification being 26 February 2020, full details of the application can be viewed during normal office hours at the above mentioned address, Item Numbers 31411 and 31430 respectively. Closing date for objections: 25 March 2020 . Applicant: Urbanignal Pty Ltd, 50 Elandsplaagte Rd, Maroelalana 0081, PO Box 35881, Menlo Park 0102, Tel: 012 346 0911, email: [bianca@urbansignal.co.za](mailto:bianca@urbansignal.co.za)

**PROVINCIAL NOTICE 160 OF 2020**

NOTICE IS HEREBY GIVEN, IN TERMS OF SECTION 41 OF THE CITY OF JOHANNESBURG MUNICIPAL BY-LAW, 2016, THAT I THE UNDERSIGNED, INTEND TO APPLY TO THE CITY OF JOHANNESBURG FOR:

THE REMOVAL OF RESTRICTIONS FROM A REGISTERED TITLE DEED

*REGISTERED TITLE DEED NUMBER: T05511/13*

*REMOVE CLAUSE 1(b) – Not more than one dwelling house, with the necessary accommodation for livestock and servants shall be erected on each or either lot of the property*

*REMOVE CLAUSE 2(a) - Not more than one dwelling house, with the necessary accommodation for livestock and servants shall be erected on each or either Lot of the property*

SITE DESCRIPTION:

ERF/ERVEN (STAND) NO(s):	Remaining Extent of Erf 738
TOWNSHIP (SUBURB) NAME:	CRAIGHALL PARK
STREET ADDRESS:	118 BUCKINGHAM AVENUE, CRAIGHALL PARK
CODE:	2196

Particulars of this application will be open for inspection from 08h00 to 15h30 at the Registration Counter, department of Development planning, Room 8100, 8<sup>th</sup> Floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection of representation with regard to the application must be submitted to both the owner / agent and the Registration Centre of the Department of Development planning at the above address, or posted to PO Box 30733, Braamfontein 2017, or a facsimile sent to (011) 339-4000, or an email sent to: [objectionsplanning@joburg.org.za](mailto:objectionsplanning@joburg.org.za) by not later than 25<sup>th</sup> March 2020.

Any objection/s not fully motivated as required in terms of Section 68 of The City of Johannesburg Municipal Planning By-Law, 2016, (Validity of Objections) may be deemed invalid and may be disregarded during the assessment of the application.



## PROVINCIAL NOTICE 161 OF 2020

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF A TOWNSHIP IN TERMS OF SECTION 16(4) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 - ERASMUS EXTENSION 44**

I, Leonie du Bruto of the firm du Bruto, Town & Regional Planning being the applicant hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the establishment of the township Erasmus Extension 44 in terms of Section 16(4) of the City of Tshwane Land Use Management Bylaw, 2016 referred to in the Annexure hereto.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: the Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from 26 February 2020 until 25 March 2020. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, Beeld and The Citizen newspapers.

**Address of Municipal offices:** LG004, Isivuno House, 143 Lilian Ngoyi Street, Municipal Offices, Pretoria. **Closing date for any objections and/or comments:** 25 March 2020.

**Address of applicant:** 263 Kiewiet Avenue, Wierdapark X 1, Centurion; P.O Box 51051, Wierdapark, Centurion, 0149; Telephone No: 012 6544354 / 083 4596354

**Dates on which notice will be published:** 26 February 2020 and 4 March 2020.

**ANNEXURE:**

**Name of township:** Erasmus Extension 44.

**Full name of applicant:** Leonie du Bruto, from the firm du Bruto, Town & Regional Planning on behalf of Brookway Properties 50 (Pty) Ltd.

**Number of erven, proposed zoning and development control measures:** 2 Erven:

**Erf 1:** Zoning: Business 2 including Transport terminus, Height: 2 Storeys; Coverage: 35%; FAR: 0,4. **Erf**

**2:** Zoning: Business 2, Height: 2 Storeys; Coverage: 30%; FAR: 0,3. **The intension of the applicant in this matter is to:** Develop a business centre on the property.

**Locality and description of property on which township is to be established:** Portion 17 (a Portion of Portion 14) of the farm Nooitgedacht 525-JR. The proposed township is situated east of the R25 Provincial Road and south of the eastern extension of Botha Street.

**Reference:** CPD9/2/4/2-5552T; Erasmus X 44; Item No.: 31524.

**PROVINSIALE KENNISGEWING 161 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN 'N AANSOEK OM DORPSTIGTING INGEVOLGE ARTIKEL 16(4) VAN DIE STAD VAN TSHWANE SE GRONDGEBRUIKSBESTUUR BYWET, 2016: ERASMUS X 44**

Ek, Leonie du Bruto, van die firma du Bruto, Stads- en Streeksbeplanning, synde die applikant gee hiermee ingevolge Artikel 16(1)(f) van die Stad van Tshwane se Grondgebruiksbestuur Bywet, 2016 kennis dat ek by die Stad Tshwane aansoek gedoen het vir Dorpstigting ingevolge Artikel 16(4) van die Stad Tshwane se Grondgebruiksbestuur Bywet, 2016, soos verwys in die **BYLAE** hierby.

Enige besware en/ of kommentare, insluitend die gronde vir sodanige beswaar en/of kommentare, met volle kontakbesonderhede, waarsonder die Munisiplaiteit nie met die persoon of liggaam wat die besware indien kan kommunikeer nie, moet skriftelik by of tot Die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of aan [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) ingedien of gerig word vanaf 26 Februarie 2020 tot 25 Maart 2020.

Volle besonderhede en planne (indien enige) van die aansoek lê ter insae gedurende gewone kantoorure by die Munisipale kantore hieronder uiteengesit en kan besigtig word vir 'n periode van 28 dae vanaf die eerste datum van publikasie van die kennisgewing in die Gauteng Provinsiale Koerant en die Beeld en The Citizen koerante. Adres van Munisipale kantore: LG004, Isivuno House, Lilian Ngoyi Straat 143, Pretoria. Sluitingsdatum vir enige beswaar(e) en/of kommentaar(e): 25 Maart 2020. Adres van applikant: du Bruto Stads- en Streekbeplanning; Kiewietlaan 263, Wierdapark X 1; Posbus 51051, Wierdapark, 0149; Telefoon: 012 654 4354 Epos: [leoniedb@zoningapply.co.za](mailto:leoniedb@zoningapply.co.za). Datums waarop kennisgewings gepubliseer word: 26 Februarie 2020 en 4 Maart 2020.

**BYLAE:**

**Naam van dorp:** Erasmus X 44

**Volle naam van die aansoeker:** Leonie du Bruto, van die firma du Bruto, Stads-&Streeksbeplanning namens Brookway Properties 50 (Pty) Ltd.

**Aantal erwe, voorgestelde sonering en ontwikkelingsbeheermaatreels:** 2 Erwe: **Erf 1:** Sonering: Besigheid 2, ingeslote Transport terminus; Hoogte 2 verdiepings; Dekking 35%; VRV 0,4. **Erf 2** Sonering: Besigheid 2; Hoogte 2 verdiepings; Dekking 30%; VRV 0,3.

**Die applikant se bedoeling met die saak is om:** 'n besigheidsentrum op die eiendom te ontwikkel.

**Beskrywing van grond waarop die dorp gestig staan te word:** Gedeelte 167 ('n Gedeelte van Gedeelte 14) van die plaas Nooitgedacht 525-JR. **Ligging:** Die voorgestelde dorp is geleë oos van die R25 Provinsiale pad en suid van die oostelike verlenging van Bothastraat.

**Verwysing:** CPD9/2/4/2-5552T; Erasmus X 44; Item No.: 31524.

**LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS**

**LOCAL AUTHORITY NOTICE 170 OF 2020**

**LOCAL AUTHORITY NOTICE CD03/2020**

**CITY OF EKURHULENI METROPOLITAN MUNICIPALITY  
EKURHULENI TOWN PLANNING SCHEME, 2014  
CITY OF EKURHULENI AMENDMENT SCHEME B0460**

It is hereby notified in terms of Section 57(1)(a) 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 No.16 of 2013) that the City of Ekurhuleni Metropolitan Municipality has approved the amendment of the Ekurhuleni Town Planning Scheme, 2014 by the rezoning of Portion 4 of Erf 7830 Chief Albert Luthuli Park Township from "Business 2" to "Community Facility", subject to conditions.

The amendment scheme documents will lie for inspection during normal office hours at the offices of Head of Department: City Planning, City of Ekurhuleni Metropolitan Municipality, and at the offices of the Area Manager: City Planning Department, Benoni Civic Area; as well as at the Gauteng Provincial Government, Office of the Premier, Gauteng Planning Division.

This amendment scheme is known as City of Ekurhuleni Amendment Scheme B0460. This Scheme shall come into operation from the date of publication of this notice.

Dr I Mashazi, City Manager  
2<sup>nd</sup> Floor, Head Office Building,  
Cnr Cross & Roses Streets,  
Germiston

Notice No. CD03/2020

Date.....

19-26

**LOCAL AUTHORITY NOTICE 171 OF 2020**

**LOCAL AUTHORITY NOTICE CD03/2020**

**CITY OF EKURHULENI METROPOLITAN MUNICIPALITY  
EKURHULENI TOWN PLANNING SCHEME, 2014  
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Dr I Mashazi, City Manager  
2<sup>nd</sup> Floor, Head Office Building,  
Cnr Cross & Roses Streets,  
Germiston

Notice No. CD03/2020

Date.....

19-26

**LOCAL AUTHORITY NOTICE 200 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF A DIVISION OF LAND APPLICATION IN TERMS OF SECTION 16(12)(A)(III) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

We, Urbandevplan Consulting, being the authorised agents of owners of Remainder of Portion 3 Hamanskraal 112-JR, hereby give notice that we have applied at the City of Tshwane in terms City of Tshwane Metropolitan Municipality Section 16(12)(a)(iii) of the City of Tshwane Land Use Management By-Law, 2016.

Any objection(s) and /or comment(s), including the grounds for such objection(s) and /or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and /or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from 19 February 2020.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the first publication (19 February 2020) of the notice in the Provincial Gazette. Address of Municipal offices: LG004, Isivuno House, 143 Lillian Ngoyi Street, Pretoria.

Closing date for any objections and /or comments: 18 March 2020. Physical and Postal Address of agent; Urbandevplan Consulting: 7 Oberholzer Street, Minnebron, Brakpan, 1549; Cell 0658877015, email [infourbandevplan@gamil.com](mailto:infourbandevplan@gamil.com).

CPD/0130/3/R  
(Item no: 31248)

19-26

**PLAASLIKE OWERHEID KENNISGEWING 200 VAN 2020****STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN AANSOEK HERSONERING INGEVOLGE ARTIKEL 16(12)(A)(III) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR-VERORDENING, 2016**

Ons, Urbandevplan Consulting, synde die gemagtigde agent van die eienaar van Remainder van Portion 3 Hamanskraal 112-JR, gee hiermee kennis dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die onderverdeling van die bogenoemde gedeelte in terme van Artikel 16(12)(a)(iii) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016.

Enige beswaar(e) en/of kommentaar, insluitend die gronde vir sodanigebeswaar(e) en/of kommentaar en 'n verduideliking van die persoon(e) se regte en hoe hul belange geraak word deur die aansoek(e), met die volledige kontakbesonderhede van die persoon(e) wat die beswaar(e) en/of kommentaar indien, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar ingedien het nie, moet gedurende gewone kantoorure ingedien word of skriftelik gerig word aan: Die Strategiese Uitvoerende Direkteur: Stads beplanning en ontwikkeling, Posbus 3242, Pretoria, 0001 of [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) vanaf 19 Februarie 2020

Volledige besonderhede en planne (indien enige) van die aansoek lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos hieronder aangetoon, vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie (19 Februarie 2020) van die kennisgewing in die Gauteng Provinsiale Gazette. Adres van Munisipale kantore: Stedelike Beplanning, Afdeling Grondgebruiksregte, Kamer LG004, Isivuno Huis, Lillian Ngoyi Straat 143, Pretoria.

Sluitingsdatum vir enige besware en/of kommentare: 18 Maart 2020. Adres van agent; Urbandevplan Consulting: 7 Oberholzer Street, Minnebron, Brakpan, 1549; Cell 0658877015, email [infourbandevplan@gamil.com](mailto:infourbandevplan@gamil.com)

CPD/0130/3/R  
(Item no: 31248)

19-26

**LOCAL AUTHORITY NOTICE 206 OF 2020****MOGALE CITY LOCAL MUNICIPALITY****NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 45 OF MOGALE CITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2018**

I, **SONJA MEISSNER-ROLOFF of SMR Town & Environmental Planning**, being the applicant of **Portion 175 of Erf 810, Homes Haven Extension 24** hereby give notice in terms of Section 45(2)(a) of the Mogale City Spatial Planning and Land Use Management By-law, 2018, that I have applied to the Mogale City Local Municipality for the amendment of the Krugersdorp Town Planning Scheme, 1980, by the rezoning in terms of the Krugersdorp Town Planning Scheme of the property as described above. The property is situated at Owl Street, Homes Haven Extension 24.

The rezoning is from "Private Open Space" to "Special" for a private road (1 portion); "Private Open Space" (1 portion) and "Residential 1" with a density of One dwelling per erf (24 portions). The rezoning application runs parallel with an application for the subdivision of Portion 175 of Erf 810, Homes Haven Extension 24 into 26 portions which will be consolidated with the adjoining Portions 6 to 29, 169, 170 and 174 of Erf 810, Homes Haven Extension 24 in terms of Section 58 (1) (b) of the said By-law.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: Manager: Development Planning from 19 February 2020 until 18 March 2020.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette and Citizen newspapers. Address of Municipal offices: Department of Development Planning, Furncity Building, Ground floor, Corner of Human and Monuments Streets, Krugersdorp, 1740

Closing date for any objections and/or comments: 18 March 2020

Address of applicant: Highveld Office Park, 9 Charles de Gaulle Crescent, Highveld, 0157 or P O Box 7194, Centurion, 0046  
Telephone No: 012-6652330  
Email: [smeissner@icon.co.za](mailto:smeissner@icon.co.za)

Dates on which notice will be published: 19 February 2020 and 26 February 2020

**LOCAL AUTHORITY NOTICE 207 OF 2020****NOTICE OF APPLICATION FOR THE REMOVAL OF RESTRICTIONS APPLICATION IN TERMS OF SECTION 50 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW OF 2019**

I Marzia-Angela Jonker, being the authorised agent of the owner/s hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law of 2019, that I have applied to the City of Ekurhuleni Metropolitan Municipality (Alberton Customer Care Centre), for the removal and/or amendment of conditions A. 6., A. 8., A. 10.(i) and A. (10)(ii), and A. 11. contained in Deed of Transfer T. 8779/2019 pertaining to Erf 554 Raceview Township, which property is situated at No. 20 Phantom Street, Raceview Township, Alberton.

Particulars of the application will be open for inspection during normal office hours at the office of the Area Manager: City Planning, Alberton Customer Care Centre, 11<sup>th</sup> Floor, Civic Centre, Alwyn Taljaard Avenue, Alberton, for the period of 28 days from 12 February 2020.

Objections to or representations in respect of the application must be lodged with or made in writing with the said authorised local authority at the above address or at P. O. Box 4, Alberton, 1450, on or before 18 March 2020.

Name and Address of the Authorised Agent: MZ Town Planning & Property Services, P. O. Box 16829, ATLASVILLE, 1465 – Tel (011) 849 0425 – Email: [info@mztownplanning.co.za](mailto:info@mztownplanning.co.za)

Date of First Publication: 19 February 2020.

19–26

**LOCAL AUTHORITY NOTICE 222 OF 2020**  
**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

**NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF A TOWNSHIP IN TERMS OF SECTION 16(4) OF  
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 MONAVONI EXTENSION 96**

I, E. Mashamaite of Mash Developments and Land Use Solutions being the authorized applicant hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the establishment of the township in terms of section 16(4) of the City of Tshwane Land Use Management By-law, 2016 referred to in the Annexure hereto,

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 14013, Lyttelton, 0140 or to [CityP\\_Registration@tshwane.gov.za](mailto:CityP_Registration@tshwane.gov.za) from 26 February 2020 until 4 March 2020 .

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices Room E10, cnr Basden and Rabie Streets, Centurion, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette.

Address of Municipal offices: The Strategic Executive Director, City Planning and Development, Room E10, Cnr Basden and Rabie Street, Centurion.

Closing date for any objections and/or comments: 24 March 2020.

Address of applicant: Mash Developments and Land Use Solutions , PO Box 4159, Kempton Park, 1620, Number 95 Monument road., Telephone No: 083 996 8547/063 693 5623.

Dates on which notice will be published: 26 February 2020 until 4 March 2020.

**ANNEXURE**

Name of township: Monavoni Extension 96 Township.

Full name of applicant: Mash Developments and Land Use Solutions

Number of erven, proposed zoning and development control measures: 3 Erven: "Business 1" allowing Vehicle Sales Showroom, motor dealership, motor workshop, "Business 2 "Place of refreshment and Public Garage , Parking Garage and Car Wash.

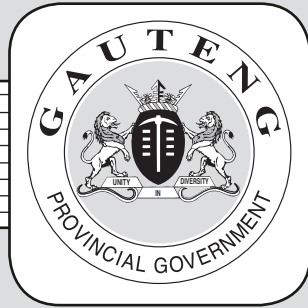
Location of the Proposed Township Establishment: Holding 62 Monavoni Agricultural Holdings which is located along Krugersdorp road, which feeds onto Voortrekker road (R55), to the east of the site and further onto the N14. The property is located at the corner of Krugersdorp and Louise roads , Monavoni.

Reference: CPD 9/2/4/2-5382T Item No 30872

**CONTINUES ON PAGE 130 - PART 2**



**THE PROVINCE OF  
GAUTENG**



**DIE PROVINSIE VAN  
GAUTENG**

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Vol. 26

**PRETORIA**  
26 FEBRUARY 2020  
26 FEBRUARIE 2020

**No. 52**

**PART 2 OF 2**

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ISSN 1682-4525



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**LOCAL AUTHORITY NOTICE 223 OF 2020****RIVERSIDE VIEW EXTENSION 92**

- A. In terms of section 28(15) of the By-laws of the City of Johannesburg Metropolitan Municipality declares **Riverside view Extension 92** to be an approved township subject to the conditions set out in the Schedule hereunder.

**SCHEDULE**

**STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY STEYN CITY PROPERTIES (PROPRIETARY) LIMITED REGISTRATION NUMBER 1997/018709/07 (HEREINAFTER REFERRED TO AS THE TOWNSHIP OWNER) IN TERMS OF THE PROVISIONS OF PART 3 OF CHAPTER 5 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 (HEREINAFTER REFERRED TO AS THE BY-LAW), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 9 OF THE FARM RIVERSIDE VIEW NO 1008, REGISTRATION DIVISION J.Q., GAUTENG PROVINCE HAS BEEN APPROVED.**

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

The name of the township is Riverside View Extension 92

**(2) DESIGN**

The township consists of erven and streets as indicated on General Plan S.G. No. 980/2019.

**(3) DESIGN AND PROVISION OF ENGINEERING SERVICES IN AND FOR THE TOWNSHIP**

The township owner shall, to the satisfaction of the local authority, make the necessary arrangements for the design and provision of all engineering services of which the local authority is the supplier.

**(4) ELECTRICITY**

The local authority is not the bulk supplier of electricity to or in the township. The township owner shall in terms of Chapter 6 Part 1 of the By-law make the necessary arrangements with ESKOM, the licensed supplier of electricity for the provision of electricity.

**(5) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF AGRICULTURE AND RURAL DEVELOPMENT)**

Should the development of the township not have been commenced with before 1 September 2013 the applicant shall resubmit the application to the Department of Agriculture and Rural Development for exemption/authorisation/extension of time in terms of the National Environmental Management Act, 1998 (Act 107 of 1998), as amended.

**(6) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF ROADS AND TRANSPORT)**

(a) Should the development of the township not been completed before 7 December 2021 the application to establish the township, shall be resubmitted to the Department of Roads and Transport for reconsideration.

(b) If however, before the expiry date mentioned in (a) above, circumstances change in such a manner that roads and/or PWV routes under the control of the said Department are affected by the proposed layout of the township, the township owner shall resubmit the application for the purpose of fulfillment of the requirements of the controlling authority in terms of the provisions of Section 48 of the Gauteng Transport Infrastructure Act, 2001 (Act 8 of 2001).

**(7) NATIONAL GOVERNMENT (DEPARTMENT: MINERAL RESOURCES)**

Should the development of the township not been completed before 6 June 2016 the application to establish the township, shall be resubmitted to the Department: Mineral Resources for reconsideration.

**(8) ACCESS**

Access to or egress from the township shall be provided to the satisfaction of the local authority and/or Johannesburg Roads Agency (Pty) Ltd and/or the Department of Roads and Transport.

(9) ACCEPTANCE AND DISPOSAL OF STORMWATER DRAINAGE

The township owner shall arrange for the stormwater drainage of the township to fit in with that of the adjacent road/roads and all stormwater running off or being diverted from the road/roads shall be received and disposed of.

(10) REFUSE REMOVAL

The township owner shall provide sufficient refuse collection points in the township and shall make arrangements to the satisfaction of the local authority for the removal of all refuse.

(11) REMOVAL OR REPLACEMENT OF EXISTING SERVICES

If, by reason of the establishment of the township, it should be necessary to remove or replace any existing municipal, TELKOM and/or ESKOM services, the cost of such removal or replacement shall be borne by the township owner.

(12) DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at its own costs 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, when requested thereto by the local authority.

(13) RESTRICTION ON THE TRANSFER OF AN ERF/ERVEN

Erven 5054 to 5058, 5052 and 5053 shall, prior to or simultaneously with registration of the first transfer of an erf/unit in the township and at the costs of the township owner, be transferred only to Steyn City Management Association 2013/148613/08 which Association shall have full responsibility for the functioning and proper maintenance of the said erf and the engineering services within the said erf.

(14) OBLIGATIONS WITH REGARD TO THE CONSTRUCTION AND INSTALLATION OF ENGINEERING SERVICES AND RESTRICTIONS REGARDING THE TRANSFER OF ERVEN

(a) The township owner shall, after compliance with clause 2.(3) above, at its own costs and to the satisfaction of the local authority, construct and install all engineering services including the internal roads and the stormwater reticulation, within the boundaries of the township. Erven and/or units in the township, may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that these engineering services had been constructed and installed.

(b) The township owner shall fulfil its obligations in respect of the installation of water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefor, as agreed between the township owner and the local authority in terms of clause 2.(3) above. Erven and/or units in the township, may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the engineering services have been submitted or paid to the said local authority.

(c) The township owner shall submit to the local authority, a certificate issued by ESKOM that acceptable financial arrangements with regard to the supply of electricity, have been made by the township owner to the local authority. Erven and/or units in the township may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that such certificate had been issued by ESKOM.

(15) OBLIGATIONS WITH REGARD TO THE PROTECTION OF ENGINEERING SERVICES

The township owner shall, at its costs and to the satisfaction of the local authority, survey and register all servitudes required to protect the constructed/installed services. Erven and/or units in the township, may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that these engineering services had been or will be protected to the satisfaction of the local authority.

**2. DISPOSAL OF EXISTING CONDITIONS OF TITLE.**

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

**A. Excluding the following which do not affect the township:**

- (a) The former Portion 16 of the Farm RIETVALLEI No 538. REGISTRATION DIVISION J.Q. in extent 26,5558 (Two Six, comma Five Five Five Eight) Hectares, indicated by the figures a5, a4 a7, L, a5 on Diagram SG No. 1605/2015 is subject to the following condition:
- (i) Subject to a servitude in favour of ESKOM to erect a substation and all works necessary and ancillary thereto as will more fully appear from the Notarial Deed of Servitude No K3432/88S which servitude area is indicated by the figures a5,s12, s13, s14, a5 on Diagram SG No 1605/2015 as will more fully appear from Notarial deed of Route Description No K1771/1989S.
- (b) The former Portion 14 of the Farm RIETVALLEI No 538. REGISTRATION DIVISION J.Q. in extent MEASURING 21,4133 (Two one comma Four one three three) Hectares indicated by the figures u, t, z, a1, u on Diagram SG No. 1605/2015 is subject to the following condition:
- (i) Subject to a servitude in favour of ESKOM to convey electricity, together with ancillary rights, the servitude area of which is depicted by u, s20, s21, a1, u on Diagram SG No 1605/2015 as will more fully appear from Notarial Deed of Servitude No K379/2016S.
- (c) The former Portion 15 of the Farm RIETVALLEI No 538. REGISTRATION DIVISION J.Q. in extent MEASURING 21,4133 (Two one comma Four one three three) Hectares indicated by the figures a1, a2, a3, a4, a5, a1 u on Diagram SG No. 1605/2015 is subject to the following condition:
- (i) Subject to a servitude in favour of ESKOM to convey electricity, together with ancillary rights, the servitude area of which is depicted by a1, s21, s22, a5, a1 on Diagram SG No 1605/2015 as will more fully appear from Notarial deed of Servitude No K380/2016S
- (d) The former Portion 16 of the Farm RIETVALLEI No 538. REGISTRATION DIVISION J.Q. in extent MEASURING 21,4133 (Two one comma Four one three three) Hectares indicated by the figures a5, a4, a7, L, a5, a1 u on Diagram SG No. 1605/2015 is subject to the following condition:
- (i) Subject to a servitude in favour of ESKOM to convey electricity, together with ancillary rights, the servitude area of which is depicted by a5, s22, s23, s24, a5 on Diagram SG No 1605/2015 as will more fully appear from Notarial deed of Servitude No K381/2016S

**3. CONDITIONS OF TITLE.****A. Conditions of Title imposed in favour of the local authority in terms of the provisions of Chapter 5 Part 3 of the By-law.**

- (1) ALL ERVEN
- (a)(i) Each erf is 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, if and when required by the local authority: Provided that the local authority may dispense with any such servitude.
- (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 2m 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 process 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) The erf lies in an area where soil conditions can affect buildings and structures and result in damage to them. Building plans submitted to the Local Authority must show measures to be taken, in accordance with recommendations contained in the Engineering-Geological Report for the township, to limit possible damage to buildings and structures as a result of detrimental foundation conditions unless it is proved to the Local Authority that such measures are unnecessary or that the same purpose can be achieved by other more effective means". The NHBRC classification is considered as being H-H1/C1-C2/S/R for foundations. Subsoil and surface drainage measures to be designed by a competent professional.

(2) ERVEN 5052 and 5053

(a) The erven are subject to a servitude of right of way and municipal purposes in favour of the local authority as indicated on the General Plan.

(b) The erven shall not be alienated or transferred into the name of any purchaser other than Steyn City Management Association 2013/148613/08 without the written consent of the local authority first having been obtained.

(3) ERF 4955

The erf is subject to a 3m wide storm water servitude in favour of the local authority as indicated on the General Plan.

(4) ERVEN 5052 and 5053

The erven are subject to a servitude of right of way in favour of Erven 4927 - 5051 for access purposes, as indicated on the General Plan.

(10) Erven 4927 - 5051

The above mentioned Erf 4927 to Erf 5051 are entitled to a right of way servitude over Erven 5052 and 5053.

**B. Conditions of Title imposed in favour of third parties to be registered/created on the first registration of the erven concerned.**

No erf in the township shall be transferred, unless the following conditions and/or servitudes have been registered:

(1) ERVEN 5054 - 5058

Steyn City Management Association 2013/148613/08 shall maintain the stormwater attenuation system on the erf, to the satisfaction of the local authority.

(2) ERVEN 4953 and 5056

The erven are subject to a servitude for electrical mini-substation purposes in favour of ESKOM as indicated on the General Plan.

(3) ERF 5058

The erf is subject to a 2m wide electrical servitude in favour of ESKOM as indicated on the General Plan.

B. The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of section 54 of the By-Law of the City of Johannesburg, in addition to the provisions of the Peri-Urban Town Planning Scheme, 1975, declares that it has approved an amendment scheme being an amendment of the Peri-Urban Town Planning Scheme, 1975, comprising the same land as included in the township of **Riverside View Extension 92**. Map 3 and the scheme clauses of the amendment schemes are filed with the Executive Director: Development Planning: City of Johannesburg and are open for inspection at all reasonable times. This amendment is known as Amendment Scheme 03-10816/8/1.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
**Notice No. T083/2020**

**LOCAL AUTHORITY NOTICE 224 OF 2020****AMENDMENT SCHEME 04-18971**

Notice is hereby given in terms of section 22.(4) of the City of Johannesburg Municipal Planning By-Law, 2016 that the City of Johannesburg Metropolitan Municipality has approved the amendment of the City of Johannesburg Land Use Scheme, 2018, in respect of the rezoning of the Remaining Extent of Erf 1160 Ferndale from "Special" to "Business 4", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 04-18971.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times. Amendment Scheme 04-18971 will come into operation on date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No. 939/2019

**LOCAL AUTHORITY NOTICE 225 OF 2020**

Notice is hereby given in terms of section 42. (4) of the City of Johannesburg: Municipal Planning By-law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of **Erf 470 Craighall Park**

- a) The removal of conditions 1.(a), 1.(b), and 1.(c) from Deed of Transfer T134498/2005

A copy of the approved application lies open for inspection at all reasonable times, at the office of the Director: Land Use Development Management, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017. This notice shall come into operation on the date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality /**  
Notice No 965/2019

**LOCAL AUTHORITY NOTICE 226 OF 2020****AMENDMENT SCHEME 13-17263**

Notice is hereby given in terms of Section 22(4), read with Section 42(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Erf 281 Parkwood:

- (1) The removal of Condition (a) to (i) from Deed of Transfer T8345/2014;
- (2) The amendment of the City of Johannesburg Town Planning Scheme, 2018 by the rezoning of the erf from "Residential 1" to "Business 4", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 13-17263. Amendment Scheme 13-17263 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No. 978/2019  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 227 OF 2020****AMENDMENT SCHEME 02-17643 AND 13/1823/2017**

Notice is hereby given in terms of Section 22(4), read with Section 42(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Erf 256 Hyde Park Extension 42:

- (1) The removal of Condition A(k) and A(l) inclusive from Deed of Transfer T8466/2017;
- (2) The amendment of the Sandton Town Planning Scheme, 1980 by the rezoning of the erf from "Residential 1" to "Residential 3", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 02-17643 and 13/1823/2017. Amendment Scheme 02-17643 and 13/1823/2017 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No. 981/2019  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 228 OF 2020****AMENDMENT SCHEME 13-16784**

Notice is hereby given in terms of Section 22(4), read with Section 42(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Portion 1 of Erf 970, Portion 1 of Erf 971 and the Remaining Extent of Erf 971 and Erf 972 Northcliff Extension 5:

- (1) The removal of Condition A(b), A(f), A(i), A(k) and A(l) and B and definition l(ii) from Deed of Transfer T37030/2015 in respect of Erf 970;
- (2) The removal of Condition A(b), A(f), A(i), A(k) and A(l) and B and condition n from Deed of Transfer T17069/2014 in respect of Portion 1 and Remaining Extent of Erf 971 and 972;
- (2) The amendment of the Johannesburg Town Planning Scheme, 1979 by the rezoning of the erf from "Special" to "Residential 2", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 13-16784. Amendment Scheme 13-16784 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No. 978/2019  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 229 OF 2020****ERF 23 SONNEGLANS EXTENSION 1**

Notice is hereby given in terms of Section 42(4) of the of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Erf 23 Sonneglans Extension 1:

The removal of Conditions (a) to (c) from Deed of Transfer T11951/2018. This notice will come into operation on date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No. 986/2019  
Date: 26 February 2020



**LOCAL AUTHORITY NOTICE 230 OF 2020****AMENDMENT SCHEME 01-19205**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the City of Johannesburg Town Planning Scheme, 2018, by the rezoning of Erf 417 Fairland from "Business 1" to "Residential 4", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 01-19205. Amendment Scheme 01-19205 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality /**  
Notice No. 984/2019  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 231 OF 2020****AMENDMENT SCHEME 01-17888**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the City of Johannesburg Town Planning Scheme, 2018, by the rezoning of Erf 80 Vredendorp from "Residential 1" to "Residential 3", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 01-17888. Amendment Scheme 01-17888 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality /**  
Notice No. 983/2019  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 232 OF 2020****AMENDMENT SCHEME 02-17671 AND 02-17572**

Notice is hereby given in terms of Section 22(4), read with Section 42(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Erf 2112 and 4656 Bryanston:

- (1) The removal of Condition (a) to (g) and (i) to (k) and (p) to (t) from Deed of Transfer T109939/1997 in respect of Erf 2112 Bryanston;
- (2) The removal of Condition (e) to (g), (i) to (k) and (p) to (t) from Deed of Transfer T22663/2004 in respect of Erf 4656 Bryanston and
- (3) The amendment of the City of Johannesburg Town Planning Scheme, 2018 by the rezoning of the erf from "Residential 1" to "Residential 1", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Schemes 02-17671 and 02-17672. Amendment Schemes 02-17671 and 02-17672 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No. 980/2019  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 233 OF 2020****ERF 353 ILLOVO EXTENSION 3**

Notice is hereby given in terms of Section 42(4) of the of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Erf 353 Illovo Extension 3:

The removal of Conditions B.(b), B.(d), B.(e), B.(g), B.(h), B.(i), B.(i)(ii), B.(j) and B.(k) from Deed of Transfer T41081/1976. This notice will come into operation on date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No.985 /2019  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 234 OF 2020****AMENDMENT SCHEME 02-18695**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Sandton Town Planning Scheme, 1980, by the rezoning of the Remainder and Portion 1 of Erf 53 Sandown from "Business 4" and "Special" to "Residential 4", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 02-18695. Amendment Scheme 02-18695 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality /**  
Notice No. 982/2019  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 235 OF 2020****AMENDMENT SCHEME 02-18614 AND 13/1604/2018**

Notice is hereby given in terms of Section 22(4), read with Section 42(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Portion 1 of Erf 4561 Bryanston:

- (1) The removal of Conditions c, o(i), o(ii) and p from Deed of Transfer T47032/2017;
- (2) The amendment of the Sandton Town Planning Scheme, 1980 by the rezoning of the erf from "Residential 1" to "Residential 2", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 02-18614 and 13/1604/2018. Amendment Scheme 02-18614 and 13/1604/2018 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No. 987/2020  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 236 OF 2020****PTN 20 OF ERF 247 ROBIN HILLS – REF NO.: 20/13/1213/2019**

Notice is hereby given in terms of Section 42(4) of the of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Portion 20 of Erf 247 Robin Hills:

The removal of Condition 2(i) from Deed of Transfer T28701/2001. This notice will come into operation on 2019 date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No 989/2020  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 237 OF 2020****ERF 689 DOORNFONTEIN – REF NO.: 20/13/2412/2019**

Notice is hereby given in terms of Section 42(4) of the of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Erf 689 Doornfontein:

The removal of Restrictive condition for the cancellation of servitude as follows:

Conditions and cancellation of servitudes;

\* D(3)

From Deed of Transfer Number: T6930/2019

This notice will come into operation on 2019 date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No: 990/2020  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 238 OF 2020****ERF 3240 BRYANSTON EXT 7 – REF NO.: 20/13/0820/2019**

Notice is hereby given in terms of Section 42(4) of the of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Erf 3240 Bryanston Extension 7:

The removal of Conditions B(a) to (h) and (j) to (m), C(a) to (d) and D(c) from Deed of Transfer T002016/2011. This notice will come into operation on 2019 date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No 991/2020  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 239 OF 2020****LOCAL AUTHORITY NOTICE 5 OF 2020  
MOGALE CITY LOCAL MUNICIPALITY  
MOGALE CITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2018**

The Mogale City Local Municipality hereby gives notice in terms of Section 46(4) of the Mogale City Spatial Planning and Land Use Management By-Law, 2018, that the following has been approved:

Amendment Scheme 1826: Erven 219 and 220, Luipaardsvlei

The amendment of the Krugersdorp Town Planning Scheme, 1980, by the rezoning of erven 219 and 220, Luipaardsvlei from 'Residential 3' to 'Special' for Used Car Dealership. The Map 3 documents and the scheme clauses of the amendment scheme are filed with the Municipal Manager of the Mogale City Local Municipality and the Executive Manager: Economic Services, First Floor, Furn City Building, cnr Human & Monument Streets, Krugersdorp, and are open for inspection during normal office hours.

Municipal Manager: Mogale City Local Municipality  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 240 OF 2020****AMENDMENT SCHEME 01-15727**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Johannesburg Town Planning Scheme, 1979, by the rezoning of Portion 1 of Erf 286 Parktown North from "Residential 1" to "Business 4", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 01-15727. Amendment Scheme 01-15727 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality /**  
Notice No.882 /2019  
Date: 26 February 2020

**LOCAL AUTHORITY NOTICE 241 OF 2020****CORRECTION NOTICE**

The City of Johannesburg Metropolitan Municipality herewith gives notice that Local Authority Notice 1933 dated 27 August 2008 in respect of **Longdale Extension 6**, has been further amended as follows:

**A. THE ENGLISH NOTICE:**

By the substitution of clause 1.(9)(b) with the following:

*(b) The consolidated erf as contemplated in (a) above, shall be notarially tied with Erf 44 Longdale Extension 2, to the satisfaction of the local authority.*

**B. THE AFRIKAANS NOTICE:**

By the substitution of clause 1.(9)(b) with the following:

*(b) Die gekonsolideerde erf soos beoog in (a) hierbo, moet notarieël verbind word met Erf 44 Longdale Uitbreiding 2, tot tevredeheid van die plaaslike bestuur.*

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality /**

**LOCAL AUTHORITY NOTICE 242 OF 2020****MOGALE CITY LOCAL MUNICIPALITY  
NOTICE OF REZONING APPLICATIONS IN TERMS OF SECTION 45 OF MOGALE CITY SPATIAL  
PLANNING AND LAND USE MANAGEMENT BY-LAW, 2018**

I/We, Manna Development Consultancy (Pty) Ltd being the authorised agent / applicant of Holdings 2 and 3 Eldorado Agricultural Holdings hereby give notice in terms of section 45(2)(a) of the Mogale City Spatial Planning and Land Use Management By-law, 2018, that I/we have applied to Mogale City Local Municipality for the amendment of the Krugersdorp Town Planning Scheme 1980, by the rezoning of Holding 2 and 3 Eldorado Agricultural Holdings.

Holding 2 is situated in the western corner of the R24 and Cecilia Street T junction in Eldorado Agricultural Holdings. Holding 3 is situated adjacent Holding 2, north of Cecilia Street and the R24 T junction in Eldorado Agricultural Holdings.

The proposed rezonings are described as follows:

Holding 2 - The rezoning is from "Agriculture" to "Agriculture" with an Annexure to include "Business Use" with a floor area of 3000 m<sup>2</sup> and shall be known as Amendment Scheme 1895.

Holding 3 - The rezoning is from "Agriculture" to "Agriculture" with an Annexure to include "Business Use" with a floor area of 3000 m<sup>2</sup> and shall be known as Amendment Scheme 1896.

The intent of the applicant in this matter is to obtain land use rights for a business development on both Holding 2 and 3 which will be developed separately.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: Manager- Economic Services, First Floor Furn City Building cnr Human and Monument Streets, Krugersdorp, from 26 February 2020. Full particulars and plans may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the *Gauteng Provincial Gazette* and Citizen newspaper.

Address of Municipal offices: First Floor, Furn City Building, cnr Monument and Human Streets Krugersdorp.

Closing date for any objections and/or comments: 25 March 2020

Address and contact details of applicant: P.O. Box 2882, Noordheuwel, 1756, Cell: 072 188 4504, email [maartin@mannadc.co.za](mailto:maartin@mannadc.co.za). Reference: Holding 2 and 3 Eldorado

Dates on which notice will be published: 26 February and 04 March 2020

**LOCAL AUTHORITY NOTICE 243 OF 2020****JUKSKEI VIEW EXTENSION 147**

- A. In terms of section 28.(15) of the City of Johannesburg Municipal Planning By-law, 2016 the City of Johannesburg Metropolitan Municipality declares **Jukskei View Extension 147** to be an approved township subject to the conditions set out in the Schedule hereto.

**SCHEDULE**

**STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY WATERFALL FIELDS WUQF PROPRIETARY LIMITED REGISTRATION NUMBER 2013/211395/07 [HEREINAFTER REFERRED TO AS THE TOWNSHIP OWNER] IN TERMS OF THE PROVISIONS OF PART 3 OF CHAPTER 5 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 (HEREINAFTER REFERRED TO AS THE BY-LAW), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 870 OF THE FARM WATERVAL 5 I.R., PROVINCE OF GAUTENG, HAS BEEN APPROVED.**

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

The name of the township is **Jukskei View Extension 147**.

**(2) DESIGN**

The township consists of erven and a thoroughfare as indicated on General Plan S.G. No. 3157/2019.

**(3) DESIGN AND PROVISION OF ENGINEERING SERVICES IN AND FOR THE TOWNSHIP**

The township owner shall, to the satisfaction of the local authority, make the necessary arrangements for the design and provision of all engineering services of which the local authority is the supplier.

**(4) ELECTRICITY**

The local authority is not the bulk supplier of electricity to or in the township. The township owner shall in terms of Chapter 6 Part 1 of the By-law make the necessary arrangements with ESKOM, the licensed supplier of electricity for the provision of electricity.

**(5) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF AGRICULTURE AND RURAL DEVELOPMENT)**

Should the development of the township not be commenced with before 13 December 2026 the application to establish the township, shall be resubmitted to the Department of Agriculture and Rural Development for exemption/authorisation in terms of the National Environmental Management Act, 1998 (Act 107 of 1998), as amended.

**(6) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF ROADS AND TRANSPORT)**

(a) Should the development of the township not be completed before 25 July 2024 the application to establish the township, shall be resubmitted to the Department of Roads and Transport for reconsideration.

(b) If however, before the expiry date mentioned in (a) above, circumstances change in such a manner that roads and/or PWV routes under the control of the said Department are affected by the proposed layout of the township, the township owner shall resubmit the application for the purpose of fulfillment of the requirements of the controlling authority in terms of the provisions of Section 48 of the Gauteng Transport Infrastructure Act, 2001 (Act 8 of 2001).

**(7) NATIONAL GOVERNMENT (DEPARTMENT: MINERAL RESOURCES)**

Should the development of the township not be completed before 1 July 2024, the application to establish the township, shall be resubmitted to the Department : Mineral Resources for reconsideration.



(8) ACCESS

(a) Access to or egress from the township shall be provided to the satisfaction of the local authority and/or Johannesburg Roads Agency (Pty) Ltd and/or the Department of Roads and Transport.

(b) No access to or egress from the township shall be permitted via the lines of no access as indicated on the approved layout plan of the township No. 07-13959/6/XX.

(9) ACCEPTANCE AND DISPOSAL OF STORMWATER DRAINAGE

The township owner shall arrange for the stormwater drainage of the township to fit in with that of the adjacent road/roads and all stormwater running off or being diverted from the road/roads shall be received and disposed of.

(10) REFUSE REMOVAL

The township owner shall provide sufficient refuse collection points in the township and shall make arrangements to the satisfaction of the local authority for the removal of all refuse.

(11) REMOVAL OR REPLACEMENT OF EXISTING SERVICES

If, by reason of the establishment of the township, it should be necessary to remove or replace any existing municipal, TELKOM and/or ESKOM services, the cost of such removal or replacement shall be borne by the township owner.

(12) DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at its own costs 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, when requested thereto by the local authority.

(13) RESTRICTION ON THE DEVELOPMENT OF ERVEN

Erf 4542 and 4543 may only be developed jointly as a development scheme as provided for in terms of the Sectional Titles Act, Act 95 of 1986.

(14) OPEN SPACE CONTRIBUTION

The township owner shall, if applicable, in terms of section 48. of the By-law pay an open space contribution to the local authority *in lieu* for the shortfall in the provision of land for open space.

(15) OBLIGATIONS WITH REGARD TO THE CONSTRUCTION AND INSTALLATION OF ENGINEERING SERVICES AND RESTRICTIONS REGARDING THE TRANSFER OF ERVEN

(a) The township owner shall, after compliance with clause 1.(3) above, at its own costs and to the satisfaction of the local authority, construct and install all engineering services including the internal roads and the stormwater reticulation, within the boundaries of the township. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been constructed and installed.

(b) The township owner shall fulfil its obligations in respect of the installation of water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefor, as agreed between the township owner and the local authority in terms of clause 1.(3) above. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the engineering services have been submitted or paid to the said local authority.

(c) The township owner shall submit to the local authority, a certificate issued by ESKOM that acceptable financial arrangements with regard to the supply of electricity, have been made by the township owner to the local authority. Erven and/or units in the township may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that such certificate had been issued by ESKOM.

**(16) OBLIGATIONS WITH REGARD TO THE PROTECTION OF ENGINEERING SERVICES**

The township owner shall, at its costs and to the satisfaction of the local authority, survey and register all servitudes required to protect the constructed/installed services. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been or will be protected to the satisfaction of the local authority.

**(17) NOTARIAL TIE OF ERVEN**

The township owner shall, at its own costs, after proclamation of the township, submit an application for consent to notarially tie Erven 4542 and 4543, to the local authority for approval.

**2. DISPOSAL OF EXISTING CONDITIONS OF TITLE.**

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

**A. Excluding the following conditions which do not affect the township due to the location thereof:**

1. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2350.9636 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K1293/1963S with Diagram SG No A576/1963 relating thereto, subject to a servitude (indicated by the lines ABCDE and FGHJK on the said diagram), in terms whereof, the right has been granted to the Electricity Supply Commission to convey electricity over the property hereby conveyed together with ancillary rights, and subject to conditions as will more fully appear on reference to said Notarial Deed, and*
  - a. *partially amended by Notarial Deed K3212/1994S in so far as it affects the remaining extent of portion 1 Waterval 5 IR measuring 2249.8888 hectares by the partial cancellation of the servitude in so far as it affects the portion of the property along the lines ABC and DEF on diagram SG No A5428/1991, as will more fully appear from the said deed;*
  - b. *partially amended by Notarial Deed K4369/2008S so far as it affects the portion 716 (a portion of portion 1) Waterval 5 IR measuring 22.0288 hectares by the partial cancellation of the servitude in respect of the underground electric cables and to grant a new servitude for laying underground electric cables, 6.00 metres wide parallel to and along the entire length of the northern boundary of portion 716, as will more fully appear from the said deed.*
  - c. *partially amended by Notarial Deed K1004/2009S so far as it affects the portion 716 (a portion of portion 1) Waterval 5 IR measuring 22.0288 hectares by the partial amendment of the servitude to allow for the construction of a water attenuation pond within the underground cable servitude area, the partial cancellation of servitude 5 (five) feet wide either side of the line ABCD and FGHJK on diagram SG No A576/1963 and for the grant of a new servitude 6.00 metres wide parallel to and along the entire length of the northern boundary of portion 716, as will more fully appear from the said deed;*
  - d. *partially amended by Notarial Deed K6144/2014S so far as it affects Erf 3635 Jukskei View extension 88 township measuring 1.2563 hectares by the partial amendment of the servitude to allow for the construction of a fenced off parking area under the power lines, for use by the lessee of Erf 3635, subject thereto that the parking area a fenced and that no vehicles, structures or buildings higher than 2.5 m from the natural ground-level may be allowed with the servitude area, together with ancillary rights, as will appear more fully from the said deed.*
2. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2253.3189 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K55/1973S, subject to a servitude granted to Electricity Supply Commission to convey electricity over the property hereby conveyed together with ancillary rights and subject to*

conditions as will more fully appear on reference to said Notarial Deed and diagram annexed thereto. The route of this servitude is indicated by the figure ABCDEFGHA on Diagram SG No A5191/1971.

3. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2250.6858 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K2514/1976S, subject to a servitude granted to Electricity Supply Commission to convey electricity over the property hereby conveyed together with ancillary rights, and subject to conditions as will more fully appear on reference to said Notarial Deed. The Route of this servitude has been determined in respect of the remaining extent of portion 1 Waterval 5 IR measuring 2249.8888 hectares by Notarial Deed of Amendment of Servitude K3475/1981S by the line a B and b D on Diagram SG No A1392/1980 attached thereto.
4. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2249.8888 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K5028/1992S, subject to a servitude in terms whereof the right has been granted to Eskom to convey electricity over the property together with ancillary rights, and subject to conditions as will more fully appear on reference to said Notarial Deed, the centre line of which has been determined by Notarial Deed of Route Description K3213/1994S by the line(s) ABCD and EFGH on diagram S.G No A5427/1991 attached thereto.
5. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2083.2179 hectares (of which the property hereby transferred forms a part) is
  - a. By Virtue of Notarial Deed of Servitude K3366/1997S dated 19 November 1996 with diagram SG No.A7672/1989 relating thereto, subject to a servitude for municipal purposes 3m wide, the route of which is indicated by the line 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' C' D' E' F' G' H' J' K' L' M' N' P' Q' on diagram SG No A7672/1989, in favour of the Town Council of Midrand as will more full appear from the said Notarial Deed, together with ancillary rights, as amended
    - i. in respect of a portion of the remaining extent of portion 1 measuring 1181.6867 hectares by Notarial Deed of Amendment of Servitude K3271/2013S by the partial cancellation of that portion of the servitude indicated by the centre line A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 on diagram SG No 984/2013 and by the granting of the rerouted servitude along the line A B C D E F G H J K L M N P on diagram SG No 3200/2010 and the line A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 on diagram SG No 3199/2010 and
    - ii. in respect of a portion of the remaining extent of portion 1 measuring 1128.9618 hectares by Notarial Deed of Amendment of Servitude K470/2014S by the partial cancellation of the servitude along the route indicated by the line A B C D E on diagram SG no 2413/2013 and granting the servitude over that portion of the remaining extent of portion 1 Waterval 5 IR indicated by the centre line A B C D E F G H J on diagram SG No 2408/2013.
  - b. By virtue of Notarial Deed of servitude K4394/1999S, subject to a sewer servitude line servitude in extent 2021 (two thousand and twenty one) square metres indicated by the figure ABCDEFGHJKL on diagram SG number 12040/1997, together with ancillary rights, in favour of portion 516 (a portion of portion 61) of the farm waterfall number 5, registration division IR, as amended by the partial cancellation thereof in terms of notarial deed of partial cancellation of servitude number K1366/2012S with diagram 3614/2011 attached thereto, and as will more fully appear from the said deed.
  - c. By virtue of Notarial Deed of Servitude No K4398/1999S dated 27th August 1999, subject to a servitude with ancillary rights in favour of Eskom depicted by the figure ABCD on S.G No 6150/1997 as will more fully appear from reference to the said Notarial Deed.

- d. *By virtue of Notarial Deed of Servitude No K3161/2000S dated 4 May 2000, subject to a perpetual servitude of electric power transmission to convey electricity, together with ancillary rights, in favour of ESKOM indicated by the line ABCD and HJK on S.G No 8801/1998, as will more fully appear from reference to the said Notarial Deed.*
  - e. *By virtue of Notarial Deed of Servitude K3487/2009S subject to a servitude in favour of Eskom Holdings Limited with ancillary rights as will more fully appear from the said deed the area of which servitude has been determined by Notarial Deed of Route Description K2826/2011S by the figure ABCD on diagram SG 4110/2010 annexed thereto.*
  - f. *By virtue of Notarial Deed of Servitude No. K747/2010S, subject to a sewer servitude, together with ancillary rights, 2.00 metres with in favour of the City of Johannesburg as indicated by the line A B C D E F G H J K L M N P Q R S T U V W on Diagrams SG No. 2212/2008 annexed thereto and as will more fully appear from the said deed.*
6. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1572.0108 hectares (of which the property hereby transferred forms a part) is*
- a. *By Virtue of Notarial Deed of Servitude K1848/2010S, subject to a servitude, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality 2.00 metres wide along the line ABCDEFGHJ for sewer purposes and for storm water pipe line purposes 3.00 metres wide along the lines KLM and LN on diagram SG No 4143/2009 attached thereto.*
  - b. *By Virtue of Notarial Deed of Servitude K1849/2010S, subject to a right of way servitude, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality in respect of the figure ABCDEFGJA on diagram SG No.1451/2009 and the figure ABCDEFGJKLMNPQRSTUVWXYZA on diagram SG No 2933/2009 attached thereto.*
7. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1457.0601 hectares (of which the property hereby transferred forms a part) is*
- a. *By virtue of Notarial Deed of Servitude No K3772/2010S, subject to a sewer servitude of varying width, together with ancillary rights, in favour of the City of Johannesburg which is indicated by reference to the line ABCDEFGHJK with varying width as indicated on diagram SG No. 8021/1998 and an area measuring 3687 m<sup>2</sup> indicated by the figure A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 G1 H1 J1 K1 L1 M1 N1 P1 Q1 R1 S1 T1 U1 V1 W1 X1 A on diagram SG. No 5362/2009 attached thereto and as will more fully appear from the said deed.*
  - b. *By Virtue of Notarial Deed of Servitude No. K4218/2010S, subject to a 3.00m wide sewer servitude, together with ancillary rights, in favour of the City of Johannesburg as indicated by the line ABCDEFGHJKLMNP on Diagram SG No.3199/2010 and by the line A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 on diagram SG No 3200/2010 annexed thereto and as will more fully appear from the said deed.*
  - c. *By Virtue of Notarial Deed of Servitude No. K4795/2010S, subject to a 8.00m wide sewer servitude, together with ancillary rights, in favour of the City of Johannesburg the northern boundary of which is indicated by the line LK on Diagram SG No. A4717/1985.*
8. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1363.5549 hectares (of which the property hereby transferred forms a part) is, by virtue of Notarial Deed of Servitude No. K1107/2013S, subject to a substation servitude, together with ancillary rights, in favour of Eskom Holdings SOC Limited as indicated by the figure ABCDA on Diagram SG No 5861/2009 annexed thereto and as will more fully appear from the said deed.*

9. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1318.0994 hectares (of which the property hereby transferred forms a part) is*
  - a. *By virtue of Notarial Deed K3589/2011S subject to a servitude granted in favour of Eskom Holding SOC Limited in respect of that portion of the property measuring 8471m<sup>2</sup> indicated by the figure ABCDEFA on diagram SG 1435/2011 annexed thereto, as will more fully appear from the said notarial deed.*
  - b. *By virtue of Notarial Deed of Servitude No. K2206/2012S, subject to a right of way servitude, together with ancillary rights, indicated by the figure ABCDA on Diagram SG No 4560/2010 annexed thereto, in favour of the remainder of Portion 2 of the farm Bothasfontein 408 JR as will more fully appear from the said deed.*
  - c. *By virtue of Notarial Deed No. K3982/2012S, subject to a servitude of right of way and use for parking purposes, together with ancillary rights, in favour of Waterfall Hospital WUQF Proprietary Limited measuring 1656 m<sup>2</sup> indicated by the figure ABCDA on Diagram SG No 14/2011 annexed thereto and as will more fully appear from the said deed.*
10. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1128.9618 hectares (of which the property hereby transferred forms a part) is*
  - a. *By virtue of Notarial Deed of Servitude No K465/2014S, is subject to a right of way servitude, together with ancillary rights, in favour of Eskom measuring 579 m<sup>2</sup> indicated by the figure ABCDEF on diagram SG no 2411/2013 and measuring 1316 m<sup>2</sup> by the figure ABCDE on diagram SG No 2412/2013 annexed thereto, and as will appear more fully from the said notarial deed.*
  - b. *By virtue of Notarial Deed of Servitude No K466/2014S, subject to a substation servitude, together with ancillary rights, in favour of Eskom measuring 18 m<sup>2</sup> as indicated by the figure ABCD on diagram SG no 2409/2013 and measuring 18 m<sup>2</sup> by the figure ABCD on diagram SG No 2410/2013 annexed thereto, and as will appear more fully from the said notarial deed.*
  - c. *By virtue of Notarial Deed of Servitude No K467/2014S, subject to a servitude, together with ancillary rights, in favour of the City of Johannesburg, stormwater purposes 3.00 m wide the centre line is indicated by the line ABCD on diagram SG No 3659/2013 and a sewer pipeline 2.50 m wide the centre line of which is indicated by the line AB on diagram SG No 3658/2013 and as will appear more fully from the said notarial deed.*
  - d. *By virtue of Notarial Deed of Servitude No K468/2014S, subject to a servitude area measuring 2.2520 hectares, together with ancillary rights, in favour of the City of Johannesburg to use the Servitude Area in perpetuity as a roadway for use by the general public, and to convey water and sewerage over the servitude area indicated by the figure ABCDEFGHJKLMNPQRSTA on diagram SG no 4098/2013 annexed thereto, as will appear more fully from the said notarial deed.*
11. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1028.5854 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K2624/2016S, subject to a substation servitude, together with ancillary rights, in favour of Eskom measuring 18m<sup>2</sup> as indicated by the figure ABCDA on diagram SG no 5862/2009 annexed hereto, and as will appear more fully from the said notarial deed.*
12. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1023.2580 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K4751/2016S, subject to a right of way servitude, in favour of Portion 796 (a portion of portion 1) of farm Waterval 5 IR, measuring 276 m<sup>2</sup> as indicated by the figure ABCDEA on diagram SG no 4813/2015 annexed thereto, and as will appear more fully from the said notarial deed.*

13. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1000.2888 hectares (of which the property hereby transferred forms a part) is*
- a. *By virtue of Notarial Deed of Servitude No K1957/2017S, entitled to a right of way servitude over that portion of Erf 3544 Jukskei View Extension 78 township 10.5 metres wide as indicated on General Plan SG no 4102/2013, and as will appear more fully from the said notarial deed.*
  - b. *By virtue of Notarial Deed of Servitude No K3907/2017S subject to a sewer servitude 3.00 metres wide the centre line of which is indicated by the line ABCDEFGHJKLMNPQRSTUVWXYZ on diagram SG No 13349/1996, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality as will more fully appear from the said notarial deed.*

**B. Excluding the following servitude which only affects Erf 4542:**

1. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1629.4804 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K2800/2007S, subject to a Servitude, together with ancillary rights, in favour of the Eskom Holdings Limited as will more fully appear from the said deed, the area of which servitude has been determined by K786/2009S as the figure A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 G1 H1 J1 K1 L1 M1 N1 P1 Q1 on diagram SG No 628/2008 annexed to the said deed.*
2. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1629.4804 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K2800/2007S, subject to a Servitude, together with ancillary rights, in favour of the Eskom Holdings Limited as will more fully appear from the said deed, the area of which servitude has been determined by K786/2009S as the figure yzG1H1J1K1L1M1N1P1Q1c1b1c1d1y on diagram SG No 3157/2019 annexed to the said deed.*

**C. Excluding the following servitudes which only affect Erf 4543:**

1. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1629.4804 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K2800/2007S, subject to a Servitude, together with ancillary rights, in favour of the Eskom Holdings Limited as will more fully appear from the said deed, the area of which servitude has been determined by K786/2009S as the figure A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 G1 H1 J1 K1 L1 M1 N1 P1 Q1 on diagram SG No 628/2008 annexed to the said deed.*
2. *By virtue of Notarial Deed of Servitude K168/2020 the within mentioned property is subject to a 2.00 m wide sewer servitude, the centre line of which is indicated by the line abd on General Plan SG No 3157/2019, registered in favour of the City of Johannesburg Metropolitan municipality, as will appear more fully from the said notarial deed.*
3. *By virtue of Notarial Deed of Servitude K537/2010S the within mentioned property is subject to a sewer servitude, together with ancillary rights, in favour of the City of Johannesburg as depicted by the line hjkmn on Diagram S.G. 3157/2019.*
4. *By virtue of Notarial Deed of Servitude K222/2011S, subject to a sewer servitude 5.00 m wide, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality the centre line of which is indicated by the line pqrstu on diagram SG No 3157/2019 attached thereto.*

**D. Excluding the following servitude which only affects Erf 4542 and 4543:**

1. *By virtue of Notarial Deed K300/2009S, subject to a servitude with ancillary rights, in favour of Eskom Holdings Limited a electric power line servitude 31.00 metres wide, the centre line of which is indicated by the line E F G H on diagram SG No 5392/2007, together with a*

*servitude area measuring 6400m<sup>2</sup> indicated by the figure A B C D on diagram SG No 5388/2007, a servitude area measuring 7271m<sup>2</sup> indicated by the figure A B C D E F G H on diagram SG No 3857/2008, and a servitude area measuring 390 m<sup>2</sup> indicated by the figure vwx on General Plan SG No 315/2019, a right of way indicated by the line A B C D on diagram SG No 5389/2007, a servitude 6.00 metres wide the south western boundary of which is indicated by the line C2D2 on General SG No 3157/2019, as will appear more fully from the said deed, and as further amended by*

- i. Notarial Deed of Servitude of Amendment K3589/2011S, by the partial cancellation of the servitude in respect of the figure ABCDEFGH on diagram SG No 3857/2008, and the grant of a servitude area measuring 8471m<sup>2</sup> indicated by the figure ABCDEFA on diagram SG No 1435/2011 annexed thereto, as will more fully appear from the said deed; and*
- ii. Notarial Deed of Amendment No. K4187/2012S in respect of the partial cancellation of the servitude in respect of the area indicated by the figure ABCD on Diagram SG No 5388/2007 and the grant of a replacement servitude in respect of the area ABCDA on diagram SG No 5067/2011 annexed thereto, as will more fully appear from the said deed.*

**E. Excluding the following servitude which only affects Erf 4542:**

*By virtue of Notarial Deed of Servitude K167/2020 dated 26 November 2019, the within mentioned property is subject to a servitude for Public Railway Transport Services in favour of the Gauteng Provincial Government, measuring 3.4749 hectares and indicated by the figure D1E1F1G1V1D1 on diagram SG No 3157/2019, as will more fully appear from the said notarial deed.*

**3. CONDITIONS OF TITLE.**

**(A) Conditions of Title imposed by the local authority in terms of the provisions of Chapter 5 Part 3 of the By-law.**

**(1) ALL ERVEN**

- (a) (i) Each erf is 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, if and when required by the local authority: Provided that the local authority may dispense with any such servitude.
  - (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 2m 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 process 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) The erven lie in an area with soil conditions that can cause serious damage to buildings and structures. In order to limit such damage, foundations and other structural elements of the buildings and structures must be designed by a competent professional engineer and erected under his supervision unless it can be proved to the local authority that such measures are unnecessary or that the same purpose can be achieved by other more effective means. The NHBRC coding for foundations is classified as C1-C2/P.

(2) ERF 4542

No building of any nature shall be erected within those portions of the erf which are likely to be inundated by the floodwaters of a public stream on an average every 100 years.

**B. Conditions of Title imposed in favour of third parties to be registered/created on the first registration of the erven concerned.**

No erf/unit in the township shall be transferred unless the following conditions and/or servitudes have been registered:

(1) ERF 4542

The erf is subject to the following servitudes as indicated on the General Plan:

- (a) a 3m X 6m electrical sub-station servitude in favour of ESKOM; and
  - (b) a 20m wide servitude of right of way in favour of the Department of Roads and Transport (Gauteng Provincial Government).
- B. The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of section 54.(1) of the City of Johannesburg Municipal Planning By-law, 2016 declares that it has approved an amendment scheme being an amendment of the Halfway House and Clayville Town Planning Scheme, 1976, comprising the same land as included in the township of **Jukskei View Extension 147**. Map 3 and the scheme clauses of the amendment schemes are filed with the Executive Director: Development Planning: City of Johannesburg and are open for inspection at all reasonable times. This amendment is known as Amendment Scheme 07-13959/6.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
**Notice No. T009/2020.**



**LOCAL AUTHORITY NOTICE 244 OF 2020****JUKSKEI VIEW EXTENSION 139**

- A. In terms of section 28.(15) of the City of Johannesburg Municipal Planning By-law, 2016 the City of Johannesburg Metropolitan Municipality declares **Jukskei View Extension 139** to be an approved township subject to the conditions set out in the Schedule hereto.

**SCHEDULE**

**STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY WATERFALL FIELDS WUQF PROPRIETARY LIMITED REGISTRATION NUMBER 2013/211395/07 [HEREINAFTER REFERRED TO AS THE TOWNSHIP OWNER] IN TERMS OF THE PROVISIONS OF PART 3 OF CHAPTER 5 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 (HEREINAFTER REFERRED TO AS THE BY-LAW), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 866 OF THE FARM WATERVAL 5 I.R., PROVINCE OF GAUTENG, HAS BEEN APPROVED.**

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

The name of the township is **Jukskei View Extension 139**.

**(2) DESIGN**

The township consists of erven as indicated on General Plan S.G. No. 3153/2019.

**(3) DESIGN AND PROVISION OF ENGINEERING SERVICES IN AND FOR THE TOWNSHIP**

The township owner shall, to the satisfaction of the local authority, make the necessary arrangements for the design and provision of all engineering services of which the local authority is the supplier.

**(4) ELECTRICITY**

The local authority is not the bulk supplier of electricity to or in the township. The township owner shall in terms of Chapter 6 Part 1 of the By-law make the necessary arrangements with ESKOM, the licensed supplier of electricity for the provision of electricity.

**(5) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF AGRICULTURE AND RURAL DEVELOPMENT)**

Should the development of the township not be commenced with before 13 December 2026 the application to establish the township, shall be resubmitted to the Department of Agriculture and Rural Development for exemption/authorisation in terms of the National Environmental Management Act, 1998 (Act 107 of 1998), as amended.

**(6) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF ROADS AND TRANSPORT)**

(a) Should the development of the township not be completed before 25 July 2024 the application to establish the township, shall be resubmitted to the Department of Roads and Transport for reconsideration.

(b) If however, before the expiry date mentioned in (a) above, circumstances change in such a manner that roads and/or PWV routes under the control of the said Department are affected by the proposed layout of the township, the township owner shall resubmit the application for the purpose of fulfillment of the requirements of the controlling authority in terms of the provisions of Section 48 of the Gauteng Transport Infrastructure Act, 2001 (Act 8 of 2001).

**(7) NATIONAL GOVERNMENT (DEPARTMENT: MINERAL RESOURCES)**

Should the development of the township not be completed before 1 July 2024, the application to establish the township, shall be resubmitted to the Department : Mineral Resources for reconsideration.

(8) ACCESS

(a) Access to or egress from the township shall be provided to the satisfaction of the local authority and/or Johannesburg Roads Agency (Pty) Ltd and/or the Department of Roads and Transport.

(b) No access to or egress from the township shall be permitted via the lines of no access as indicated on the approved layout plan of the township No. 07-13959/2/XX.

(9) ACCEPTANCE AND DISPOSAL OF STORMWATER DRAINAGE

The township owner shall arrange for the stormwater drainage of the township to fit in with that of the adjacent road/roads and all stormwater running off or being diverted from the road/roads shall be received and disposed of.

(10) REFUSE REMOVAL

The township owner shall provide sufficient refuse collection points in the township and shall make arrangements to the satisfaction of the local authority for the removal of all refuse.

(11) REMOVAL OR REPLACEMENT OF EXISTING SERVICES

If, by reason of the establishment of the township, it should be necessary to remove or replace any existing municipal, TELKOM and/or ESKOM services, the cost of such removal or replacement shall be borne by the township owner.

(12) DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at its own costs 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, when requested thereto by the local authority.

(13) OPEN SPACE CONTRIBUTION

The township owner shall, if applicable, in terms of section 48. of the By-law pay an open space contribution to the local authority *in lieu* for the shortfall in the provision of land for open space.

(14) OBLIGATIONS WITH REGARD TO THE CONSTRUCTION AND INSTALLATION OF ENGINEERING SERVICES AND RESTRICTIONS REGARDING THE TRANSFER OF ERVEN

(a) The township owner shall, after compliance with clause 1.(3) above, at its own costs and to the satisfaction of the local authority, construct and install all engineering services including the internal roads and the stormwater reticulation, within the boundaries of the township. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been constructed and installed.

(b) The township owner shall fulfil its obligations in respect of the installation of water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefor, as agreed between the township owner and the local authority in terms of clause 1.(3) above. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the engineering services have been submitted or paid to the said local authority.

(c) The township owner shall submit to the local authority, a certificate issued by ESKOM that acceptable financial arrangements with regard to the supply of electricity, have been made by the township owner to the local authority. Erven and/or units in the township may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that such certificate had been issued by ESKOM.

(15) OBLIGATIONS WITH REGARD TO THE PROTECTION OF ENGINEERING SERVICES

The township owner shall, at its costs and to the satisfaction of the local authority, survey and register all servitudes required to protect the constructed/installed services. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been or will be protected to the satisfaction of the local authority.

(16) CONSOLIDATION OF ERVEN

The township owner shall, at its own costs, after proclamation of the township, submit an application for consent to consolidate Erven 4534 and 4535, to the local authority for approval.

**2. DISPOSAL OF EXISTING CONDITIONS OF TITLE.**

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

**A. Excluding the following conditions which do not affect the township due to the location thereof:**

1. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2350.9636 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K1293/1963S with Diagram SG No A576/1963 relating thereto, subject to a servitude (indicated by the lines ABCDE and FGHIJK on the said diagram), in terms whereof, the right has been granted to the Electricity Supply Commission to convey electricity over the property hereby conveyed together with ancillary rights, and subject to conditions as will more fully appear on reference to said Notarial Deed, and*
  - a. *partially amended by Notarial Deed K3212/1994S in so far as it affects the remaining extent of portion 1 Waterval 5 IR measuring 2249.8888 hectares by the partial cancellation of the servitude in so far as it affects the portion of the property along the lines ABC and DEF on diagram SG No A5428/1991, as will more fully appear from the said deed;*
  - b. *partially amended by Notarial Deed K4369/2008S so far as it affects the portion 716 (a portion of portion 1) Waterval 5 IR measuring 22.0288 hectares by the partial cancellation of the servitude in respect of the underground electric cables and to grant a new servitude for laying underground electric cables, 6.00 metres wide parallel to and along the entire length of the northern boundary of portion 716, as will more fully appear from the said deed.*
  - c. *partially amended by Notarial Deed K1004/2009S so far as it affects the portion 716 (a portion of portion 1) Waterval 5 IR measuring 22.0288 hectares by the partial amendment of the servitude to allow for the construction of a water attenuation pond within the underground cable servitude area, the partial cancellation of servitude 5 (five) feet wide either side of the line ABCD and FGHIJK on diagram SG No A576/1963 and for the grant of a new servitude 6.00 metres wide parallel to and along the entire length of the northern boundary of portion 716, as will more fully appear from the said deed;*
  - d. *partially amended by Notarial Deed K6144/2014S so far as it affects Erf 3635 Jukskei View extension 88 township measuring 1.2563 hectares by the partial amendment of the servitude to allow for the construction of a fenced off parking area under the power lines, for use by the lessee of Erf 3635, subject thereto that the parking area a fenced and that no vehicles, structures or buildings higher than 2.5 m from the natural ground-level may be allowed with the servitude area, together with ancillary rights, as will appear more fully from the said deed.*
2. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2253.3189 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K55/1973S, subject to a servitude granted to Electricity Supply Commission to convey electricity over the property hereby conveyed together with ancillary rights and subject to conditions as will more fully appear on reference to said Notarial Deed and diagram annexed thereto. The route of this servitude is indicated by the figure ABCDEFGHA on Diagram SG No A5191/1971.*
3. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2250.6858 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K2514/1976S, subject to a servitude granted to Electricity Supply Commission to convey*

electricity over the property hereby conveyed together with ancillary rights, and subject to conditions as will more fully appear on reference to said Notarial Deed. The Route of this servitude has been determined in respect of the remaining extent of portion 1 Waterval 5 IR measuring 2249.8888 hectares by Notarial Deed of Amendment of Servitude K3475/1981S by the line a B and b D on Diagram SG No A1392/1980 attached thereto.

4. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2249.8888 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K5028/1992S, subject to a servitude in terms whereof the right has been granted to ESKOM to convey electricity over the property together with ancillary rights, and subject to conditions as will more fully appear on reference to said Notarial Deed, the centre line of which has been determined by Notarial Deed of Route Description K3213/1994S by the line(s) ABCD and EFGH on diagram S.G No A5427/1991 attached thereto.
5. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2083.2179 hectares (of which the property hereby transferred forms a part) is
  - a. By Virtue of Notarial Deed of Servitude K3366/1997S dated 19 November 1996 with diagram SG No.A7672/1989 relating thereto, subject to a servitude for municipal purposes 3m wide, the route of which is indicated by the line 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' C' D' E' F' G' H' J' K' L' M' N' P' Q' on diagram SG No A7672/1989, in favour of the Town Council of Midrand as will more full appear from the said Notarial Deed, together with ancillary rights, as amended
    - i. in respect of a portion of the remaining extent of portion 1 measuring 1181.6867 hectares by Notarial Deed of Amendment of Servitude K3271/2013S by the partial cancellation of that portion of the servitude indicated by the centre line A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 on diagram SG No 984/2013 and by the granting of the rerouted servitude along the line A B C D E F G H J K L M N P on diagram SG No 3200/2010 and the line A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 on diagram SG No 3199/2010 and
    - ii. in respect of a portion of the remaining extent of portion 1 measuring 1128.9618 hectares by Notarial Deed of Amendment of Servitude K470/2014S by the partial cancellation of the servitude along the route indicated by the line A B C D E on diagram SG no 2413/2013 and granting the servitude over that portion of the remaining extent of portion 1 Waterval 5 IR indicated by the centre line A B C D E F G H J on diagram SG No 2408/2013.
  - b. By virtue of Notarial Deed of servitude K4394/1999S, subject to a sewer servitude line servitude in extent 2021 (two thousand and twenty one) square metres indicated by the figure ABCDEFGHJKL on diagram SG number 12040/1997, together with ancillary rights, in favour of portion 516 (a portion of portion 61) of the farm waterfall number 5, registration division IR, as amended by the partial cancellation thereof in terms of notarial deed of partial cancellation of servitude number K1366/2012S with diagram 3614/2011 attached thereto, and as will more fully appear from the said deed.
  - c. By virtue of Notarial Deed of Servitude No K4398/1999S dated 27th August 1999, subject to a servitude with ancillary rights in favour of ESKOM depicted by the figure ABCD on S.G No 6150/1997 as will more fully appear from reference to the said Notarial Deed.
  - d. By virtue of Notarial Deed of Servitude No K3161/2000S dated 4 May 2000, subject to a perpetual servitude of electric power transmission to convey electricity, together with ancillary rights, in favour of ESKOM indicated by the line ABCD and HJK on S.G No 8801/1998, as will more fully appear from reference to the said Notarial Deed.
  - e. By virtue of Notarial Deed K300/2009S, subject to a servitude with ancillary rights, in favour of Eskom Holdings Limited a electric power line servitude 31.00 metres wide,

the centre line of which is indicated by the line E F G H on diagram SG No 5392/2007, together with a servitude area measuring 6400m<sup>2</sup> indicated by the figure A B C D on diagram SG No 5388/2007, a servitude area measuring 7271m<sup>2</sup> indicated by the figure A B C D E F G H on diagram SG No 3857/2008, and a servitude area measuring 390 m<sup>2</sup> indicated by the figure A B C D on diagram SG No 5392/2007, a right of way indicated by the line A B C D on diagram SG No 5389/2007, a servitude 6.00 metres wide the south western boundary of which is indicated by the line AB on diagram SG No 5390/2007, as will appear more fully from the said deed, and as further amended by

- i. Notarial Deed of Servitude of Amendment K3589/2011S, by the partial cancellation of the servitude in respect of the figure ABCDEFGH on diagram SG No 3857/2008, and the grant of a servitude area measuring 8471m<sup>2</sup> indicated by the figure ABCDEFA on diagram SG No 1435/2011 annexed thereto, as will more fully appear from the said deed; and
  - ii. Notarial Deed of Amendment No. K4187/2012S in respect of the partial cancellation of the servitude in respect of the area indicated by the figure ABCD on Diagram SG No 5388/2007 and the grant of a replacement servitude in respect of the area ABCDA on diagram SG No 5067/2011 annexed thereto, as will more fully appear from the said deed.
- f. By virtue of Notarial Deed of Servitude K3487/2009S subject to a servitude in favour of Eskom Holdings Limited with ancillary rights as will more fully appear from the said deed the area of which servitude has been determined by Notarial Deed of Route Description K2826/2011S by the figure ABCD on diagram SG 4110/2010 annexed thereto.
  - g. By virtue of Notarial Deed of Servitude No. K747/2010S, subject to a sewer servitude, together with ancillary rights, 2.00 metres wide in favour of the City of Johannesburg as indicated by the line A B C D E F G H J K L M N P Q R S T U V W on Diagrams SG No. 2212/2008 annexed thereto and as will more fully appear from the said deed.
  - h. By virtue of Notarial Deed of Servitude K222/2011S, subject to a sewer servitude 5.00 m wide, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality the centre line of which is indicated by the line ABCDEF on diagram SG No 12350/2004 attached thereto.
6. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1629.4804 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K2800/2007S, subject to a Servitude, together with ancillary rights, in favour of the Eskom Holdings Limited as will more fully appear from the said deed, the area of which servitude has been determined by K786/2009S as the figure A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 G1 H1 J1 K1 L1 M1 N1 P1 Q1 on diagram SG No 628/2008 annexed to the said deed.
  7. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1572.0108 hectares (of which the property hereby transferred forms a part) is
    - a. By virtue of Notarial Deed of Servitude K537/2010S subject to a 7m wide sewer servitude, together with ancillary rights, in favour of the City of Johannesburg as depicted by the line 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' C' D' E' F' G' H' J' K' L' M' N' P' Q' R' S' T' U' V' W' X' Y' Z' A" B" C" D" E" F" G" H" J" K" L" M" N" P" Q" R" S" T" U" V" W" X" Y" Z" 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' c' d' e' f' g' h' k' l' m' n' p' q' r' s' t' on Diagram S.G. A6302/1993.
    - b. By Virtue of Notarial Deed of Servitude K1848/2010S, subject to a servitude, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality 2.00 metres wide along the line ABCDEFGHJ for sewer purposes and for storm water pipe line purposes 3.00 metres wide along the lines KLM and LN on diagram SG No

4143/2009 attached thereto.

- c. *By Virtue of Notarial Deed of Servitude K1849/2010S, subject to a right of way servitude, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality in respect of the figure ABCDEFGJA on diagram SG No.1451/2009 and the figure ABCDEFGJKLMNPQRSTUVWXYZA on diagram SG No 2933/2009 attached thereto.*
8. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1457.0601 hectares (of which the property hereby transferred forms a part) is*
    - a. *By virtue of Notarial Deed of Servitude No K3772/2010S, subject to a sewer servitude of varying width, together with ancillary rights, in favour of the City of Johannesburg which is indicated by reference to the line ABCDEFGHJK with varying width as indicated on diagram SG No. 8021/1998 and an area measuring 3687 m<sup>2</sup> indicated by the figure A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 G1 H1 J1 K1 L1 M1 N1 P1 Q1 R1 S1 T1 U1 V1 W1 X1 A on diagram SG. No 5362/2009 attached thereto and as will more fully appear from the said deed.*
    - b. *By Virtue of Notarial Deed of Servitude No. K4218/2010S, subject to a 3.00m wide sewer servitude, together with ancillary rights, in favour of the City of Johannesburg as indicated by the line ABCDEFGHJKLMNP on Diagram SG No.3199/2010 and by the line A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 on diagram SG No 3200/2010 annexed thereto and as will more fully appear from the said deed.*
    - c. *By Virtue of Notarial Deed of Servitude No. K4795/2010S, subject to a 8.00m wide sewer servitude, together with ancillary rights, in favour of the City of Johannesburg the northern boundary of which is indicated by the line LK on Diagram SG No. A4717/1985.*
  9. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1363.5549 hectares (of which the property hereby transferred forms a part) is, by virtue of Notarial Deed of Servitude No. K1107/2013S, subject to a substation servitude, together with ancillary rights, in favour of Eskom Holdings SOC Limited as indicated by the figure ABCDA on Diagram SG No 5861/2009 annexed thereto and as will more fully appear from the said deed.*
  10. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1318.0994 hectares (of which the property hereby transferred forms a part) is*
    - a. *By virtue of Notarial Deed K3589/2011S subject to a servitude granted in favour of Eskom Holding SOC Limited in respect of that portion of the property measuring 8471m<sup>2</sup> indicated by the figure ABCDEFA on diagram SG 1435/2011 annexed thereto, as will more fully appear from the said notarial deed.*
    - b. *By Virtue of Notarial Deed of Servitude No. K2206/2012S, subject to a right of way servitude, together with ancillary rights, indicated by the figure ABCDA on Diagram SG No 4560/2010 annexed thereto, in favour of the remainder of Portion 2 of the farm Bothasfontein 408 JR as will more fully appear from the said deed.*
    - c. *By Virtue of Notarial Deed No. K3982/2012S, subject to a servitude of right of way and use for parking purposes, together with ancillary rights, in favour of Waterfall Hospital WUQF Proprietary Limited measuring 1656 m<sup>2</sup> indicated by the figure ABCDA on Diagram SG No 14/2011 annexed thereto and as will more fully appear from the said deed.*
  11. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1128.9618 hectares (of which the property hereby transferred forms a part) is*
    - a. *By Virtue of Notarial Deed of Servitude No K465/2014S, is subject to a right of way*

- servitude, together with ancillary rights, in favour of Eskom measuring 579 m<sup>2</sup> indicated by the figure ABCDEF on diagram SG no 2411/2013 and measuring 1316 m<sup>2</sup> by the figure ABCDE on diagram SG No 2412/2013 annexed thereto, and as will appear more fully from the said notarial deed.*
- b. By Virtue of Notarial Deed of Servitude No K466/2014S, subject to a substation servitude, together with ancillary rights, in favour of Eskom measuring 18 m<sup>2</sup> as indicated by the figure ABCD on diagram SG no 2409/2013 and measuring 18 m<sup>2</sup> by the figure ABCD on diagram SG No 2410/2013 annexed thereto, and as will appear more fully from the said notarial deed.*
  - c. By Virtue of Notarial Deed of Servitude No K467/2014S, subject to a servitude, together with ancillary rights, in favour of the City of Johannesburg, stormwater purposes 3.00 m wide the centre line is indicated by the line ABCD on diagram SG No 3659/2013 and a sewer pipeline 2.50 m wide the centre line of which is indicated by the line AB on diagram SG No 3658/2013 and as will appear more fully from the said notarial deed.*
  - d. By Virtue of Notarial Deed of Servitude No K468/2014S, subject to a servitude area measuring 2.2520 hectares, together with ancillary rights, in favour of the City of Johannesburg to use the Servitude Area in perpetuity as a roadway for use by the general public, and to convey water and sewerage over the servitude area indicated by the figure ABCDEFGHJKLMNPQRSTA on diagram SG no 4098/2013 annexed thereto, as will appear more fully from the said notarial deed.*
- 12. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1028.5854 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K2624/2016S, subject to a substation servitude, together with ancillary rights, in favour of Eskom measuring 18m<sup>2</sup> as indicated by the figure ABCDA on diagram SG no 5862/2009 annexed hereto, and as will appear more fully from the said notarial deed.*
  - 13. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1023.2580 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K4751/2016S, subject to a right of way servitude, in favour of Portion 796 (a portion of portion 1) of farm Waterval 5 IR, measuring 276 m<sup>2</sup> as indicated by the figure ABCDEA on diagram SG no 4813/2015 annexed thereto, and as will appear more fully from the said notarial deed.*
  - 14. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1000.2888 hectares (of which the property hereby transferred forms a part) is*
    - a. By virtue of Notarial Deed of Servitude No K1957/2017S, entitled to a right of way servitude over that portion of Erf 3544 Jukskei View Extension 78 township 10.5 metres wide as indicated on General Plan SG no 4102/2013, and as will appear more fully from the said notarial deed.*
    - b. By virtue of Notarial Deed of Servitude No K3907/2017S subject to a sewer servitude 3.00 metres wide the centre line of which is indicated by the line ABCDEFGHJKLMNPQRSTUVWXYZ on diagram SG No 13349/1996, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality as will more fully appear from the said notarial deed.*
  - 15. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 935.3026 hectares (of which the property hereby transferred forms a part) is*
    - a. By Virtue of Notarial Deed of Servitude K167/2020S dated 26 November 2019, the within mentioned property is subject to a servitude for Public Railway Transport Services in favour of the Gauteng Provincial Government, measuring 3.4749 hectares and indicated by the figure ABCDEFGHJKLMNPQRSTUA on diagram SG number 6420/2016, as will more fully appear from the said notarial deed;*

- b. *By virtue of Notarial Deed of Servitude K168/2020S the within mentioned property is subject to a 2.00 m wide sewer servitude, the centre line of which is indicated by the line ABCDE on diagram SG No 1274/2018, registered in favour of the City of Johannesburg Metropolitan municipality, as will appear more fully from the said notarial deed;*
- c. *By virtue of Notarial Deed of Servitude K169/2020S the within mentioned property is subject to a 3.00 m wide sewer servitude, the centre line of which is indicated by the line ABCDEFGHJ on diagram SG No 1275/2018, registered in favour of the City of Johannesburg Metropolitan municipality, as will appear more fully from the said notarial deed;*
- d. *By virtue of Notarial Deed of Servitude K170/2020S the within mentioned property is subject to a 502 m<sup>2</sup> water pipeline servitude, indicated by the figure ABCDEFGHA on diagram SG No 1276/2018, registered in favour of the City of Johannesburg Metropolitan municipality, as will appear more fully from the said notarial deed;*
- e. *By virtue of Notarial Deed of Servitude K171/2020S the within mentioned property is subject to a 4.00 m wide water pipeline servitude, the centre line of which is indicated by the line ABCDEFGHJKLMNPQRSTUVWXYZA1B1C1D1E1 on diagram SG No 1277/2018, registered in favour of the City of Johannesburg Metropolitan municipality, as will appear more fully from the said notarial deed.*

### 3. CONDITIONS OF TITLE.

#### (A) Conditions of Title imposed by the local authority in terms of the provisions of Chapter 5 Part 3 of the By-law.

##### (1) ALL ERVEN

- (a) (i) Each erf is 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, if and when required by the local authority: Provided that the local authority may dispense with any such servitude.
  - (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 2m 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 process 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) The erven lie in an area with soil conditions that can cause serious damage to buildings and structures. In order to limit such damage, foundations and other structural elements of the buildings and structures must be designed by a competent professional engineer and erected under his supervision unless it can be proved to the local authority that such measures are unnecessary or that the same purpose can be achieved by other more effective means. The NHBRC coding for foundations is classified as C1-C2/P.

- B. The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of section 54.(1) of the City of Johannesburg Municipal Planning By-law, 2016 declares that it has approved an amendment scheme being an amendment of the Halfway House and Clayville Town Planning Scheme, 1976, comprising the same land as included in the township of **Jukskei View Extension 139**. Map 3 and the scheme clauses of the amendment schemes are



filed with the Executive Director: Development Planning: City of Johannesburg and are open for inspection at all reasonable times. This amendment is known as Amendment Scheme 07-13959/2.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
**Notice No. T007/2020.**

**LOCAL AUTHORITY NOTICE 245 OF 2020****JUKSKEI VIEW EXTENSION 144**

- A. In terms of section 28.(15) of the City of Johannesburg Municipal Planning By-law, 2016 the City of Johannesburg Metropolitan Municipality declares **Jukskei View Extension 144** to be an approved township subject to the conditions set out in the Schedule hereto.

**SCHEDULE**

**STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY WATERFALL FIELDS WUQF PROPRIETARY LIMITED REGISTRATION NUMBER 2013/211395/07 [HEREINAFTER REFERRED TO AS THE TOWNSHIP OWNER] IN TERMS OF THE PROVISIONS OF PART 3 OF CHAPTER 5 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 (HEREINAFTER REFERRED TO AS THE BY-LAW), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 868 OF THE FARM WATERVAL 5 I.R., PROVINCE OF GAUTENG, HAS BEEN APPROVED.**

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

The name of the township is **Jukskei View Extension 144**.

**(2) DESIGN**

The township consists of erven and a thoroughfare as indicated on General Plan S.G. No. 3155/2019.

**(3) DESIGN AND PROVISION OF ENGINEERING SERVICES IN AND FOR THE TOWNSHIP**

The township owner shall, to the satisfaction of the local authority, make the necessary arrangements for the design and provision of all engineering services of which the local authority is the supplier.

**(4) ELECTRICITY**

The local authority is not the bulk supplier of electricity to or in the township. The township owner shall in terms of Chapter 6 Part 1 of the By-law make the necessary arrangements with ESKOM, the licensed supplier of electricity for the provision of electricity.

**(5) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF AGRICULTURE AND RURAL DEVELOPMENT)**

Should the development of the township not been commenced with before 13 December 2026 the application to establish the township, shall be resubmitted to the Department of Agriculture and Rural Development for exemption/authorisation in terms of the National Environmental Management Act, 1998 (Act 107 of 1998), as amended.

**(6) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF ROADS AND TRANSPORT)**

(a) Should the development of the township not been completed before 25 July 2024 the application to establish the township, shall be resubmitted to the Department of Roads and Transport for reconsideration.

(b) If however, before the expiry date mentioned in (a) above, circumstances change in such a manner that roads and/or PWV routes under the control of the said Department are affected by the proposed layout of the township, the township owner shall resubmit the application for the purpose of fulfillment of the requirements of the controlling authority in terms of the provisions of Section 48 of the Gauteng Transport Infrastructure Act, 2001 (Act 8 of 2001).

**(7) NATIONAL GOVERNMENT (DEPARTMENT: MINERAL RESOURCES)**

Should the development of the township not been completed before 1 July 2024, the application to establish the township, shall be resubmitted to the Department : Mineral Resources for reconsideration.

(8) ACCESS

(a) Access to or egress from the township shall be provided to the satisfaction of the local authority and/or Johannesburg Roads Agency (Pty) Ltd and/or the Department of Roads and Transport.

(b) No access to or egress from the township shall be permitted via the lines of no access as indicated on the approved layout plan of the township No. 07-13959/4/XX.

(9) ACCEPTANCE AND DISPOSAL OF STORMWATER DRAINAGE

The township owner shall arrange for the stormwater drainage of the township to fit in with that of the adjacent road/roads and all stormwater running off or being diverted from the road/roads shall be received and disposed of.

(10) REFUSE REMOVAL

The township owner shall provide sufficient refuse collection points in the township and shall make arrangements to the satisfaction of the local authority for the removal of all refuse.

(11) REMOVAL OR REPLACEMENT OF EXISTING SERVICES

If, by reason of the establishment of the township, it should be necessary to remove or replace any existing municipal, TELKOM and/or ESKOM services, the cost of such removal or replacement shall be borne by the township owner.

(12) DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at its own costs 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, when requested thereto by the local authority.

(13) RESTRICTION ON THE DEVELOPMENT OF ERVEN

Erf 4538 and 4539 may only be developed jointly as a development scheme as provided for in terms of the Sectional Titles Act, Act 95 of 1986.

(14) OBLIGATIONS WITH REGARD TO THE CONSTRUCTION AND INSTALLATION OF ENGINEERING SERVICES AND RESTRICTIONS REGARDING THE TRANSFER OF ERVEN

(a) The township owner shall, after compliance with clause 1.(3) above, at its own costs and to the satisfaction of the local authority, construct and install all engineering services including the internal roads and the stormwater reticulation, within the boundaries of the township. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been constructed and installed.

(b) The township owner shall fulfil its obligations in respect of the installation of water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefor, as agreed between the township owner and the local authority in terms of clause 1.(3) above. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the engineering services have been submitted or paid to the said local authority.

(c) The township owner shall submit to the local authority, a certificate issued by ESKOM that acceptable financial arrangements with regard to the supply of electricity, have been made by the township owner to the local authority. Erven and/or units in the township may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that such certificate had been issued by ESKOM.

(15) OBLIGATIONS WITH REGARD TO THE PROTECTION OF ENGINEERING SERVICES

The township owner shall, at its costs and to the satisfaction of the local authority, survey and register all servitudes required to protect the constructed/installed services. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been or will be protected to the satisfaction of the local authority.

## (16) NOTARIAL TIE OF ERVEN

The township owner shall, at its own costs, after proclamation of the township, submit an application for consent to notarially tie Erven 4538 and 4539, to the local authority for approval.

**2. DISPOSAL OF EXISTING CONDITIONS OF TITLE.**

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

**A. Excluding the following conditions which do not affect the township due to the location thereof:**

- A. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2350.9636 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K1293/1963S with Diagram SG No A576/1963 relating thereto, subject to a servitude (indicated by the lines ABCDE and FGHIJK on the said diagram), in terms whereof, the right has been granted to the Electricity Supply Commission to convey electricity over the property hereby conveyed together with ancillary rights, and subject to conditions as will more fully appear on reference to said Notarial Deed, and*
- a. *partially amended by Notarial Deed K3212/1994S in so far as it affects the remaining extent of portion 1 Waterval 5 IR measuring 2249.8888 hectares by the partial cancellation of the servitude in so far as it affects the portion of the property along the lines ABC and DEF on diagram SG No A5428/1991, as will more fully appear from the said deed;*
  - b. *partially amended by Notarial Deed K4369/2008S so far as it affects the portion 716 (a portion of portion 1) Waterval 5 IR measuring 22.0288 hectares by the partial cancellation of the servitude in respect of the underground electric cables and to grant a new servitude for laying underground electric cables, 6.00 metres wide parallel to and along the entire length of the northern boundary of portion 716, as will more fully appear from the said deed.*
  - c. *partially amended by Notarial Deed K1004/2009S so far as it affects the portion 716 (a portion of portion 1) Waterval 5 IR measuring 22.0288 hectares by the partial amendment of the servitude to allow for the construction of a water attenuation pond within the underground cable servitude area, the partial cancellation of servitude 5 (five) feet wide either side of the line ABCD and FGHIJK on diagram SG No A576/1963 and for the grant of a new servitude 6.00 metres wide parallel to and along the entire length of the northern boundary of portion 716, as will more fully appear from the said deed;*
  - d. *partially amended by Notarial Deed K6144/2014S so far as it affects Erf 3635 Jukskei View extension 88 township measuring 1.2563 hectares by the partial amendment of the servitude to allow for the construction of a fenced off parking area under the power lines, for use by the lessee of Erf 3635, subject thereto that the parking area a fenced and that no vehicles, structures or buildings higher than 2.5 m from the natural ground-level may be allowed with the servitude area, together with ancillary rights, as will appear more fully from the said deed.*
- B. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2253.3189 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K55/1973S, subject to a servitude granted to Electricity Supply Commission to convey electricity over the property hereby conveyed together with ancillary rights and subject to conditions as will more fully appear on reference to said Notarial Deed and diagram annexed thereto. The route of this servitude is indicated by the figure ABCDEFGHA on Diagram SG No A5191/1971.*
- C. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2250.6858 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K2514/1976S, subject to a servitude granted to Electricity Supply Commission to convey*

electricity over the property hereby conveyed together with ancillary rights, and subject to conditions as will more fully appear on reference to said Notarial Deed. The Route of this servitude has been determined in respect of the remaining extent of portion 1 Waterval 5 IR measuring 2249.8888 hectares by Notarial Deed of Amendment of Servitude K3475/1981S by the line a B and b D on Diagram SG No A1392/1980 attached thereto.

- D. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2249.8888 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K5028/1992S, subject to a servitude in terms whereof the right has been granted to ESKOM to convey electricity over the property together with ancillary rights, and subject to conditions as will more fully appear on reference to said Notarial Deed, the centre line of which has been determined by Notarial Deed of Route Description K3213/1994S by the line(s) ABCD and EFGH on diagram S.G No A5427/1991 attached thereto.
- E. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2083.2179 hectares (of which the property hereby transferred forms a part) is
- a. By Virtue of Notarial Deed of Servitude K3366/1997S dated 19 November 1996 with diagram SG No.A7672/1989 relating thereto, subject to a servitude for municipal purposes 3m wide, the route of which is indicated by the line 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' C' D' E' F' G' H' J' K' L' M' N' P' Q' on diagram SG No A7672/1989, in favour of the Town Council of Midrand as will more fully appear from the said Notarial Deed, together with ancillary rights, as amended
    - i. in respect of a portion of the remaining extent of portion 1 measuring 1181.6867 hectares by Notarial Deed of Amendment of Servitude K3271/2013S by the partial cancellation of that portion of the servitude indicated by the centre line A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 on diagram SG No 984/2013 and by the granting of the rerouted servitude along the line A B C D E F G H J K L M N P on diagram SG No 3200/2010 and the line A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 on diagram SG No 3199/2010 and
    - ii. in respect of a portion of the remaining extent of portion 1 measuring 1128.9618 hectares by Notarial Deed of Amendment of Servitude K470/2014S by the partial cancellation of the servitude along the route indicated by the line A B C D E on diagram SG no 2413/2013 and granting the servitude over that portion of the remaining extent of portion 1 Waterval 5 IR indicated by the centre line A B C D E F G H J on diagram SG No 2408/2013.
  - b. By virtue of Notarial Deed of servitude K4394/1999S, subject to a sewer servitude line servitude in extent 2021 (two thousand and twenty one) square metres indicated by the figure ABCDEFGHJKL on diagram SG number 12040/1997, together with ancillary rights, in favour of portion 516 (a portion of portion 61) of the farm waterfall number 5, registration division IR, as amended by the partial cancellation thereof in terms of notarial deed of partial cancellation of servitude number K1366/2012S with diagram 3614/2011 attached thereto, and as will more fully appear from the said deed.
  - c. By virtue of Notarial Deed of Servitude No K4398/1999S dated 27th August 1999, subject to a servitude with ancillary rights in favour of ESKOM depicted by the figure ABCD on S.G No 6150/1997 as will more fully appear from reference to the said Notarial Deed.
  - d. By virtue of Notarial Deed of Servitude No K3161/2000S dated 4 May 2000, subject to a perpetual servitude of electric power transmission to convey electricity, together with ancillary rights, in favour of ESKOM indicated by the line ABCD and HJK on S.G No 8801/1998, as will more fully appear from reference to the said Notarial Deed.
  - e. By virtue of Notarial Deed of Servitude No. K747/2010S, subject to a sewer servitude, together with ancillary rights, 2.00 metres with in favour of the City of Johannesburg

as indicated by the line A B C D E F G H J K L M N P Q R S T U V W on Diagrams SG No. 2212/2008 annexed thereto and as will more fully appear from the said deed.

- f. By virtue of Notarial Deed of Servitude K222/2011S, subject to a sewer servitude 5.00 m wide, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality the centre line of which is indicated by the line ABCDEF on diagram SG No 12350/2004 attached thereto.
  - g. By virtue of Notarial Deed of Servitude K3487/2009S subject to a servitude in favour of Eskom Holdings Limited with ancillary rights as will more fully appear from the said deed the area of which servitude has been determined by Notarial Deed of Route Description K2826/2011S by the figure ABCD on diagram SG 4110/2010 annexed thereto."
- F. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1629.4804 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K2800/2007S, subject to a Servitude, together with ancillary rights, in favour of the Eskom Holdings Limited as will more fully appear from the said deed, the area of which servitude has been determined by K786/2009S as the figure A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 G1 H1 J1 K1 L1 M1 N1 P1 Q1 on diagram SG No 628/2008 annexed to the said deed.
- G. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1572.0108 hectares (of which the property hereby transferred forms a part) is
- a. By Virtue of Notarial Deed of Servitude K1848/2010S, subject to a servitude, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality 2.00 metres wide along the line ABCDEFGHJ for sewer purposes and for storm water pipe line purposes 3.00 metres wide along the lines KLM and LN on diagram SG No 4143/2009 attached thereto.
  - b. By Virtue of Notarial Deed of Servitude K1849/2010S, subject to a right of way servitude, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality in respect of the figure ABCDEFGJA on diagram SG No.1451/2009 and the figure ABCDEFGJKLMNPQRSTUVWXYZA on diagram SG No 2933/2009 attached thereto.
- H. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1457.0601 hectares (of which the property hereby transferred forms a part) is
- a. By virtue of Notarial Deed of Servitude No K3772/2010S, subject to a sewer servitude of varying width, together with ancillary rights, in favour of the City of Johannesburg which is indicated by reference to the line ABCDEFGHJK with varying width as indicated on diagram SG No. 8021/1998 and an area measuring 3687 m<sup>2</sup> indicated by the figure A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 G1 H1 J1 K1 L1 M1 N1 P1 Q1 R1 S1 T1 U1 V1 W1 X1 A on diagram SG. No 5362/2009 attached thereto and as will more fully appear from the said deed.
  - b. By Virtue of Notarial Deed of Servitude No. K4218/2010S, subject to a 3.00m wide sewer servitude, together with ancillary rights, in favour of the City of Johannesburg as indicated by the line ABCDEFGHJKLMNP on Diagram SG No.3199/2010 and by the line A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 on diagram SG No 3200/2010 annexed thereto and as will more fully appear from the said deed.
  - c. By Virtue of Notarial Deed of Servitude No. K4795/2010S, subject to a 8.00m wide sewer servitude, together with ancillary rights, in favour of the City of Johannesburg the northern boundary of which is indicated by the line LK on Diagram SG No. A4717/1985.
- I. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1363.5549 hectares (of which the property hereby transferred forms a part) is, by virtue of Notarial Deed of Servitude No. K1107/2013S, subject to a substation servitude, together with ancillary

rights, in favour of Eskom Holdings SOC Limited as indicated by the figure ABCDA on Diagram SG No 5861/2009 annexed thereto and as will more fully appear from the said deed.

- J. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1318.0994 hectares (of which the property hereby transferred forms a part) is
- a. By virtue of Notarial Deed K3589/2011S subject to a servitude granted in favour of Eskom Holding SOC Limited in respect of that portion of the property measuring 8471m<sup>2</sup> indicated by the figure ABCDEFA on diagram SG 1435/2011 annexed thereto, as will more fully appear from the said notarial deed.
  - b. By Virtue of Notarial Deed of Servitude No. K2206/2012S, subject to a right of way servitude, together with ancillary rights, indicated by the figure ABCDA on Diagram SG No 4560/2010 annexed thereto, in favour of the remainder of Portion 2 of the farm Bothasfontein 408 JR as will more fully appear from the said deed.
  - c. By Virtue of Notarial Deed No. K3982/2012S, subject to a servitude of right of way and use for parking purposes, together with ancillary rights, in favour of Waterfall Hospital WUQF Proprietary Limited measuring 1656 m<sup>2</sup> indicated by the figure ABCDA on Diagram SG No 14/2011 annexed thereto and as will more fully appear from the said deed.
- K. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1128.9618 hectares (of which the property hereby transferred forms a part) is
- a. By Virtue of Notarial Deed of Servitude No K465/2014S, is subject to a right of way servitude, together with ancillary rights, in favour of Eskom measuring 579 m<sup>2</sup> indicated by the figure ABCDEF on diagram SG no 2411/2013 and measuring 1316 m<sup>2</sup> by the figure ABCDE on diagram SG No 2412/2013 annexed thereto, and as will appear more fully from the said notarial deed.
  - b. By Virtue of Notarial Deed of Servitude No K466/2014S, subject to a substation servitude, together with ancillary rights, in favour of Eskom measuring 18 m<sup>2</sup> as indicated by the figure ABCD on diagram SG no 2409/2013 and measuring 18 m<sup>2</sup> by the figure ABCD on diagram SG No 2410/2013 annexed thereto, and as will appear more fully from the said notarial deed.
  - c. By Virtue of Notarial Deed of Servitude No K467/2014S, subject to a servitude, together with ancillary rights, in favour of the City of Johannesburg, stormwater purposes 3.00 m wide the centre line is indicated by the line ABCD on diagram SG No 3659/2013 and a sewer pipeline 2.50 m wide the centre line of which is indicated by the line AB on diagram SG No 3658/2013 and as will appear more fully from the said notarial deed.
  - d. By Virtue of Notarial Deed of Servitude No K468/2014S, subject to a servitude area measuring 2.2520 hectares, together with ancillary rights, in favour of the City of Johannesburg to use the Servitude Area in perpetuity as a roadway for use by the general public, and to convey water and sewerage over the servitude area indicated by the figure ABCDEFGHJKLMNPQRSTA on diagram SG no 4098/2013 annexed thereto, as will appear more fully from the said notarial deed.
- L. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1028.5854 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K2624/2016S, subject to a substation servitude, together with ancillary rights, in favour of Eskom measuring 18m<sup>2</sup> as indicated by the figure ABCDA on diagram SG no 5862/2009 annexed hereto, and as will appear more fully from the said notarial deed.
- M. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1023.2580 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K4751/2016S, subject to a right of way servitude, in favour of Portion 796 (a portion of portion 1) of farm Waterval 5 IR, measuring 276 m<sup>2</sup> as indicated by the figure ABCDEA on diagram SG no 4813/2015 annexed thereto, and as will appear more fully from the said notarial deed.

- N. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1000.2888 hectares (of which the property hereby transferred forms a part) is
- a. by virtue of Notarial Deed of Servitude No K1957/2017S, entitled to a right of way servitude over that portion of Erf 3544 Jukskei View Extension 78 township 10.5 metres wide as indicated on General Plan SG no 4102/2013, and as will appear more fully from the said notarial deed.
  - b. by virtue of Notarial Deed of Servitude No K3907/2017S subject to a sewer servitude 3.00 metres wide the centre line of which is indicated by the line ABCDEFGHJKLMNPQRSTUVWXYZ on diagram SG No 13349/1996, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality as will more fully appear from the said notarial deed.
- O. By virtue of Notarial Deed of Servitude K169/2020S the withinmentioned property is subject to a 3m wide sewer servitude the centre line of which is indicated by the line ABCDEFGHJ on diagram SG No 1275/2018 registered in favour of the City of Johannesburg Metropolitan Municipality, as will appear more fully from the said notarial deed.
- P. By virtue of Notarial Deed of Servitude K171/2020S the withinmentioned property is subject to a 4m wide water pipe line servitude represented by the figure ABCDEFGHJKLMNPQRSTUVWXYZA<sup>1</sup>B<sup>1</sup>C<sup>1</sup>D<sup>1</sup>E<sup>1</sup> on diagram SG No 1277/2018 registered in favour of the City of Johannesburg Metropolitan Municipality, as will appear more fully from the said notarial deed.

**B. Excluding the following servitude which only affects Erf 4539 and Waterfall Mia Drive:**

*By virtue of Notarial Deed of Servitude K537/2010S the withinmentioned property is subject to a sewer servitude, together with ancillary rights, in favour of the City of Johannesburg as depicted by the line abcdefgh on Diagram S.G. 3149/2019.*

**C. Excluding the following servitudes which only affect Waterfall Mia Drive:**

- A. By virtue of Notarial Deed K300/2009S, subject to a servitude with ancillary rights, in favour of Eskom Holdings Limited a electric power line servitude 31.00 metres wide, the centre line of which is indicated by the line E F G H on diagram SG No 5392/2007, together with a servitude area measuring 6400m<sup>2</sup> indicated by the figure A B C D on diagram SG No 5388/2007, a servitude area measuring 7271m<sup>2</sup> indicated by the figure A B C D E F G H on diagram SG No 3857/2008, and a servitude area measuring 390 m<sup>2</sup> indicated by the figure A B C D on diagram SG No 5392/2007, a right of way indicated by the line A B C D on diagram SG No 5389/2007, a servitude 6.00 metres wide the south western boundary of which is indicated by the line J1K1 on diagram SG No 3155/2019, as will appear more fully from the said deed, and as further amended by
- a. Notarial Deed of Servitude of Amendment K3589/2011S, by the partial cancellation of the servitude in respect of the figure ABCDEFGH on diagram SG No 3857/2008, and the grant of a servitude area measuring 8471m<sup>2</sup> indicated by the figure ABCDEFA on diagram SG No 1435/2011 annexed thereto, as will more fully appear from the said deed; and
  - b. Notarial Deed of Amendment No. K4187/2012S in respect of the partial cancellation of the servitude in respect of the area indicated by the figure ABCD on Diagram SG No 5388/2007 and the grant of a replacement servitude in respect of the area ABCDA on diagram SG No 5067/2011 annexed thereto, as will more fully appear from the said deed.
- B. By virtue of Notarial Deed of Servitude K170/2020S the within mentioned property is subject to a 502 m<sup>2</sup> water pipeline servitude, indicated by the figure K1L1M1jkmnpK1 on General Plan SG No 3155/2019, registered in favour of the City of Johannesburg Metropolitan municipality, as will appear more fully from the said notarial deed;



C. *By virtue of Notarial Deed of Servitude K168/2020S the within mentioned property is subject to a 2.00 m wide sewer servitude, the centre line of which is indicated by the line st on General Plan SG No 3155/2019, registered in favour of the City of Johannesburg Metropolitan municipality, as*

### 3. CONDITIONS OF TITLE.

#### (A) Conditions of Title imposed by the local authority in terms of the provisions of Chapter 5 Part 3 of the By-law.

##### (1) ALL ERVEN

- (a) (i) Each erf is 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, if and when required by the local authority: Provided that the local authority may dispense with any such servitude.
- (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 2m 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 process 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) The erven lie in an area with soil conditions that can cause serious damage to buildings and structures. In order to limit such damage, foundations and other structural elements of the buildings and structures must be designed by a competent professional engineer and erected under his supervision unless it can be proved to the local authority that such measures are unnecessary or that the same purpose can be achieved by other more effective means. The NHBRC coding for foundations is classified as C1-C2/P.

##### (2) ERF 4539

No building of any nature shall be erected within those portions of the erf which are likely to be inundated by the floodwaters of a public stream on an average every 100 years.

#### B. Conditions of Title imposed in favour of third parties to be registered/created on the first registration of the erven concerned.

No erf/unit in the township shall be transferred unless the following conditions and/or servitudes have been registered:

##### (1) ERF 4538

The erf is subject to a 3m X 6m electrical sub-station servitude in favour of ESKOM as indicated on the General Plan.

B. The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of section 54.(1) of the City of Johannesburg Municipal Planning By-law, 2016 declares that it has approved an amendment scheme being an amendment of the Halfway House and Clayville Town Planning Scheme, 1976, comprising the same land as included in the township of **Jukskei View Extension 144**. Map 3 and the scheme clauses of the amendment schemes are

filed with the Executive Director: Development Planning: City of Johannesburg and are open for inspection at all reasonable times. This amendment is known as Amendment Scheme 07-13959/4.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
**Notice No. T008/2020.**

### LOCAL AUTHORITY NOTICE 246 OF 2020

#### CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

We, **The Town Planning Hub cc**, being the authorised agent/applicant of the owners of the **Remainder of Erf 530, Arcadia** hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town Planning Scheme, 2008 (Revised 2014) in operation, by the rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016 of the property described above. The property is situated at 874 Park Street, Arcadia.

The Rezoning of the above-mentioned erf is from "Residential 1" to "Residential 4", including a boarding house and a guard house with a density of 145 dwelling units per hectare (a maximum of 16 dwelling-units).

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or comment(s), shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001, or to CityP\_Registration@tshwane.gov.za from **26 February 2020**, until **25 March 2020**.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen newspapers.

**Address of Municipal offices:** Isivuno House, 143 Lilian Ngoyi Street, Room LG004.

**Closing date of any objection(s) and/or comment(s):** 25 March 2020

**Address of authorised agent:** The Town Planning Hub cc; PO Box 11437, Silver Lakes, 0054; Lombardy Corporate Park, Block B, Unit 13, Cole Road, Shere, 0084. Tel: (012) 809 2229. Ref: TPH19345

**Dates on which notice will be published:** 26 February and 4 March 2020

**Ref no:** CPD 9/2/4/2-5532T **Item nr:** 31438

26-04

### PLAASLIKE OWERHEID KENNISGEWING 246 VAN 2020

#### STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VIR DIE AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16 (1) VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUURSKEMA VERORDENING, 2016.

Ons, **The Town Planning Hub cc**, synde die gemagtigde agent/aansoeker van die eienaars van die **Restant van Erf 530, Arcadia** gee hiermee ingevolge artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016 kennis dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), in werking, deur die hersonering in terme van Artikel 16(1) van die Stad van Tshwane Grondgebruikbestuur Verordening, 2016 van die eiendom hier bo beskryf. Die eiendom is geleë te 874 Park Straat, Arcadia.

Die hersonering van bogenoemde erf is van "Residentieel 1" na "Residentieel 4", insluitend 'n losieshuis en 'n waghuis met 'n digtheid van 145 eenhede per hektaar (maksimum 16 woon eenhede).

Enige besware en/of kommentare wat duidelik die gronde van die beswaar en die persoon(ne) se regte uiteensit en aandui hoe hulle belange deur die aansoek geaffekteer gaan word, asook die persoon(ne) se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon(ne) kan korrespondeer nie, moet binne 'n tydperk van 28 dae vanaf **26 Februarie 2020**, skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, ingedien of gerig word by Posbus 3242, Pretoria, 0001, of na CityP\_Registration@tshwane.gov.za tot **25 Maart 2020**.

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure geïnspekteer word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant, Beeld en Citizen koerante.

**Adres van Munisipale Kantore:** Isivuno House, 143 Lilian Ngoyi Straat, Kamer LG004.

**Sluitingsdatum vir enige besware en/of kommentaar:** 25 Maart 2020.

**Adres van agent :** The Town Planning Hub cc; Posbus 11437, Silver Lakes, 0054; Lombardy Corporate Park, Blok B, Eenheid 13, Colestraat, Shere, 0084. Tel: (012) 809 2229. Verw: TPH19345

**Datums waarop die advertensie geplaas word:** 26 Februarie en 4 Maart 2020

**Verwysing nr:** CPD 9/2/4/2-5532T **Item nr:** 31438

26-04

**LOCAL AUTHORITY NOTICE 247 OF 2020****JUKSKEI VIEW EXTENSION 138**

- A. In terms of section 28.(15) of the City of Johannesburg Municipal Planning By-law, 2016 the City of Johannesburg Metropolitan Municipality declares **Jukskei View Extension 138** to be an approved township subject to the conditions set out in the Schedule hereto.

**SCHEDULE**

**STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY WATERFALL FIELDS WUQF PROPRIETARY LIMITED REGISTRATION NUMBER 2013/211395/07 [HEREINAFTER REFERRED TO AS THE TOWNSHIP OWNER] IN TERMS OF THE PROVISIONS OF PART 3 OF CHAPTER 5 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 (HEREINAFTER REFERRED TO AS THE BY-LAW), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 865 OF THE FARM WATERVAL 5 I.R., PROVINCE OF GAUTENG, HAS BEEN APPROVED.**

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

The name of the township is **Jukskei View Extension 138**.

**(2) DESIGN**

The township consists of erven and the thoroughfare as indicated on General Plan S.G. No. 3152/2019.

**(3) DESIGN AND PROVISION OF ENGINEERING SERVICES IN AND FOR THE TOWNSHIP**

The township owner shall, to the satisfaction of the local authority, make the necessary arrangements for the design and provision of all engineering services of which the local authority is the supplier.

**(4) ELECTRICITY**

The local authority is not the bulk supplier of electricity to or in the township. The township owner shall in terms of Chapter 6 Part 1 of the By-law make the necessary arrangements with ESKOM, the licensed supplier of electricity for the provision of electricity.

**(5) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF AGRICULTURE AND RURAL DEVELOPMENT)**

Should the development of the township not been commenced with before 13 December 2026 the application to establish the township, shall be resubmitted to the Department of Agriculture and Rural Development for exemption/authorisation in terms of the National Environmental Management Act, 1998 (Act 107 of 1998), as amended.

**(6) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF ROADS AND TRANSPORT)**

(a) Should the development of the township not been completed before 25 July 2024 the application to establish the township, shall be resubmitted to the Department of Roads and Transport for reconsideration.

(b) If however, before the expiry date mentioned in (a) above, circumstances change in such a manner that roads and/or PWV routes under the control of the said Department are affected by the proposed layout of the township, the township owner shall resubmit the application for the purpose of fulfillment of the requirements of the controlling authority in terms of the provisions of Section 48 of the Gauteng Transport Infrastructure Act, 2001 (Act 8 of 2001).

**(7) NATIONAL GOVERNMENT (DEPARTMENT: MINERAL RESOURCES)**

Should the development of the township not been completed before 1 July 2024 the application to establish the township, shall be resubmitted to the Department : Mineral Resources for reconsideration.

(8) ACCESS

(a) Access to or egress from the township shall be provided to the satisfaction of the local authority and/or Johannesburg Roads Agency (Pty) Ltd and/or the Department of Roads and Transport.

(b) No access to or egress from the township shall be permitted via the lines of no access as indicated on the approved layout plan of the township No. 07-13959/1/ZZ.

(9) ACCEPTANCE AND DISPOSAL OF STORMWATER DRAINAGE

The township owner shall arrange for the stormwater drainage of the township to fit in with that of the adjacent road/roads and all stormwater running off or being diverted from the road/roads shall be received and disposed of.

(10) REFUSE REMOVAL

The township owner shall provide sufficient refuse collection points in the township and shall make arrangements to the satisfaction of the local authority for the removal of all refuse.

(11) REMOVAL OR REPLACEMENT OF EXISTING SERVICES

If, by reason of the establishment of the township, it should be necessary to remove or replace any existing municipal, TELKOM and/or ESKOM services, the cost of such removal or replacement shall be borne by the township owner.

(12) DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at its own costs 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, when requested thereto by the local authority.

(13) RESTRICTION ON THE DEVELOPMENT OF ERVEN

Erf 4531, 4532 and 4533 may only be developed jointly as a development scheme as provided for in terms of the Sectional Titles Act, Act 95 of 1986.

(14) OPEN SPACE CONTRIBUTION

The township owner shall, if applicable, in terms of section 48. of the By-law pay an open space contribution to the local authority *in lieu* for the shortfall in the provision of land for open space.

(15) OBLIGATIONS WITH REGARD TO THE CONSTRUCTION AND INSTALLATION OF ENGINEERING SERVICES AND RESTRICTIONS REGARDING THE TRANSFER OF ERVEN

(a) The township owner shall, after compliance with clause 1.(3) above, at its own costs and to the satisfaction of the local authority, construct and install all engineering services including the internal roads and the stormwater reticulation, within the boundaries of the township. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been constructed and installed.

(b) The township owner shall fulfil its obligations in respect of the installation of water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefor, as agreed between the township owner and the local authority in terms of clause 1.(3) above. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the engineering services have been submitted or paid to the said local authority.

(c) The township owner shall submit to the local authority, a certificate issued by ESKOM that acceptable financial arrangements with regard to the supply of electricity, have been made by the township owner to the local authority. Erven and/or units in the township may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that such certificate had been issued by ESKOM.

(16) OBLIGATIONS WITH REGARD TO THE PROTECTION OF ENGINEERING SERVICES

The township owner shall, at its costs and to the satisfaction of the local authority, survey and register all servitudes required to protect the constructed/installed services. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been or will be protected to the satisfaction of the local authority.

(17) NOTARIAL TIE OF ERVEN

The township owner shall, at its own costs, after proclamation of the township, submit an application for consent to notarially tie Erven 4531, 4532 and 4533, to the local authority for approval.

**2. DISPOSAL OF EXISTING CONDITIONS OF TITLE.**

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

**A. Excluding the following conditions which do not affect the township due to the location thereof:**

1. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2350.9636 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K1293/1963S with Diagram SG No A576/1963 relating thereto, subject to a servitude (indicated by the lines ABCDE and FGHJK on the said diagram), in terms whereof, the right has been granted to the Electricity Supply Commission to convey electricity over the property hereby conveyed together with ancillary rights, and subject to conditions as will more fully appear on reference to said Notarial Deed, and*
  - a. *partially amended by Notarial Deed K3212/1994S in so far as it affects the remaining extent of portion 1 Waterval 5 IR measuring 2249.8888 hectares by the partial cancellation of the servitude in so far as it affects the portion of the property along the lines ABC and DEF on diagram SG No A5428/1991, as will more fully appear from the said deed;*
  - b. *partially amended by Notarial Deed K4369/2008S so far as it affects the portion 716 (a portion of portion 1) Waterval 5 IR measuring 22.0288 hectares by the partial cancellation of the servitude in respect of the underground electric cables and to grant a new servitude for laying underground electric cables, 6.00 metres wide parallel to and along the entire length of the northern boundary of portion 716, as will more fully appear from the said deed.*
  - c. *partially amended by Notarial Deed K1004/2009S so far as it affects the portion 716 (a portion of portion 1) Waterval 5 IR measuring 22.0288 hectares by the partial amendment of the servitude to allow for the construction of a water attenuation pond within the underground cable servitude area, the partial cancellation of servitude 5 (five) feet wide either side of the line ABCD and FGHJK on diagram SG No A576/1963 and for the grant of a new servitude 6.00 metres wide parallel to and along the entire length of the northern boundary of portion 716, as will more fully appear from the said deed;*
  - d. *partially amended by Notarial Deed K6144/2014S so far as it affects Erf 3635 Jukskei View extension 88 township measuring 1.2563 hectares by the partial amendment of the servitude to allow for the construction of a fenced off parking area under the power lines, for use by the lessee of Erf 3635, subject thereto that the parking area a fenced and that no vehicles, structures or buildings higher than 2.5 m from the natural ground-level may be allowed with the servitude area, together with ancillary rights, as will appear more fully from the said deed.*
2. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2253.3189 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K55/1973S, subject to a servitude granted to Electricity Supply Commission to convey*

electricity over the property hereby conveyed together with ancillary rights and subject to conditions as will more fully appear on reference to said Notarial Deed and diagram annexed thereto. The route of this servitude is indicated by the figure ABCDEFGHA on Diagram SG No A5191/1971.

3. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2250.6858 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K2514/1976S, subject to a servitude granted to Electricity Supply Commission to convey electricity over the property hereby conveyed together with ancillary rights, and subject to conditions as will more fully appear on reference to said Notarial Deed. The Route of this servitude has been determined in respect of the remaining extent of portion 1 Waterval 5 IR measuring 2249.8888 hectares by Notarial Deed of Amendment of Servitude K3475/1981S by the line a B and b D on Diagram SG No A1392/1980 attached thereto.
4. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2249.8888 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed No K5028/1992S, subject to a servitude in terms whereof the right has been granted to ESKOM to convey electricity over the property together with ancillary rights, and subject to conditions as will more fully appear on reference to said Notarial Deed, the centre line of which has been determined by Notarial Deed of Route Description K3213/1994S by the line(s) ABCD and EFGH on diagram S.G No A5427/1991 attached thereto.
5. The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 2083.2179 hectares (of which the property hereby transferred forms a part) is
  - a. By Virtue of Notarial Deed of Servitude K3366/1997S dated 19 November 1996 with diagram SG No.A7672/1989 relating thereto, subject to a servitude for municipal purposes 3m wide, the route of which is indicated by the line 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' C' D' E' F' G' H' J' K' L' M' N' P' Q' on diagram SG No A7672/1989, in favour of the Town Council of Midrand as will more full appear from the said Notarial Deed, together with ancillary rights, as amended
    - i. in respect of a portion of the remaining extent of portion 1 measuring 1181.6867 hectares by Notarial Deed of Amendment of Servitude K3271/2013S by the partial cancellation of that portion of the servitude indicated by the centre line A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 on diagram SG No 984/2013 and by the granting of the rerouted servitude along the line A B C D E F G H J K L M N P on diagram SG No 3200/2010 and the line A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 on diagram SG No 3199/2010 and
    - ii. in respect of a portion of the remaining extent of portion 1 measuring 1128.9618 hectares by Notarial Deed of Amendment of Servitude K470/2014S by the partial cancellation of the servitude along the route indicated by the line A B C D E on diagram SG no 2413/2013 and granting the servitude over that portion of the remaining extent of portion 1 Waterval 5 IR indicated by the centre line A B C D E F G H J on diagram SG No 2408/2013.
  - b. By virtue of Notarial Deed of servitude K4394/1999S, subject to a sewer servitude line servitude in extent 2021 (two thousand and twenty one) square metres indicated by the figure ABCDEFGHJKL on diagram SG number 12040/1997, together with ancillary rights, in favour of portion 516 (a portion of portion 61) of the farm waterfall number 5, registration division IR, as amended by the partial cancellation thereof in terms of notarial deed of partial cancellation of servitude number K1366/2012S with diagram 3614/2011 attached thereto, and as will more fully appear from the said deed.
  - c. By virtue of Notarial Deed of Servitude No K4398/1999S dated 27th August 1999, subject to a servitude with ancillary rights in favour of ESKOM depicted by the figure ABCD on S.G No 6150/1997 as will more fully appear from reference to the said Notarial Deed.

- d. *By virtue of Notarial Deed of Servitude No K3161/2000S dated 4 May 2000, subject to a perpetual servitude of electric power transmission to convey electricity, together with ancillary rights, in favour of ESKOM indicated by the line ABCD and HJK on S.G No 8801/1998, as will more fully appear from reference to the said Notarial Deed.*
- e. *By virtue of Notarial Deed K300/2009S, subject to a servitude with ancillary rights, in favour of Eskom Holdings Limited a electric power line servitude 31.00 metres wide, the centre line of which is indicated by the line E F G H on diagram SG No 5392/2007, together with a servitude area measuring 6400m<sup>2</sup> indicated by the figure A B C D on diagram SG No 5388/2007, a servitude area measuring 7271m<sup>2</sup> indicated by the figure A B C D E F G H on diagram SG No 3857/2008, and a servitude area measuring 390 m<sup>2</sup> indicated by the figure A B C D on diagram SG No 5392/2007, a right of way indicated by the line A B C D on diagram SG No 5389/2007, a servitude 6.00 metres wide the south western boundary of which is indicated by the line AB on diagram SG No 5390/2007, as will appear more fully from the said deed, and as further amended by*
- i. *Notarial Deed of Servitude of Amendment K3589/2011S, by the partial cancellation of the servitude in respect of the figure ABCDEFGH on diagram SG No 3857/2008, and the grant of a servitude area measuring 8471m<sup>2</sup> indicated by the figure ABCDEFA on diagram SG No 1435/2011 annexed thereto, as will more fully appear from the said deed; and*
  - ii. *Notarial Deed of Amendment No. K4187/2012S in respect of the partial cancellation of the servitude in respect of the area indicated by the figure ABCD on Diagram SG No 5388/2007 and the grant of a replacement servitude in respect of the area ABCDA on diagram SG No 5067/2011 annexed thereto, as will more fully appear from the said deed.*
- f. *By virtue of Notarial Deed of Servitude K3487/2009S subject to a servitude in favour of Eskom Holdings Limited with ancillary rights as will more fully appear from the said deed the area of which servitude has been determined by Notarial Deed of Route Description K2826/2011S by the figure ABCD on diagram SG 4110/2010 annexed thereto.*
- g. *By virtue of Notarial Deed of Servitude No. K747/2010S, subject to a sewer servitude, together with ancillary rights, 2.00 metres with in favour of the City of Johannesburg as indicated by the line A B C D E F G H J K L M N P Q R S T U V W on Diagrams SG No. 2212/2008 annexed thereto and as will more fully appear from the said deed.*
- h. *By virtue of Notarial Deed of Servitude K222/2011S, subject to a sewer servitude 5.00 m wide, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality the centre line of which is indicated by the line ABCDEF on diagram SG No 12350/2004 attached thereto.*
6. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1629.4804 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K2800/2007S, subject to a Servitude, together with ancillary rights, in favour of the Eskom Holdings Limited as will more fully appear from the said deed, the area of which servitude has been determined by K786/2009S as the figure A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 G1 H1 J1 K1 L1 M1 N1 P1 Q1 on diagram SG No 628/2008 annexed to the said deed.*
7. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1572.0108 hectares (of which the property hereby transferred forms a part) is*
- a. *By Virtue of Notarial Deed of Servitude K1848/2010S, subject to a servitude, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality*

- 2.00 metres wide along the line ABCDEFGHJ for sewer purposes and for storm water pipe line purposes 3.00 metres wide along the lines KLM and LN on diagram SG No 4143/2009 attached thereto.
- b. *By Virtue of Notarial Deed of Servitude K1849/2010S, subject to a right of way servitude, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality in respect of the figure ABCDEFGJA on diagram SG No.1451/2009 and the figure ABCDEFGJKLMNPQRSTUVWXYZA on diagram SG No 2933/2009 attached thereto.*
8. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1457.0601 hectares (of which the property hereby transferred forms a part) is*
- a. *By virtue of Notarial Deed of Servitude No K3772/2010S, subject to a sewer servitude of varying width, together with ancillary rights, in favour of the City of Johannesburg which is indicated by reference to the line ABCDEFGHJK with varying width as indicated on diagram SG No. 8021/1998 and an area measuring 3687 m<sup>2</sup> indicated by the figure A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 G1 H1 J1 K1 L1 M1 N1 P1 Q1 R1 S1 T1 U1 V1 W1 X1 A on diagram SG. No 5362/2009 attached thereto and as will more fully appear from the said deed.*
- b. *By virtue of Notarial Deed of Servitude No. K4218/2010S, subject to a 3.00m wide sewer servitude, together with ancillary rights, in favour of the City of Johannesburg as indicated by the line ABCDEFGHJKLMNP on Diagram SG No.3199/2010 and by the line A B C D E F G H J K L M N P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 on diagram SG No 3200/2010 annexed thereto and as will more fully appear from the said deed.*
- c. *By virtue of Notarial Deed of Servitude No. K4795/2010S, subject to a 8.00m wide sewer servitude, together with ancillary rights, in favour of the City of Johannesburg the northern boundary of which is indicated by the line LK on Diagram SG No. A4717/1985.*
9. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1363.5549 hectares (of which the property hereby transferred forms a part) is, by virtue of Notarial Deed of Servitude No. K1107/2013S, subject to a substation servitude, together with ancillary rights, in favour of Eskom Holdings SOC Limited as indicated by the figure ABCDA on Diagram SG No 5861/2009 annexed thereto and as will more fully appear from the said deed.*
10. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1318.0994 hectares (of which the property hereby transferred forms a part) is*
- a. *By virtue of Notarial Deed K3589/2011S subject to a servitude granted in favour of Eskom Holding SOC Limited in respect of that portion of the property measuring 8471m<sup>2</sup> indicated by the figure ABCDEFA on diagram SG 1435/2011 annexed thereto, as will more fully appear from the said notarial deed.*
- b. *By Virtue of Notarial Deed of Servitude No. K2206/2012S, subject to a right of way servitude, together with ancillary rights, indicated by the figure ABCDA on Diagram SG No 4560/2010 annexed thereto, in favour of the remainder of Portion 2 of the farm Bothasfontein 408 JR as will more fully appear from the said deed.*
- c. *By Virtue of Notarial Deed No. K3982/2012S, subject to a servitude of right of way and use for parking purposes, together with ancillary rights, in favour of Waterfall Hospital WUQF Proprietary Limited measuring 1656 m<sup>2</sup> indicated by the figure ABCDA on Diagram SG No 14/2011 annexed thereto and as will more fully appear from the said deed.*
11. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1128.9618 hectares (of which the property hereby transferred forms a part) is*



- a. *By Virtue of Notarial Deed of Servitude No K465/2014S, is subject to a right of way servitude, together with ancillary rights, in favour of Eskom measuring 579 m<sup>2</sup> indicated by the figure ABCDEF on diagram SG no 2411/2013 and measuring 1316 m<sup>2</sup> by the figure ABCDE on diagram SG No 2412/2013 annexed thereto, and as will appear more fully from the said notarial deed.*
  - b. *By Virtue of Notarial Deed of Servitude No K466/2014S, subject to a substation servitude, together with ancillary rights, in favour of Eskom measuring 18 m<sup>2</sup> as indicated by the figure ABCD on diagram SG no 2409/2013 and measuring 18 m<sup>2</sup> by the figure ABCD on diagram SG No 2410/2013 annexed thereto, and as will appear more fully from the said notarial deed.*
  - c. *By Virtue of Notarial Deed of Servitude No K467/2014S, subject to a servitude, together with ancillary rights, in favour of the City of Johannesburg, stormwater purposes 3.00 m wide the centre line is indicated by the line ABCD on diagram SG No 3659/2013 and a sewer pipeline 2.50 m wide the centre line of which is indicated by the line AB on diagram SG No 3658/2013 and as will appear more fully from the said notarial deed.*
  - d. *By Virtue of Notarial Deed of Servitude No K468/2014S, subject to a servitude area measuring 2.2520 hectares, together with ancillary rights, in favour of the City of Johannesburg to use the Servitude Area in perpetuity as a roadway for use by the general public, and to convey water and sewerage over the servitude area indicated by the figure ABCDEFGHJKLMNPQRSTA on diagram SG no 4098/2013 annexed thereto, as will appear more fully from the said notarial deed.*
12. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1028.5854 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K2624/2016S, subject to a substation servitude, together with ancillary rights, in favour of Eskom measuring 18m<sup>2</sup> as indicated by the figure ABCDA on diagram SG no 5862/2009 annexed hereto, and as will appear more fully from the said notarial deed.*
  13. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1023.2580 hectares (of which the property hereby transferred forms a part) is by virtue of Notarial Deed of Servitude No K4751/2016S, subject to a right of way servitude, in favour of Portion 796 (a portion of portion 1) of farm Waterval 5 IR, measuring 276 m<sup>2</sup> as indicated by the figure ABCDEA on diagram SG no 4813/2015 annexed thereto, and as will appear more fully from the said notarial deed.*
  14. *The former remaining extent of portion 1 of the farm Waterval 5 IR measuring 1000.2888 hectares (of which the property hereby transferred forms a part) is*
    - a. *By virtue of Notarial Deed of Servitude No K1957/2017S, entitled to a right of way servitude over that portion of Erf 3544 Jukskei View Extension 78 township 10.5 metres wide as indicated on General Plan SG no 4102/2013, and as will appear more fully from the said notarial deed.*
    - b. *By virtue of Notarial Deed of Servitude No K3907/2017S subject to a sewer servitude 3.00 metres wide the centre line of which is indicated by the line ABCDEFGHJKLMNPQRSTUVWXYZ on diagram SG No 13349/1996, together with ancillary rights, in favour of the City of Johannesburg Metropolitan Municipality as will more fully appear from the said notarial deed.*
  15. *By virtue of Notarial Deed of Servitude K168/2020S the withinmentioned property is subject to a 2m wide sewer servitude the centre line of which servitude is indicated by the line ABCDE on diagram SG No 1274/2018 registered in favour of the City of Johannesburg Metropolitan Municipality, as will appear more fully from the said notarial deed.*

16. *By virtue of Notarial Deed of Servitude K170/2020S within mentioned property is subject to a 520m<sup>2</sup> water pipe line servitude represented by the figure ABCDEFGHA on diagram SG No 1276/2018 registered in favour of the City of Johannesburg Metropolitan Municipality, as will appear more fully from the said notarial deed.*

**B. Excluding the following servitude which only affects Erf 4532:**

1. *By virtue of Notarial Deed of Servitude K537/2010S the within mentioned property is subject to a sewer servitude, together with ancillary rights, in favour of the City of Johannesburg as depicted by the line pqrst on General Plan SG. 3152/2019.*
2. *By virtue of Notarial Deed of Servitude K169/2020S the within mentioned property is subject to a 3.00 m wide sewer servitude, the centre line of which is indicated by the line hjkmn on General Plan SG No 3152/2019, registered in favour of the City of Johannesburg Metropolitan municipality, as will appear more fully from the said notarial deed;*
3. *By virtue of Notarial Deed of Servitude K171/2020S the within mentioned property is subject to a 4.00 m wide water pipeline servitude, the centre line of which is indicated by the line abdefg on General Plan SG No 3152/2019, registered in favour of the City of Johannesburg Metropolitan municipality, as will appear more fully from the said notarial deed.*

**C. Excluding the following servitude which only affects Waterval Mia Drive:**

*By Virtue of Notarial Deed of Servitude K167/2020S dated 26 November 2019, the within mentioned property is subject to a servitude for Public Railway Transport Services in favour of the Gauteng Provincial Government, measuring 3.4749 hectares and indicated by the figure M1N1P1M1 on General Plan SG No 3152/2019, as will more fully appear from the said notarial deed.*

**3. CONDITIONS OF TITLE.**

**(A) Conditions of Title imposed by the local authority in terms of the provisions of Chapter 5 Part 3 of the By-law.**

**(1) ALL ERVEN**

- (a)
  - (i) Each erf is 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, if and when required by the local authority: Provided that the local authority may dispense with any such servitude.
  - (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 2m 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 process 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) The erven lie in an area with soil conditions that can cause serious damage to buildings and structures. In order to limit such damage, foundations and other structural elements of the buildings and structures must be designed by a competent professional engineer and erected under his supervision unless it can be proved to the local authority that such measures are unnecessary or that

the same purpose can be achieved by other more effective means. The NHBRC coding for foundations is classified as C1-C2/P.

(2) ERF 4531

The erf is subject to the following servitudes in favour of the City of Johannesburg Metropolitan Municipality, as indicated on the General Plan:

- (i) a 5m wide stormwater servitude;
- (ii) a 2m wide sewer servitude

(3) ERF 4532

No building of any nature shall be erected within those portions of the erf which are likely to be inundated by the floodwaters of a public stream on an average every 100 years.

**B. Conditions of Title imposed in favour of third parties to be registered/created on the first registration of the erven concerned.**

No erf/unit in the township shall be transferred unless the following conditions and/or servitudes have been registered:

(1) ERF 4531

The erf is subject to a 3m X 6m electrical sub-station servitude in favour of ESKOM as indicated on the General Plan.

- B. The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of section 54.(1) of the City of Johannesburg Municipal Planning By-law, 2016 declares that it has approved an amendment scheme being an amendment of the Halfway House and Clayville Town Planning Scheme, 1976, comprising the same land as included in the township of **Jukskei View Extension 138**. Map 3 and the scheme clauses of the amendment schemes are filed with the Executive Director: Development Planning: City of Johannesburg and are open for inspection at all reasonable times. This amendment is known as Amendment Scheme 07-13959/1.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
**Notice No. T006/2020.**

**LOCAL AUTHORITY NOTICE 248 OF 2020**

**AMENDMENT SCHEME 01-18892**

Notice is hereby given in terms of section 22.(4) of the City of Johannesburg Municipal Planning By-Law, 2016 that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Johannesburg Land Use Scheme, 2018 by the rezoning of Erf 794 Brixton from "Residential 1" to "Residential 4" subject to conditions as indicated in the approved application, which Land Use Scheme will be known as Land Use Scheme 01-18892.

The Land Use Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times. Land Use Scheme 01-18892 will come into operation on date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No. 1000/2020

**LOCAL AUTHORITY NOTICE 249 OF 2020****AMENDMENT SCHEME 20-01-0027**

Notice is hereby given in terms of section 22.(4) of the City of Johannesburg Municipal Planning By-Law, 2016 that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Johannesburg Land Use Scheme, 2018 by the rezoning of Erf 689 Doornfontein from "Residential 4" to "Residential 4" subject to conditions as indicated in the approved application, which Land Use Scheme will be known as Land Use Scheme 20-01-0027.

The Land Use Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times. Land Use Scheme 20-01-0027 will come into operation on date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No. 1001/2020

**LOCAL AUTHORITY NOTICE 250 OF 2020****AMENDMENT SCHEME 02-17909**

Notice is hereby given in terms of section 22.(4) of the City of Johannesburg Municipal Planning By-Law, 2016 that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Johannesburg Land Use Scheme, 2018 by the rezoning of Erf 1409 Parkmore from "Special" to "Special" subject to conditions as indicated in the approved application, which Land Use Scheme will be known as Land Use Scheme 02-17909.

The Land Use Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times. Land Use Scheme 02-17909 will come into operation on date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No. 999/2020

**LOCAL AUTHORITY NOTICE 251 OF 2020****MIDVAAL LOCAL MUNICIPALITY****ERF 312 MEYERTON TOWNSHIP**

Notice is hereby given, in terms of Section 6 (8) of the Gauteng Removal of Restrictions Act, (Act 3 of 1996), that the MIDVAAL LOCAL MUNICIPALITY approved the application in terms of Section 3 (1) of the said Act, that; Conditions (e) en (f) from Deed of Transfer T022043/2018, **be removed** and condition (i) as contained in Deed of Transfer T022043/2018 be amended to exclude conditions (e) and (f).

**MR S. M. MOSIDI**  
**ACTING MUNICIPAL MANAGER**  
**Midvaal Local Municipality**  
Date: (of publication)

**PLAASLIKE OWERHEID KENNISGEWING 251 VAN 2020****MIDVAAL PLAASLIKE MUNISIPALITEIT****ERF 312 MEYERTON DORPSGEBIED**

Hiermee word in gevolge Artikel 6 (8) van die Gauteng Wet op Opheffing van Beperkings, (Wet 3 van 1996), bekend gemaak dat die MIDVAAL PLAASLIKE MUNISIPALITEIT in terme van Artikel 3 (1) van genoemde Wet goedgekeur het dat; Voorwaardes (e) en (f) van Akte Transport T022043/2018, verwyder word en voorwaarde (i) soos vervat in Akte Transport T022043/2018, gewysig word deur voorwaardes (e) en (f) uit te sluit.

**MNR S. M. MOSIDI**  
**WAARNEMENDE MUNISIPALE BESTUURDER**  
Midvaal Plaaslike Munisipaliteit  
Datum: (van publikasie)

EDITED DATED: \_\_\_\_\_

CHECKED DATE: \_\_\_\_\_

**LOCAL AUTHORITY NOTICE 252 OF 2020****LOCAL AUTHORITY NOTICE 31 OF 2020**

Notice is hereby given in terms of section 42.(4) of the City of Johannesburg: Municipal Planning By-law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of **Erf 624 Craighall Park**:

The removal of Conditions (a), (b) and (c) from Deed of Transfer No. T000029285/2019.

A copy of the approved application lies open for inspection at all reasonable times, at the office of the Director: Land Use Development Management, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017. This notice shall come into operation on the date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No.31/2020

**LOCAL AUTHORITY NOTICE 253 OF 2020****LOCAL AUTHORITY NOTICE 30 OF 2020**

Notice is hereby given in terms of section 42.(4) of the City of Johannesburg: Municipal Planning By-law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of **Holding 6 of Mostyn Park Agricultural Holdings** :

The removal of Conditions (a), (b), (c), (d), (e), 1, 2, 4 (i), (ii), (iii), (iv), (v), (vi), 5, 6, 7, 8, and 9 from Deed of Transfer No. T34403/2019.

A copy of the approved application lies open for inspection at all reasonable times, at the office of the Director: Land Use Development Management, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017. This notice shall come into operation on the date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No 30/2020

**LOCAL AUTHORITY NOTICE 254 OF 2020****LOCAL AUTHORITY NOTICE 28 OF 2020**

Notice is hereby given in terms of section 42.(4) of the City of Johannesburg: Municipal Planning By-law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of **Erf 578 PARKTOWN**:

The removal of Conditions 1 from Deed of Transfer T53081/1992.

A copy of the approved application lies open for inspection at all reasonable times, at the office of the Director: Land Use Development Management, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017. This notice shall come into operation on the date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No.28/2020

**LOCAL AUTHORITY NOTICE 255 OF 2020****CORRECTION NOTICE**  
**AMENDMENT SCHEME 02-19244**

It is hereby notified in terms of Section 23 of the City of Johannesburg Municipal Planning By-Law, 2016 that Notice 643 of 2019 which appeared on 11 December 2019, with regards to **Remainder and Portion 3 of Erf 23 Sandhurst**, needs to be amended to read as follows:

***“Remainder of Portion 3 of Erf 23 Sandhurst” should read “Remainder and Portion 3 of Erf 23 Sandhurst.”***

**Director: Development Planning**  
Notice No: 78/2020

**LOCAL AUTHORITY NOTICE 256 OF 2020****AMENDMENT SCHEME 05-18831**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Roodepoort Town Planning Scheme, 1987, by the rezoning of Erf 714 Florida Park from "Residential 1" to "Business 4", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 05-18831, which will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality /**  
Notice No. 29/2020

**LOCAL AUTHORITY NOTICE 257 OF 2020****AMENDMENT SCHEME 02-18438**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Sandton Town Planning Scheme, 1980, by the rezoning of Erf 542 Sandown from "Special" to "Residential 4", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 02-18438 and will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality /**  
Notice No.32/2020

**LOCAL AUTHORITY NOTICE 258 OF 2020****AMENDMENT SCHEME 01-19052**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the City Of Johannesburg Land Use Scheme, 2018, by the rezoning of Remainder Extent of Erf 1643 and Remaining Extent of Erf 1644 Houghton Estate from "Business 4" to "Business 4", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 01-19052. Amendment Scheme 01-19052 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**

**Deputy Director: Legal Administration**

**City of Johannesburg Metropolitan Municipality /**

Notice No 18/2020

**LOCAL AUTHORITY NOTICE 259 OF 2020****AMENDMENT SCHEME 01-19141**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the City Of Johannesburg Land Use Scheme, 2018, by the rezoning of Remainder of Portion 1 of Erf 290 and Portion 2 (a portion of portion 1) of Erf 290 Observatory from "Residential 1" to "Residential 3", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 01-19141. Amendment Scheme 01-19141 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**

**Deputy Director: Legal Administration**

**City of Johannesburg Metropolitan Municipality /**

Notice No 19/2020



**LOCAL AUTHORITY NOTICE 260 OF 2020****AMENDMENT SCHEME 03-18153**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Peri-Urban Areas Town Planning Scheme, 1975, by the rezoning of Erf 1680 Riverside View Extension 47 from "Business 1" to "Business 1", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 03-18153. Amendment Scheme 03-18153 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**

**Deputy Director: Legal Administration**

**City of Johannesburg Metropolitan Municipality /**

Notice No 20/2020

**LOCAL AUTHORITY NOTICE 261 OF 2020****AMENDMENT SCHEME 02-17239**

Notice is hereby given in terms of Section 22(4), read with Section 42(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Portion 1 of Erf 44 Bryanston:

- (1) The removal of conditions (A) and (B) from the deed of Transfer No. T5089/2014,
- (2) The amendment of the Sandton Town Planning Scheme, 1980, by the rezoning from "Business 4" to "Special", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 02-17239. Amendment Scheme 02-17239 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**

**Deputy Director: Legal Administration**

**City of Johannesburg Metropolitan Municipality /**

Notice No 23/2020

**LOCAL AUTHORITY NOTICE 262 OF 2020**  
**AMENDMENT SCHEME 01-18982**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the City of Johannesburg Land Use Scheme, 2018, by the rezoning of Erven 1036 and 1037 Mayfair from "Residential 4" to "Institutional", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 01-18982. Amendment Scheme 01-18982 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**

**Deputy Director: Legal Administration**

**City of Johannesburg Metropolitan Municipality /**

Notice No 21/2020

**LOCAL AUTHORITY NOTICE 263 OF 2020**  
**AMENDMENT SCHEME 20-04-0217**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the City of Johannesburg Land Use Scheme, 2018, by the rezoning of Remaining Extent and Portion 1, 2 and 3 of Erf 694 and The Remaining Extent and Portion 2 and 3 of Erf 696 Ferndale from "Special" to "Business 4", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 20-04-0217. Amendment Scheme 20-04-0217 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**

**Deputy Director: Legal Administration**

**City of Johannesburg Metropolitan Municipality /**

Notice No 22/2020

**LOCAL AUTHORITY NOTICE 264 OF 2020****AMENDMENT SCHEME 02-19147**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the Sandton Town Planning Scheme, 1980, by the rezoning of Portion 4 of Erf 42 Edenburg from "Residential 3" to "Residential 3", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 02-19147. Amendment Scheme 02-19147 will come into operation on date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8<sup>th</sup> Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

**Hector Bheki Makhubo**

**Deputy Director: Legal Administration**

**City of Johannesburg Metropolitan Municipality /**

Notice No 24/2020

**LOCAL AUTHORITY NOTICE 265 OF 2020**

Notice is hereby given in terms of section 42. (4) of the City of Johannesburg: Municipal Planning By-law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of **Erf 4073 Bryanston Extension 3**

- a) The removal of conditions A(a) to A(i) and A(k) to A(o) from Deed of Transfer T43995/2011

A copy of the approved application lies open for inspection at all reasonable times, at the office of the Director: Land Use Development Management, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017. This notice shall come into operation on the date of publication hereof.

**Hector Bheki Makhubo**

**Deputy Director: Legal Administration**

**City of Johannesburg Metropolitan Municipality /**

Notice No 17/2020

**LOCAL AUTHORITY NOTICE 266 OF 2020**

Notice is hereby given in terms of section 42. (4) of the City of Johannesburg: Municipal Planning By-law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of **Remaining Extent of Erf 1415 Bryanston:**

- a) The removal of conditions A(d) from Deed of Transfer T9792/2004

A copy of the approved application lies open for inspection at all reasonable times, at the office of the Director: Land Use Development Management, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017. This notice shall come into operation on the date of publication hereof.

**Hector Bheki Makhubo**

**Deputy Director: Legal Administration**

**City of Johannesburg Metropolitan Municipality /**

Notice No 917/2019

**LOCAL AUTHORITY NOTICE 267 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****TSHWANE AMENDMENT SCHEME 3835T**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and hereby adopted the land development application for the amendment of Tshwane Amendment Scheme **3835T**, being the rezoning of Erf 585, Lynnwood Glen, from "Residential 1", to "Residential 2", Dwelling-units, with a density of 33 dwelling units per hectare (maximum of 6 dwelling units on the property), subject to certain further conditions.

The Tshwane Town-planning Scheme, 2008 (Revised 2014) and the adopted scheme clauses and adopted annexure of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme **3835T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-3835T (Item 25365))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

26 FEBRUARY 2020  
(Notice 234/2020)

**LOCAL AUTHORITY NOTICE 268 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****TSHWANE AMENDMENT SCHEME 4779T**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and hereby adopted the land development application for the amendment of Tshwane Amendment Scheme **4779T**, being the rezoning of Erf 1001, Louwlandia Extension 48, from "Residential 1" with a density of 1 dwelling house per erf, to "Residential 1", Figure ABFE with a density of 1 (one) dwelling house per 579m<sup>2</sup>; and Figure EFCD with density of 1 (one) dwelling house per 471m<sup>2</sup>, subject to certain further conditions.

The Tshwane Town-planning Scheme, 2008 (Revised 2014) and the adopted scheme clauses and adopted annexure of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme **4779T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-4779T (Item 28788))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

26 FEBRUARY 2020  
(Notice 235/2020)

**LOCAL AUTHORITY NOTICE 269 OF 2020**  
**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**  
**TSHWANE AMENDMENT SCHEME 4894T**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and hereby adopted the land development application for the amendment of Tshwane Amendment Scheme **4894T**, being the rezoning of Erf 545, Wapadrans Extension 27, from "Special" for a Shop, to "Special", Offices and Storage Facility, subject to certain further conditions.

The Tshwane Town-planning Scheme, 2008 (Revised 2014) and the adopted scheme clauses and adopted annexure of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme **4894T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-4894T (Item 29159))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

26 FEBRUARY 2020  
(Notice 236/2020)

**LOCAL AUTHORITY NOTICE 270 OF 2020**

**CITY OF TSHWANE**

**PROPOSED PERMANENT CLOSURE: A PORTION OF THE STREET RESERVE IN GENERAL LOUIS BOTHA DRIVE, ADJACENT TO ERF 881, CONSTANTIA PARK**

Notice is hereby given in terms of Section 67(3), of the Local Government Ordinance, 1939 (Ordinance 17 of 1939), that it is the intention of the City of Tshwane to permanently close a portion of the Street Reserve in General Louis Botha Drive, adjacent to Erf 881 (figure BGHMDCB and HJKLMH), Constantia Park, measuring approximately 472m<sup>2</sup> and 376m<sup>2</sup> respectively.

A plan showing the proposed closure, as well as further particulars relative to the proposed closure, are open to inspection during normal office hours at the office of the Group Head: Legal and Secretariat Services: Development Compliance, Tshwane House, 320 Madiba Street, Ground Floor, Block D, Pretoria, and enquiries may be made at telephone (012) 358-1199.

Objections to the proposed closure and/or claims for compensation for loss or damage if such closing is carried out, must be lodged in writing with the Group Legal and Secretariat Services: Development Compliance at the above office before or on **27 March 2020** or posted to him/her at PO Box 440, Pretoria, 0001, or email at [CornelO@tshwane.gov.za](mailto:CornelO@tshwane.gov.za) provided that, should claims and/or objections be sent by mail, such claims and/or objections must reach the City of Tshwane before or on the aforementioned date.

All objections and /or claims must indicate a postal address and e-mail, if available, with full property description.

(13/6/1/Constantia Park-881 Genl Louis Botha)

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

26 FEBRUARY 2020  
(Notice 54/2020)

**PLAASLIKE OWERHEID KENNISGEWING 270 VAN 2020****STAD TSHWANE****VOORGENOME PERMANENTE SLUITING: 'N GEDEELTE VAN DIE STRAATRESERWE IN GENERAAL LOUIS BOTHA-RYLAAN, AANGRENSEND AAN ERF 881, CONSTANTIA PARK**

Hiermee word ingevolge Artikel 67(3), van die Ordonnansie op Plaaslike Bestuur, 1939 (Ordonnansie 17 van 1939), kennis gegee dat die Stad Tshwane van voorneme is om 'n gedeelte van die Straatreserwe in Generaal Louis Botha-rylaan, aangrensend aan Erf 881 (figuur BGHMDCB en HJKLMH), Constantia Park, onderskeidelik ongeveer 472m<sup>2</sup> en 376m<sup>2</sup> groot, permanent te sluit.

'n Plan waarop die voorgenome sluiting aangetoon word, asook verdere besonderhede betreffende die voorgenome sluiting, lê gedurende gewone kantoorure by die kantoor van die Groep Hoof: Regs- en Sekretariaat Dienste: Ontwikkelingsnakoming, Tshwane House, Madibastraat 320, Grondvloer, Blok D, Pretoria, ter insae en navraag kan by telefoon (012) 358-1199 gedoen word.

Besware teen die voorgenome sluiting en/of eise om vergoeding weens verlies of skade, indien die sluiting uitgevoer word, moet skriftelik voor of op **27 Maart 2020** by die Groep Hoof: Regs- en Sekretariaat Dienste: Ontwikkelingsnakoming by bovermelde kantoor ingedien word of aan hom/haar by Posbus 440, Pretoria, 0001, gepos word of per epos [CornelO@tshwane.gov.za](mailto:CornelO@tshwane.gov.za), met dien verstande dat indien eise en/of besware gepos word sodanige eise en/of besware die Stad Tshwane voor of op voormelde datum moet bereik.

Alle besware en/of eise moet 'n posadres en e-pos adres aandui, waar van toepassing, met volledige eiendomsbeskrywing.

(13/6/1/Constantia Park-881 Genl Louis Botha)

**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT**

26 FEBRUARIE 2020  
(Kennisgewing 54/2020)

**LOCAL AUTHORITY NOTICE 271 OF 2020****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****TSHWANE AMENDMENT SCHEME 5191T**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and hereby adopted the land development application for the amendment of Tshwane Amendment Scheme **5191T**, being the rezoning of Erf 480, Proclamation Hill, from "Residential 1", to "Special", Vehicle Sales Mart and Motor Workshop, subject to certain further conditions.

The Tshwane Town-planning Scheme, 2008 (Revised 2014) and the adopted scheme clauses and adopted annexure of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme **5191T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-5191T (Item 30180))

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

26 FEBRUARY 2020  
(Notice 237/2020)

**LOCAL AUTHORITY NOTICE 272 OF 2020**

Notice is hereby given in terms of section 42.(4) of the City of Johannesburg: Municipal Planning By-law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of **ERF 113 FRANKLIN ROOSEVELT PARK**.

The removal of Conditions 2.(b), 2.(c), 2.(d) and 2.(n) from Deed of Transfer T18571/1976.

A copy of the approved application lies open for inspection at all reasonable times, at the office of the Director: Land Use Development Management, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017. This notice shall come into operation on the date of publication hereof.

**Hector Bheki Makhubo**  
**Deputy Director: Legal Administration**  
**City of Johannesburg Metropolitan Municipality**  
Notice No. /2020

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