

PROVINCIAL NOTICE 308 OF 2022

NOTICE IN TERMS OF SECTIONS 17(1) OF THE RUSTENBURG LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2018 FOR A CHANGE OF LAND USE RIGHTS KNOWN AS A REZONING. RUSTENBURG AMENDMENT SCHEME 3093

I Jan-Nolte Ekkerd of The firm NE Town Planning CC, being the authorised agent of the owner of **Portion 3 of Erf 1022, Rustenburg, Registration Division J.Q., North West Province** hereby give notice in terms of Section 17(1)(d) of the Rustenburg Local Municipality Spatial Planning and Land Use Management By-Law, 2018 that I have applied to the Rustenburg Local Municipality for a change of land use rights also known as rezoning of Portion 3 of Erf 1022, Rustenburg from "Residential 1" to "Business 1" including a Vehicle Workshop and Panel Beating as defined in Annexure 3093 to the Scheme. The property is situated at 100 Leyds Street Rustenburg. This application contains the following proposals: A) that the property may be used for all land uses in terms of the "Business 1" zoning including a Vehicle Workshop and Panel Beating. B) The adjacent properties as well as others in the area, could possibly be affected by the rezoning. C) The rezoning from "Residential 1" to "Business 1" as mentioned entails that new buildings may be built and used for the purposes mentioned above. Annexure 3093 contains the following development parameters: Max Height: 2 Storeys, Max Coverage: 80%, and Max F.A.R: 0.40. Any objection or comments, with the grounds therefore and contact details shall be lodged within a period of 28 days from the first date on which the notice appeared, with or made in writing to Municipality at: **Room 319, Missionary Mpheni House, cnr. Nelson Mandela and Beyers Naude Drives, Rustenburg, or to PO Box 16, Rustenburg 0300**. Full particulars and plans (if any) may be inspected during normal office hours at the above-mentioned offices, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, Beeld, and Citizen and/or Site Notice. Closing date for any objections : **28 June 2022**. Address of applicant: **NE Town Planning CC, 155 Kock Street, Suite 203, De Dak, Rustenburg 0299 or P.O. Box 21139, Protea Park, 0305**; Telephone No: 014 592 2777. Dates on which notice will be published: **31 May and 7 June 2022**.

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PROVINSIALE KENNISGEWING 308 VAN 2022

KENNISGEWING INGEVOLGE ARTIKELS 17(1) VAN DIE RUSTENBURG PLAASLIKE MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUURS VERORDENING, 2018 VIR 'N VERANDERING VAN DIE GRONDGEBRUIKSREGTE BEKEND AS 'N HERSONERING. RUSTENBURG WYSIGINGSKEMA 3093.

Ek Jan-Nolte Ekkerd van die firma NE Town Planning BK, synde die gemagtigde agent van die eienaar van **Gedeelte 3 van Erf 1022, Rustenburg, Registrasie Afdeling J.Q., Noord-Wes Provinsie**, gee hiermee ingevolge, Artikel 17(1)(d) van die Rustenburg Plaaslike Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2018 kennis dat ek by Rustenburg Plaaslike Munisipaliteit aansoek gedoen het vir die verandering van die grondgebruikregte, ook bekend as die hersonering van Gedeelte 3 van Erf 1022, Rustenburg vanaf "Residensieël 1" na "Besigheid 1" insluitend 'n motorwerkswinkel en paneelklopper soos omskryf in Bylae 3093 tot die Skema. Die eiendom is geleë te Leydsstraat 100 Rustenburg. Hierdie aansoek behels A) dat die eiendom gebruik mag word vir alle gebruike in terme van die "Besigheid 1" sonering en 'n motorwerkswinkel en paneelklopper. B) Al die aangrensende eiendomme asook ander in die omgewing kan moontlik deur die hersonering geraak word. C) Die hersonering vanaf "Residentieël 1" na "Besigheid 1" soos genoem behels dat nuwe geboue gebou mag word en gebruik sal word vir doeleindes soos hierbo genoem. Bylae 3093 bevat die volgende ontwikkelingsparameters, Maks Hoogte: 2 Verdiepings, Maks dekking: 50% en Maks VOV: 0.40. Enige besware of kommentaar, met gronde daarvoor asook kontakbesonderhede, kan gebring word binne 'n tydperk van 28 dae vanaf die eerste datum waarop die kennisgewing verskyn het na die **Munisipaliteit: Kamer 319, Missionary Mpheni House, h.v. Nelson Mandela en Beyers Naude Rylane, Rustenburg, of na Posbus 16, Rustenburg 0300**. Besonderhede en planne (indien enige) is beskikbaar vir inspeksie gedurende gewone kantoorure by die bovermelde kantore, vir 'n tydperk van 28 dae van die datum van eerste publikasie van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen en/of terrein kennisgewing. Sluitingsdatum vir enige besware: **28 Junie 2022**. Adres van applikant: **155 Kockstraat, Suite 203, De Dak, Rustenburg 0299 of NE Stadsbeplanners BK, Posbus 21139, Protea Park, 0305; Telefoon nr: 014 592 2777**. Datums waarop kennisgewings gepubliseer word: **31 Mei en 7 Junie 2022**.

31-07