

NOTICE 94 OF 2014**MOGALAKWENA MUNICIPALITY****APPROVAL OF AMENDMENT OF TOWN PLANNING SCHEME : GREATER POTGIETERSRUS AMENDMENT SCHEME 329**

Notice is hereby given in terms of section 57(1)(a) of the Town Planning and Township Ordinance, 1986 (Ordinance 15 of 1986) that the Mogalakwena Municipality has approved the amendment of the Greater Potgietersrus Town Planning Scheme, 1997 by the rezoning of the remaining extent of erf 396 Piet Potgietersrust from "Residential 1" to "Business 1" for the purpose of erecting shops for rental subject to the following conditions:

- i) that access be paved to street level;
- ii) that no parking be allowed on the side-walk;
- iii) that the maximum coverage permitted not exceeds 90%;
- iv) that the maximum Floor Area Ratio not exceeds 3,0;
- v) that loading and off loading be accommodated within the erf;
- vi) that two parking bays per 100 sqm G L F A be provided;
- vii) that a written submission regarding the handling of storm water from and/or onto the adjacent erven be submitted;
- viii) that site development plans with special reference to access and parking to the satisfaction of Mogalakwena Municipality, be submitted simultaneously with the rezoning application;
- ix) that the amenity of the area may in the opinion of Mogalakwena Municipality not be prejudiced;
- x) that no title conditions be transgressed;
- xi) that the fire safety plans be submitted to Mogalakwena Municipality;
- xii) that the primary use of the remaining extent of erf 396 after approval remains "Business";
- xiii) that a logo, notice or sign indicating the name of the facility may be displayed on the said erf : provided that such logo, notice or sign shall not exceed 600mm by 450mm in size;
- xiv) that the necessary documentation, map 3's and clauses be submitted within 30 days of the approval.

A copy of the Map 3 and the Scheme Clauses of the amendment scheme are available for inspection at all reasonable times at the offices of the Deputy Director-General : Local Government and Housing, Polokwane and the manager : corporate support services, Mokopane.

This amendment is known as Greater Potgietersrus Amendment Scheme 329 and comes into force from date of publication of this notice.

S W KEKANA
MUNICIPAL MANAGER

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