

**PROVINCIAL NOTICE 79 OF 2021****CITY OF TSHWANE METROPOLITAN MUNICIPALITY  
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND  
USE MANAGEMENT BYLAW, 2016**

I/We, J Paul van Wyk (Pr Pln) (or nominee) of the firm J Paul van Wyk Urban Economists and Planners cc representing Gurshed Properties (Pty) Ltd (Reg No 1998/019653/07) being the applicant for Erf 3496, Pretoria Extension 10 hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management Bylaw, 2016, that I/we 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) of the City of Tshwane Land Use Management Bylaw, 2016 of the property described above. The property is situated at 1001 Roger Dyason Road, approximately 5km southwest of the Central Business District of Pretoria, 2,7km northwest of the intersection of Roger Dyason (M7) and Old Johannesburg Road and 1,1km south of the intersection of Quagga and Roger Dyason Road. GPS coordinates of the entrance gate to the property on Roger Dyason Road: 25° 46' 04,6" S 28° 08' 37,0" E. The details of the proposed rezoning are as follows: Rezoning from Industrial 1 with certain land development control parameters, to Industrial 1 with an increase of the floor area ratio (FAR) to 0,5 and relaxed building-lines. The intention of the application is to increase the development intensity on the property to allow for two businesses to operate from the property autonomously. 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, P O Box 3242, Pretoria, 0001 or to CityP\_Registration@tshwane.gov.za from 27 January until 24 February 2021. 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. Strategic Executive Director: Economic Development & Spatial Planning, City of Tshwane Metropolitan Municipality: Registry, Room 4, Lower Ground Level, Isivuno House, 143 Lilian Ngoyi Street, Pretoria. Should any interested or affected party wish to view or obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such copy through the following contact details: [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za), or from the applicant at [airtaxi@mweb.co.za](mailto:airtaxi@mweb.co.za). The applicant shall ensure that the copy forwarded to any interested or affected party shall be the copy submitted with the Municipality to [newlanduseapplications@tshwane.gov.za](mailto:newlanduseapplications@tshwane.gov.za). For purposes of obtaining a copy of the application, the interested and affected party must provide the Municipality and the applicant with an email address or other means by which to provide the said copy electronically. No part of the documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in any manner that will infringe on intellectual property rights of the applicant. Should any interested or affected party not take any steps to view and / or obtain a copy of the land development application, the failure to obtain a copy shall not be regarded as grounds to prohibit the processing and consideration of the application. Closing date for any objections and / or comments: 24 February 2021. Address of applicant: Email: [airtaxi@mweb.co.za](mailto:airtaxi@mweb.co.za). Fax: (086) 684-1263. Postal: P O Box 11522, Hatfield, 0028. Physical: 50 Tshilonde Street, Pretorius Park Extension 13, Tshwane. Office: (012) 996-0097. Dates on which notice will be published: 27 January and 3 February 2021.