

**GENERAL NOTICE 138 OF 2022****NOTICE OF APPLICATION FOR REZONING AND REMOVAL AND AMENDMENT OF RESTRICTIVE TITLE CONDITIONS: ERF 963 ELLATON TOWNSHIP IN TERMS OF SECTION 94(1)(a) & (g) OF THE CITY OF MATLOSANA SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW ON SPATIAL PLANNING AND LAND USE MANAGEMENT, 2016, READ WITH SPLUMA, 2013 (ACT NO. 16 OF 2013), CITY OF MATLOSANA – AMENDMENT SCHEME: 1413, ANNEXURE NUMBER: 1293 & SCHEDULE: H**

I, Karl Wilhelm Rost (ID:7607215043089), of the firm Townscape Planning Solutions CC (2000/045930/23) being the authorised agent of the owner of Erf 963 Ellaton Township, Registration Division I.P., North West Province, hereby give notice in terms of Section 94(1)(a) & (g) of the City of Matlosana Spatial Planning and Land Use Management By-Law on Spatial Planning and Land Use Management, 2016, read with Spatial Planning and Land Use Management Act, 2013 (Act No 16 van 2013), that we have applied in terms of:

- 1) Section 56(1)(b)(ii) of the Town-planning and Township Ordinance 1986, (Ordinance 15 of 1986) and Section 62(1) of the City of Matlosana Spatial Planning and Land Use Management By-Law on Spatial Planning and Land Use Management, 2016, with the City of Matlosana, for the rezoning of Erf 963 Ellaton Township, Registration Division I.P., North West Province situated within Adeane Avenue, from "Residential 1" to "Residential 2" with Annexure Number: 1293 and Schedule: H, to accommodation dwelling units on the application site.
- 2) Section 63(2) of the City of Matlosana Spatial Planning and Land Use Management By-Law on Spatial Planning and Land Use Management, 2016 for the removal of restrictive conditions 1(c) and 1(h) on page 3 of title deed T71925/2015.

Particulars of the application will be open for inspection, during normal office hours at the Records Section, basement floor, Klerksdorp Civic Centre, Braam Fisher Street and OR Tambo Street Klerksdorp, for a period of 30 days from **1 February 2022**.

Objections or representations in respect of the application together with the reasons therefore, must be lodged with or made in writing, or verbally if the objector is unable to write, to the Municipal Manager, at the above-mentioned address or posted to PO Box 99, Klerksdorp, 2570, within a period of 30 days from the **1 February 2022**. Any person who cannot write, may during office hours visit the City of Matlosana where a nominated official (Mr Danny Selemoseng: 018 487 8300) will assist those person/s by transcribing their comments, objections or representation within this period.

**CLOSING DATE FOR SUBMISSION OF OBJECTIONS/REPRESENTATIONS: 3 MARCH 2022**

APPLICANT: K.W., Rost of TOWNSCAPE PLANNING SOLUTIONS, 5 Dahlia Street, Potchefstroom, 2531. PO Box 20831, NOORDBRUG, 2522 TEL NO.: 082 662 1105, EMAIL: [wilhelm@tpsplanners.co.za](mailto:wilhelm@tpsplanners.co.za)

**ALGEMENE KENNISGEWING 138 VAN 2022****KENNIS VAN AANSOEK OM HERSONERING EN OPHEFFING EN WYSIGING VAN BEPERKENDE TITEL VOORWAARDES: ERF 963 ELLATON DORPSGEBIED, IN TERME VAN ARTIKEL 94(1)(a) & (g) VAN DIE "CITY OF MATLOSANA SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW ON SPATIAL PLANNING AND LAND USE MANAGEMENT, 2016", SAAMGELEES MET "SPLUMA, 2013 (ACT NO. 16 OF 2013)," STAD VAN MATLOSANA – WYSIGINGSKEMA 1413, BYLAË 1293 EN SKEDULE H.**

Ek, Karl Wilhelm Rost (ID:7607215043089), van die firma Townscape Planning Solutions CC (2000/045930/23) synde die gemagtigde agent van die eienaar van Erf 963 Ellaton Dorpsgebied, Registrasie Afdeling I.P., Noordwes Provinsie gee hiermee ingevolge van Artikel 94(1)(a) & (g) van die "City of Matlosana Spatial Planning and Land Use Management By-Law on Spatial Planning and Land Use Management, 2016", saamgelees met "Spatial Planning and Land Use Management Act, 2013 (Act No 16 van 2013)" kennis dat ons aansoek gedoen het ingevolge;

- 1) Artikel 56(1)(b)(ii) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986) en Artikel 62(1) van die "City of Matlosana Spatial Planning and Land Use Management By-Law on Spatial Planning and Land Use Management, 2016", by die Stad van Matlosana vir die hersonering van Erf 963 Ellaton Dorpsgebied, Registrasie Afdeling I.P., Noordwes Provinsie geleë te 84 Adeane Avenue, vanaf "Residensieël 1" na "Residensieël 2" met Bylaë 1293 en Skedule H ten einde wooneenhede op die eiendom te kan ontwikkel.
- 2) Artikel 63(2) van die "City of Matlosana Spatial Planning and Land Use Management By-Law on Spatial Planning and Land Use Management, 2016", vir die opheffing van die beperkende voorwaardes 1(c) en 1(h) op bladsy 3 van Transport Akte T71925/2015.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die Rekords afdeling, Kelder verdieping, Klerksdorp Burgersentrum, Braam Fisherstraat en OR Tambo Straat Klerksdorp vir 'n tydperk van 30 dae vanaf **1 Februarie 2022**.

Besware teen, of vertoë ten opsigte van die aansoek, tesame met die redes daarvoor, moet skriftelik of mondelings, indien die beswaarmaker nie in staat is om dit te skryf nie, by die kantoor ingedien word of gerig word aan die gemagtigde agent en die Munisipale Bestuurder by bogenoemde adres of aan Posbus 99, Klerksdorp, 2570, binne 'n tydperk vanaf 30 dae vanaf **1 Februarie 2022**. Enige persoon wat nie kan skryf nie, mag gedurende kantoorure die Stad van Matlosana besoek waar 'n aangewese amptenaar van die Stad van Matlosana (Mnr. Danny Selemoseng: 018 487 8300) daardie persoon sal bystaan deur die kommentaar, beswaar of vertoë te transkribeer.

**SLUITINGSDATUM VIR DIE INDIENING VAN BESWARE/VERTOË: 3 MAART 2022**

APPLIKANT: K.W., Rost van TOWNSCAPE PLANNING SOLUTIONS, Dahliastraat 5, Potchefstroom, 2531. Posbus 20831, NOORDBRUG, 2522. TEL NO: 082 662 1105, EPOS: [wilhelm@tpsplanners.co.za](mailto:wilhelm@tpsplanners.co.za)

## PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS

### PROVINCIAL NOTICE 230 OF 2022

NOTICE TO ADJACENT OWNERS AND AFFECTED PARTIES RELATING TO A LAND DEVELOPMENT APPLICATION TO THE MATLOSANA LOCAL MUNICIPALITY, FOR THE CHANGE OF LAND USE RIGHTS (ALSO REZONING), IN RESPECT OF ERF 953, WILKOPPIES X 18 TOWNSHIP, REGISTRATION DIVISION I.P., NORTH-WEST PROVINCE, SITUATED AT 59 AMETIS STREET ("THE PROPERTY"); (AMENDMENT SCHEME 1409 WITH ANNEXURE 1291). I, Alexander Edward van Breda, ID 620501 5073 08 2, being the authorized Agent of the Owner of Erf 953, Wilkoppies x 18 Township, Registration Division I.P., North-West Province ("the Property"), hereby give notice in terms of Sections 41(1)(a) and 41(2)(d) of the Spatial Planning and Land Use Management Act ("SPLUMA"), Act 16 of 2013, read with Sections 62(1), 94(1)(a), 95(1), 96 and 97(1)(a) of the Matlosana Local Municipality Spatial Planning and Land Use Management By-law, 2016 ("SPLUMA By-law"), read with Sections 56(1)(b)(i) and 56(1)(b)(ii) of the Transvaal Town Planning and Township Ordinance, 1986 (Ordinance 15 of 1986), that I have applied to the Matlosana Local Municipality for the change of the land use rights (also rezoning) of the Property and contains the following proposal ("the Application"): (A)The intention is to rezone the Property from "Residential 1" to "Special" with Annexure 1291 specifying that the Property may be utilized for the purposes of medical consulting rooms, professional offices and guesthouse facility; (B)The Property will primarily be utilized for a physiotherapy centre; (C)No restrictive title conditions are present in Title Deed T26557/2020; (D)The following adjacent properties: Erven 947-949, 952 and 954, Wilkoppies x 18 Township; Erven 1080, 1081 and 2381, Wilkoppies x 26 Township, as well as others in the vicinity of the Property could possibly be affected hereby; (E)The following development parameters will apply: coverage of 60% and a height restriction of two (2) storeys. Any objection or comments including the grounds pertaining thereto and contact detail, must be lodged within a period of 30 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen Newspaper in writing during normal office hours to the Matlosana Local Municipality: Municipal offices, Records Section, Basement Floor, Klerksdorp, c/o Bram Fischer Street and OR Tambo Street, Klerksdorp Civic Centre or at the office of the Municipal Manager, PO Box 99, Klerksdorp, 2570. Any person who cannot write may during office hours attend at the address mentioned above where a named staff member of the Matlosana Local Municipality (Mr. Danny Selemoseng, 018 487 8300), will assist that person to transcribe that person's objections or comments. Full particulars of the Application and plans (if any) may be inspected and viewed during normal office hours at the above-mentioned offices, for a period of 30 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen Newspaper. Closing date for any objections: 24 February 2022. Address of the Applicant: Mr. A.E. van Breda, Posbus 3183, Freemanville, Klerksdorp, 2573, telephone number: 072 249 5400, [vanbreda@lantic.net](mailto:vanbreda@lantic.net). Dates of publication of notices: 25 January and 01 February 2022.

25-01

### PROVINSIALE KENNISGEWING 230 VAN 2022

KENNISGEWING AAN OMLIGGENDE EIENAARS EN GEAFFEKTEERDE PARTYE RAKENDE 'N GRONDONTWIKKELINGSAANSOEK NA DIE MATLOSANA PLAASLIKE MUNISIPALITEIT, VIR DIE VERANDERING IN GRONDGEBRUIKSREGTE (OOK HERSONERING), TEN OPSIGTE VAN ERF 953, WILKOPPIES X 18 DORPSGEBIED, REGISTRASIE AFDELING I.P., PROVINSIE NOORD-WES, GELEE TE AMETISSTRAAT 59 ("DIE EIENDOM"); (WYSIGINGSKEMA 1409 MET BYLAAG 1291). Ek, Alexander Edward van Breda, ID 620501 5073 08 2, synde die gemagtigde Agent van die Eienaar van Erf 953, Wilkoppies x 18 Dorpsgebied, Registrasie Afdeling I.P., Noord-Wes Provinsie ("die Eiendom"), gee hiermee ingevolge Artikels 41(1)(a) en 41(2)(d) van Wet op Ruimtelike Beplanning en Grondgebruikbestuur ("SPLUMA"), Wet 16 van 2013, saamgelees met Artikels 62(1), 94(1)(a), 95(1), 96 en 97(1)(a) van die Matlosana Plaaslike Munisipaliteit se Ruimtelike Beplannings en Grondgebruikbestuur verordening, 2016 ("SPLUMA By-wet"), saamgelees met Artikels 56(1)(b)(i) en 56(1)(b)(ii) van die Transvaal Ordonansie op Dorpsbeplanning en Dorpe, 1986 (Ordonansie 15 van 1986), kennis dat ek by die Matlosana Plaaslike Munisipaliteit aansoek gedoen het vir die verandering van die grondgebruiksregte (ook hersonering) van die Eiendom en behels die volgende ("die Aansoek"): (A)Die voorneme is om die Eiendom te hersoneer vanaf "Residensieel 1" na "Spesiaal" met Bylaag 1291 wat spesifiseer dat die eiendom vir doeleindes van mediese spreekkamers, professionele kantore en gastehuisfasiliteit aangewend kan word; (B)Die Eiendom sal primer aangewend word vir 'n fisioterapiesentrum; (C)Geen beperkende titelvoorwaardes kom voor in Titelakte T26557/2020, nie; (D)Die volgende aangrensende eiendomme: Erwe 947-949, 952 en 954, Wilkoppies x 18 Dorp; Erwe 1080, 1081 en 2381, Wilkoppies x 26 Dorp, asook eiendomme in die onmiddellike omgewing van die bogenoemde Eiendom kan moontlik hierdeur geraak word; (E)Die volgende ontwikkelingsparameters sal geld: maksimum dekking van 60% en hoogte beperking van twee (2) verdiepings. Enige besware teen of kommentaar, met gronde daarvoor asook kontakbesonderhede, moet skriftelik ingedien word binne n tydperk van 30 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen Nuusblad na die Matlosana Munisipaliteit: Die kantoor van die Munisipale Bestuurder, Rekordsafdeling, Kelder verdieping kantore, h/v Bram Fischerstraat en OR Tambostraat, en/of Posbus 99, Klerksdorp, 2570. Enige persoon wat nie kan skryf nie, mag tydens kantoorure bogenoemde adres besoek waartydens 'n aangewese amptenaar van die Matlosana Plaaslike Munisipaliteit (Mnr Danny Selemoseng: 018 487 8300) daardie persoon behulpsaam sal wees ten einde hul besware, kommentare of vertoe te transkribeer. Besonderhede van die Aansoek en planne (indien enige) is beskikbaar vir inspeksie en insae gedurende gewone kantoorure by die bovermelde kantore, vir n tydperk van 30 dae van die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen Nuusblad. Sluitings datum vir enige besware: 24 Februarie 2022. Adres van die Applikant: Mnr. A.E. van Breda, Posbus 3183, Freemanville, Klerksdorp, 2573, Telefoon nommer: 072 249 5400, [vanbreda@lantic.net](mailto:vanbreda@lantic.net). Datums waarop kennisgewings gepubliseer sal word: 25 Januarie en 01 Februarie 2022.

25-01

## PROVINCIAL NOTICE 231 OF 2022

**NOTICE TO ADJACENT OWNERS AND AFFECTED PARTIES RELATING TO A LAND DEVELOPMENT APPLICATION TO MATLOSANA LOCAL MUNICIPALITY, FOR THE SIMULTANEOUS CONSOLIDATION, THE REMOVAL, AMENDMENT OR SUSPENSION OF CERTAIN TITLE RESTRICTIONS, THE CHANGE OF LAND USE RIGHTS (ALSO REZONING), IN RESPECT OF ERF 252, 256 AND 1172, FLAMWOOD TOWNSHIP, REGISTRATION DIVISION I.P., NORTH-WEST PROVINCE, SITUATED ADJACENT TO 36 ELYSIA AVENUE AND 49 AND 51 ELM STREET ("THE FIRST, SECOND AND THIRD PROPERTIES, RESPECTIVELY"); (AMENDMENT SCHEME 1408 WITH ANNEXURE 1290).** I, Alexander Edward van Breda, ID 620501 5073 08 2, being the authorized Agent of the Owner of Erven 252, 256 and 1172, Flamwood Township, Registration Division I.P., North-West Province ("the First, Second and Third Properties, respectively"), hereby give notice in terms of Sections 41(1)(a),(b) and 41(2)(c),(d),(e) of the Spatial Planning and Land Use Management Act ("SPLUMA"), Act 16 of 2013, read with Sections 62(1), 63(2), 73(1), 94(1)(a), 95(1), 96 and 97(1)(a) of the Matlosana Local Municipality Spatial Planning and Land Use Management By-law, 2016 ("SPLUMA By-law"), read with Sections 56(1)(b)(i), 56(1)(b)(ii) and 92(1)(b) of the Transvaal Town Planning and Township Ordinance, 1986 (Ordinance 15 of 1986), that I have applied to the Matlosana Local Municipality for the simultaneous change of the land use rights (also rezoning), and removal, amendment or suspension of certain restrictive title conditions, and consolidation of the above-mentioned Properties and contains the following proposal ("the Application"): (A)The intention is to rezone the First Property from "Residential 1" to "Business 2" with Annexure 1290 specifying that the Property may also be utilized for the purposes of a vehicle sales lot and related workshop facility; (B)That the existing "Business 2" rights of the Second and Third Properties be extended and included in the rights as specified in Annexure 1290; (C)The consolidation of the First, Second and Third Properties to create a new full title Property measuring 8042 m<sup>2</sup> in extent; (D)The new Property will be utilized for the new NTT Nissan dealership; (E)The removal, amendment or suspension of restrictive title conditions B.(a), B.(c)(1-3) and B.(d) on page 3, in Title Deed T49468/2021 (First Property) and B.(a), B.(c)(i-iii) and B.(d) on pages 3-4 as well as B.(a), C.(a)(i-iii) and C.(b) on pages 7-8 in Title Deed T32393/2021 (Second and Third Properties); (F)The following adjacent properties: Erven 163, 166, 167, 250, 251, 253, 257, 259 and 2410, Flamwood Township; Erven 25 and 26, Adamayview Township; Remaining extent of Portion 163 and Portion 683, farm Elandsheuvel 404 IP, as well as others in the vicinity of the above-mentioned Properties could possibly be affected hereby; (G)The following development parameters will apply: maksimum floor area ratio of 0,65 with coverage of 60% and a two story height restriction. Any objection or comments including the grounds pertaining thereto and contact detail, must be lodged within a period of 30 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen Newspaper in writing during normal office hours to the Matlosana Local Municipality: Municipal offices, Records Section, Basement Floor, Klerksdorp, c/o Bram Fischer Street and OR Tambo Street, Klerksdorp Civic Centre or at the office of the Municipal Manager, PO Box 99, Klerksdorp, 2570. Any person who cannot write may during office hours attend at the address mentioned above where a named staff member of the Matlosana Local Municipality (Mr. Danny Selemoseng, 018 487 8300), will assist that person to transcribe that person's objections or comments. Full particulars of the Application and plans (if any) may be inspected and viewed during normal office hours at the above-mentioned offices, for a period of 30 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen Newspaper. Closing date for any objections: 24 February 2022. Address of the Applicant: Mr. A.E. van Breda, Posbus 3183, Freemanville, Klerksdorp, 2573, telephone number: 072 249 5400, [vanbreda@lantic.net](mailto:vanbreda@lantic.net). Dates of publication of notices: 25 January and 01 February 2022.

25-01

## PROVINSIALE KENNISGEWING 231 VAN 2022

**KENNISGEWING AAN OMLIGGENDE EIENAARS EN GEAFFEKTEERDE PARTYE RAKENDE 'N GRONDONTWIKKELINGSAAANSOEK NA MATLOSANA PLAASLIKE MUNISIPALITEIT, VIR DIE GELYKTYDIGE KONSOLIDASIE, WYSIGING, OPSKORTING OF VERWYDERING VAN BEPERKENDE TITELVOORWAARDES EN VERANDERING IN GRONDGEBRUIKSREGTE (OOK HERSONERING), TEN OPSIGTE VAN ERWE 252, 256 EN 1172, FLAMWOOD DORPSGEBIED, REGISTRASIE AFDELING I.P., PROVINSIE NOORD-WES, AANLIGGENDE TOT ELYSIALAAN 36, ELMSTRAAT 49 EN 51 (ONDERSKEIDELIK "DIE EERSTE, TWEDE EN DERDE EIENDOMME"); (WYSIGINGSKEMA 1408 MET BYLAAG 1290).** Ek, Alexander Edward van Breda, ID 620501 5073 08 2, synde die gemagtigde Agent van die Eienaar van Erwe 252, 256 en 1172, Flamwood Dorpsgebied, Registrasie Afdeling I.P., Noord-Wes Provinsie ("die Eerste, Tweede en Derde Eiendom, onderskeidelik"), gee hiermee ingevolge Artikels 41(1)(a),(b) en 41(2)(c),(d),(e) van Wet op Ruimtelike Beplanning en Grondgebruikbestuur ("SPLUMA"), Wet 16 van 2013, saamgelees met Artikels 62(1), 63(2), 73(1), 94(1)(a), 95(1), 96 en 97(1)(a) van die Matlosana Plaaslike Munisipaliteit se Ruimtelike Beplannings en Grondgebruikbestuurverordening, 2016 ("SPLUMA By-wet"), saamgelees met Artikels 56(1)(b)(i), 56(1)(b)(ii) en 92(1)(b) van die Transvaal Ordonansie op Dorpsbeplanning en Dorpe, 1986 (Ordonansie 15 van 1986), kennis dat ek by die Matlosana Plaaslike Munisipaliteit aansoek gedoen het vir die gelyktydige wysiging, opskorting of verwydering van beperkende titelvoorwaardes, en die verandering van die grondgebruiksregte (ook hersonering) en konsolidasie van die bogenoemde Eiendom en behels die volgende ("die Aansoek"): (A)Die voorneme is om die Eerste Eiendom te hersoneer vanaf "Residensieel 1" na "Besigheid 2" met Bylaag 1290 wat spesifiseer dat die eiendom ook vir motorvertoonlokaal met verwante werkwinkeldoelindes aangewend kan word; (B)Dat die Tweede en Derde Eiendom se bestaande "Besigheids 2" regte uitgebrei en insluiting word in Bylaag 1290, soos bo vermeld; (C)Die konsolidasie van die Eerste, Tweede en Derde Eiendom tot nuwe eiendom van 8042 m<sup>2</sup> groot; (D)Die nuwe Eiendom sal aangewend word vir NTT Nissan se nuwe motorhandelaarbedryf; (E)Verwydering of verandering van beperkende titelvoorwaardes B.(a), B.(c)(1-3) en B.(d) op bladsy 3, in Titelakte T49468/2021 (Eerste Eiendom) en B.(a), B.(c)(i-iii) en B.(d) op bladsye 3-4 asook B.(a), C.(a)(i-iii) en C.(b) op bladsye 7-8 in Titelakte T32393/2021 (Tweede en Derde Eiendom); (F)Die volgende aangrensende eiendomme: Erwe 163, 166, 167, 250, 251, 253, 257, 259 en 2410, Flamwood Dorpsgebied; Erwe 25 en 26, Adamayview Dorp; Restant van Gedeelte 163 en Gedeelte 683, plaas Elandsheuvel 404 IP, asook eiendomme in die onmiddellike omgewing van die bogenoemde Eiendom kan moontlik hierdeur geraak word; (G)Die volgende ontwikkelingsparameters sal geld: maksimum vloeroppervlakverhouding van 0,65 met dekking van 60% en twee verdieping hoogtebeperking. Enige besware teen of kommentaar, met gronde daarvoor asook kontakbesonderhede, moet skriftelik ingedien word binne n tydperk van 30 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen Nuisblad na die Matlosana Munisipaliteit: Die kantoor van die Munisipale Bestuurder, Rekordsafdeling, Kelderverdieping kantore, h/v Bram Fischerstraat en OR Tambostraat, en/of Posbus 99, Klerksdorp, 2570. Enige persoon wat nie kan skryf nie, mag tydens kantoorure bogenoemde adres besoek waartydens 'n aangewese amptenaar van die Matlosana Plaaslike Munisipaliteit (Mnr. Danny Selemoseng: 018 487 8300) daardie persoon behulpzaam sal wees ten einde hul besware, kommentare of vertoe te transkriber. Besonderhede van die Aansoek en planne (indien enige) is beskikbaar vir inspeksie en insae gedurende gewone kantoorure by die bovermelde kantore, vir n tydperk van 30 dae van die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen Nuisblad. Sluitings datum vir enige besware: 24 Februarie 2022. Adres van Applikant: Mnr. A.E. van Breda, Posbus 3183, Freemanville, Klerksdorp, 2573, Telefoon nommer:072 249 5400, [vanbreda@lantic.net](mailto:vanbreda@lantic.net). Datums waarop kennisgewings gepubliseer sal word: 25 Januarie en 01 Februarie 2022.

25-01

**PROVINCIAL NOTICE 233 OF 2022**

**NOTICE TO ADJACENT OWNERS AND AFFECTED PARTIES RELATING TO A LAND DEVELOPMENT APPLICATION TO THE MATLOSANA LOCAL MUNICIPALITY, FOR THE CHANGE OF LAND USE RIGHTS (ALSO REZONING), IN RESPECT OF THE REMAINING EXTENT OF PORTIONS 127 AND 128 OF THE FARM ELANDSHEUVEL 402, REGISTRATION DIVISION I.P., NORTH-WEST PROVINCE, SITUATED AT 127 VON WIELLIGH AVENUE ("THE FIRST AND SECOND PROPERTY, RESPECTIVELY"); (AMENDMENT SCHEME 1419, WITH SCHEDULE H).** I, Alexander Edward van Breda, ID 620501 5073 08 2, being the authorized Agent of the Owners of the Remaining Extent of Portions 127 and 128 of the farm Elandsheuvel 402, Registration Division I.P., North-West Province ("the First and Second Property, respectively"), hereby give notice in terms of Sections 41(1)(a) and 41(2)(d) of the Spatial Planning and Land Use Management Act ("SPLUMA"), Act 16 of 2013, read with Sections 62(1), 94(1)(a), 95(1), 96 and 97(1)(a) of the Matlosana Local Municipality Spatial Planning and Land Use Management By-law, 2016 ("SPLUMA By-law"), read with Sections 56(1)(b)(i) and 56(1)(b)(ii) of the Transvaal Town Planning and Township Ordinance, 1986 (Ordinance 15 of 1986), that I have applied to the Matlosana Local Municipality for the change of the land use rights (also known as rezoning) of the above-mentioned First and Second Properties and contains the following proposal ("the Application"): (A)The intention is to rezone the First Property, measuring 168, 2170 hecarea and the Second Property, measuring 80, 1288 hectares from "Agricultural" to "Residential 2" (with Schedule H); (B)The First and Second Properties will be utilized for the low, medium and high density residential development; (C)No restrictive title conditions are present in Title Deeds T108759/1992 (First Property) and T28172/1974 (Second Property); (D)The following adjacent properties: Erven 219, 242, 263 and 264, Flimieda Township; Erven 224, 226, 227, 443-446, 623-626, 719-722, 996, 997, and 1260, La Hoff Township; Portions re/18, re/57, 69, 129, re/158, 171, 172, re/414, 415, 825, 827, 906 and 922 of the farm Elandsheuvel 402 IP, as well as others in the vicinity of the above-mentioned Properties could possibly be affected hereby; (E)The following development parameters will apply: Maximum density of 45-60 dwelling units per hectare; coverage of 60% and a four story height restriction. Any objection or comments including the grounds pertaining thereto and contact detail, must be lodged within a period of 30 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen Newspaper in writing during normal office hours to the Matlosana Local Municipality: Municipal offices, Records Section, Basement Floor, Klerksdorp, c/o Bram Fischer Street and OR Tambo Street, Klerksdorp Civic Centre or at the office of the Municipal Manager, PO Box 99, Klerksdorp, 2570. Any person who cannot write may during office hours attend at the address mentioned above where a named staff member of the Matlosana Local Municipality (Mr. Danny Selemoseng, 018 487 8300), will assist that person to transcribe that person's objections or comments. Full particulars of the Application and plans (if any) may be inspected and viewed during normal office hours at the above-mentioned offices, for a period of 30 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen Newspaper. Closing date for any objections: 03 March 2022. Address of the Applicant: Mr. A.E. van Breda, Posbus 3183, Freemanville, Klerksdorp, 2573, telephone number: 072 249 5400, [vanbreda@lantic.net](mailto:vanbreda@lantic.net). Dates of publication of notices: 01 and 08 February 2022.

01-08

**PROVINSIALE KENNISGEWING 233 VAN 2022**

**KENNISGEWING AAN OMLIGGENDE EIENAARS EN GEAFFEKTERDE PARTYE RAKENDE 'N GRONDONTWIKKELINGSAANSOEK NA DIE MATLOSANA PLAASLIKE MUNISIPALITEIT, VIR DIE VERANDERING IN GRONDGEBRUIKSREGTE (OOK HERSONERING), TEN OPSIGTE VAN DIE RESTANTE GEDEELTES VAN GEDEELTES 127 EN 128 VAN DIE PLAAS ELANDSHEUVEL 402, REGISTRASIE AFDELING I.P., PROVINSIE NOORD-WES, GELEE TE 127 VON WIELLIGHLAAN ("DIE EERSTE EN TWEDE EIENDOMME, ONDERSKEIDELIK"); (WYSIGINGSKEMA 1419, MET SKEDULE H).** Ek, Alexander Edward van Breda, ID 620501 5073 08 2, synde die gemagtigde Agent van die Eienaars van die Restante Gedeelte van Gedeelte 127 asook die Restante Gedeelte van Gedeelte 128 van die plaas Elandsheuvel 402, Registrasie Afdeling I.P., Noord-Wes Provinsie ("die Eerste en Tweede Eiendom, onderskeidelik"), gee hiermee ingevolge Artikels 41(1)(a) en 41(2)(d) van Wet op Ruimtelike Beplanning en Grondgebruik bestuur ("SPLUMA"), Wet 16 van 2013, saamgelees met Artikels 62(1), 94(1)(a), 95(1), 96 en 97(1)(a) van die Matlosana Plaaslike Munisipaliteit se Ruimtelike Beplannings en Grondgebruikbestuurverordening, 2016 ("SPLUMA By-wet"), saamgelees met Artikels 56(1)(b)(i) en 56(1)(b)(ii) van die Transvaal Ordonansie op Dorps beplanning en Dorpe, 1986 (Ordonansie 15 van 1986), kennis dat ek by die Matlosana Plaaslike Munisipaliteit aansoek gedoen het vir die verandering van die grondgebruiksregte (ook bekend as hersonering) van die bogenoemde Eerste en Tweede Eiendom en behels die volgende ("die Aansoek"): (A)Die voorneme is om die Eerste Eiendom (168, 2170 hektaar groot) en die Tweede Eiendom (80, 1288 hektaar groot) te hersoneer vanaf "Landbou" na "Residensieel 2" (met Skedule H); (B)Die Eerste en Tweede Eiendom sal vir lae, medium, en hoe digtheid residensieel ontwikkeling aangewend word; (C)Geen beperkende titel voorwaardes kom voor in Titelaktes T108759/1992 (Eerste Eiendom) en T28172/1974 (Tweede Eiendom), nie; (D)Die volgende aangrensende eiendomme: Erve 219, 242, 263 en 264, Flimieda Dorp; Erve 224, 226, 227, 443-446, 623-626, 719-722, 996, 997, en 1260, La Hoff Dorp; Gedeeltes re/18, re/57, 69, 129, re/158, 171, 172, re/414, 415, 825, 827, 906 en 922, van die plaas Elandsheuvel 402 IP, asook eiendomme in die onmiddellike omgewing van die bogenoemde Eiendomme kan moontlik hierdeur geraak word; (E)Die volgende ontwikkelings parameters sal geld: maksimum digtheid van 45-60 wooneenhede per hektaar; dekking van 60% en vier verdieping hoogtebeperking. Enige besware teen of kommentaar, met gronde daarvoor asook kontakbesonderhede, moet skriftelik ingedien word binne n tydperk van 30 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen Nuusblad na die Matlosana Munisipaliteit: Die kantoor van die Munisipale Bestuurder, Rekordsafdeling, Kelderverdieping kantore, h/v Bram Fischerstraat en OR Tambostraat, en/of Posbus 99, Klerksdorp, 2570. Enige persoon wat nie kan skryf nie, mag tydens kantoorure bogenoemde adres besoek waartydens 'n aangewese amptenaar van die Matlosana Plaaslike Munisipaliteit (Mnr Danny Selemoseng: 018 487 8300) daardie persoon behulpsaam sal wees ten einde hul besware, kommentare of vertoe te transkribeer. Besonderhede van die Aansoek en planne (indien enige) is beskikbaar vir inspeksie en insae gedurende gewone kantoorure by die bovermelde kantore, vir n tydperk van 30 dae van die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen Nuusblad. Sluitings datum vir enige besware: 03 Maart 2022. Adres van die Applikant: Mnr. A.E. van Breda, Posbus 3183, Freemanville, Klerksdorp, 2573, Telefoon nommer:072 249 5400, [vanbreda@lantic.net](mailto:vanbreda@lantic.net). Datums waarop kennisgewings gepubliseer sal word: 01 en 08 Februarie 2022.

01-08



**PROVINCIAL NOTICE 234 OF 2022****NOTICE OF APPLICATION FOR AMENDMENT SCHEME IN TERMS OF SECTION 17(1) OF THE RUSTENBURG SPATIAL PLANNING AND LAND USE MANAGEMENT BY LAW 2018 RUSTENBURG****AMENDMENT SCHEME 3072**

I Masilakhe Sydney Thuntubele of the company The Palace Afrika Group Reg No. 2020/ 653790/ 07 as the undersigned given power of attorney by the owner of Portion 2 of Erf 1205 Rustenburg, Registration Division J.Q North West Province hereby give notice in terms of Section 17(1)(d) of the Rustenburg Spatial Planning and Land Use Management By Law 2018, that I have applied to the Rustenburg Local Municipality for the amendment of the Town Planning Scheme known as the Rustenburg Land Use Scheme 2018 by way of Rezoning the property described above also situated at house number 181A Bethlehem Drive Rustenburg, from "Residential 1" to Special for Purposes of a Place of Instruction and Boarding Facilities as defined in Annexure 3072 to the Scheme. This application contains the following proposals: A. The property shall be used entirely for Place of Instruction and Boarding. The adjacent properties and others in the area will be affected. The proposed rezoning has the following development parameters: Property size: **1281m<sup>2</sup>**, **Maximum Height: 1 Storey**, **Maximum Coverage: 50% Maximum FAR: 0.3**, **Particulars of the application will lie for inspection during normal working hours at the office of the Municipal Manager Room 319 Missionary Mpheni House, Cnr of Nelson Mandela and Beyers Naude Streets Rustenburg for a period of 28 days from 1 February 2022.** Objections to or representations in respect of the application must be lodged with or made in writing to the Municipal Manager at the above-mentioned address or at P.O.BOX 16 Rustenburg 0300 within 28 days from the date of first publication. The notice will be placed on the Subject property for a period of 28 days from the date of the first publication on the Provincial Gazette, Beeld and Citizen Newspapers. **Publication dates: 1 and 8 February 2022. Closing date for Objections: 28 February 2022. 128 Beyers Naude Drive Floor 1 Suite3 Rustenburg 0300 Contact number 0747355109.**

01-08

**PROVINSIALE KENNISGEWING 234 VAN 2022****KENNISGEWING VAN AANSOEK OM WYSIGINGSKEMA INGEVOLGE ARTIKEL 17(1) VAN DIE RUSTENBURG RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR DEUR WET 2018 RUSTENBURG****WYSIGINGSKEMA 3072**

Ek Masilakhe Sydney Thuntubele van die maatskappy The Palace Afrika Group Reg No. 2020/ 653790/ 07 as die ondergetekende gegewe volmag deur die eienaar van Gedeelte 2 van Erf 1205 Rustenburg, Registrasie Afdeling JQ Noordwes Provinsie gee hiermee kennis ingevolge Artikel 17(1)(d) van die Rustenburg Ruimtelike Beplanning en Grondgebruikbestuur volgens wet 2018, dat ek by die Rustenburg Plaaslike Munisipaliteit aansoek gedoen het vir die wysiging van die Dorpsbeplanningskema bekend as die Rustenburg Grondgebruikskema 2018 by wyse van Hersonering van die eiendom hierbo beskryf ook geleë te huisnommer 181A Bethlehemrylaan Rustenburg, vanaf "Residensieel 1" na Spesiaal vir doeleindes van 'n plek van onderrig en losiesfasiliteite soos omskryf in Bylae 3072 by die Skema. Hierdie aansoek bevat die volgende voorstelle: A. Die eiendom sal geheel en al vir Plek van Onderrig en Instap gebruik word. Die aangrensende eiendomme en ander in die area sal geraak word. Die voorgestelde hersonering het die volgende ontwikkelingsparameters: Eiendoms grootte: **1281m<sup>2</sup>**, **Maksimum Hoogte: 1 Verdieping**, **Maksimum Dekking: 50% Maksimum VERV: 0.3**, **Besonderhede van die aansoek sal gedurende normale werksure by die kantoor van die Munisipale Bestuurderkamer ter insae lê. 319 Missionary Mpheni House, Cnr of Nelson Mandela and Beyers Naude Streets Rustenburg for a period of 28 days from 1 February 2022.** genoemde adres of by POSBUS 16 Rustenburg 0300 binne 28 dae vanaf die datum van eerste publikasie. Die kennisgewing sal op die Onderwerpse eiendom geplaas word vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie op die Provinsiale Koerant, Beeld en Citizen Newspapers. **Publikasiedatums: 1 en 8 Februarie 2022. Sluitingsdatum vir Besware: 28 Februarie 2022. 128 Beyers Nauderylaan Vloer 1 Suite3 Rustenburg 0300 Kontaknummer 0747355109.**

01-08

**PROVINCIAL NOTICE 235 OF 2022****NOTICE OF APPLICATION FOR AMENDMENT SCHEME IN TERMS OF SECTION 17(1) OF THE RUSTENBURG SPATIAL PLANNING AND LAND USE MANAGEMENT BY LAW 2018****AMENDMENT SCHEME 3060**

I, Sadia Gradwell of the company Ronisa Exclusive Works CC Reg No: 2011/0009390/23 as the undersigned given power of attorney by property owner of portion 249 of Erf 2430 Rustenburg, Registration Division J.Q North West Province hereby give notice in terms of Section 17(1)(d) of the Rustenburg Spatial Planning and Land Use Management By Law 2018, that I have applied to the Rustenburg Local Municipality for the amendment of the Town Planning Scheme known as the Rustenburg Land Use Scheme 2021 by way of Rezoning the property described above from Residential 1 to Special For a Liquor Enterprise as defined in Annexure 3060 to the Scheme. This application contains the following proposals: **A. The property shall be used entirely for the proposed. B. The adjacent properties and others in the area will be affected: C . The proposed rezoning has the following development parameters: Property size: 2057m<sup>2</sup>, Maximum Height:1 Storeys, Maximum Coverage:50%Maximum FAR: 0.3. Parking In terms of the Rustenburg Land Use Scheme, 2021.**Particulars of the application will lie for inspection during normal working hours at the office of the Municipal Manager Floor 3 ,Room 319 Missionary Mpheni House, Cnr of Nelson Mandela and Beyers Naude Streets Rustenburg for two consecutive weeks to or for a period of 28 days from 01 February 2022.Objections to or representations in respect of the application must be lodged with or made in writing to the Municipal Manager at the above-mentioned address or at P.O. BOX 16 Rustenburg 0300 within 28 days of the specified public participation process. The notice will be placed on the Subject property for a period of 28 days from the date of the first publication on the Provincial Gazette, Beeld and Citizen Newspapers. First Publication date:01 February 2022.Postal Address:P.O Box 50474 Ziniaville 0301.Contact Numbers 072 937 6152.

01-08

**PROVINSIALE KENNISGEWING 235 VAN 2022****KENNISGEWING VAN AANSOEK OM WYSIGINGSKEMA INGEVOLGE ARTIKEL 17(1) VAN DIE RUSTENBURG RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VOLGENS WET 2018****WYSIGINGSKEMA 3060**

Ek, Sadia Gradwell van die maatskappy Ronisa Exclusive Works CC Reg No: 2011/0009390/23 as die ondergetekende gegewe volmag deur die eienaar van eiendom van gedeelte 249 van Erf 2430 Rustenburg, Registrasie Afdeling J.Q Noordwes Provinsie gee hiermee ingevolge Artikel 17(1)(d) van die Rustenburg Ruimtelike Beplanning en Grondgebruikbestuur By Wet 2018 kennis, dat ek by die Rustenburg Plaaslike Munisipaliteit aansoek gedoen het vir die wysiging van die Stadsbeplanningskema bekend as die Rustenburg Grondgebruikskema 2021 by wyse van hersonering van die eiendom hierbo beskryf vanaf Residensieel 1 na Spesiaal Vir 'n Drankonderneming soos omskryf in Bylae 3060 na die Skema. Hierdie aansoek bevat die volgende voorstelle: **A. Die eiendom sal geheel en al vir die voorgestelde eiendom gebruik word. B. Die aangrensende eiendomme en ander in die gebied sal geraak word: C. Die voorgestelde hersonering het die volgende ontwikkelingsparameters: Eiendoms grootte: 2057m<sup>2</sup>, Maksimum Hoogte: 1 Verdiepings, Maksimum Dekking: 50%Maksimum FAR: 0.3. Parkering Ingevolge die Rustenburg Grondgebruikskema, 2021 .**Besonderhede van die aansoek le ter insae gedurende gewone werksure by die kantoor van die Munisipale Bestuurder Vloer 3 ,Kamer 319 Missionary Mpheni House, Cnr van Nelson Mandelaa en Beyers Naude straat Rustenburg vir twee agtereenvolgende weke tot of vir 'n tydperk van 28 dae vanaf 01 Februarie 2022.Besware teen of vertoe ten opsigte van die aansoek moet binne 28 dae na die gespesifiseerde openbare deelnameproses skriftelik by of tot die Munisipale Bestuurder by bogenoemde adres of by POSBUS 16 Rustenburg 0300 ingedien of gerig word. Die kennisgewing sal vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie op die Provinsiale Koerant, Beeld en Burger koerante op die Vakeiendom geplaas word. Eerste Publikasiedatum:01 Februarie 2022.Posadres: Posbus 50474 Ziniaville 0301 Kontaknommer 072 937 6152.

01-08

PROVINCIAL NOTICE 236 OF 2022



**MADIBENG  
LOCAL  
MUNICIPALITY**

**NOTICE: INVITATION OF REPRESENTATION, INPUTS AND COMMENTS FOR MOOINOOI /BAPONG PRIORITY HUMAN SETTLEMENT AND HOUSING DEVELOPMENT AREA( PHSDA) OF THE SPATIAL PLANNING AND LAND USE MANAGEMENT ACT, ACT (NO.16 OF 2013) READ WITH SECTION 21 OF THE MUNICIPAL SYSTEMS ACT (NO.32 OF 2000) AND CHAPTER 2(11) OF MADIBENG SPATIAL PLANNING AND LAND USE MANAGEMENT BY LAW, 2017**

Madibeng Local Municipality, hereby gives notice in terms of the Spatial Planning and Land Use Management Act, act no .16 of 2013, read together with section 21 of the Municipal System Act, (Act No. 32 of 2000) and chapter 2 (11) of the Madibeng Spatial Planning and Land Use Management by law , 2017 for the invitation of representations, input and comments on the draft version of Mooinooi /Bapong Priority Human settlement and housing development area(PHSDA)

The Draft document is available for public scrutiny during normal office hours at Madibeng Local Municipality: fourth floor, Madibeng Local Municipal offices, Van Velden Street.

Any person having any comments and/ or objections/ representations must lodge such comments/objection in writing with the Madibeng Local Municipality at second floor(Records Section), Madibeng Local Municipality, Van Velden Street, Brits( for attention of Mr. Neo Pule – Planning & Human Settlement Department), no later than **60 days from the date of publication.**

Comments may also be submitted via email to [neopule@madibeng.gov.za](mailto:neopule@madibeng.gov.za) as well as via post at Madibeng Local Municipality , P.O.BOX 106 Brits 0250 (Department of Human Settlement and Planning: Attention Neo Pule)

Any telephonic Enquiries may be directed to Ms. Portia Raphala at 012 318 9453

**Acting Municipal Manager  
Ms. M Mmope  
Notice No:05/2022**

**Civic Centre  
53 Van Velden Street  
BRITS  
012 318 9475**

**LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS**

**LOCAL AUTHORITY NOTICE 168 OF 2022**

**APPROVAL OF AMENDMENT OF RUSTENBURG LAND USE SCHEME, 2021  
RUSTENBURG LOCAL MUNICIPALITY  
AMENDMENT SCHEME 1847**

It is hereby notified in terms of Section 17(1)(v) and Section 17(15) of the Rustenburg Local Municipality Spatial Planning and Land Use Management By-Law, 2018, that the Rustenburg Local Municipality has approved the amendment of the Rustenburg Land Use Scheme, 2021. The approval includes the rezoning and consolidation of the Remaining Extent of Erf 246, the Remaining Extent of Erf 247 and the Remaining Extent of Erf 248, Waterval East Extension 40, Registration Division J.Q., Northwest Province from "Residential 2" to "Institutional" as restricted in terms of Annexure 2161.

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

This amendment is known as Amendment Scheme 1847, subject to Annexure 2161, and shall come into operation on the date of publication of this notice.

**Municipal Manager, Municipal Offices, RUSTENBURG LOCAL MUNICIPALITY, RUSTENBURG, (2/1652), 01 February 2022**

**PLAASLIKE OWERHEID KENNISGEWING 168 VAN 2022**

**GOEDKEURING VAN WYSIGING VAN RUSTENBURG LAND USE MANAGEMENT SCHEME, 2021  
RUSTENBURG PLAASLIKE MUNISIPALITEIT  
WYSIGINGSKEMA 1847**

Hierby word ooreenkomstig die bepalings van Artikel 17(1)(v) en Artikel 17(15) van die Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2018, bekend gemaak dat die Rustenburg Plaaslike Munisipaliteit die wysiging van die Rustenburg Land Use Scheme, 2021, goedgekeur het. Die goedkeuring sluit in die hersonering en konsolidasie van die Resterende Gedeelte van Erf 246, Resterende Gedeelte van Erf 247 en Resterende Gedeelte van Erf 248, Waterval Oos Uitbreiding 40, Registrasie Afdeling J.Q., Noordwes Provinsie vanaf "Residensieel 2" na "Institusioneel" soos beperk ingevolge Bylae 2161.

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

Hierdie wysiging staan bekend as Wysigingskema 1847, beperk tot Bylae 2161, en tree in werking op datum van publikasie van hierdie kennisgewing.

**Munisipale Bestuurder, Munisipale Kantore, RUSTENBURG PLAASLIKE MUNISIPALITEIT, RUSTENBURG, (2/1652), 01 Februarie 2022.**