

## PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS

## PROVINCIAL NOTICE 194 OF 2021

**NOTICE TO ADJACENT OWNERS AND AFFECTED PARTIES RELATING TO A LAND DEVELOPMENT APPLICATION TO THE MATLOSANA LOCAL MUNICIPALITY, FOR THE SIMULTANEOUS CLOSURE OF A PUBLIC OPEN SPACE, THE REMOVAL, AMENDMENT OR SUSPENSION OF CERTAIN TITLE RESTRICTIONS, THE CHANGE OF LAND USE RIGHTS (ALSO KNOWN AS REZONING) AND CONSOLIDATION, IN RESPECT OF THE REMAINING EXTENT OF ERF 577 AND ERF 4052, WILKOPPIES X 4 TOWNSHIP, REGISTRATION DIVISION I.P., NORTH-WEST PROVINCE, SITUATED ADJACENT TO JARVIS STREET AND VAN RYNEVELD ROAD AND 10 VAN RYNEVELD ROAD ("THE PROPERTY AND THE FIRST PROPERTY, RESPECTIVELY"); (AMENDMENT SCHEME 1390).** I, Alexander Edward van Breda, ID 620501 5073 08 2, being the authorized Agent of the Owners of the Remaining Extent of Erf 577 and Erf 4052, Wilkoppies x 4 Township, Registration Division I.P., North-West Province ("the Property and the First Property, respectively"), hereby give notice in terms of Sections 41(1)(a),(b) and 41(2)(b),(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), 75(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), read with Sections 67 and 68 of the Local Government Ordinance, 1939 (Ordinance 17 of 1939), that I have applied to the Matlosana Local Municipality for the simultaneous closure of a public open space and for a change of the land use rights (also known as rezoning), and removal, amendment or suspension of certain restrictive title conditions, and consolidation of the Properties and contains the following proposal: (A)The intention is to formally close the Property measuring 3341 m<sup>2</sup> in extent as a public open space and to rezone the Property from "Public Open Space" to "Institutional". The Property will be consolidated with the First Property (Erf 4052, Wilkoppies x 4 Township), to create a new full title Property measuring 13 893 m<sup>2</sup> in extent; (B)The Property will be utilized for parking provision for the Sunningdale Hospital; (C)The rezoning of three Portions of the First Property from partially "Special" for medical consulting rooms, related purposes and other purposes with the special consent of the Local Authority (the south-western portion, previously Erf 542, Wilkoppies x 4, 1561 m<sup>2</sup> in extent) and partially "Special" for parking purposes (the northern portion, previously Portion 1 of Erf 577, Wilkoppies x 4, 2090 m<sup>2</sup> in extent) and partially "Public Road" (central portion 1321 m<sup>2</sup> in extent, previously a portion of Van Ryneveld Road) to "Institutional"; (D)Removal, amendment or suspension of restrictive title conditions A.1.(g); A.1.(i)-(iii) and A.1.(j) on pages 4 to 5, in Title Deed T90191/2016; (E)The following adjacent properties: Erven 531-534, 541, 546-556, 566-568 and 4052, Wilkoppies x 4 Township as well as others in the vicinity of the above-mentioned Properties could possibly be affected hereby; (F)The rezoning will comply with the following development parameters: coverage of 70% and a height restriction of two stories. 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: 17 December 2021. 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: 16 and 23 November 2021.

16-23

## PROVINSIALE KENNISGEWING 194 VAN 2021

**KENNISGEWING AAN OMLIGGENDE EIENAARS EN GEAFFEKTEERDE PARTYE RAKENDE 'N GRONDONTWIKKELINGSAAANSOEK NA DIE MATLOSANA PLAASLIKE MUNISIPALITEIT, VIR DIE GELYKTYDIGE SLUITING VAN 'N PUBLIEKE OOP RUIMTE (PARKERF), DIE KONSOLIDASIE, WYSIGING, OPSKORTING OF VERWYDERING VAN BEPERKENDE TITELVOORWAARDES EN VERANDERING IN GRONDGEBRUIKSREGTE (OOK BEKEND AS HERSONERING), TEN OPSIGTE VAN DIE RESTANT VAN ERF 577 EN ERF 4052, WILKOPPIES X 4 DORPSGEBIED, REGISTRASIE AFDELING I.P., PROVINSIE NOORD-WES, AANLIGGEND TOT JARVISSTRAAT EN VAN RYNEVELDWEG EN 10 VAN RYNEVELDWEG ("DIE EIENDOM EN DIE EERSTE EIENDOM, ONDERSKEIDELIK"); (WYSIGINGSKEMA 1390).** Ek, Alexander Edward van Breda, ID 620501 5073 08 2, synde die gemagtigde Agent van die Eienaars van die Restant van Erf 577 en Erf 4052, Wilkoppies x 4 Dorpsgebied, Registrasie Afdeling I.P., Noord-Wes Provinsie ("die Eiendom en die Eerste Eiendom, onderskeidelik"), gee hiermee ingevolge Artikels 41(1)(a),(b) en 41(2)(b),(c),(d),(e) van Wet op Ruimtelike Beplanning en Grondgebruik bestuur ("SPLUMA"), Wet 16 van 2013, saamgelees met Artikels 62(1), 63(2), 73(1), 75(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 Dorps beplanning en Dorpe, 1986 (Ordonansie 15 van 1986), saamgelees met Artikels 67 en 68 van die Ordonansie op Plaaslike Bestuur, 1939 (Ordonansie 17 van 1939), kennis dat ek by die Matlosana Plaaslike Munisipaliteit aansoek gedoen het vir die gelyktydige parksluiting, wysiging, opskorting of verwydering van beperkende titelvoorwaardes, die verandering van die grondgebruiksregte (ook bekend as hersonering) en konsolidasie van die bogenoemde Eiendomme en behels die volgende; (A)Die voorneme is om die Restant van Erf 577, Wilkoppies x 4 Dorp ("die Eiendom"), 3341 m<sup>2</sup> groot, amptelik as 'n openbare oopruimte te sluit en te hersoneer vanaf "Openbare Oopruimte" na "Inrigting". Die Eiendom sal met Erf 4052, Wilkoppies x 4 Dorp ("die Eerste Eiendom") gekonsolideer word, ten einde 'n nuwe vollitel eiendom van 13 893 m<sup>2</sup> groot, te skep; (B)Die Eiendom sal aangewend word vir parkeervoorsiening vir die Sunningdale Hospitaal; (C)Die hersonering van drie Gedeeltes van die Eerste Eiendom vanaf "Spesiaal" vir mediese spreekkamers, verwante gebruike asook ander gebruike met spesiale toestemming van die plaaslike bestuur (die suid-westelike gedeelte, voorheen Erf 542, Wilkoppies x 4, groot 1561 m<sup>2</sup>) en "Spesiaal" vir parkeervoorsiening (die noordelike gedeelte, voorheen Gedeelte 1/577, Wilkoppies x 4, groot 2090 m<sup>2</sup>) en "Openbare Pad" (sentrale gedeelte 1321 m<sup>2</sup> groot en voorheen deel van Van Ryneveldweg) na "Inrigting"; (D)Verwydering of verandering van beperkende titelvoorwaardes A.1.(g); A.1.(i)-(iii) en A.1.(j) op bladsye 4 en 5, in Titelakte T90191/2016; (E)Die volgende aangrensende eiendomme: Erve 531-534, 541, 546-556, 566-568 en 4052, Wilkoppies x 4 Dorpsgebied asook eiendomme in die onmiddellike omgewing van die bogenoemde Eiendomme kan moontlik hierdeur geraak word; (F)Die volgende ontwikkelingsparameters sal geld: maksimum dekking van 70% en hoogte beperking van twee 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 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 kantooreure 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 kantooreure 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: 17 Desember 2021. 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: 16 en 23 November 2021.

16-23