
LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS

LOCAL AUTHORITY NOTICE 1970 OF 2018

CITY OF EKURHULENI METROPOLITAN MUNICIPALITY

DECLARATION AS APPROVED TOWNSHIP

In terms of Section 103 of the Town Planning and Townships Ordinance, 15 of 1986, the Ekurhuleni Metropolitan Municipality hereby declares Lilianton Extension 10 Township 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 BALWIN PROPERTIES LIMITED (REGISTRATION NO: 2003/028851/06) (HEREINAFTER REFERRED TO AS THE APPLICANT/TOWNSHIP OWNER) UNDER THE PROVISIONS OF CHAPTER III OF THE TOWN PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 538 (A PORTION OF PORTION 378) OF THE FARM DRIEFONTEIN 85-I.R. HAS BEEN GRANTED BY CITY OF EKURHULENI METROPOLITAN MUNICIPALITY.

1 CONDITIONS OF ESTABLISHMENT**1.1 NAME**

The name of the township shall be Lilianton Extension 10.

1.2 DESIGN

The township shall consist of erven and streets as indicated on General Plan S.G. No. 314/2014.

1.3 DISPOSAL OF EXISTING CONDITIONS OF TITLE

All erven shall be made subject to existing conditions and servitude's, if any, including the reservation of rights to minerals.

1.4 ENDOWMENT

The township owners shall, in terms of the provisions of section 98(2) and (3) of the Town Planning and Townships Ordinance, 1986, pay a lump sum endowment of R124 000.00 (VAT Incl.) to the local authority which amount shall be used by the local authority for the provision of land for parks and/or open spaces in or for the township.

Such endowments are payable in terms of the provisions of section 81 of the said ordinance, read with section 95 thereof.

1.5 REMOVAL OR REPLACEMENT OF MUNICIPAL SERVICES

If, by reason of the establishment of the township, it becomes necessary to remove or replace any existing municipal services, the cost thereof shall be borne by the township owner.

1.6 OBLIGATIONS IN REGARD TO ENGINEERING SERVICES

1.6.1 The township owners shall fulfil their obligations in respect of the provision and installation of engineering services.

1.6.2 The recommendations of the Traffic Impact Study compiled by Arup Transport Planning (Report No. T634 dated September 2006) shall be complied with.

1.6.3 The recommendations of the Geotechnical Report compiled by Johann vd Merwe (Pty) Ltd Consulting Scientists (Project No. M06/2752 dated August 2006) shall be complied with.

1.7 ACCESS

Access shall be from Lilianton Extension 8 and 9 also owned by the township owner and shall be to the satisfaction of the Roads & Stormwater Department and GAUTRANS.

No access shall be permitted from Proposed K92.

1.8 NOTARIAL TIE OF ERVEN

The township owner shall at his own expense cause the erven within the proposed Lilianton Extensions 10, 11 and 13 to be notarial tied to the sectional title scheme that will be opened on Lilianton Extension 8 & 9, within six months from declaration of the respective townships as approved townships for access purposes.

The proposed Lilianton Extensions 10 and 11 to be situated on the Remaining Extent of Portion 378 of the Farm Driefontein 85 I.R. and Lilianton Extension 13 to be situated on Portion 432 (a portion of Portion 377) of the Farm Driefontein 85 I.R., as well as the Remaining Extent of Portion 378 & Portion 432 (a portion of Portion 377) of the Farm Driefontein 85 I.R. in their original form shall not be transferred to a third party without Council's consent first having been obtained, if the aforesaid notarial tie has not been registered.

1.9 PROVISION AND INSTALLATION OF SERVICES

The applicant shall make the necessary arrangements with the local authority for the provision and installation/construction of the internal and external water, electricity, sewerage, roads and storm-water drainage engineering services in and for the township.

2. CONDITIONS OF TITLE

2.1 All erven shall be subject to the following conditions, imposed by the local authority in terms of the provisions of the Town Planning and Townships Ordinance, 1986.

- (a) The erf is subject to the building restriction areas & building lines outlined in the relevant Town Planning Scheme which may be amended via the procedures outlined in such Town Planning Scheme.
- (b) No building or other structure shall be erected within the aforesaid building restriction area and no large-rooted trees shall be planted within the said area or within 1m thereof.
- (c) The local authority shall be entitled to deposit temporarily on the land adjoining the aforesaid building restriction area such material as may be excavated by it during the course 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.

CITY OF EKURHULENI METROPOLITAN MUNICIPALITY

EKURHULENI AMENDMENT SCHEME F0113

The City of Ekurhuleni Metropolitan Municipality (Boksburg Customer Care Centre) hereby, in terms of the provisions of Section 125(1) of the Town Planning and Townships Ordinance, 1986, declares that it has approved an amendment scheme, being an amendment of the Ekurhuleni Town Planning Scheme 2014, comprising the same land as included in the township of LILIAANTON EXTENSION 10 Township

All relevant information is filed with the Area Manager: Boksburg Customer Care Centre, 3rd floor, Boksburg Civic Centre, c/o Trichardt's and Commissioner Streets, Boksburg, and are open for inspection at all reasonable times.

This amendment is known as Ekurhuleni Amendment Scheme F0113.

Dr. Imogen Mashazi
City Manager
Civic Centre, Cross Street, Germiston