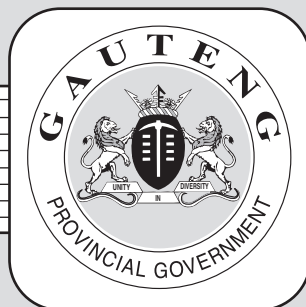


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PRETORIA
10 AUGUST 2022
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No: 324

PART 1 OF 2

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*The closing time is **15:00** sharp on the following days:*

- **22 December 2021**, Wednesday for the issue of Wednesday **05 January 2022**
- **29 December 2021**, Wednesday for the issue of Wednesday **12 January 2022**
- **05 January**, Wednesday for the issue of Wednesday **19 January 2022**
- **12 January**, Wednesday for the issue of Wednesday **26 January 2022**
- **19 January**, Wednesday for the issue of Wednesday **02 February 2022**
- **26 January**, Wednesday, for the issue of Wednesday **09 February 2022**
- **02 February**, Wednesday for the issue of Wednesday **16 February 2022**
- **09 February**, Wednesday for the issue of Wednesday **23 February 2022**
- **16 February**, Wednesday for the issue of Wednesday **02 March 2022**
- **23 February**, Wednesday for the issue of Wednesday **09 March 2022**
- **02 March**, Wednesday for the issue of Wednesday **16 March 2022**
- **09 March**, Wednesday for the issue of Wednesday **23 March 2022**
- **16 March**, Wednesday for the issue of Wednesday **30 March 2022**
- **23 March**, Wednesday for the issue of Wednesday **06 April 2022**
- **30 March**, Wednesday for the issue of Wednesday **13 April 2022**
- **06 April**, Wednesday for the issue of Wednesday **20 April 2022**
- **13 April**, Wednesday for the issue of Wednesday **27 April 2022**
- **20 April**, Wednesday for the issue of Wednesday **04 May 2022**
- **26 April**, Tuesday for the issue of Wednesday **11 May 2022**
- **04 May**, Wednesday for the issue of Wednesday **18 May 2022**
- **11 May**, Wednesday for the issue of Wednesday **25 May 2022**
- **18 May**, Wednesday for the issue of Wednesday **01 June 2022**
- **25 May**, Wednesday for the issue of Wednesday **08 June 2022**
- **01 June**, Wednesday for the issue of Wednesday **15 June 2022**
- **08 June**, Wednesday for the issue of Wednesday **22 June 2022**
- **15 June**, Wednesday for the issue of Wednesday **29 June 2022**
- **22 June**, Wednesday for the issue of Wednesday **06 July 2022**
- **29 June**, Wednesday for the issue of Wednesday **13 July 2022**
- **06 July**, Wednesday for the issue of Wednesday **20 July 2022**
- **13 July**, Wednesday for the issue of Wednesday **27 July 2022**
- **20 July**, Wednesday for the issue of Wednesday **03 August 2022**
- **27 July**, Wednesday for the issue of Wednesday **10 August 2022**
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- **30 November**, Wednesday for the issue of Wednesday **14 December 2022**
- **07 December**, Wednesday for the issue of Wednesday **21 December 2022**
- **14 December**, Wednesday for the issue of Wednesday **28 December 2022**

GENERAL NOTICE 986 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF SIMULTANEOUS REZONING AND REMOVAL OF RESTRICTIVE TITLE
CONDITIONS FROM THE TITLE DEED IN TERMS OF SECTIONS 16(1) AND 16(2)
RESPECTIVELY OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Hugo Benadie of The Practice Group (PTY) LTD, being the applicant in my capacity as the authorized agent acting for the owner of Erven 131 and 132, Ashlea Gardens, hereby give notice in terms of:

- Section 16(1)(f) of the City of Tshwane Land Use Management By-Law 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town Planning Scheme, 2008 (Revised 2014), by the rezoning in terms of Section 16(1) of the Tshwane Land Use Management By-law, 2016 of the properties as described above. The subject properties are situated in Matroosberg Street and are bounded by Koelman Road to the south and Tugela Road to the east, adjacent to the New Hope School in the Ashlea Gardens area. The rezoning is from "Special" for Dwelling-units to "Residential 4" including Mini-Storage Units, a Clubhouse, a Laundry, a Caretaker's Flat; a Place of Refreshment, a Fitness Centre, an Office and a Place of Childcare for exclusive use of the occupants of the dwelling units on the property, subject to a density of 151 dwelling units per hectare (a total of 85 dwelling-units on the consolidated property).
- Section 16(1)(f) of the City of Tshwane Land Use Management By-Law 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of certain conditions contained in the Title Deeds of the properties as described above in terms of Section 16(2) of the City of Tshwane Land Use Management By-law, 2016. The subject properties are situated in Matroosberg Street and bounded by Koelman Road to the south and Tugela Road to the east, adjacent to the New Hope School in the Ashlea Gardens area. The application is for the removal of the following conditions: Conditions 1(a) up to and including (n) and (r) from the title deed of Erf 131 and Conditions 2(a) up to and including (n) and (r) from the title deed of Erf 132 Ashlea Gardens Township (Title Deed T50664/2013).

It is the intention of the land development applicant to consolidate the component properties and to procure land use zoning rights to develop a residential complex and associated facilities thereon. The proposed development will provide for approximately 85 dwelling units, mini-storage units, a clubhouse, a laundry, a caretaker's flat, a place of refreshment, a fitness centre, an office and a place of childcare for the exclusive use of the occupants of the dwelling units on the property and, as a result, the aforesaid conditions, which prohibit such use, are to be removed which in turn, shall allow for the required rezoning of the properties.

Any objection(s) and/or comment(s), including the grounds of 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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to cityp_registration@tshwane.gov.za from 3 August 2022, until 31 August 2022.

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. Alternatively, an identical copy of the applicant's land use application may be requested using the following contact details of the applicant:

- Email address: hugo@practicegroup.co.za
- Postal address: PO Box 35895, Menlopark, 0102
- Address of applicant: The Practice Group, cnr of Brooklyn Road and First Street, Menlo Park, Pretoria, 0081
- Contact telephone number: (012) 362 1741

Address of municipal offices: Room E8, cnr of Basden and Rabie Street, Centurion Municipal office.

Full particulars and plans (if any) may be inspected during normal office hours between 8h00 and 16h30 at the offices of the applicant as set out above, for a period of 28 days from the date of first publication of the notice namely 3 August 2022. The costs of any hard copies of the application will be for the account of the party requesting same.

Address of applicant: The Practice Group (Pty) Ltd, cnr of Brooklyn Road and First Street, Menlo Park, Pretoria, 0081,

Tel: 012-362 1741

Date of 1st publication: 3 August 2022

Date of 2nd publication: 10 August 2022

Closing date for any objections/comments: 31 August 2022

Reference: Rezoning Application: Item Number: 35973

Removal Application: Item Number: 36027

ALGEMENE KENNISGEWING 986 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN GELYKTYDIGE HERSONERING EN OPHEFFING VAN BEPERKENDE
TITELVOORWAARDES UIT DIE TITELAKTE INGEVOLGE ARTIKELS 16 (1) EN 16 (2) ONDER-
SKEIDELIK VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Hugo Benadie van The Practice Group (Edms) Bpk, synde die applikant in my hoedanigheid as gemagtigde agent van die eienaar van Erwe 131 en 132, Ashlea Gardens, gee hiermee kennis in terme van:

- Artikel 16 (1)(f) van die Stad Tshwane Grondgebruikbestuurverordening 2016, dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering in terme van Artikel 16 (1) van die Tshwane Grondgebruikbestuurverordening, 2016 van die eiendomme soos hierbo beskryf. Die onderwerpeïendomme is geleë in Matroosbergstraat en begrens deur Koelmanweg ten suide en Tugelaweg ten ooste, en is geleë aangrensend aan die Nuwe Hoop Skool in die Ashlea Gardens gebied. Die hersonering is van "Spesiaal" vir wooneenhede na "Residensieël 4" insluitend mini-stooreenhede, 'n klubhuis, 'n wassery, 'n opsigterswoning, 'n verversingsplek, fiksheidsentrum, 'n kantoor en 'n Plek van Kindersorg vir eksklusiewe gebruik van die bewoners van die wooneenhede op die onderwerpeïendomme, onderworpe aan 'n digtheid van 151 wooneenhede per hektar ('n totaal van 85 wooneenhede op die gekonsolideerde eiendom).
- Artikel 16 (1)(f) van die Stad Tshwane Grondgebruikbestuurverordening 2016, dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die opheffing van sekere voorwaardes vervat in die titelakte van die voormelde eiendomme in terme van Artikel 16 (2) van die Stad Tshwane Grondgebruikbestuurverordening, 2016. Die onderwerpeïendomme is geleë in Matroosbergstraat en word begrens deur Koelmanweg ten suide en Tugelaweg ten ooste, en is geleë aangrensend aan die Nuwe Hoop Skool in die Ashlea Gardens gebied. Die aansoek is vir die verwydering van die volgende titelvoorwaardes: Voorwaardes 1(a) tot en met (n) en (r) in die Titelakte van Erf 131 en Voorwaardes 2(a) tot en met (n) en (r) in die Titelakte van Erf 132 Ashlea Gardens Dorp (Titelakte T50664/2013).

Dit is die voorneme van die eiendomsontwikkelingsapplikant om die onderwerpeïendomme te konsolideer en om grondgebruiksregte te verkry om 'n residensieële kompleks en gepaardgaande fasiliteite daarop te ontwikkel wat bestaan uit ongeveer 85 wooneenhede, mini-stooreenhede, 'n klubhuis, 'n wassery, 'n opsigterswoning, 'n verversingsplek, 'n fiksheidsentrum, 'n kantoor en 'n Plek van Kindersorg vir die uitsluitlike gebruik van die bewoners van die wooneenhede op die eiendom en gevolglik moet die voormelde voorwaardes wat sodanige gebruik verbied, verwyder word wat op sy beurt voorsiening sal maak vir die hersonering van die eiendom.

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde van sodanige beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die munisipaliteit en/of applikant nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) ingedien het nie, moet ingedien by of gerig word aan: Die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by cityp_registration@tshwane.gov.za vanaf 3 Augustus 2022, tot 31 Augustus 2022.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die Grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif by die munisipaliteit versoek word deur die volgende kontakbesonderhede te gebruik: newlanduseapplications@tshwane.gov.za. Alternatiewelik kan 'n identiese afskrif van die Grondgebruiksaansoek van die applikant versoek word deur die volgende kontakbesonderhede van die applikant te gebruik:

- Epos adres: hugo@practicegroup.co.za
- Posadres: posbus 35895, menlopark, 0102
- Adres van applikant: The Practice Group, h/v van Brooklynweg en Eerstestraat, Menlo Park, Pretoria, 0081
- Kontak telefoonnommer: (012) 362 1741

Adres van munisipale kantore: Kamer E8, h/v Basden en Rabie Straat, Centurion Munisipale kantoor.

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure tussen 8h00 en 16h30 by die kantoor van die applikant, soos hierbo uiteengesit, besigtig word vir 'n periode van 28 dae vanaf die datum van eerste publikasie van die kennisgewing, naamlik 3 Augustus 2022. Die koste van harde kopieë van die aansoek is vir die rekening van die party wat dit versoek.

Adres van applikant: The Practice Group (Edms) Bpk, h/v Brooklynweg en Eerstestraat, Menlo Park, Pretoria, 0081,

Tel: 012-362 1741

Datum van 1st publikasie: 3 Augustus 2022

Datum van 2de publikasie: 10 Augustus 2022

Sluitingsdatum vir enige besware/kommentare: 31 Augustus 2022

Verwysing: Hersoneringaansoek: Item Nommer: 35973

Verwyderingaansoek: Item Nommer: 36027

3-10

GENERAL NOTICE 987 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) & FOR REMOVAL OF
RESTRICTIVE CONDITIONS IN THE TITLE DEED IN TERMS OF SECTION 16(2) OF
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Marthinus Brits (Trading as Rinus Brits Town Planning Solutions) being the applicant of properties Erven 355 and 356 Hammanskraal Extension 02 Township, Registration Division JR, Province of Gauteng hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-law, 2016 and for the removal/amendment/ suspension of certain conditions contained in the Title Deed in terms of Section 16(2) of the City of Tshwane Land Use Management By-law, 2016 of the above- mentioned property.

The properties are situated at:

Street no. 1733, A24492 Hammanskraal Ext 02

Street no. 1717, A24492 Hammanskraal Ext 02

The Application:

1. The rezoning is from "Municipal" to "Special" for a clinic on Proposed Portion A of Erf 355 Hammanskraal Ext 02.

2. The application is for the removal of the following conditions: A, B, C, D, E, F, G(a), G(b), H, I, J, K, L(a), L(b), L(c), L(d) and M in **Title Deed T50891/1997**.

Should any interested and 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 from the following email address: Newlanduseapplications@tshwane.gov.za. Alternatively, such a copy can be requested by contacting the applicant by sending an email to admin@rbtps.co.za.

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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 03 August 2022, until 31 August 2022.

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 / The Star & Beeld newspaper.

Address of Municipal offices: Room 1003/1004, Isivuno House, First Floor, 143 Lilian Ngoyi Street, Pretoria.

Closing date for any objections and/or comments: **31 August 2022**

Authorised Agent: M. Brits of Rinus Brits Town Planning Solutions, P.O Box 1133, Fontainebleau, 2032, (31 Seventh Street, Linden, 2195) Tel: 011 888 2232, Cell: 082 456 4229, email: admin@rbtps.co.za.

Dates on which notice will be published: **03 August 2022 and 31 August 2022**

Item No. 35841 & 35929

3-10

ALGEMENE KENNISGEWING 987 VAN 2022**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN 'N AANSOEK VIR HERSONERING IN TERME VAN ARTIKEL 16(1) & VIR OPHEFFING VAN BEPERKENDE VOORWAARDES IN DIE TITELAKTE INGEVOLGE ARTIKEL 16(2) VAN DIE STAD TSHWANE VERORDENING OP DIE BESTUUR VAN GRONDGEBRUIK, 2016**

I, Marthinus Brits (Handel as Rinus Brits Town Planning Solutions) synde die applikant van eiendomme Erwe 355 en 356 Hammanskraal Uitbreiding 02 Dorpsgebied, Registrasie Afdeling JR, Provinsie Gauteng gee hiermee kennis ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grondgebruikbestuursverordening, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering ingevolge Artikel 16(1) van die Stad Tshwane Grondgebruikbestuursverordening, 2016 en vir die opheffing/wysiging/opskorting van sekere voorwaardes vervat in die Titelakte ingevolge Artikel 16(2) van die Stad Tshwane Grondgebruikbestuursverordening, 2016 van die bogenoemde eiendom.

Die eiendomme is geleë by:

Straat nr. 1733, A24492 Hammanskraal Uitbr. 02

Straat nr. 1717, A24492 Hammanskraal Uitbr. 02

Die aansoek:

1. Die hersonering is van "Munisipaal" tot "Spesiaal" vir 'n kliniek op Voorgestelde Gedeelte A van Erf 355 Hammanskraal Uitbr. 02.
2. Die aansoek is vir die opheffing van die volgende voorwaardes: A, B, C, D, E, F, G(a), G(b), H, I, J, K, L(a), L(b), L(c), L(d) and M in Titelakte **T50891/1997**.

Indien enige belanghebbende en geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil sien of verkry, kan 'n afskrif van die Munisipaliteit aangevra word deur sodanige afskrif van die volgende e-posadres aan te vra: Newlanduseapplications@tshwane.gov.za. Alternatiewelik kan so 'n afskrif aangevra word deur die aansoeker te kontak deur 'n e-pos aan admin@rbtps.co.za te stuur.

Enige beswaar(s) en/of kommentaar(s), insluitend die gronde vir sodanige beswaar(s) en/of kommentaar(s) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(s) indien en/of kommentaar(s), ingedien word by, of skriftelik gemaak word aan: die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za vanaf 03 Augustus 2022, tot en met 31 Augustus 2022.

Volledige besonderhede en planne (indien enige) kan gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit besigtig word vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant / Die Star & Beeld koerant.

Adres van Munisipale kantore: Kamer 1003/1004, Isivuno Huis, Eerste Vloer, Lilian Ngoyistraat 143, Pretoria.

Sluitingsdatum vir enige besware en/of kommentaar: **31 Augustus 2022**

Gemagtigde Agent: M. Brits van Rinus Brits Town Planning Solutions, Posbus 1133, Fontainebleau, 2032, (Sewende Straat 31, Linden, 2195) Tel: 011 888 2232, Sel: 082 456 4229, e-pos: admin@rbtps.co.za.

Datums waarop kennisgewing gepubliseer sal word: **03 Augustus 2022 en 03 Augustus 2022**

Item nr 35841 & 35929

3-10

GENERAL NOTICE 988 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 AS WELL AS AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE CONDITIONS OF TITLE IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY LAW, 2016 READ WITH SCHEDULE 23 THERETO**

We, Origin Town and Regional Planning (Pty) Ltd, being the applicant of Erf 721, Menlo Park hereby give notice in terms of Section 16(1)(f), Schedule 13 and Schedule 23 of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by way of rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-law, 2016, as well as for the removal of certain conditions contained in the Title Deed in terms of Section 16(2) of the City of Tshwane Land Use Management By-Law, 2016 of the property as described above. The property is situated at Number 41, Twenty-fourth Street, Menlo Park.

The rezoning is from "Residential 1" to "Residential 4" with a density of 80 dwelling units per hectare (maximum of seventeen (17) Dwelling-units on the erf), subject to certain conditions.

Application is also made for the removal of Condition (a) on page 2, Conditions (b), (c), (d), and (e) on page 3, Conditions (f), (g), (h), (i), (j), (k) and (l) on page 4 and Conditions (m), (n) and (p) on page 5 of Title Deed T13751/1981.

The intension of the application is to rezone the property in order to obtain the necessary land use rights to accommodate multiple dwelling units on the property, subject to certain conditions, as well as the removal of conditions of title, which may restrict said development.

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: City Planning and Development, P.O. Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3 August 2022 until 31 August 2022.

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, through the following contact details: newlanduseapplications@tshwane.gov.za. Alternatively, a copy of the application could be obtained from the applicant at the contact details provided below.

For purposes to obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail address or other means by which to provide the said copy electronically.

No part of the application documents provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a manner that will infringe on intellectual property rights of the applicant.

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 3 August 2022, as published in the Provincial Gazette, the Beeld and The Star newspapers.

Address of Municipal offices: City of Tshwane Metropolitan Municipality, Room E10, corner Basden and Rabie Streets, Centurion Municipal Offices. Closing date for any objections and/or comments: 31 August 2022.

Address of applicant: 306 Melk Street, Nieuw Muckleneuk, 0181, Pretoria, P.O. Box 2162, Brooklyn Square, 0075. Telephone: 012 346 3735, Fax: 012 346 4217 or E-mail: plan@origintrp.co.za

Date on which the application will be published: 3 August 2022 and 10 August 2022.

Rezoning Item No: 36035

Removal Item No: 36036

3-10

ALGEMENE KENNISGEWING 988 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN 'N AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16 (1) ASOOK VIR DIE
OPHEFFING VAN BEPERKENDE VOORWAARDES IN DIE TITELAKTE IN TERME VAN ARTIKEL 16(2) VAN DIE
STAD TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016 GELEES TESAME MET SKEDULE 23 DAARVAN**

Ons, Origin Stads – en Streekbeplanning (Edms) Bpk, synde die applikant van Erf 721, Menlo Park, gee hiermee ingevolge Artikel 16(1)(f), Skedule 13 en Skedule 23 van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (hersien in 2014), by wyse van hersonering in terme van Artikel 16(1) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, asook vir die opheffing van sekere beperkende voorwaardes in die titelakte in terme van Artikel 16(2) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016, van die eiendom soos hierbo beskryf. Die eiendom is geleë te 41, Vier-en-twintigste Straat, Menlo Park.

Die hersonering is vanaf "Residensieel 1" na "Residensieel 4" met 'n digtheid van 80 wooneenhede per hektaar (maksimum van sewentien (17) wooneenhede op die erf), onderhewig aan sekere voorwaardes.

Aansoek is ook gedoen vir die opheffing van Voorwaarde (a) op bladsy 2, Voorwaardes (b), (c), (d) en (e) op bladsy 3, Voorwaardes (f), (g), (h), (i), (j), (k) en (l) op bladsy 4 en Voorwaardes (m), (n) en (p) op bladsy 5 van Titelakte T13751/1981.

Die intensie van die applikant is om die eiendom te hersoneer om sodoende die nodige grondgebruiksregte te verkry om veelvuldige wooneenhede op die eiendom te akkommodeer, onderhewig is aan sekere voorwaardes, asook die opheffing van titelvoorwaardes wat die ontwikkeling mag beperk.

Enige besware of kommentare wat duidelik die gronde van die beswaar en die persoon(ne) se regte uiteensit en aandui hoe hulle belange deur die aansoek geaffekteer gaan word asook die persone se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon kan korrespondeer nie, moet ingedien word, skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stedelike Beplanning, Afdeling Grondgebruiksregte, ingedien of gerig word by Posbus 3242, Pretoria, 0001 of na CityP_Registration@tshwane.gov.za vanaf 3 Augustus 2022 tot 31 Augustus 2022.

Indien enige belangstellende of geaffekteerde partye die grondgebruiksaansoek wil sien of 'n kopie wil ontvang, kan 'n kopie versoek word vanaf die Munisipaliteit by die volgende kontakbesonderhede: newlanduseapplications@tshwane.gov.za. Alternatiewelik kan 'n kopie van die aansoek vanaf die applikant verkry word by die kontakbesonderhede hieronder verskaf.

Vir doeleindes van verkryging van 'n kopie van die aansoek moet kennis geneem word dat die geïnteresseerde of geaffekteerde party die munisipaliteit en die applikant moet voorsien van 'n epos adres waarheen die aansoek elektronies gestuur kan word.

Geen deel van die aansoek dokumentasie wat deur die munisipaliteit of die applikant voorsien is mag kopieer, herproduseer of in enige vorm gebruik of publiseer word op 'n wyse wat sal inbreuk maak op die intellektuele eiendomsreg van die applikant nie.

Volledige besonderhede en planne (indien enige) van die aansoek kan gedurende gewone kantoorure besigtig word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf 3 Augustus 2022, soos gepubliseer in die Gauteng Provinsiale Gazette, Beeld en The Star koerante.

Adres van die Munisipale kantore: Stad van Tshwane Metropolitaanse Munisipaliteit, Kamer E10, hoek van Basden en Rabie Strate, Centurion Munisipale Kantore. Sluitingsdatum vir enige beswaar(e): 31 Augustus 2022.

Adres van gemagtigde agent: Melkstraat 306, Nieuw Muckleneuk. Posbus 2162, Brooklyn Square, 0075. Tel: (012) 346 3735, Faks: (012) 346 4217 of E-pos: plan@origintrp.co.za

Datum van publikasie van die kennisgewing: 3 Augustus 2022 en 10 Augustus 2022.

Hersonering Item No: 36035

Opheffing Item No: 36036
3-10

GENERAL NOTICE 989 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE
MANAGEMENT BY-LAW, 2016**

I, Pierre Danté Moelich, of the firm Plankonsult Incorporated, being the authorized applicant of Erf 803 Lynnwood Glen hereby give notice in terms of Section 16(1)(f), Schedule 13 and Schedule 23 of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town Planning Scheme, 2008 (Revised 2014) by the rezoning of the above mentioned property in terms of Section 16(1) of the City of Tshwane Land Use Management By-law, 2016. The property is situated at number 16 Glenwood Road, Lynnwood Glen.

The application for rezoning is from "Residential 2" to "Residential 2" with an increased density of 28 Dwelling Units per hectare to allow for the erection of 11 dwelling units on the erf, Coverage of 60% and Height of 2 storeys. The intention of the applicant in this matter is to acquire land use rights for "Residential 2" permitting 11 dwelling units on the erf. Any objection and/or comment, including the grounds for such objection and/or comment with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection and/or comment, shall be lodged with, or made in writing to: The Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3 August 2022, until 31 August 2022.

Full particulars and plans 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, Citizen and Beeld newspapers. Address of Municipal offices: Registration office Room E10, cnr Basden- and Rabie Streets, Centurion. 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, alternatively by requesting such copy through the contact details of the applicant provided below. The costs of any hard copies of the application will be for the account of the party requesting the copies. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application with confirmation of completeness by the Municipality accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality on E-Tshwane. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a manner that 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Closing date for any objections and/or comments:

31 August 2022.

Dates of publication:

3 August 2022 and 10 August 2022.

Address of applicant:

Plankonsult Incorporated, 389 Lois Avenue Waterkloof Glen,
P O Box 72729, Lynnwood Ridge, 0040
Tel: (012) 993 5848, E-Mail: assistant@plankonsult.co.za,

Reference: ITEM no: 36010

3-10

ALGEMENE KENNISGEWING 989 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN 'N HERSONERINGSAAANSOEK INGEVOLGE ARTIKEL 16(1) VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Pierre Danté Moelich, van die firma Plankonsult Ingelyf, synde die gemagtigde applikant van Erf 803 Lynnwood Glen gee hiermee kennis in terme van Artikel 16(1)(f), Skedule 13 & Skedule 23 van die Stad Tshwane Grondgebruikbestuur Verordening, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering van die gemelde eiendom in terme van Artikel 16(1) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016. Die eiendom is geleë te Glenwoodweg 16, Lynnwood Glen.

Die aansoek om hersonering is van "Residensieel 2" na "Residensieel 2" met 'n verhoogde digtheid van 28 Wooneenhede per hektaar om voorsiening te maak vir die oprigting van 11 wooneenhede op die erf, Dekking van 60% en Hoogte van 2 verdiepinge. Die intensie van die applikant in hierdie aangeleentheid is om grondgebruiksregte vir "Residensieel 2" te bekom wat 11 wooneenhede op die erf toelaat. Besware teen of vertoë, insluitend die redes vir die besware en/of vertoë, met volledige besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat hierdie besware en/of vertoë ingedien het moet skriftelik by of tot die Groep Hoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of aan CityP_Registration@tshwane.gov.za gerig en ingedien word vanaf 3 Augustus 2022 tot 31 Augustus 2022. Besonderhede van die aansoek met planne lê ter insae gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit, vir 'n periode van 28 dae vanaf die eerste dag van publikasie van die kennisgewing in the Provinsiale Koerant, Citizien en Beeld koerante. Adres van Munisipale kantore: Registrasiekantoor Kamer E10, hv Basden- en Rabiestrate, Centurion. Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingaansoek wil besigtig of bekom, kan 'n afskrif van die Munisipaliteit versoek word deur dit by die volgende kontakbesonderhede aan te vra: newlanduseapplications@tshwane.gov.za, of alternatiewelik deur sodanige afskrif aan te vra vanaf die applikant by die kontakbesonderhede hieronder verskaf. Die koste van enige harde kopieë van die aansoek sal vir die rekening wees van die party wat dit versoek. Die applikant kan by die indiening van die aansoek, 'n afskrif elektronies deurstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese afskrif op hulle webwerf, indien enige. Die applikant sal toesien dat die afskrif wat gepubliseer word of aan enige belanghebbende en geaffekteerde party gestuur word, die afskrif is wat by die Munisipaliteit op E-Tshwane ingedien is. Ten einde 'n afskrif van die aansoek te bekom, moet die belanghebbende en geaffekteerde party die Munisipaliteit en die applikant met 'n e-pos adres of ander wyse voorsien om sodanige afskrif elektronies te kan aanstuur. Die dokumentasie voorsien deur die Munisipaliteit of applikant mag nie gekopieer, herproduseer of in enige ander vorm gepubliseer word of gebruik word op 'n wyse wat inbreuk sal maak op die intellektuele eiendomsreg van die applikant nie. Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingaansoek te besigtig of bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as rede beskou om die verwerking en oorweging van die aansoek te verbied nie.

Sluitingsdatum vir besware en / of kommentaar:

31 Augustus 2022

Datums van publikasie:

3 Augustus en 10 Augustus 2022

Adres van applikant:

Plankonsult Ingelyf, Loislaan 389 Waterkloof Glen

Posbus 72729, Lynnwood Rif, 0040,

Tel: (012) 993 5848, E-pos: assistant@plankonsult.co.za.

Verwysing: ITEM nr:36010

3-10

GENERAL NOTICE 990 OF 2022**NOTICE OF APPLICATION FOR THE AMENDMENT OF CITY OF JOHANNESBURG LAND USE SCHEME 2018
IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016.**

Applicable Town Planning Scheme: City of Johannesburg Land Use Scheme, 2018.

Notice is hereby given in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016 that I, Sandra Felicity de Beer, being the authorized agent of the registered owner intend to apply to the City of Johannesburg for amendment of the City of Johannesburg Land Use Scheme 2018.

Site Description: The Remaining Extent of Erf 418 and Erf 419 Kensington B Township situated respectively at 94 Milner Road and 211 Bram Fischer Drive [& 96 & 98 Milner Road] Kensington B, 2194.

Application Type & Purpose: **Rezoning Application:**

To amend the City of Johannesburg Land Use Scheme, 2018 by the rezoning of the properties from their current individual zonings of "Special for offices subject to certain conditions as per Amendment Scheme 946" and "Business 1 subject to certain conditions" respectively to "Business 1" subject to certain conditions to rationalize the zoning rights across both properties including but not limited to the cancellation of the existing Notarial Tie Agreement K3982/87 and the spread of the existing floor area as required to accommodate the existing structures and land uses on the properties as they are proposed to be re-configured by way of a simultaneous Consolidation and Re-Subdivision Application.

All of the above as described fully in the application documents. Please refer.

The following options have been put in place for members of the public and interested parties to view and obtain copies of the application documents for the period of 28 days from 3 August 2022:

- The owner/agent/applicant will be responsible for providing the public / any interested party, on request, with a copy of such documents. **Please make contact with Sandy de Beer either telephonically on 082 570 6668 or 082 221 6663 or via email sandydb@icon.co.za to request.**
- The application documents will be placed on the City's e-platform for access by the public / interested parties to inspect via the City's website www.joburg.org.za
- The members of the public / interested parties may arrange to inspect the application on request and by appointment only during office hours from 08h00 to 15h30 at the Registration Counter, Department of Development Planning, Room 8100, 8th floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein. To request this option, please make contact directly with the Registration Counter, Department of Development Planning on 011 407 6202 to arrange to view the application documents with **Registration No. 20-04-4155.**

Any objections, comments or representations with regard to the applications must be lodged in writing to BOTH the applicant/authorized agent (via email to sandydb@icon.co.za) and to the City of Johannesburg, Executive Director: Department of Development Planning, Registration Section by hand at the above address (during office hours), or by registered post to PO Box 30733, Braamfontein, 2017, or by facsimile to 0113394000 or by email to objectionsplanning@joburg.org.za within a period of 28 days from 3 August 2022 i.e. **on or before 31 August 2022.**

Any objection/s not fully motivated as required in terms of Section 68 of the City of Johannesburg Municipal Planning By-Law 2016 (Validity of Objections) may be deemed invalid and may be disregarded during the assessment of the applications.

Details of the Applicant/ Authorized Agent: Sandy de Beer, Consulting Town Planner, PO Box 70705, Bryanston, 2021. Tel. 0117064532 / Fax 0866 712 475 / Cell 082 570 6668 // 082 221 6663.

Email: sandydb@icon.co.za

Date: 3 August 2022

3-10

GENERAL NOTICE 991 OF 2022**NOTICE OF APPLICATION FOR THE REMOVAL OF RESTRICTIVE TITLE CONDITIONS IN TERMS OF SECTION 68 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019 READ WITH THE CITY OF EKURHULENI LAND USE SCHEME, 2022; AND SIMULTANEOUS SUBDIVISION OF ERF 2939, BENONI WESTERN EXTENSION 2 TOWNSHIP**

I, Leon Andre Bezuidenhout, being the authorized agent of the owner hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019 read with the City of Ekurhuleni Land Use Scheme, 2022 that I have applied to the City of Ekurhuleni Metropolitan Municipality for the removal of condition 2 contained in the Title Deed T18237/2022 applicable to Erf 2939, Benoni Western Extension 2 Township which property is situated at number 18 The Drive, Benoni Western Extension 2, Benoni; and the simultaneous sub-division of the property into two portions.

Condition (2) [which is proposed to be removed] reads as follows :

- (2) "Only one house with the necessary outbuildings, of a minimum value of R1 500.00 (ONE THOUSAND FIVE HUNDRED RAND) shall be erected on the lot."

Particulars of the application will lie for inspection during normal office hours at the office of The Area Manager: City Planning Department, Benoni Sub-Section of the City of Ekurhuleni Metropolitan Municipality, Room 601, 6th Floor, Benoni Civic Centre, Treasury Building, corner Tom Jones Street and Elston Avenue, Benoni, for a period of 28 days from 3 August 2022, being the date of the first publication of this notice.

Objections to or representations in respect of the application must be lodged with or made in writing to The Area Manager: City Planning Department, Benoni Sub-Section of the City of Ekurhuleni Metropolitan Municipality, Room 601, 6th Floor, Benoni Civic Centre, Treasury Building, corner Tom Jones Street and Elston Avenue, Benoni or The Area Manager, City Planning Department, Benoni Sub-Section, City of Ekurhuleni Metropolitan Municipality, Private Bag X 014, Benoni, 1500 or email to The Area Manager - Mdumiseni.mkhize@ekurhuleni.gov.za, within a period of 28 days from 3 August 2022, being the date of the first publication of this notice. Closing date for objections : 31 August 2022.

Address of the authorised agent: Leon Bezuidenhout Town and Regional Planners cc, Represented by L A Bezuidenhout, Pr. Pln. (A/628/1990) B.TRP (UP), PO Box 13059, NORTHMEAD, 1511; Tel: (011)849-3898/5295; Cell: 072 926 1081; E-mail: weltown@absamail.co.za Ref: RZ 1123/22

3-10

GENERAL NOTICE 992 OF 2022**NOTICE OF AN APPLICATION IN TERMS OF SECTION 41 OF THE JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016**

I, François du Plooy, being the authorised agent of the owner of Erf 364 Montgomery Park Township, give notice in terms of Section 41 of the City of Johannesburg Municipal Planning By-law, 2016, as read together with the provisions of the Spatial Planning and Land Use Management Act, 16 of 2013, (SPLUMA), that I have applied to the City of Johannesburg, for the Removal of Restrictive Title Conditions contained in the subject Deed of Transfer T4071/2022; namely: 1(b), 1(c) and 1(o) in respect of the subject property situated at 27 West Park Road, Montgomery Park Township.

Particulars of the application will lie open for inspection during normal office hours and in terms of Section 40 of 45 of Act 16 of 2013 (SPLUMA), any interested person, who has the burden to establish his/her status as an interested person, shall lodge in writing, his/ her full objection/ interest in the application and also provide clear contact details to the office of the Executive Director: Department of Development Planning at 158 Loveday Street, Braamfontein, Room 8100, 8th Floor, block A, Metropolitan Centre, for a period of 28 (twenty eight) days from **3 August 2022**.

Objections, comments or representations in respect of the relevant application must be lodged with or made in writing to the City of Johannesburg, Executive Director: Department of Development Planning either by hand at the above address or by registered mail to P.O. Box 30733, Braamfontein, 2017; or a facsimile sent to (011) 339 4000; or an e-mail sent to ObjectionsPlanning@joburg.org.za, and with the applicant at address below from **3 August 2022** up to **31 August 2022**.

Address of applicant: François du Plooy Associates, P.O. Box 85108, Emmarentia, 2029. Tel: (011) 646-2013.
E-mail: francois@fdpass.co.za

GENERAL NOTICE 994 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Pierre Danté Moelich, of the firm Plankonsult Incorporated, being the authorized applicant of Erf 91, Lynnwood Ridge (over which a Sectional Title Scheme has been registered, known as: SS Rossie's), hereby give notice in terms of Section 16(1)(f), Schedule 13 and Schedule 23 of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning of the mentioned property in terms of Section 16(1) of the City of Tshwane Land Use Management By-law, 2016. The property under application is situated at no. 128, Jacobson Drive, on the corner of Jacobson Drive and Camellia Avenue, Lynnwood Ridge. The application for Rezoning is from "Special" for a Guest House to "Residential 1", including a Second Dwelling House, as stipulated in the application. The intention of the applicant in this matter is to acquire a residential zoning for the erf to allow for the two existing and approved dwelling houses on the property and to enable the approval of updated building plans for the two existing dwelling houses and outbuilding/s, which has been registered under a Sectional Title Scheme, known as SS Rossie's. 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 Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3 August 2022, until 31 August 2022. Full particulars and plans of the application may be perused electronically during normal office hours at Akasia Offices Room F12, First Floor, Akasia Municipal Complex, 485 Heinrich Avenue Karenpark or Room E10, Cnr of Basden and Rabie Streets, Centurion Municipal Offices by any interested and affected party for a period of 28 days from the first date of publication of the notice in the Provincial Gazette, Beeld and Citizen newspapers, until such time as the Pretoria Office has fully occupied the new offices, which will be located at 252 Thabo Sehume Street, Pretoria. Should any interested and 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, alternatively by requesting such copy through the contact details of the applicant provided below. The costs of any hard copies of the application will be for the account of the party requesting the copies. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality on the E-Tshwane portal. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a manner that 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Closing date for any objections and/or comments: 31 August 2022
Dates on which notice will be published: 3 August 2022 and 10 August 2022
Address of agent: Plankonsult Incorporated, 389 Lois Avenue Waterkloof Glen
P O Box 72729, Lynnwood Ridge, 0040
Tel: (012) 993 5848, E-Mail: anna-marie.potgieter@plankonsult.co.za
Reference: ITEM no. 3602L

3-10

ALGEMENE KENNISGEWING 994 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN 'N AANSOEK OM HERSONERING INGEVOLGE ARTIKEL 16(1) VAN DIE STAD TSHWANE
GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Pierre Danté Moelich, van die firma Plankonsult Ingelyf, synde die gemagtigde applikant van Erf 91, Lynnwood Rif, (waaroor 'n Deeltitelskema geregistreer is, bekend as SS Rossie's), gee hiermee kennis in terme van Artikel 16(1)(f), Skedule 13 & Skedule 23 van die Stad Tshwane Grondgebruikbestuur Verordening, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering van die gemelde eiendom in terme van Artikel 16(1) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016. Die eiendom onder aansoek is geleë te Jacobson Rylaan nr. 128, op die hoek van Jacobson Rylaan en Camellialaan, Lynnwood Rif. Die aansoek om Hersonering is van "Spesiaal" vir 'n Gastehuis na "Residensieel 1", Insluitende 'n Tweede Woonhuis, soos uiteengesit in die aansoek.

Die intensie van die applikant in hierdie geval is om 'n residensieel sonering te bekom ten einde die twee bestaande en goedgekeurde woonhuise op die eiendom toe te laat en die goedkeuring van opgedateerde bouplanne vir die twee woonhuise en buitegeoue/te moontlik te maak, wat geregistreer is onder 'n Deeltitelskema, bekend as: SS Rossie's.

Besware teen of verhoë, insluitend die redes vir die besware en/of verhoë, met volledige besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat hierdie besware en/of verhoë ingedien het moet skriftelik by of tot die Groep Hoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of aan CityP_Registration@tshwane.gov.za gerig en ingedien word vanaf 3 Augustus 2022 tot 31 Augustus 2022.

Volledige besonderhede en planne van die aansoek kan elektronies besigtig word deur enige belanghebbende of geaffekteerde party gedurende gewone kantoorure vir 'n tydperk van 28 dae vanaf die datum van publikasie van die kennisgewing in die Provinsiale Koerant, Beeld en Citizen koerante, by die Akasia Kantore Kamer F12, Eerste Vloer, Akasia Munisipale Kompleks, Heinrichlaan no. 485 Karenpark of by Kamer E10, h/v Basden- en Rabiestraat, Centurion Munisipale Kantore, tot tyd en wyl die Pretoria-kantoor die nuwe kantore, wat geleë sal wees te Thabo Sehumestraat 252, Pretoria, ten volle beset het. Indien enige belanghebbende of

geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die Munisipaliteit versoek word deur dit by die volgende kontakbesonderhede aan te vra: newlanduseapplications@tshwane.gov.za, of alternatiewelik deur sodanige afskrif aan te vra vanaf die applikant by die kontakbesonderhede hieronder verskaf. Die koste van enige harde kopieë van die aansoek sal vir die rekening wees van die party wat dit versoek. Die aansoeker kan by die indiening van die aansoek, 'n afskrif elektronies deurstuur of die aansoek publiseer, vergesel van die elektroniese afskrif op hulle webwerf, indien enige. Die applikant sal toesien dat die afskrif wat gepubliseer word of aan enige belanghebbende en geaffekteerde party gestuur word, die afskrif is wat op die E-Tshwane portaal ingedien is. Ten einde 'n afskrif van die aansoek te bekom, moet die belanghebbende en geaffekteerde party die Munisipaliteit en die applikant met 'n e-pos adres of ander wyse voorsien om sodanige afskrif elektronies te kan aanstuur. Die dokumentasie voorsien deur die Munisipaliteit of applikant mag nie gekopieer, herproduseer of in enige ander vorm gepubliseer word of gebruik word op 'n wyse wat inbreuk sal maak op die intellektuele eiendomsreg van die applikant nie. Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as rede beskou om die verwerking en oorweging van die aansoek te verbied nie.

Sluitingsdatum vir enige besware en/of verhoë: 31 Augustus 2022

Datums waarop kennisgewing geplaas sal word: 3 Augustus 2022 en 10 Augustus 2022

Adres van agent: Plankonsult Ingelyf, Lois Laan 389, Waterkloof Glen
Posbus 72729, Lynnwood Rif, 0040

Tel: (012) 993 5848, E-pos: anna-marie.potgieter@plankonsult.co.za

Verwysing: ITEM nr. 36020

3-10

GENERAL NOTICE 995 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF THE REMOVAL OF RESTRICTIVE CONDITIONS IN THE TITLE DEED IN TERMS OF SECTION 16(2) OF THE
CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Pierre Danté Moelich, of the firm Plankonsult Incorporated, being the authorized applicant of Erf 521, Clubview X 2, hereby give notice in terms of Section 16(1)(f), Schedule 13 and Schedule 23 of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of restrictive conditions contained in the Title Deed of this property in terms of Section 16(2) of the City of Tshwane Land Use Management By-law, 2016 and read with the Gauteng Removal of Restrictions Act 1996 (Act 3 of 1996).

The property is situated at no. 8 Wag-'n-Bietjie Avenue, Clubview X 2. The application for Removal of Title Deed conditions is for the removal of conditions A(b) to A(f) and B(a) to B(e) in the registered Title Deed no. T40276/2022 for Erf 521, Clubview X 2.

The intension of the applicant in this matter is to remove the restrictive conditions from the Deed of Transfer of the property to enable building plan approval.

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 Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3 August 2022, until 31 August 2022.

Full particulars and plans of the application may be perused electronically during normal office hours at the Centurion Municipal Offices: Room E10, Cnr of Basden and Rabie Streets, Centurion, by any interested and affected party for a period of 28 days from the first date of publication of the notice in the Provincial Gazette, Beeld and Citizen newspapers. Should any interested and 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, alternatively by requesting such copy through the contact details of the applicant provided below. The costs of any hard copies of the application will be for the account of the party requesting the copies. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality on the E-Tshwane portal. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a manner that 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Closing date for any objections and/or comments: 31 August 2022

Dates on which notice will be published: 3 August 2022 and 10 August 2022

Address of agent: Plankonsult Incorporated, 389 Lois Avenue Waterkloof Glen
P O Box 72729, Lynnwood Ridge, 0040

Tel: (012) 993 5848, E-Mail: anna-marie.potgieter@plankonsult.co.za

Reference: ITEM no. 36040

3-10

ALGEMENE KENNISGEWING 995 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN DIE OPHEFFING VAN BEPERKENDE VOORWAARDES INGEVOLGE ARTIKEL 16(2) VAN DIE
STAD TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Pierre Danté Moelich, van die firma Plankonsult Ingelyf, synde die gemagtigde applikant van Erf 521, Clubview X 2, gee hiermee kennis in terme van Artikel 16(1)(f), Skedule 13 & Skedule 23 van die Stad Tshwane Grondgebruikbestuur Verordening, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van beperkende voorwaardes vervat in die Titellakte van die eiendom in terme van Artikel 16(2) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016 en saamgelees met die Gauteng Wet op Opheffing van Beperkings 1996 (Wet 3 van 1996).

Die eiendom is geleë te Wag-’n-Bietjie Laan, nr. 8, Clubview X 2.

Die aansoek om opheffing van beperkende titelvoorwaardes is vir die verwydering van voorwaardes nr’s A(b) tot A(f) en B(a) tot B(e) in die geregistreerde Titellakte nr. T40276/2022 vir Erf 521, Clubview X 2.

Die intensie van die applikant in hierdie geval is om die beperkende voorwaardes vervat in die Akte van Transport van die eiendom te verwyder, ten einde bouplan goedkeuring moontlik te maak.

Besware teen of verhoë, insluitend die redes vir die besware en/of verhoë, met volledige besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat hierdie besware en/of verhoë ingedien het moet skriftelik by of tot die Groep Hoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of aan CityP_Registration@tshwane.gov.za gerig en ingedien word vanaf 3 Augustus 2022 tot 31 Augustus 2022.

Volledige besonderhede en planne van die aansoek kan elektronies besigtig word deur enige belanghebbende of geaffekteerde party gedurende gewone kantoorure vir ’n tydperk van 28 dae vanaf die eerste datum van publikasie van die kennisgewing in die Provinsiale Koerant, Beeld en Citizen koerante, by die Centurion Munisipale Kantore: Kamer E10, h/v Basden- en Rabiestraat, Centurion. Indien enige belanghebbende of geaffekteerde party ’n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan ’n afskrif van die Munisipaliteit versoek word deur dit by die volgende kontakbesonderhede aan te vra:

newlanduseapplications@tshwane.gov.za, of alternatiewelik deur sodanige afskrif aan te vra vanaf die applikant by die kontakbesonderhede hieronder verskaf. Die koste van enige harde kopieë van die aansoek sal vir die rekening wees van die party wat dit versoek. Die aansoeker kan by die indiening van die aansoek, ’n afskrif elektronies deurstuur of die aansoek publiseer, vergesel van die elektroniese afskrif op hulle webwerf, indien enige. Die applikant sal toesien dat die afskrif wat gepubliseer word of aan enige belanghebbende en geaffekteerde party gestuur word, die

afskrif is wat op die E-Tshwane portaal ingedien is. Ten einde ’n afskrif van die aansoek te bekom, moet die belanghebbende en geaffekteerde party die Munisipaliteit en die applikant met ’n e-pos adres of ander wyse voorsien om sodanige afskrif elektronies te kan aanstuur. Die dokumentasie voorsien deur die Munisipaliteit of applikant mag nie gekopieer, herproduseer of in enige ander vorm gepubliseer word of gebruik word op ’n wyse wat inbreuk sal maak op die intellektuele eiendomsreg van die applikant nie. Indien ’n belanghebbende of geaffekteerde party nie stappe doen om ’n afskrif van die grondontwikkelingsaansoek te besigtig of bekom nie, word die versuim deur ’n belanghebbende en geaffekteerde party om ’n afskrif van die aansoek te bekom nie as rede beskou om die verwerking en oorweging van die aansoek te verbied nie.

Sluitingsdatum vir enige besware en/of verhoë: 31 Augustus 2022

Datums waarop kennisgewing geplaas sal word: 3 Augustus 2022 en 10 Augustus 2022

Adres van agent: Plankonsult Ingelyf, Lois Laan 389, Waterkloof Glen
Posbus 72729, Lynnwood Rif, 0040
Tel: (012) 993 5848, E-pos: anna-marie.potgieter@plankonsult.co.za

Verwysing: ITEM nr. 36040

GENERAL NOTICE 996 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND
USE MANAGEMENT BY-LAW, 2016 READ WITH SCHEDULE 23 THERETO**

We, **VAN ZYL & BENADE STADSBEPLANNERS CC**, being the applicant of **ERF 825 WATERKLOOF GLEN EXTENSION 8 AND PORTION 9 OF ERF 387 NEWLANDS EXTENSION 2** hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-law, 2016 of the properties as described above. The properties are situated at **233 COROBAY AVENUE, WATERKLOOF GLEN EXTENSION 8 AND 242 SAFFRON AVENUE, NEWLANDS EXTENSION 2** respectively. The rezoning is from "**RESIDENTIAL 1**" to "**SPECIAL FOR A PLACE OF INSTRUCTION (ERF 825 WATERKLOOF GLEN X8) AND A PARKING SITE (PORTION 9 OF ERF 387 NEWLANDS X2).**" The intention of the applicant in this matter is to **DEVELOP A PLACE OF INSTRUCTION (DANCE SCHOOL) AND A PARKING SITE IN SUPPORT OF THE DANCE SCHOOL** over the properties above. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal or applicant's offices as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette and newspapers (Beeld & The Star). Should any interested and affected party wish to 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 or alternatively by requesting such copy from the applicant. Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details (including e-mail address), 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, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from **03 AUGUST 2022** until **01 SEPTEMBER 2022**.

ADDRESS OF MUNICIPAL OFFICES: Centurion Municipal Offices, Registration Office, Room E10, c/o Basden and Rabie Streets, Centurion.

ADDRESS OF APPLICANT: Van Zyl & Benadé Stadsbeplanners CC, P.O. Box 32709, Glenstantia, 0010, 29 Selati Street, Ashlea Gardens, Telephone No: 012-346 1805, e-mail: vzbd@esnet.co.za

Closing date for any objections and/or comments: **01 SEPTEMBER 2022**

Dates on which notice will be published: **03 AUGUST 2022 AND 10 AUGUST 2022**

REFERENCE: ITEM 36051

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ALGEMENE KENNISGEWING 996 VAN 2022**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN 'N HERSONERINGSAAK INGEVOLGE ARTIKEL 16(1) VAN DIE CITY OF
TSHWANE LAND USE MANAGEMENT BY-LAW, 2016, SAAMGELEES MET SKEDULE 23 DAARTOE**

Ons, **VAN ZYL & BENADÉ STADSBEPLANNERS BK**, synde die applikant van **ERF 825 WATERKLOOF GLEN UITBREIDING 8 EN GEDEELTE 9 VAN ERF 387 NEWLANDS UITBREIDING 2** gee hiermee ingevolge artikel 16(1)(f) van die City of Tshwane Land Use Management By-law, 2016 kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering ingevolge Artikel 16(1) van die City of Tshwane Land Use Management By-law, 2016, van die eiendomme hierbo beskryf. Die eiendomme is geleë te **COROBAYLAAN 233, WATERKLOOF GLEN UITBREIDING 8 EN SAFFRONLAAN 242, NEWLANDS UITBREIDING 2** respektiewelik. Die hersonering is van **"RESIDENSIEEL 1"** na **"SPESIAAL VIR 'N PLEK VAN ONDERRIG (ERF 825 WATERKLOOF GLEN X8) EN 'N PARKEERTERREIN (GEDEELTE 9 VAN ERF 387 NEWLANDS X2)."** Die applikant se bedoeling met hierdie saak is **om 'N PLEK VAN ONDERRIG (DANSSKOOL) EN 'N PARKEERTERREIN OP DIE EIENDOMME TE ONTWIKKEL TER ONDERSTEUNING VAN DIE DANSSKOOL.** Volle besonderhede en planne (indien enige) van die aansoek lê ter insae gedurende gewone kantoor-ure by die Munisipale en Applikant se kantore soos hieronder aangetoon, vir n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant en nuusblaai (Beeld & The Star). Indien enige belanghebbende en geaffekteerde party n afskrif van die grondontwikkelingsaansoek wil bekom, kan sodanige afskrif van die Munisipaliteit versoek word, deur sodanige versoek aan die volgende kontakbesonderhede te rig: newlanduseapplications@tshwane.gov.za of alternatiewelik deur sodanige afskrif van die applikant te versoek. Enige besware en/of kommentare, insluitend die gronde vir sodanige beswaar en/of kommentaar, met volle kontakbesonderhede (e-pos adres ingesluit), waarsonder die Munisipaliteit nie met die persoon of liggaam wat die besware en/of kommentare indien kan kommunikeer nie, moet skriftelik by of tot die Strategiese Uitvoerende Direkteur, Ekonomiese Ontwikkeling en Ruimtelike Beplanning Posbus 3242, Pretoria, 0001 of CityP_Registration@tshwane.gov.za, ingedien of gerig word vanaf **03 AUGUSTUS 2022 tot 01 SEPTEMBER 2022.**
ADRES VAN MUNISIPALE KANTORE: Centurion Munisipale Kantore, Registrasiekantoor, Kamer E10, h/v Basden & Rabiestrade, Centurion.
ADRES VAN APPLIKANT: Van Zyl & Benadé Stadsbeplanners BK, Posbus 32709, Glenstantia, 0010, Selatistraat 29, Ashlea Gardens, Tel: 012- 346 1805, e-mail: vzbd@esnet.co.za
Sluitingsdatum vir enige besware en/of kommentare: **01 SEPTEMBER 2022**
Datums waarop kennisgewing gepubliseer word: **03 AUGUSTUS 2022 EN 10 AUGUSTUS 2022**
VERWYSING: ITEM 36051

3-10

GENERAL NOTICE 997 OF 2022

CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE
MANAGEMENT BY-LAW, 2016

I, **Michael Vincent Van Blommestein (Van Blommestein & Associates Town Planners)**, being the applicant on behalf of the owner of Erf 738, Gezina, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-law, 2016 of the property as described above. The property is situated at 593 Nico Smith Street. The rezoning is from "Business 1" subject to the conditions in Annexure T(B1859) to "**Business 1**" including Commercial Use, a Call Centre and a Filling Station, subject to the conditions contained in the proposed Annexure T. The intention of the applicant in this matter is to add **Commercial Uses** (which include storage, warehousing, distribution etc) as well as a **Call Centre**, which are essential for on-line shopping and other business services, to the current zoning/ land use rights. The aim is also to include a Filling Station (which has been granted as a Consent Use) as a primary land use right. 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. Address of Municipal offices: Floor 7, Middestad Building 252 Thabo Sehume 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. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. Closing date for any objections and/or comments: **24 August 2022**. 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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from **27 July 2022 until 24 August 2022**. Address of applicant: **Street Address:** 590 Sibelius Street, Lukasrand 0027; **Postal Address:** P O Box 17341 Groenkloof 0027; **Telephone:** 012 343 4547/ 012 343 5061, **Fax:** 086 578 6913, **e-mail:** vba@mweb.co.za Dates on which notice will be published: 27 July 2022 and 3 August 2022 **Item No** 36057.

ALGEMENE KENNISGEWING 997 VAN 2022

STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT - KENNISGEWING VAN DIE AANSOEK OM HERSONERING IN
TERME VAN ARTIKEL 16(1) VAN DIE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

Ek, **Michael Vincent van Blommestein (Van Blommestein & Associates Stadsbeplanners)**, synde die aansoeker namens die eienaar van Erf 738, Gezina, gee hiermee ingevolge Artikel 16(1)(f) van die City of Tshwane Land Use Management By-law, 2016, dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane-dorpsbeplanningskema, 2008 (Hersien in 2014), deur die hersonering in terme van Artikel 16(1) van die van die City of Tshwane Land Use Management By-law, 2016 van die eiendom hierbo beskryf. Die eiendom is geleë op Nico Smithstraat 593. Die hersonering is vanaf "Besigheid 1" (onderworpe aan die voorwaardes vervat in Bylae T(B1859) tot "Besigheid 1" ingesluit Kommersiele Gebruike, Oproepsentrum en Vulstasie, onderworpe aan die voorwaardes vervat in die voorgestelde Bylae T. Die bedoeling van die aansoeker in hierdie aangeleentheid is om Kommersiele Gebruike (wat stoorkamers, pakhuse, verspreiding ens insluit), sowel as 'n Oproepsentrum (wat noodsaaklik is vir aanlynverkope en ander besigheidsdienste, by die sonering in te sluit. Die doel is ook om die Vulstasie (wat as Toestemmingsgebruik goedgekeur is) as 'n primêre grondgebruik in te sluit. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure ter insae by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant. Adres van Munisipale kantore: Vloer 7, Middestad gebou 252 Thabo Sehumestraat. As enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die Munisipaliteit versoek word deur dit by die volgende kontakbesonderhede aan te vra: newlanduseapplications@tshwane.gov.za. Die aansoeker kan by die indiening van die aansoek of 'n afskrif elektronies deurstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker sal toesien dat die afskrif wat gepubliseer of aan enige belanghebbende en geaffekteerde party gepubliseer of gestuur word, die afskrif is wat saam met die Munisipaliteit aan newlanduseapplications@tshwane.gov.za voorgelê is. Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die aansoeker 'n e-posadres of ander maniere moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n wyse wat die applikant se intellektuele eiendomsreg inbreuk maak nie. As 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging te verbied van die aansoek nie. Sluitingsdatum vir enige besware en/ of kommentaar: **24 Augustus 2022**. Enige beswaar en/ of kommentaar, insluitend die gronde vir so 'n beswaar en/ of kommentaar met volledige kontakbesonderhede, waaronder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar en/ of kommentaar indien, sal gedurende gewone kantoorure ingedien word by, of gerig word aan: die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za van **27 Julie 2022 tot 24 Augustus 2022**. Adres van applikant: **Straatadres:** Sibeliusstraat 590, Lukasrand 0027; **Posadres:** Posbus 17341 Groenkloof 0027; **Telefoon:** 012 343 4547/012 343 5061, **Faks:** 086 578 6913, **e-pos:** vba@mweb.co.za Datums waarop kennisgewing gepubliseer moet word: 27 Julie 2022 en 3 Augustus 2022 **Item No** 36057.

GENERAL NOTICE 999 OF 2022**EKURHULENI AMENDMENT SCHEME E0498**

I, MARIO DI CICCIO, being the authorised agent of the owner of Erf 1292 Bedfordview Extension 229, hereby give notice in terms of Section 48 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019 read in conjunction with the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013) that I have applied to the Ekurhuleni Metropolitan Municipality (Edenvale) for the amendment of the Town Planning Scheme in operation known as the City of Ekurhuleni Land Use Scheme, 2021 by the rezoning of the property described above, situated at 51A Van der Linde Road, Bedfordview Extension 229, from Residential 1 to Special, subject to conditions in order to permit a Hotel on the site.

Particulars of this application will lie for inspection during normal office hours at the offices of City Planning, corner Hendrik Potgieter Road and Van Riebeeck Road, Edenvale for a period of 28 (twenty eight) days from 3 August 2022.

Objections to or representation in respect of the application must be lodged in writing in duplicate to City Planning at the above address or at P.O. Box 25, Edenvale, 1610, within a period of 28 days from 3 August 2022.

Name and address of Agent

Mario Di Cicco, P.O. Box 28741, Kensington, 2101

E-mail address: mariodc.projects@gmail.com

Mobile: 083 654 0180

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**GENERAL NOTICE 1000 OF 2022
TOWNSHIP ESTABLISHMENT**

APPLICABLE SCHEME:

City of Johannesburg Land Use Scheme, 2018

Notice is hereby given in terms of the provisions of Section 26 of the City of Johannesburg: Municipal By-Law that we, the under-mentioned, have applied to the City of Johannesburg for the establishment of a township to be known as **BEVERLEY EXTENSION 101**.

SITE DESCRIPTION:

Holding Number: Holding 36
Holding Name: Beverley Agricultural Holdings
Street Address: 36 displayed on site (No. 151 on Council GIS) Mulbarton Road

APPLICATION TYPE:

Township Establishment

REGISTRATION NUMBER: 20-02-3983**APPLICATION PURPOSES:**

The application is for the establishment of a township consisting of one erf zoned "Residential 3" and two erven zoned "Private Open Space". The general purpose of the application is to facilitate residential township development on the property, consisting of 61 Market units and 31 Inclusionary Housing units.

Due to the Covid-19 Pandemic, the following options have been put in place for members of the public and interested parties to view and obtain copies of the application documents for the period of 28 days from 31 August 2022:

- The owner/authorised agent will be responsible for providing the public/interested parties, on request, with a copy of such documents. Please make contact with the owner/authorised agent either telephonically on 083 453 7520 or via e-mail at ama126@mweb.co.za and/or ama125@mweb.co.za to request the relevant documents.
- Alternatively, members of the public/interested parties will also have the opportunity to inspect the applications on the City's e-viewing at www.joburg.org.za (click on "Land Use", then "Land Use Management", then "Advertised Land Use Applications").

Any objection or representation with regard to the application must be submitted to both the owner/agent as per the contact particulars below and to the Registration Section of the Department of Development Planning at P.O. Box 30733, Braamfontein, 2017, or a facsimile send to (011) 339 4000, or an email send to objectionsplanning@joburg.org.za by no later than 31 August 2022.

This notice replaces the notice process which commenced on 29 June 2022. Objections lodged within the first notice period will be carried forward as objections submitted timeously in respect of the application.

OWNER/AUTHORISED AGENT

Full name: Attwell Malherbe Associates
Postal Address: P.O. Box 98960, Sloane Park, 2152
Cell No: 083 453 7520
Email Address: ama126@mweb.co.za
Date: 3 August 2022

GENERAL NOTICE 1001 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF AN APPLICATION FOR THE ESTABLISHMENT OF A TOWNSHIP IN TERMS OF
SECTION 16(4) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016:
EQUESTRIA EXTENSION 285**

I, **Jacques Rossouw** of the Firm **J Rossouw Town Planners & Associates (Pty) Ltd**, being the authorised applicant hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the establishment of a township in terms of Section 16(4) of the City of Tshwane Land Use Management Bylaw, 2016 referred to in the Annexure hereto.

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 Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za and jrossouw@jrtpa.co.za **from 3 August 2022 until 31 August 2022**. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal Offices and offices of J Rossouw Town Planners & Associates as set out below, for a period of 28 days from the date of first publication of the advertisement in the Provincial Gazette, from **3 August 2022**.

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. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Address of Municipal Offices: 7th Floor, Middestad Building, 252 Thabo Sehume Street, Municipal Offices, Pretoria. **Closing date for any objections and/or comments:** 31 August 2022

Address of applicant: J Rossouw Town Planners & Associates (Pty) Ltd, 708 Steekbaard Street, Garsfontein Extension 10, Pretoria, P O Box 72604, Lynnwood Ridge, 0040. Telephone: 010 010 5479 or Fax 086 573 3481 or E-mail: jrossouw@jrtpa.co.za

Dates on which the application will be published: 3 August 2022 and 10 August 2022

ANNEXURE

Name of township: EQUESTRIA EXTENSION 285

Full name of applicant: J Rossouw Town Planners & Associates (Pty) Ltd on behalf of Utopia Place (Pty) Ltd and Rhove Nor (Pty) Ltd. **Number of erven, proposed zoning and development control measures:** 2 erven: "Residential 4" with a density of "152 units per hectare" (240 units), coverage of 47%, FAR of 1.1 and height of 4 storeys. **The intention of the applicant in this matter is to develop** a high-density residential township with a maximum of 240 dwelling-units. The two erven will be consolidated after proclamation. **Locality and description of property on which township is to be established:** The township is situated on a part of Portion 359 (a portion of Portion 81) of the Farm The Willows No. 340 – JR and a part of Portion 397 (a portion of Portion 81) of the Farm The Willows No. 340 – JR. The township is situated north of Lynnwood Road at 840 and 850 Cura Avenue, Equestria on the corner of Cura Avenue and Lynnwood Road. **Reference No - Item No:** 36065

3-10

ALGEMENE KENNISGEWING 1001 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN 'N AANSOEK VIR DIE STIGTING VAN 'N DORP IN TERME VAN ARTIKEL 16(4) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016: EQUESTRIA UITBREIDING 285**

Ek, **Jacques Rossouw** van die Firma **J Rossouw Stadsbeplanners & Medewerkers (Edms) Bpk**, synde die gemagtigde applikant gee hiermee ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grondgebruikbestuur Bywet, 2016, kennis dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die stigting van 'n dorp in terme van Artikel 16(4) van die Stad van Tshwane Grondgebruikbestuur Bywet, 2016 soos verwys in the bylae wat volg.

Enige besware of kommentare wat duidelik die gronde van die beswaar en die persoon(ne) se regte uiteensit en aandui hoe hulle belange deur die aansoek geaffekteer gaan word asook die persone se volle kontakbesonderhede, waar sonder die Munisipaliteit nie met die persoon kan korrespondeer nie, moet ingedien word by en skriftelik gerig word aan Die Bestuurshoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of na CityP_Registration@tshwane.gov.za en jrossouw@jrtpa.co.za vanaf **3 Augustus 2022 tot 31 Augustus 2022**. Volledige besonderhede en planne (indien enige) van die aansoek sal gedurende gewone kantoorure kan besigtig word by die Munisipale kantore en kantore van J Rossouw Stadsbeplanners & Medewerkers soos hieronder uiteengesit, vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Provinciale Koerant, vanaf **3 Augustus 2022**.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die munisipaliteit versoek word deur die volgende kontakbesonderhede: newlanduseapplications@tshwane.gov.za. Daarbenewens kan die applikant by indiening van die aansoek of 'n kopie elektronies deurstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die munisipaliteit, vergesel van die elektroniese kopie of op hul webwerf, indien enige. Die applikant sal toesien dat die afskrif wat gepubliseer of aan enige belanghebbende en geaffekteerde party gepubliseer of gestuur word, die afskrif is wat saam met die munisipaliteit aan newlanduseapplications@tshwane.gov.za voorgelê is. Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die munisipaliteit en die applikant 'n e-posadres of ander maniere moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die applikant voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat inbreuk maak op die regte van die applikant nie. Indien enige belanghebbende of geaffekteerde party nie stappe neem om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, sal die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie beskou word as gronde om die verwerking en oorweging van die aansoek te verbied nie.

Adres van die Munisipale Kantore: 7de Vloer, Middestadgebou, Thabo Sehumestraat 252, Munisipale Kantore, Pretoria. **Sluitingsdatum vir enige beswaar(e):** 31 Augustus 2022

Adres van gemagtigde agent (applikant): J Rossouw Stadsbeplanners & Medewerkers (Edms) Bpk, Steekbaardstraat 708, Garsfontein Uitbreiding 10, Pretoria, Posbus 72604, Lynnwoodrif, 0040. Telefoon: 010 010 5479 of Faks: 086 573 3481 of E-pos: jrossouw@jrtpa.co.za

Datums van publikasie van die kennisgewing: 3 Augustus 2022 en 10 Augustus 2022

BYLAE

Naam van voorgestelde dorp: EQUESTRIA UITBREIDING 285

Volle name van applikant: J Rossouw Stadsbeplanners & Medewerkers (Edms) Bpk namens Utopia Place (Pty) Ltd en Rhove Nor (Pty) Ltd. **Aantal erwe, voorgestelde sonering en ontwikkelingsbeheermaatreëls:** 2 erwe: "Residensieël 4" met 'n digtheid van "152 eenhede per hektaar" (240 eenhede), dekking van 47%, VOV van 1.1 en hoogte van 4 verdiepings. **Die doelwit van die applikant in hierdie geval is om** 'n hoë digtheid residensiële ontwikkeling te onderneem met 'n maksimum van 240 wooneenhede. Die twee erwe gaan gekonsolideer word na proklamasie. **Ligging en beskrywing van die eiendom waarop dorp gestig word:** Die dorp is geleë op 'n gedeelte van Gedeelte 359 ('n gedeelte van Gedeelte 81) van die plaas The Willows No. 340 – JR en 'n gedeelte van Gedeelte 397 ('n gedeelte van Gedeelte 81) van die Plaas The Willows No. 340 – JR. Die dorp is geleë noord van Lynnwoodweg, te 840 en 850 Curalaan, Equestria op die hoek van Lynnwoodweg en Curalaan. **Verwysing No - Item No:** 36065

3-10

GENERAL NOTICE 1002 OF 2022
CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF APPLICATIONS FOR REZONING IN TERMS OF SECTION 16(1) OF
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

I, Nicholas Johannes Smith of Plandev Town and Regional Planners, being the authorized applicant of the owner of Erf 4831 Rooihuiskraal Noord Extension 36, gives notice that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-law, 2016 of the property as described above. The property is situated at 995 Lenchen Avenue (Tshiomate Street), Rooihuiskraal Noord Extension 36. The rezoning is from "Special", for Home and/or garden improvement centres, outdoor and recreation centres, wholesale trade, computer centres, places of refreshment, warehouses, vehicle sales showroom and offices, with a coverage of 40%, a FSR of 0,40 and a height of 10,5 metres, to "Special", for Home and/or garden improvement centres as well as outdoor and recreation centres (restricted to 5000m² together), places of refreshment restricted to 1500m², warehouses, distribution centres, offices, computer centres (restricted to 3500m²), mini/public storage, micro-brewery/distillery restricted to 500m², retail industry (restricted to 3500m²), light industry (excluding panel beater) (restricted to 3000m²) and business buildings (medical consulting rooms restricted to 800m²), with a coverage of 50%, a FSR of 0,50 and a height of 15 metres (3 storeys). The intention is to allow more land uses on the property and to increase the development controls.

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: City Planning and Development, P O Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3 August 2022 until 31 August 2022.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices Room F16/E10 as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Die Beeld or The Citizen and on site namely 3 August 2022.

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. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Address of Municipal offices: The Strategic Executive Director, City Planning and Development, Room F16/E10, Cnr Basden and Rabie Street, Centurion.

Closing date for any objections and/or comments: 31 August 2022

Address of applicant: Plandev Town and Regional Planners, PO Box 7710, CENTURION, 0046
Highveld Office Park, Charles de Gaulle Crescent, Highveld Extension 12, Telephone No: 082 789 7297,
plandev@iafrica.com

Dates on which notice will be published: 3 and 10 August 2022.

Reference: Item no 35982

ALGEMENE KENNISGEWING 1002 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN AANSOEKE VIR HERSONERING IN TERME VAN ARTIKEL 16(1) VAN THE CITY OF
TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

Ek, Nicholas Johannes Smith van Plandev Stads en Streeksbeplanners, synde die gemagtigde applikant van die

eienaar van Erf 4831 Rooihuiskraal Noord Uitbreiding 36, gee hiermee kennis dat ek aansoek gedoen het by die

Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dorpsbeplanningskema 2008

(Hersien 2014) deur die hersonering in terme van Artikel 16 (1) van The City of Tshwane Land Use Management

By-law, 2016 van die eiendom hierbo beskryf. Die eiendom is geleë te Lenchen Laan 995 (Tshiomate Street) Rooihuiskraal Noord Uitbreiding 36. Die hersonering is vanaf "Spesiaal", vir huis en tuin verbetering sentrums, buitelug en ontspannings sentrums, groothandel, rekenaarsentrums, verversingsplekke, pakhuse, voertuig vekoops vertoonlokaal en kantore, met 'n dekking van 40%, 'n VOV van 0,40 en 'n hoogte van 10,5 meters, na "Spesiaal" vir huis en tuin verbetering sentrums asook buitelug en ontspanning sentrums (beperk tot 5000m² gesamentlik), verversingsplekke beperk tot 1500m², pakhuse, verspreidingsentrums, kantore, rekenaar sentrums (beperk tot 3500m²), mini/publieke store, mikro-brouery/distilleerder beperk tot 500m², kleinhandelnywerheid (beperk tot 3500m²), ligte nywerheid (uitgesluit panelklopper) (beperk tot 3000m²) en besigheidsgeboue (mediese konsultasie kamers beperk tot 800m²) met 'n dekking van 50%, 'n VOV van 0,50 en 'n hoogte van 15 meters (3 verdiepings). Die intensie is om meer grondgebruik op die eiendom toe te laat en die ontwikkelingbeperkings te verhoog.

Enige beswaar/besware en/of kommentaar/kommentare, insluitende die gronde vir sulke beswaar/besware en kommentaar/kommentare saam met volledige kontakbesonderhede, waaronder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wie die beswaar/besware of kommentaar/kommentare ingedien het nie moet skriftelik gerig word aan: Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of na CityP_Registration@tshwane.gov.za vanaf 3 Augustus 2022 tot op 31 Augustus 2022.

Besonderhede asook planne (indien enige) van die aansoeke lê ter insae gedurende gewone kantoorure by die Munisipale kantore, Kamer F16/E10 soos hieronder uiteengesit vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Provinsiale Koerant, Die Beeld en Citizen naamlik 3 Augustus 2022.

Indien enige belangstellende of geaffekteerde party wens om 'n afskrif van die aansoek te bekom, kan 'n afskrif versoek word vanaf die Munisipaliteit, deur so 'n afskrif te versoek deur die volgende kontak besonderhede: newlanduseapplications@tshwane.gov.za. Bykomende mag die applikant tydens indiening van die aansoek of 'n elektroniese kopie aanstuur of die aansoek publiseer op hul webtuiste, indien enige, met die bevestiging van volledigheid vanaf die Munisipaliteit, wat die aandoek vergesel. Die applikant moet verseker dat die kopie van die aansoek gepubliseer of aangestuur aan enige belangstellende of geaffekteerde party sal die kopie wees soos ingedien by die Munisipaliteit na newlanduseapplications@tshwane.gov.za. Vir die bekoming van 'n kopie van die aansoek, moet dit genoteer word dat 'n belangstellende of geaffekteerde party moet die Munisipaliteit en die Applikant voorsien van 'n e-pos adres of 'n ander manier waardeur the elektroniese kopie voorsien kan word. Geen deel van die dokumente voorsien deur die Munisipaliteit of die applikant, mag gekopieër word, herkopieër word of in enige formaat gepubliseer of gebruik word op 'n wyse wat sal inbreek maak op die intellektuele eiendoms regte van die applikant. Indien enige belangstellende of geaffekteerde party nie enige stappe neem om die aansoek te besigtig of 'n kopie van die gond ontwikkelings aansoek te bekom nie, die versuim van 'n belangstellende of geaffekteerde party om 'n kopie van die aansoek te bekom, nie geag sal word as redes om die prosessering en oorweging van die aansoek te verhoed nie.

Adres van die Munisipale kantore: Die Strategiese Uitvoerende Direkteur, Stadsbeplanning en Ontwikkeling, Kamer F16/E10, h/v Basden en Rabie Straat, Centurion.

Sluitingsdatum vir enige besware en/of kommentare: 31 Augustus 2022

Adres van die applikant: Plandev Town and Regional Planners, Posbus 7710, CENTURION, 0046
Highveld Office Park, Charles de Gaulle Crecent, Highveld Uitbreiding 12, Telefoon Nr: 082 789 7297,
plandev@iafrica.com

Datums waarop die kennisgewing gepubliseer word: 3 en 10 Augustus 2022.

Verwysingsnommer: Item no 35982

3-10

GENERAL NOTICE 1003 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF APPLICATIONS FOR REZONING IN TERMS OF SECTION 16(1) OF
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Nicholas Johannes Smith of Plandev Town and Regional Planners, being the authorized applicant of the owner of Erf 4831 Rooihuiskraal Noord Extension 36, gives notice that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-law, 2016 of the property as described above. The property is situated at 995 Lenchen Avenue (Tshiomate Street), Rooihuiskraal Noord Extension 36. The rezoning is from "Special", for Home and /or garden improvement centres, outdoor and recreation centres, wholesale trade, computer centres, places of refreshment, warehouses, vehicle sales showroom and offices, with a coverage of 40%, a FSR of 0,40 and a height of 10,5 metres, to "Special", for Home and/or garden improvement centres as well as outdoor and recreation centres (restricted to 5000m² together), places of refreshment restricted to 1500m², warehouses, distribution centres, offices, computer centres (restricted to 3500m²), mini/public storage, micro-brewery/distillery restricted to 500m², retail industry (restricted to 3500m²), light industry (excluding panel beater) (restricted to 3000m²) and business buildings (medical consulting rooms restricted to 800m²), with a coverage of 50%, a FSR of 0,50 and a height of 15 metres (3 storeys). The intention is to allow more land uses on the property and to increase the development controls.

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: City Planning and Development, P O Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3 August 2022 until 31 August 2022.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices Room F16/E10 as set out below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette / Die Beeld or The Citizen and on site namely 3 August 2022.

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. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Address of Municipal offices: The Strategic Executive Director, City Planning and Development, Room F16/E10, Cnr Basden and Rabie Street, Centurion.

Closing date for any objections and/or comments: 31 August 2022

Address of applicant: Plandev Town and Regional Planners, PO Box 7710, CENTURION, 0046
Highveld Office Park, Charles de Gaulle Crescent, Highveld Extension 12, Telephone No: 082 789 7297,
plandev@iafrica.com

Dates on which notice will be published: 3 and 10 August 2022.

Reference: Item no 35982

3-10

ALGEMENE KENNISGEWING 1003 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN AANSOEKE VIR HERSONERING IN TERME VAN ARTIKEL 16(1) VAN THE CITY OF
TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

Ek, Nicholas Johannes Smith van Plandev Stads en Streeksbeplanners, synde die gemagtigde applikant van die eienaar van Erf 4831 Rooihuiskraal Noord Uitbreiding 36, gee hiermee kennis dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dorpsbeplanning-skema 2008 (Hersien 2014) deur die herosnering in terme van Artikel 16 (1) van The City of Tshwane Land Use Management By-law, 2016 van die eiendom hierbo beskryf. Die eiendom is geleë te Lenchen Laan 995 (Tshiomate Street) Rooihuiskraal Noord Uitbreiding 36. Die herosnering is vanaf "Spesiaal", vir huis en tuin verbetering sentrums, buitelig en ontspannings sentrums, groothandel, rekenaarsentrums, verversingsplekke, pakhuse, voertuig vekoops vertoonlokaal en kantore, met 'n dekking van 40%, 'n VOV van 0,40 en 'n hoogte van 10,5 meters, na "Spesiaal" vir huis en tuin verbetering sentrums asook buitelig en ontspanning sentrums (beperk tot 5000m² gesamentlik), verversingsplekke beperk tot 1500m², pakhuse, verspreidingsentrums, kantore, rekenaar sentrums (beperk tot 3500m²), mini/publieke store, mikro-brouery/distilleerder beperk tot 500m², kleinhandelnywerheid (beperk tot 3500m²), ligte nywerheid (uitgesluit paneelklopper) (beperk tot 3000m²) en besigheidsgeboue (mediese konsultasie kamers beperk tot 800m²) met 'n dekking van 50%, 'n VOV van 0,50 en 'n hoogte van 15 meters (3 verdiepings). Die intensie is om meer grondgebruik op die eiendom toe te laat en die ontwikkelingbeperkings te verhoog.

Enige beswaar/besware en/of kommentaar/kommentare, insluitende die gronde vir sulke beswaar/besware en kommentaar/kommentare saam met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wie die beswaar/besware of kommentaar/kommentare ingedien het nie moet skriftelik gerig word aan: Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of na CityP_Registration@tshwane.gov.za vanaf 3 Augustus 2022 tot op 31 Augustus 2022.

Besonderhede asook planne (indien enige) van die aansoeke lê ter insae gedurende gewone kantoorure by die Munisipale kantore, Kamer F16/E10 soos hieronder uiteengesit vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Provinsiale Koerant, Die Beeld en Citizen naamlik 3 Augustus 2022.

Indien enige belangstellende of geaffekteerde party wens om 'n afskrif van die aansoek te bekom, kan 'n afskrif versoek word vanaf die Munisipaliteit, deur so 'n afskrif te versoek deur die volgende kontak besonderhede: newlanduseapplications@tshwane.gov.za. Bykomende mag die applikant tydens indiening van die aansoek of 'n elektroniese kopie aanstuur of die aansoek publiseer op hul webtuiste, indien enige, met die bevestiging van volledigheid vanaf die Munisipaliteit, wat die aandoek vergesel. Die applikant moet verseker dat die kopie van die aansoek gepubliseer of aangestuur aan enige belangstellende of geaffekteerde party sal die kopie wees soos ingedien by die Munisipaliteit na newlanduseapplications@tshwane.gov.za. Vir die bekoming van 'n kopie van die aansoek, moet dit genoteer word dat 'n belangstellende of geaffekteerde party moet die Munisipaliteit en die Applikant voorsien van 'n e-pos adres of 'n ander manier waardeur die elektroniese kopie voorsien kan word. Geen deel van die dokumente voorsien deur die Munisipaliteit of die applikant, mag gekopieër word, herkopieër word of in enige formaat gepubliseer of gebruik word op 'n wyse wat sal inbreek maak op die intellektuele eiendoms regte van die applikant. Indien enige belangstellende of geaffekteerde party nie enige stappe neem om die aansoek te besigtig of 'n kopie van die goud ontwikkelings aansoek te bekom nie, die versuim van 'n belangstellende of geaffekteerde party om 'n kopie van die aansoek te bekom, nie geag sal word as redes om die prosessering en oorweging van die aansoek te verhoed nie.

Adres van die Munisipale kantore: Die Strategiese Uitvoerende Direkteur, Stadsbeplanning en Ontwikkeling, Kamer F16/E10, h/v Basden en Rabie Straat, Centurion.

Sluitingsdatum vir enige besware en/of kommentare: 31 Augustus 2022

Adres van die applikant: Plandev Town and Regional Planners, Posbus 7710, CENTURION, 0046
Highveld Office Park, Charles de Gaulle Crescent, Highveld Uitbreiding 12, Telefoon Nr: 082 789 7297,
plandev@iafrica.com

Datums waarop die kennisgewing gepubliseer word: 3 en 10 Augustus 2022.

Verwysingsnommer: Item no 35982

GENERAL NOTICE 1008 OF 2022**NOTICE OF APPLICATION IN TERMS OF SECTION 16 (3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 READ WITH CLAUSES 16(1)(e) AND 18(17) OF TSHWANE TOWN PLANNING SCHEME, 2008 (AS AMENDED)**

I, **Hendrik Raven of Raven Town Planners**, being the authorized agent of the owners of the undermentioned property hereby give notice in terms of Section 16(3) of the City of Tshwane Land Use Management By-Law, 2016 read with Clause (16) 1 of Tshwane Town Planning Scheme, 2008 that I have applied to the **City of Tshwane** for the consent to permit the erection of a helipad on the **Remaining Extent of Portion 77 of the Farm Zwartkop 356-JR**.

Application is made in terms of Section 16(3) of the City of Tshwane Land Use Management By-Law, 2016 read with Clause 16(1) of the Tshwane Town Planning Scheme, 2008 to allow for the development of a helipad of the abovementioned site.

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: City Planning and Development, P. O. Box 14013 Lyttelton, 0140 or to CityP_Registration@tshwane.gov.za from **3 August 2022**, until **30 August 2022**.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices and the offices of the applicant as set out below and an electronic copy of the application will be forwarded within 24 hours from a request at the applicant's e-mail address detailed below, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette newspaper, the Citizen and Die Beeld.

Address of Municipal offices:

Strategic Executive Director: Economic Development and Spatial Planning: Centurion, Corner of Basden and Rabie Streets, Lyttelton or P. O Box 14013, Lyttelton, 0140.

Dates for publication of notices:

03 August 2022 and 10 August 2022

Closing date for submission or comments and/or objections

30 August 2022

Contact details of applicant (authorised agent):

RAVEN Town Planners
Professional Planning Consultants
P O Box 522359
SAXONWOLD
2132

(PH) 011 882 4035
(FAX) 011 887 9830
E-mail : rick@raventp.co.za
3-10

ALGEMENE KENNISGEWING 1008 VAN 2022**KENNISGEWING VIR TOESTEMMINGSGEBRUIK AANSOEK IN TERME VAN KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIEN 2014) SAAMGELEES MET ARTIKELS 16(3) VAN DIE TSHWANE GRONDGEBRUIKBESTUURSWET, 2016**

Ek, **Hendrik Raven**, synde die gemagtigde agent van die eienaar van **Gedeelte 77 van die Plaas Zwartkop 356-JR**, gelee te Utrecht Laan 207, Plaas Zwartkop, gee hiermee ingevolge Klousule 16 van die Tshwane-Dorpsbeplanningskema, 2008 saamgelees met Artikels 16(3) van die Tshwane Grondgebruikbestuursbywet, 2016 kennis dat ek by Tshwane Munisipaliteit aansoek gedoen het om 'n helipad op die bovermelde eiedom op te rig.

Die bedoeling van die aansoek is om 'n vergunning te verkry om 'n helipad op te rig in die tuin van Gedeelte 77 van die Plaas Zwartkop 356-JR

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir die beswaar(e) en/of kommentaar(e) met vollekontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of entiteit wat die beswaar(e) en/of kommentaar(e) loods nie, sal gerig of skriftelik geloods word aan: the Strategic Executive Director: City Planning and Development, P. O. Box 14013 Lyttelton, 0140 or to CityP_Registration@tshwane.gov.za van **3 August 2022**, tot **30 August 2022**.

Volledige besonderhede en planne (indien enige) mag gedurende gewone kantoorure geïnspekteer word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae van die datum van die eerste plasing van die kennisgewing in die Provinsiale Gazette. Enige persoon wat 'n afskrif van die aansoek wil verkry kan 'n versoek indien per E-pos by the gemagtigde agent soos hieronder vermeld en die dokumente sal binne 24 uur van aansoek word verstuur.

Die adres van die Munisipale kantore:

Strategic Executive Director: Economic Development and Spatial Planning: Centurion, Corner of Basden and Rabie Streets, Lyttelton or P. O Box 14013, Lyttelton, 0140.

Datum van publikasie van kennisgewing **03 August 2022 en 10 August 2022**

Sluitingsdatum vir enige kommentaar of besware **30 August 2022**

Kontak besonderhede van die gemagtigde agent

RAVEN Town Planners
Professional Planning Consultants
P O Box 522359
SAXONWOLD
2132

(PH) 011 882 4035
(FAX) 011 887 9830
E-mail : rick@raventp.co.za
3-10

GENERAL NOTICE 1009 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF APPLICATION FOR THE REMOVAL OF RESTRICTIVE CONDITIONS OF TITLE IN TERMS OF
SECTIONS 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Antonie Philippus Oosthuizen, of APPLAN (Pty) Ltd, being the applicant in respect of Erf 51 Eldoraigne, hereby gives notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of Conditions 3.(d), 4.(a), 4.(c) and 4.(d) as contained in Deed of Transfer T95527/2017 of Erf 51, Eldoraigne in terms of Section 16(2) of the City of Tshwane Land Use Management By-law, 2016, read with the relevant provisions of the Gauteng Removal of Restrictions Act, 1996 (Act 3 of 1996). The intention of this application is to remove certain conditions restricting the development and use of the erf.

Erf 51, Eldoraigne is located at Number 41 Colin Street, Eldoraigne, Centurion. Any objection(s) and/or comments(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: City Planning and Development, P.O. Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from **3 August 2022** (first date of publication of the notice) until **31 August 2022**. 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 the first publication of the notice in the Provincial Gazette, The Star and Beeld newspapers. Address of Municipal offices: Centurion Municipal Offices, Room E10, Corner Basden- and Rabie Streets, Centurion.

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. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

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: City Planning and Development, P.O. Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from **3 August 2022** until **31 August 2022**. 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 the publication of the notice in the Provincial Gazette. The Star and Beeld newspapers. Address of Municipal offices: Registry, Room E10, Corner of Basden- and Rabie Streets, Centurion Municipal Offices. Closing date for any objections and/or comments: **31 August 2022**.

Address of applicant: APPLAN (Pty) Ltd, 1008 Marinus Avenue, Eldoraigne, Centurion, Postnet Suite 442, Private Bag X4, Wierda Park, 0149, Cell: 082 480 4595, E-mail: antonie@applan.co.za. Date on which notice will be published: **3 August 2022** and **10 August 2022**. Reference: Item Nr: **35257**

3-10

ALGEMENE KENNISGEWING 1009 VAN 2022**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN AANSOEK VIR DIE OPHEFFING VAN BEPERKENDE TITELVOORWAARDES IN
TERME VAN ARTIKEL 16(2) VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUUR BYWET, 2016**

Ek, Antonie Philippus Oosthuizen, van APPLAN (Edms) Bpk, synde die gemagtigde agent ten opsigte van Erf 51, Eldoraigne, gee hiermee ingevolge Artikel 16(1)(f) van die Stad van Tshwane Grondgebruikbestuur Bywet, 2016, kennis dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van Titelvoorwaardes 3.(d), 4.(a), 4.(c) and 4.(d) soos vervat in Titelakte T95527/2017 van Erf 51 Eldoraigne, in terme van Artikel 16(2) van die Stad Tshwane Grondgebruikbestuur Bywet, 2016 saam gelees met die relevante voorwaardes van die Gauteng Wet of Opheffing van Beperkings, 1996 (Wet 3 van 1996). Die doel van die aansoek is om sekere voorwaardes te verwyder wat die ontwikkeling en die gebruik van die erf beperk.

Die eiendom is geleë te Colinstraat 41, Eldoraigne, Centurion. Enige beswaar/(e) en/of kommentaar/(e), insluitend die gronde vir die beswaar en/of kommentaar met volledige kontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar en/of kommentaar gelewer het nie, moet skriftelik by of tot Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za ingedien of gerig word vanaf **3 Augustus 2022** (eerste datum van publikasie) tot **31 Augustus 2022**. Volledige besonderhede en planne (indien enige) mag gedurende gewone kantoorure inspekteer word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae van die datum van die eerste plasing van die kennisgewing in die Provinsiale Gazette, The Star en Beeld koerante. Die adres van Munisipale kantore: Centurion Munisipale kantore, Kamer E10, Hoek van Basden- en Rabiestrade, Centurion.

Indien enige belangstellende of affekteerde party die grondgebruiksaansoek wil bestudeer of 'n kopie daarvan wil bekom, kan dit aangevra word vanaf die Munisipaliteit deur die volgende kontak besonderhede: newlanduseapplications@tshwane.gov.za. Daarby mag die applikant met die indiening van die aansoek of 'n elektroniese kopie aanstuur of die aansoek publiseer, met die brief dat die aansoek volledig is van die Munisipaliteit, wat die aansoek vergesel, op hul webtuiste, indien enige. Die applikant sal verseker dat die kopie wat gepubliseer word of aangestuur is na enige belangstellende of affekteerde party dieselfde kopie is wat ingedien is by die Munisipaliteit by newlanduseapplications@tshwane.gov.za. Vir doeleindes om 'n kopie van die aansoek te bekom, moet daarop gelet word dat die belangstellende of affekteerde party die Munisipaliteit en die applikant van 'n eposadres voorsien of ander maniere hoe die kopie elektronies voorsien kan word. Geen gedeelte van die dokumente wat deur die Munisipaliteit of applikant voorsien word mag gekopieer, weergegee of in enige vorm gepubliseer of gebruik word op enige manier wat die intellektuele eiendomsreg van die applikant oortree nie. Indien enige belangstellende of affekteerde party nie enige stappe neem om die aansoek te bestudeer of 'n kopie daarvan te bekom nie, sal dit nie as gronde gesien word om te keer dat die aansoek geproseseer of oorweeg word nie.

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir die beswaar(e) en/of kommentaar(e) met volle kontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of entiteit wat die beswaar(e) en/of kommentaar(e) loods nie, sal gerig of skriftelik geloods word aan: die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001, of aan CityP_Registration@tshwane.gov.za vanaf **3 Augustus 2022** tot **31 Augustus 2022**. Volledige besonderhede en planne (indien enige) mag gedurende gewone kantoorure inspekteer word by die Munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae van die datum van die plasing van die kennisgewing in die Provinsiale Gazette, The Star en Beeld Koerante. Die adres van die Munisipale kantore: Registrasie, Kamer E10, Hoek van Basden- en Rabiestrade, Centurion Munisipalekantore. Sluitingsdatum vir enige besware en/of kommentaar: **31 Augustus 2022**

Adres van die applikant: APPLAN (Edms) Bpk., Marinusweg 1008, Eldoraigne, Centurion, Postnet Suite 442, Privaatsak X4, Wierdapark, 0149, Sel: 082 480 4595, E-pos: antonie@applan.co.za. Datums waarop die kennisgewing geplaas word: **3 Augustus 2022** en **10 Augustus 2022**. Verwysing: Item Nr. **35257**

3-10

GENERAL NOTICE 1012 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Jurgens Moolman -Town Design Development Pty Ltd, being the authorized agent of the owners of Portion 1 of Erf 410, Erasmus Township, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of section 16(1) of the City of Tshwane Land Use Management By-law, 2016 of the property as described above from "Residential 1" to "Business 1". The property is situated at 49 Fiddes Street, Bronkhorstspuit.

The intension of the rezoning application in this matter is to acquire the land use rights in order to use the property of the above mentioned property for the purpose of Mixed Use. 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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3rd August 2022 until 10th August 2022.

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 a copy through the following contact details: newlanduseapplications@tshwane.gov.za. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to: newlanduseapplications@tshwane.gov.za. For purposes of obtaining a copy of the application, it must be noted 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out above, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, Streeknuus and Citizen newspapers. Address of Municipal offices: LG004, Isivuno House, 143 Lilian Ngoyi street, Pretoria

Closing date for any objections and/or comments: 7th September 2022

Address of applicant: 31 Gemsbok street, BHS, 1020 or Postnet Suite 81, Private Bag x10578, 1020

Telephone No: 0845253061 Email: jurgensmoolman@gmail.com

Dates on which notice will be published: 3rd August 2022 & 10th August 2022

Reference: Item No:

3-10

ALGEMENE KENNISGEWING 1012 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VIR HERSONERINGS AANSOEK IN TERME VAN ARTIKEL 16(1) VAN DIE STAD TSHWANE SE GRONDSGEBRUIKBESTUURVERORDENING, 2016**

Ek, Jurgens Moolman - Town Design Development Pty Ltd, synde die gemagtigde agent van die eienaar van Gedeelte 1 van Erf 410, Erasmus Dorpsgebied, gee hiermee ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuurverordening, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Stad Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering in gevolge van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurverordening, 2016, van die bogenoemde eiendom. Die hersonering is vanaf "Residential 1" na "Besigheids 1" vir die gebruik van 'n Gemengde Gebruik. Die eiendom is gelee by 49 Fiddes Straat, Bronkhorstspuit. Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir so 'n beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan kommunikeer met die persoon of liggaam wat beswaar(e) en/of kommentaar(e), ingedien het, kan gedurende gewone kantoorure ingedien word by, of gerig word aan: Die Groep Hoof, Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Stad Tshwane Metropolitaanse Munisipaliteit, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za vanaf 3 Augustus 2022 tot 10 Augustus 2022. "As enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die munisipaliteit versoek word deur die volgende kontakbesonderhede te versoek: newlanduseapplications@tshwane.gov.za. Daarbenewens kan die aansoeker by indiening van die aansoek óf 'n afskrif elektronies deurstuur óf die aansoek publiseer, met die bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker sal toesien dat die afskrif wat gepubliseer is of aan enige belanghebbende of geaffekteerde party gepubliseer of deurgegee is, dieselfde afskrif is wat ingedien is by die Munisipaliteit by newlanduseapplications@tshwane.gov.za voorgelê is. Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die aansoeker 'n e-posadres of ander maniere moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantas nie. Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging van die aansoek te verbied nie." Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore soos hierbo uiteengesit geïnspekteer word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Gauteng Provinsiale Koerant, Streeknuus en Citizen koerante. Adres van Munisipale Kantore: Stad van Tshwane, Ekonomiese Ontwikkeling en Ruimtelike Beplanning Departement, Kamer LG004, Isivuno Huis, Lilian Ngoyistraat 143, Pretoria, 0002. Sluitings datum vir Besware en Kommentaar: 7de September 2022

Naam en Adres van aansoeker: Town Design Development Pty Ltd, 31 Gembok straat of Postnet Suite 81, Private Bag x10578, 1020. Telefoon Nr: 0845253061 Epos: jurgensmoolman@gmail.com

Datum waarop kennisgewing gepubliseer word: 3 Augustus 2022 & 10 Augustus 2022

Verwysings Nr: Item Nr:

3-10

GENERAL NOTICE 1013 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Jurgens Moolman -Town Design Development Pty Ltd, being the authorized agent of the owners of Portion 1 of Erf 410, Erasmus Township, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of section 16(1) of the City of Tshwane Land Use Management By-law, 2016 of the property as described above from "Residential 1" to "Business 1". The property is situated at 49 Fiddes Street, Bronkhorstspuit.

The intension of the rezoning application in this matter is to acquire the land use rights in order to use the property of the above mentioned property for the purpose of Mixed Use. 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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3rd August 2022 until 10th August 2022.

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 a copy through the following contact details: newlanduseapplications@tshwane.gov.za. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to: newlanduseapplications@tshwane.gov.za. For purposes of obtaining a copy of the application, it must be noted 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices as set out above, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette, Streeknuus and Citizen newspapers. Address of Municipal offices: LG004, Isivuno House, 143 Lilian Ngoyi street, Pretoria

Closing date for any objections and/or comments: 7th September 2022

Address of applicant: 31 Gemsbok street, BHS, 1020 or Postnet Suite 81, Private Bag x10578, 1020

Telephone No: 0845253061 Email: jurgensmoolman@gmail.com

Dates on which notice will be published: 3rd August 2022 & 10th August 2022

Reference: Item No:

3-10

ALGEMENE KENNISGEWING 1013 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VIR HERSONERINGS AANSOEK IN TERME VAN ARTIKEL 16(1) VAN DIE STAD TSHWANE SE GRONDSGEBRUIKBESTUURVERORDENING, 2016**

Ek, Jurgens Moolman - Town Design Development Pty Ltd, synde die gemagtigde agent van die eienaar van Gedeelte 1 van Erf 410, Erasmus Dorpsgebied, gee hiermee ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuurverordening, 2016, kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Stad Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering in gevolge van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurverordening, 2016, van die bogenoemde eiendom. Die hersonering is vanaf "Residential 1" na "Besigheids 1" vir die gebruik van 'n Gemengde Gebruik. Die eiendom is gelee by 49 Fiddes Straat, Bronkhorstspuit. Enige beswaar(e) en/of kommentaar(e), insluitend die gronde vir so 'n beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan kommunikeer met die persoon of liggaam wat beswaar(e) en/of kommentaar(e), ingedien het, kan gedurende gewone kantoorure ingedien word by, of gerig word aan: Die Groep Hoof, Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Stad Tshwane Metropolitaanse Munisipaliteit, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za vanaf 3 Augustus 2022 tot 10 Augustus 2022. "As enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die munisipaliteit versoek word deur die volgende kontakbesonderhede te versoek: newlanduseapplications@tshwane.gov.za. Daarbenewens kan die aansoeker by indiening van die aansoek óf 'n afskrif elektronies deurstuur óf die aansoek publiseer, met die bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker sal toesien dat die afskrif wat gepubliseer is of aan enige belanghebbende of geaffekteerde party gepubliseer of deurgegee is, dieselfde afskrif is wat ingedien is by die Munisipaliteit by newlanduseapplications@tshwane.gov.za voorgelê is. Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die aansoeker 'n e-posadres of ander maniere moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantas nie. Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging van die aansoek te verbied nie." Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore soos hierbo uiteengesit geïnspekteer word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Gauteng Provinsiale Koerant, Streeknuus en Citizen koerante. Adres van Munisipale Kantore: Stad van Tshwane, Ekonomiese Ontwikkeling en Ruimtelike Beplanning Departement, Kamer LG004, Isivuno Huis, Lilian Ngoyistraat 143, Pretoria, 0002. Sluitings datum vir Besware en Kommentaar: 7de September 2022

Naam en Adres van aansoeker: Town Design Development Pty Ltd, 31 Gemsbok straat of Postnet Suite 81, Private Bag x10578, 1020. Telefoon Nr: 0845253061 Epos: jurgensmoolman@gmail.com

Datum waarop kennisgewing gepubliseer word: 3 Augustus 2022 & 10 Augustus 2022

Verwysings Nr: Item Nr:

3-10

GENERAL NOTICE 1015 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF REMOVAL OF RESTRICTIVE TITLE CONDITIONS OF TITLE DEED IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Magnus Herman Adolf Wessels from NewPlan Town Planning (PTY) LTD, being the applicant in my capacity as the authorized agent acting for the owner of Erf 393, Eldoraigne, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law 2016 that I have applied to the City of Tshwane Metropolitan Municipality for the removal of certain conditions contained in the Title Deed in terms of Section 16(2), read with Section 15(6) of the Tshwane Land Use Management By-law, 2016 of the above-mentioned property. The application is for the removal of the following conditions: Conditions 4(d), 4(e), 4(f), 4(g), 4(h), 4(i), 4(j), 6(a), 6(b), 6(c), 6(c)(i), 6(c)(ii), 6(d), and 6(e) in Deed of Transfer T74187/2005. The intension of the applicant in this matter is to free/rid the property of title conditions that are restrictive with regards to the approval of building plans, and future development of the application site. The property is situated at 27 Edwards Road, Eldoraigne with a current zoning of Residential 1 which will remain unchanged. Any objections or comments, including the grounds for such objections or comments with full contact details, without which the municipality cannot correspond with the person or body submitting the objections or comments, shall be lodged with, or made in writing to: The Strategic Executive Director: City Planning and Development, PO Box 3242, Pretoria, 0001 or to cityp_registration@tshwane.gov.za from 3 until 31 August 2022. 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 this notice in the Provincial Gazette, The Citizen and Beeld. Should any interested or affected party wish to obtain a copy of the land development application, a copy can be requested from the Municipality, by requesting such a copy through the following contact details: newlanduseapplications@tshwane.gov.za. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the municipality, accompanying the electronic copy on the website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the municipality to newlanduseapplications@tshwane.gov.za. For the purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the municipality and the applicant with an e-mail 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. Address of Municipal Offices: Room E10, Cnr Basden and Rabie Streets, Centurion. Closing date for any objections or comments: 31 August 2022. Physical Address of Applicant: 111 Antelope Street, Pretorius Park X18. Postal Address of Applicant: PO Box 40224, Moreleta Ridge, 0044. Telephone No: 0838226712 Email: info@newplan.co.za. Dates on which notice will be published: 3 & 10 August 2022. Reference: Item No 36059

3-10

ALGEMENE KENNISGEWING 1015 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN OPHEFFING VAN BEPERKENDE TITELVOORWAARDES IN DIE TITELAKTE INGEVOLGE ARTIKELS 16(2) VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Magnus Herman Adolf Wessels van NewPlan Town Planning (EDMS) BPK, synde die applikant in my hoedanigheid as gemagtigde agent van die eienaar van Erf 393, Eldoraigne, gee hiermee kennis in terme van Artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur Verordening 2016 dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die verwydering van beperkende titelvoorwaardes vervat in die Titelakte in terme van Artikel 16(2), saamgelees met Artikel 15(6), van die Stad van Tshwane Grondgebruikbestuur Bywet, 2016. Die aansoek is vir die verwydering van die volgende voorwaardes; Voorwaardes Conditions 4(d), 4(e), 4(f), 4(g), 4(h), 4(i), 4(j), 6(a), 6(b), 6(c), 6(c)(i), 6(c)(ii), 6(d), en 6(e) in Title Akte T74187/2005. Die voorneme van die aansoeker in hierdie saak is om titelvoorwaardes te kanselleer wat beperkend is ten opsigte van die goedkeur van bouplanne, en toekomstige ontwikkeling van die aansoekterrein. Die eiendom is geleë te Edward Weg 27, Eldoraigne met 'n huidige soneering van Residensiël 1 wat onverander gaan bly. Enige beswaar of kommentaar, insluitend die gronde vir die beswaar of kommentaar met volledige kontak besonderhede, waarsonder die munisipaliteit nie kan korrespondeer met die persoon of liggaam wat beswaar of kommentaar gelewer het nie, moet skriftelik by of tot Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by city_registration@tshwane.gov.za ingedien of gerig word vanaf 3 tot 31 Augustus 2022. Volledige besonderhede en planne, indien enige mag gedurende gewone kantoorure geïnspekteer word by die munisipale kantore soos hieronder uiteengesit, vir 'n tydperk van 28 dae van die datum van die eerste plasing van die kennisgewing in die Provinsiale Gazette, The Citizen en Beeld koerante. Sou enige belanghebbende of geïmpasseerde party, 'n afskrif van die grondgebruiksaansoek wil bekom, kan 'n afskrif van die munisipaliteit aangevra word. So 'n afskrif kan versoek word deur die volgende kontakbesonderhede te gebruik: newlanduseapplications@tshwane.gov.za. Addisioneel, moet die applikant wanneer die aansoek ingedien word, 'n afskrif daarvan elektronies aanstuur of publiseer op hulle webtuiste, indien enige, tesame met die bevestiging van die munisipaliteit van volledigheid. Die applikant sal seker maak dat die afskrif wat gepubliseer of aangestuur word aan belanghebbende en geïmpasseerde party die afskrif is wat by die Munisipaliteit ingedien was by newlanduseapplications@tshwane.gov.za. Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geïmpasseerde party 'n epos adres of ander kontakbesonderhede aan die munisipaliteit en die aansoeker moet verskaf om sodanige afskrif elektronies te bekom. Geen deel van die dokumente wat deur die munisipaliteit of die aansoeker voorsien word, mag gekopieër, gereproduseer word, of in enige vorm gepubliseer of gebruik word op 'n manier wat inbreuk maak op die regte van die applikant nie. Indien 'n belanghebbende of geïmpasseerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die sodanige versuim nie as rede beskou om die verwerking en oorweging van die aansoek te verhoed nie. Die adres van munisipale kantore: Centurion Munisipale kantore, Kamer E10, Hoek van Basden- en Rabiestrade, Centurion. Sluitingsdatum vir enige besware of kommentaar: 31 Augustus 2022. Adres van gemagtigde applikant: 111 Antelope Straat, Pretorius Park X18 Posbus 40224, Moreleta Rif, 0044 Tel: 0838226712 Epos: info@newplan.co.za. Datums waarop die kennisgewing geplaas word: 3 & 10 Augustus 2022. Verwysing: Item No 36059

3-10

GENERAL NOTICE 1019 OF 2022

CA-3

NOTICE OF APPLICATIONS FOR REZONING AND REMOVAL OF RESTRICTIONS IN TERMS OF SECTIONS 68 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019

I, **Torben Richard Troup** of the firm **Special Places (Pty) Ltd** being authorized agent of the owner of **RE Erf 147, Eastleigh Township**, which property is situated at Cnr of 97 Main Road and 34 Terrace Road, Eastleigh, hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to the City of Ekurhuleni Metropolitan Municipality (Edenvale Customer Care Centre) for the

- i) *removal of certain conditions** contained in the Title Deed T481/2020 (Conditions 1 and 2) of the property and/or
- ii) for the *amendment of the Ekurhuleni Town Planning Scheme*, 2014, by the rezoning of the property from "Residential 1" to "Business 3 for a restaurant and dwelling house purposes", subject to certain conditions

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager: City Planning Department, Edenvale Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, 2nd Floor, Edenvale Civic Centre, Cnr of Hendrik Potgieter and Van Riebeeck Avenue, Edenvale, for a period of 28 days from 3 August 2022. (the date of the first publication of this notice).

Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department, Edenvale Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, at the abovementioned address or Private Bag 25, Edenvale, 1610, within a period of 28 days from 3 August 2022.

Address of the authorised agent:

Torben Troup
C/o Special Places (Pty) Ltd,
21 Van Bergen Street
Brackenhurst
1448.
E-mail – torben@troup.co.za
Cell - 082-904-3317

3-10

GENERAL NOTICE 1021 OF 2022**NOTICE OF APPLICATION FOR THE AMENDMENT OF A LAND USE SCHEME APPLICATION IN TERMS OF SECTIONS 48, 55 AND 68 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019
PORTION 13, 14, 14, R375, 381, 671, 672, 783 & 1040, ELANDSFONTEIN 90IR**

I, Botshelo Jacobs on behalf of Reneilwe Consulting & Planners being authorized agent of the owner of **Portion 13, 14, 14, R375, 381, 671, 672, 783 & 1040, Elandsfontein 90IR**, which property is situated at 30 cnr Power Street and Lake Road, Germiston, hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to the City of Ekurhuleni Metropolitan Municipality (Germiston Care Centre) for the

- i) For the amendment of the City of Ekurhuleni Land Use Scheme, 2021, by the rezoning of the property from "Public Services" to "Public Services including a Hotel", subject to certain conditions and
- ii) For the consolidation of the affected portions into 1 portion to use the property for the purpose of Public Service including a Hotel.

Particulars of the application will lie for inspection during normal office hours at the office of the Manager: Town Planning, Germiston Sub Section of the City of Ekurhuleni Metropolitan Municipality, Golden Heights Building, 5th Floor, Cnr Victoria & Odendaal Streets Germiston, for a period of 28 days from 27 July 2022 (on or before 24 August 2022).

Objections to or representations in respect of the application must be lodged with or made in writing to the Manager: Town Planning, Germiston Sub Section of the City of Ekurhuleni Metropolitan Municipality, Golden Heights Building, 5th Floor, Cnr Victoria & Odendaal Streets Germiston (PHYSICAL ADDRESS) or P.O. Box 145, Germiston (POSTAL ADDRESS), 1400 (CODE) or by email to ltumeleng.Nkoane@ekurhuleni.gov.za, within a period of 28 days from 27 July 2022 (on or before 31 August 2022).

Address of the authorised agent: Reneilwe Consulting & Planners, Represented by Botshelo Jacobs, Pr. Pln. (A/1916/2014), Block A Unit 22 Willowbrook Office Park, Willowbrook, 1724; Tel: 079 290 2016; Cell: 084 619 2962; Fax: 086 599 2873; E-mail: admin@reneilweprojects.co.za

GENERAL NOTICE 1022 OF 2022

CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE
TSHWANE TOWN-PLANNING SCHEME, 2008, (REVISED 2014) READ WITH SECTION
16(3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

We, **Kgotsofalo Town Planning Consultants (Pty) Ltd**, being the authorized agents of the owners of **Erf R/609 Pretoria North** hereby give notice in terms of Clause 16 of the Tshwane Town-planning Scheme, 2008 (Revised 2014) read with section 16(3) of the City of Tshwane Land Use Management By-Law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for a Consent Use for Erf R/609 Pretoria North. The intension of the applicant in this matter is to develop the property into a Place of Child Care.

The property is situated at: **329 Jan Van Riebeeck Street, Pretoria North, 0116**

The current zoning of the property is **Residential 1**

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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za**, to reach the Municipality from 10 August 2022 to 08 September 2022.

Full particulars of the application will be open for inspection during normal office hours at the Municipal offices: Akasia Municipal Complex, 485 Heinrich Avenue (entrance Dale Street), Karen Park First Floor, Room F12., for a period of 28 days from the date of first publication of this notice in the Provincial Gazette.

Closing date for any objections and/or comments: 28 days from the day that this notice appears (from 10-08-2022 to 08-09-2022).

Details of Authorized agent (*Physical as well as postal address*):

Kgotsofalo Town Planning Consultants (Pty) Ltd,

226 West Street, Pretoria North, 0116.

Telephone No: 072 585 7024 / 068 193 6210

Dates on which notice will be published: 10 –August 2022 and 17-August 2022

Reference: CPD /0532/609/R

Item No: 33149

10-17

ALGEMENE KENNISGEWING 1022 VAN 2022**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN 'N TOESTEMMINGSGEBRUIK AANSOEK INGEVOLGE KLOUSEL 16 VAN DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008, (HERSIEN 2014) GELEES SAAM MET ARTIKEL 16(3) VAN DIE STAD TSHWANE-GRONDBEPLANNING, DEUR 2016-BESTUUR.**

Ons, **Kgotsofalo Town Planning Consultants (Pty) Ltd**, synde die gemagtigde agente van die eienaars van **Erf R/609 Pretoria-Noord** gee hiermee kennis ingevolge Klousule 16 van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014) saamgelees met artikel 16 (3) van die Stad Tshwane Grondgebruikbestuursverordening, 2016, dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir 'n Toestemmingsgebruik vir Erf R/609 Pretoria-Noord. Die voorneme van die applikant in hierdie aangeleentheid is om die eiendom in 'n Plek van Kindersorg te ontwikkel.

Die eiendom is geleë te: **Jan Van Riebeeckstraat 329, Pretoria-Noord, 0116**

Die huidige sonering van die eiendom is **Residensieel 1**

Enige beswaar(s) en/of kommentaar(s), insluitend die gronde vir sodanige beswaar(s) en/of kommentaar(s) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(s) indien) en/of kommentaar(s), ingedien word by, of skriftelik gemaak word aan: **Die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za**, om die Munisipaliteit vanaf 10 Augustus 2022 tot 08 September 2022.

Volledige besonderhede van die aansoek sal gedurende gewone kantoorure ter insae lê by die Munisipale kantore: Akasia Munisipale Kompleks, Heinrichlaan 485 (ingang Dalestraat), Karen Park Eerste Vloer, Kamer F12., vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van hierdie kennisgewing in die Provinsiale Koerant.

Sluitingsdatum vir enige besware en/of kommentaar: 28 dae vanaf die dag dat hierdie kennisgewing verskyn (vanaf 10-08-2022 tot 08-09-2022).

Besonderhede van gemagtigde agent (Fisiese sowel as posadres):

Kgotsofalo Town Planning Consultants (Pty) Ltd,

Planning Consultants (Pty) Ltd,

Wesstraat 226, Pretoria-Noord, 0116.

Telefoonnommer: 072 585 7024 / 068 193 6210

Datums waarop kennisgewing gepubliseer sal word: 10-Augustus 2022 en 17-Augustus 2022

Verwysing: CPD /0532/609/R Item No: 33149

10-17

GENERAL NOTICE 1023 OF 2022**NATIONAL ROAD TRAFFIC ACT 1996 (ACT NO.93 OF 1996)****NOTICE OF REGISTRATION OF TESTING STATION (SECTION 39) AND AUTHORITY TO APPOINT EXAMINER OF VEHICLES (SECTION 3A (1) (f))**

I, Dr. Darion Barclay, Head of Department for Roads and Transport: Gauteng authorized under section 91 of the National Road Traffic Act, 1996, (Act No. 93 of 1996)-

- (1) hereby give notice in terms of section 39 of the National Road Traffic Act, 1996, of the registration of Silverlakes Roadworthy Center, with infrastructure number 49512YT0 as a B-Grade testing station; and
- (2) hereby determine under section 3A (1) (f) of the National Road Traffic Act, 1996, that Silverlakes Roadworthy Center, with infrastructure number 49512YT0 to be an authority which may appoint a person as an examiner of vehicles for the testing station, on condition that such a person must have been registered and graded as an examiner of vehicles by the Gauteng MEC for Roads and Transport.



Dr. Darion Barclay

HEAD OF DEPARTMENT

GAUTENG DEPARTMENT OF ROADS AND TRANSPORT

Date: 08.07.2022

GENERAL NOTICE 1024 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16
OF THE TSHWANE TOWN-PLANNING SCHEME, 2008 (REVISED 2014), READ WITH SCHEDULE 23 THERE TO**

We, **Ndani Projects PTY LTD**, in our capacity as authorised agent of the owner of property(ies) namely **Remainder of 1049 Mabopane Unit R Ext 1** hereby give notice in terms of Clause 16 of the Tshwane Town-planning Scheme, 2008 (Revised 2014), that we have applied to the City of Tshwane Metropolitan Municipality for the Consent Use, as described above. The property is situated at 6225 Lekekeruane Street, Mabopane Unit R. The current zoning of the property is "**Business 2**". The intention of the applicant in this matter is to obtain Consent Use Rights to operate a **Filling Station** as defined by the Scheme.

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 Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from **10 August 2022**, until **7 SEPTEMBER 2022**. 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 first date of display of the placard. Address of Municipal offices: **Akasia Municipal Complex, 484 Heinrich Avenue (Entrance Dale Street), 1st Floor, Room F12, Karenpark**. Closing date for any objections and/or comments: **7 SEPTEMBER 2022**. 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 or directly from the applicant at info@ndani.co.za.

Address of applicant: 21 BISHOP SQUARE, LEOGEM PLACE, MIDRAND, 1685 .Telephone No: ...082 373 9879 , Email: Info@ndani.co.za . Dates on which notice will be published: **10 AUGUST 2022**. Item/ Reference No: **35498**.

ALGEMENE KENNISGEWING 1024 VAN 2022**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN 'N TOESTEMMINGSGEBRUIK AANSOEK IN TERME VAN KLOUSEL 16
VAN DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIEN 2014), LEES SAAM MET BYLAE 23 DAAR AAN**

Ons, **Ndani Projects PTY LTD**, in ons hoedanigheid as gemagtigde agent van die eienaar van eiendom(me), naamlik **Restant van 1049 Mabopane Unit R Ext 1** gee hiermee kennis in terme van Klousule 16 van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014)), dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die Toestemmingsgebruik, soos hierbo beskryf. Die eiendom is geleë te Lekekeruanestraat 6225, Mabopane Eenheid R. Die huidige sonering van die eiendom is "**Besigheid 2**". Die voorneme van die aansoeker in hierdie aangeleentheid is om toestemmingsgebruiksregte te verkry om 'n **vulstasie** te bedryf soos omskryf deur die Skema.

Enige beswaar(s) en/of kommentaar(s), insluitend die gronde vir sodanige beswaar(s) en/of kommentaar(s) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(s) indien nie.) en/of kommentaar(s), ingedien word by, of skriftelik gemaak word aan: die Groephoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za vanaf **10 AUGUSTUS 2022** , tot **7 SEPTEMBER 2022** Volledige besonderhede en planne (indien enige) kan gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit besigtig word vir 'n tydperk van 28 dae vanaf die eerste datum van vertoon van die plakkaat. Adres van Munisipale kantore: Akasia Municipal Complex, 484 Heinrich Avenue (Entrance Dale Street), 1st Floor, Room F12, Karenpark. Sluitingsdatum vir enige besware en/of kommentaar: **7 SEPTEMBER 2022**. Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die Munisipaliteit aangevra word, deur so 'n afskrif aan te vra deur die volgende kontak besonderhede: newlanduseapplications@tshwane.gov.za of direk van die aansoeker by info@ndani.co.za.

Adres van aansoeker: BISHOP SQUARE 21, LEOGEM PLACE, MIDRAND, 1685 .Telefoonnummer: ...082 373 9879, E-pos: Info@ndani.co.za . Datums waarop kennisgewing gepubliseer sal word: **10 AUGUSTUS 2022**. Item/ Verwysingsnummer: **35498**.

GENERAL NOTICE 1025 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF SIMULTANEOUS REZONING AND REMOVAL OF RESTRICTIVE TITLE
CONDITIONS FROM THE TITLE DEED IN TERMS OF SECTIONS 16(1) AND 16(2)
RESPECTIVELY OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Hugo Benadie of The Practice Group (PTY) LTD, being the applicant in my capacity as the authorized agent acting for the owner of Erven 131 and 132, Ashlea Gardens, hereby give notice in terms of:

- Section 16(1)(f) of the City of Tshwane Land Use Management By-Law 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town Planning Scheme, 2008 (Revised 2014), by the rezoning in terms of Section 16(1) of the Tshwane Land Use Management By-law, 2016 of the properties as described above. The subject properties are situated in Matroosberg Street and are bounded by Koelman Road to the south and Tugela Road to the east, adjacent to the New Hope School in the Ashlea Gardens area. The rezoning is from "Special" for Dwelling-units to "Residential 4" including Mini-Storage Units, a Clubhouse, a Laundry, a Caretaker's Flat; a Place of Refreshment, a Fitness Centre, an Office and a Place of Childcare for exclusive use of the occupants of the dwelling units on the property, subject to a density of 151 dwelling units per hectare (a total of 85 dwelling-units on the consolidated property).
- Section 16(1)(f) of the City of Tshwane Land Use Management By-Law 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of certain conditions contained in the Title Deeds of the properties as described above in terms of Section 16(2) of the City of Tshwane Land Use Management By-law, 2016. The subject properties are situated in Matroosberg Street and bounded by Koelman Road to the south and Tugela Road to the east, adjacent to the New Hope School in the Ashlea Gardens area. The application is for the removal of the following conditions: Conditions 1(a) up to and including (n) and (r) from the title deed of Erf 131 and Conditions 2(a) up to and including (n) and (r) from the title deed of Erf 132 Ashlea Gardens Township (Title Deed T50664/2013).

It is the intention of the land development applicant to consolidate the component properties and to procure land use zoning rights to develop a residential complex and associated facilities thereon. The proposed development will provide for approximately 85 dwelling units, mini-storage units, a clubhouse, a laundry, a caretaker's flat, a place of refreshment, a fitness centre, an office and a place of childcare for the exclusive use of the occupants of the dwelling units on the property and, as a result, the aforesaid conditions, which prohibit such use, are to be removed which in turn, shall allow for the required rezoning of the properties.

Any objection(s) and/or comment(s), including the grounds of 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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to cityp_registration@tshwane.gov.za from 10 August 2022, until 7 September 2022.

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. Alternatively, an identical copy of the applicant's land use application may be requested using the following contact details of the applicant:

- Email address: hugo@practicegroup.co.za
- Postal address: PO Box 35895, Menlo Park, 0102
- Address of applicant: The Practice Group, cnr of Brooklyn Road and First Street, Menlo Park, Pretoria, 0081
- Contact telephone number: (012) 362 1741

Address of municipal offices: Room E8, cnr of Basden and Rabie Street, Centurion Municipal office.

Full particulars and plans (if any) may be inspected during normal office hours between 8h00 and 16h30 at the offices of the applicant as set out above, for a period of 28 days from the date of first publication of the notice namely 3 August 2022. The costs of any hard copies of the application will be for the account of the party requesting same.

Address of applicant: The Practice Group (Pty) Ltd, cnr of Brooklyn Road and First Street, Menlo Park, Pretoria, 0081,

Tel: 012-362 1741

Date of 1st publication: 10 August 2022

Date of 2nd publication: 17 August 2022

Closing date for any objections/comments: 7 September 2022

Reference: Rezoning Application: Item Number: 35973

Removal Application: Item Number: 36027

10-17

ALGEMENE KENNISGEWING 1025 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN GELYKTYDIGE HERSONERING EN OPHEFFING VAN BEPERKENDE
TITELVOORWAARDES UIT DIE TITELAKTE INGEVOLGE ARTIKELS 16 (1) EN 16 (2)
ONDSKEIDELIK VAN DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUUR VERORDENING,
2016**

Ek, Hugo Benadie van The Practice Group (Edms) Bpk, synde die applikant in my hoedanigheid as gemagtigde agent van die eienaar van Erwe 131 en 132, Ashlea Gardens, gee hiermee kennis in terme van:

- Artikel 16 (1)(f) van die Stad Tshwane Grondgebruikbestuurverordening 2016, dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering in terme van Artikel 16 (1) van die Tshwane Grondgebruikbestuurverordening, 2016 van die eiendomme soos hierbo beskryf. Die onderwerpeieendomme is geleë in Matroosbergstraat en begrens deur Koelmanweg ten suide en Tugelaweg ten ooste, en is geleë aangrensend aan die Nuwe Hoop Skool in die Ashlea Gardens gebied. Die hersonering is van "Spesiaal" vir wooneenhede na "Residensieël 4" insluitend mini-stooreenhede, 'n klubhuis, 'n wassery, 'n opsigterswoonstel, 'n verversingsplek, fiksheidsentrum, 'n kantoor en 'n Plek van Kindersorg vir eksklusiewe gebruik van die bewoners van die wooneenhede op die onderwerpeieendomme, onderwop aan 'n digtheid van 151 wooneenhede per hektar ('n totaal van 85 wooneenhede op die gekonsolideerde eiendom).
- Artikel 16 (1)(f) van die Stad Tshwane Grondgebruikbestuurverordening 2016, dat ek by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die opheffing van sekere voorwaardes vervat in die titelakte van die voormelde eiendomme in terme van Artikel 16 (2) van die Stad Tshwane Grondgebruikbestuurverordening, 2016. Die onderwerpeieendomme is geleë in Matroosbergstraat en word begrens deur Koelmanweg ten suide en Tugelaweg ten ooste, en is geleë aangrensend aan die Nuwe Hoop Skool in die Ashlea Gardens gebied. Die aansoek is vir die verwydering van die volgende titel voorwaardes: Voorwaardes 1(a) tot en met (n) en (r) in die Titelakte van Erf 131 en Voorwaardes 2(a) tot en met (n) en (r) in die Titelakte van Erf 132 Ashlea Gardens Dorp (Titelakte T50664/2013).

Dit is die voorneme van die eiendomsontwikkelingsapplikant om die onderwerpeieendomme te konsolideer en om grondgebruiksregte te verkry om 'n residensiële kompleks en gepaardgaande fasiliteite daarop te ontwikkel wat bestaan uit ongeveer 85 wooneenhede, mini-stooreenhede, 'n klubhuis, 'n wassery, 'n opsigterswoonstel, 'n verversingsplek, 'n fiksheidsentrum, 'n kantoor en 'n Plek van Kindersorg vir die uitsluitlike gebruik van die bewoners van die wooneenhede op die eiendom en gevolglik moet die voormelde voorwaardes wat sodanige gebruik verbied, verwyder word wat op sy beurt voorsiening sal maak vir die hersonering van die eiendom.

Enige beswaar(e) en/of kommentaar(e), insluitend die gronde van sodanige beswaar(e) en/of kommentaar(e) met volledige kontakbesonderhede, waarsonder die munisipaliteit en/of applikant nie kan korrespondeer met die persoon of liggaam wat die beswaar(e) en/of kommentaar(e) ingedien het nie, moet ingedien by of gerig word aan: Die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by cityp_registration@tshwane.gov.za vanaf 10 Augustus 2022, tot 7 September 2022.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die Grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif by die munisipaliteit versoek word deur die volgende kontakbesonderhede te gebruik: newlanduseapplications@tshwane.gov.za. Alternatiewelik kan 'n identiese afskrif van die Grondgebruiksaansoek van die applikant versoek word deur die volgende kontakbesonderhede van die applikant te gebruik:

- Epos adres: hugo@practicegroup.co.za
- Posadres: posbus 35895, menlopark, 0102
- Adres van applikant: The Practice Group, h/v van Brooklynweg en Eerstestraat, Menlo Park, Pretoria, 0081
- Kontak telefoonnommer: (012) 362 1741

Adres van munisipale kantore: Kamer E8, h/v Basden en Rabie Straat, Centurion Munisipale kantoor.

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure tussen 8h00 en 16h30 by die kantoor van die applikant, soos hierbo uiteengesit, besigtig word vir 'n periode van 28 dae vanaf die datum van eerste publikasie van die kennisgewing, naamlik 10 Augustus 2022. Die koste van harde kopieë van die aansoek is vir die rekening van die party wat dit versoek.

Adres van applikant: The Practice Group (Edms) Bpk, h/v Brooklynweg en Eerstestraat, Menlo Park, Pretoria, 0081,

Tel: 012-362 1741

Datum van 1st publikasie: 10 Augustus 2022

Datum van 2de publikasie: 17 Augustus 2022

Sluitingsdatum vir enige besware/kommentare: 7 September 2022

Verwysing: Hersoneringsaansoek: Item Nommer: 35973

Verwyderingsaansoek: Item Nommer: 36027

10-7

GENERAL NOTICE 1026 OF 2022**NOTICE OF APPLICATION FOR REMOVAL OF CONDITIONS OF TITLE IN TERMS OF SECTION 41 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016**

We, Guy Balderson Town Planners, being the authorised agents of the owner of Remainder of Holding 92 Glenferness AH, hereby give notice of an application made in terms of section 41 of the City of Johannesburg Municipal Planning By-Law, 2016 for the removal of restrictive conditions from the title deed for the property described above, situated at 36 Macgillivray Road, Glenferness. We are applying for the removal of conditions in the title deed for the abovementioned property to allow for 2(two) subsidiary dwelling units (cottages) on the site, other conditions to be removed are obsolete. (City of Johannesburg Removal of Restrictions reference number: 20/13/2443/2022). Particulars of the application will be made available by the agent upon request, a copy of the application can be downloaded from <https://bit.ly/3ueZ8MO> and/or the City may upload a copy of the to their e-platform. Objections, comments or representations in respect of the relevant application must state the reference number above, telephone number and email address of the objector and be submitted by email to objectionsplanning@joburg.org.za **AND** guy@gbtp.co.za within a period of 28 days from **10 August 2022**. To ensure your objection is not misplaced or captured incorrectly, kindly forward a copy of your objection to the agent. Address of agent: Guy Balderson Town Planners, PO Box 76227, Wendywood, 2144, Tel: 0116564394, Fax: 0866067933, Email: guy@gbtp.co.za.

GENERAL NOTICE 1027 OF 2022**NOTICE OF APPLICATION FOR THE AMENDMENT OF THE CITY OF EKURHULENI LAND USE SCHEME 2021: APPLICATION IN TERMS OF SECTION 48 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019.**

I, François du Plooy, being the authorised agent of the owner of Erf 1850 Brackenhurst Extension 2 Township, hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to the City of Ekurhuleni Metropolitan Municipality for the amendment of the City of Ekurhuleni Land Use Scheme, 2021, for the rezoning of the property described above, situated at 79 Hennie Alberts, Brackenhurst Extension 2, from Business 3 with a 50% Coverage, FAR of 0,6 and 2 Floors to Business 3 for Offices with a 55% coverage, FAR of 1,0 and 2 floors.

Particulars of the application will lie open for inspection during normal office hours and in terms of Section 45 of SPLUMA, (Act 16 of 2013), any interested person, who has the burden to establish his/her status as an interested person, shall lodge in writing, his/her full objection/ interest in the application and also provide clear contact details to the office of the Area Manager: City Planning Department, Level 11, Alberton Customer Care Agency, Alwyn Taljaard Avenue, Alberton for the period of 28 days from **10 August 2022**.

Objections to or representation in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department at the above address or at P.O. Box 4, Alberton 1450, within a period of 28 days from **10 August 2022 up to 07 September 2022**.

Address of applicant: François du Plooy Associates, P.O. Box 85108, Emmarentia, 2029. Tel: (011) 568-8329.
E-mail: francois@fdpass.co.za

10-17

GENERAL NOTICE 1028 OF 2022**NOTICE OF APPLICATION FOR THE AMENDMENT OF THE CITY OF EKURHULENI LAND USE SCHEME 2021: APPLICATION IN TERMS OF SECTION 68 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019.**

I, François du Plooy, being the authorised agent of the owner of Erven 942 and 1014 Randhart Extension 1 Township, give notice in terms of Section 68 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, as read with the City of Ekurhuleni Land Use Scheme, 2021, for the simultaneous removal of certain Restrictive Title Conditions contained in Title Deed T41090/2016 and T17860/2014 and for Rezoning of the properties described above, situated at 67 and 98 Nelson Mandela Avenue, Randhart Extension 1 Township, from Business 3 for offices, personal trade (hair and beauty salon as well as a coffee shop) to Business 3 to also include Medical Consulting Rooms and related Medical Uses.

Particulars of the application will lie open for inspection during normal office hours and in terms of Section 45 of SPLUMA, (Act 16 of 2013), any interested person, who has the burden to establish his/her status as an interested person, shall lodge in writing, his/her full objection/ interest in the application and also provide clear contact details to the office of the Area Manager: City Planning Department, Level 11, Alberton Customer Care Agency, Alwyn Taljaard Avenue, Alberton for the period of 28 days from **10 August 2022**.

Objections to or representation in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department at the above address or at P.O. Box 4, Alberton 1450, within a period of 28 days from **10 August 2022 up to 07 September 2022**.

Address of applicant: François du Plooy Associates, P.O. Box 85108, Emmarentia, 2029. Tel: (011) 568 8329.

E-mail: francois@fdpass.co.za

10-17

GENERAL NOTICE 1029 OF 2022**NOTICE OF A SIMULTANEOUS APPLICATION FOR THE REMOVAL OF RESTRICTIONS AND SUBDIVISION IN TERMS OF SECTION 49/50 AND 53 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019.**

I, François du Plooy, being the authorised agent of the owner of Erf 25 Brackenhurst Township, hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, as read with the City of Ekurhuleni Land Use Scheme, 2021, that I have applied to the City of Ekurhuleni Metropolitan Municipality for the property described above, situated at 14 Le Maitre Street, Brackenhurst Township, for the Removal of Restrictions and Subdivision into three (3) Portions.

Particulars of the application will lie open for inspection during normal office hours and in terms of Section 45 of SPLUMA, (Act 16 of 2013), any interested person, who has the burden to establish his/her status as an interested person, shall lodge in writing, his/her full objection/ interest in the application and also provide clear contact details to the office of the Area Manager: City Planning Department, Level 11, Alberton Customer Care Agency, Alwyn Taljaard Avenue, Alberton for the period of 28 days from **10 August 2022**.

Objections to or representation in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department at the above address or at P.O. Box 4, Alberton 1450, within a period of 28 days from **10 August 2022 up to 07 September 2022**.

Address of applicant: François du Plooy Associates, P.O. Box 85108, Emmarentia, 2029. Tel: (011) 568-8329.

E-mail: francois@fdpass.co.za

10-17

GENERAL NOTICE 1030 OF 2022**CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given, in terms of Section 21(2)(a) of the City of Johannesburg Municipal Planning By-Law, 2016, that we, the undersigned, have applied to the City of Johannesburg for an amendment to the land use scheme.

SITE DESCRIPTION:

Erf/Erven (stand) No(s): 1905
Township (suburb) Name: Parkhurst
Street Address: 23 First Avenue West, Parkhurst

APPLICATION TYPE:

APPLICATION IN TERMS OF SECTION 21(1) OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 FOR THE AMENDMENT OF THE CITY OF JOHANNESBURG LAND USE SCHEME, 2018 IN RESPECT OF ERF 1905 PARKHURST.

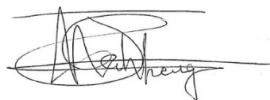
APPLICATION PURPOSE:

REZONE FROM "RESIDENTIAL 1" TO "SPECIAL" FOR THE USE OF SHOP, OFFICE AND DWELLING UNITS WITH A DENSITY OF 61 UNITS PER HECTARE (FOR A MAXIMUM OF 3 UNITS).

Particulars of the application will lie for inspection during normal office hours at the offices of the applicant at 61 Thomas Edison Street, Menlo Park, 0081, Pretoria and the Registration Counter, Department of Development Planning, Room 8100, 8th Floor A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein for a period of 28 days from **10 August 2022**. Copies of the application documents will also be made available electronically from a request by E-mail, to the applicant's E-mail address mentioned below, during the same period.

Objections to or representations in respect of the application must be lodged with or made in writing, by registered post, by hand, by fax or E-mail, on- or prior to the closing date for comments and/or objections as detailed below, to the Director, Development Planning and Urban Management at the abovementioned address or at P O Box 30733, Braamfontein, 2017, or facsimile send to (011) 339 4000, and/or E-mail objectionsplanning@joburg.org.za and/or email sent to benp@joburg.org.za by no later than **07 September 2022**.

AUTHORIZED AGENT: DLC Town Plan (Pty) Ltd. PO Box 35921, Menlo Park, South Africa, 0102. 61 Thomas Edison Street; Menlo Park, 0018, Tel : (012) 346 7890 Fax, (012) 346 3526 Email : dlc03@dlcgroup.co.za **Date of publication : 10 August 2022.**



.....
Signature of agent

DATE: 10 August 2022

GENERAL NOTICE 1031 OF 2022**NOTICE IN TERMS OF SECTION 38(2) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018**

We, Welwyn Town & Regional Planning No 1 CC, authorized agent of the owner of Erf 203, Vanderbijl Park Central West No 5, situated at 16 Pupin Street, hereby give notice in terms of Section 38(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that we have applied to the Emfuleni Local Municipality for the removal of a restrictive condition in the title deed of the property in order to relax a street building line.

Particulars of the application will lie open for inspection during normal office hours at the office of the Manager: Land Use Management, First Floor, Old Trustbank Building, corner of President Kruger and Eric Louw Streets, Vanderbijlpark. Any objection, comment or representation in this regard may be done, in writing, by registered post, by hand, by facsimile or by e-mail within 28 days from the date of first placement to both the Emfuleni Local Municipality, P.O. Box 3, Vanderbijlpark, 1900, as well as to Welwyn Town and Regional Planners, P.O. Box 6436, Vanderbijlpark, 1900. Tel: (016) 933 9293. Fax: 0864 767933. E-mail: welwyn2@telehost.co.za. Date of first placement: 10 August 2022.

ALGEMENE KENNISGEWING 1031 VAN 2022**KENNISGEWING INGEVOLGE ARTIKEL 38(2) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENINGE, 2018**

Ons, Welwyn Town & Regional Planning No 1 CC, gemagtigde agent van die eienaars van Erf 203, Vanderbijl Park Central West No 5, geleë te Pupinstraat 16, gee hiermee kennis in terme van Artikel 38(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruikbestuurs Verordeninge, 2018, dat ons aansoek gedoen het by die Emfuleni Plaaslike Munisipaliteit vir die opheffing van 'n beperkende voorwaarde in die titelakte van die eiendom, ten einde die straatboulyn te versap.

Besonderhede van hierdie aansoek sal gedurende gewone kantoorure ter insae lê by die kantoor van die Bestuurder: Grondgebruikbestuur, Eerste vloer, Ou Trustbank Gebou, hoek van President Kruger- en Eric Louwstrate, Vanderbijlpark. Enige beswaar, kommentaar of versoë in hierdie verband kan skriftelik, per geregistreerde pos, per hand, per faks of per e-pos binne 28 dae vanaf die datum van eerste plasing gerig word aan beide die Emfuleni Plaaslike Munisipaliteit, Posbus 3, Vanderbijlpark, 1900, asook Welwyn Stads- en Streekbeplanners, Posbus 6436, Vanderbijlpark, 1900. Tel: (016) 933 9293. Faks: 0864 767933. E-pos: welwyn2@telehost.co.za. Datum van eerste plasing: 10 Augustus 2022.

GENERAL NOTICE 1032 OF 2022**MLM:F/14****THE PROVINCIAL GAZETTE, NEWSPAPERS AND PLACARD NOTICE TERMS OF SECTION 38(2)(a) OF THE MIDVAAL LOCAL MUNICIPALITY LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF A RESTRICTIVE CONDITION IN THE TITLE DEED**

We, Welwyn Town & Regional Planning No 1 CC, being the Applicant hereby give notice in terms of section 38(2)(a) of the Midvaal Local Municipality Land Use Management By-law, 2016 that we have applied to the Midvaal Local Municipality for the removal of a condition contained in the Title Deed of Holding 4, Mooilande Agricultural Holdings, which property is situated at 4 Ring Road, Mooilande A.H. The purpose of the application is to relax a street building line.

Any objection, with the grounds therefore and contact details, shall be lodged with or made in writing to the Midvaal Local Municipality at the office of the Executive Director: Development & Planning, Ground floor, Municipal Offices, Mitchell Street, Meyerton, from 10 August 2022 until 7 September 2022.

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 and Citizen newspaper. Closing date for any objections: 7 September 2022.

Address of applicant: Welwyn Town and Regional Planners, 1 Mumford Street, Vanderbijlpark CW1, 1911 or P.O. Box 6436, Vanderbijlpark, 1900. Telephone No: 016 933 9293. Date on which notice will be published: 10 August 2022.

GENERAL NOTICE 1033 OF 2022**NOTICE OF APPLICATION IN TERMS OF SECTION 38(2)(a) OF THE MIDVAAL LOCAL MUNICIPALITY LAND USE MANAGEMENT BY-LAW, 2016 FOR CHANGE OF LAND USE RIGHTS (REZONING)**

We, Welwyn Town and Regional Planning No 1 CC, being the applicant of the owner of Portion 10 of Erf 37, Riversdale Township, Registration Division I.R., Gauteng Province, hereby give notice in terms of section 38(2)(a) of the Midvaal Local Municipality Land Use Management By-law, 2016, that we have applied to the Midvaal Local Municipality for the change of land use rights also known as rezoning of the property described above, situated at 39 Limpopo Street, from "Residential 1" (one dwelling per 1000m²) to "Residential 2" (one dwelling per 500m²) in order to erect 14 dwelling units. 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 the Municipality at the office of the Executive Director: Development & Planning, Ground floor, Municipal Offices, Mitchell Street, Meyerton.

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 and Star newspaper. Closing date for any objections: 7 September 2022. Address of applicant: Welwyn Town and Regional Planners, 1 Mumford Street, Vanderbijlpark CW1, 1911 or P.O. Box 6436, Vanderbijlpark, 1900. Telephone No: 016 933 9293. Date on which notice will be published: 10 August 2022.

GENERAL NOTICE 1034 OF 2022**ERF 17 WINSTON RIDGE
NOTICE IN TERMS OF THE PROVISIONS OF THE CITY OF JOHANNESBURG MUNICIPAL
PLANNING BY-LAW, 2016**

I, Tamsyn M.I. Groesser, being the authorized agent of the owner of Erf 17 Winston Ridge, hereby give notice of an application submitted to the City of Johannesburg in terms of Section 41 of the Planning By-Law, for the removal of conditions contained in the Deed of Title of the above property, situated at 16 Desborough Avenue, Winston Ridge.

For a period of 28 days from 10 August 2022, the application will be open for inspection on the e-platform of the City of Johannesburg: www.joburg.org.za, (click on "Land Use", followed by "Land Use Management", followed by "Advertised Land Use Applications"), or available for inspection at the Department of Development Planning's walk-in services at the City's Metro Link at the Metro Centre, 158 Civic Boulevard, Braamfontein, (or at the temporary enquiry facility in Thuso House, 61 Jorissen Street, Braamfontein) from 08:00 to 15:30 on week days, or an electronic copy of the application can be requested from the Applicants' agent as per the contact details below.

The reference number allocated to this application is: 20/13/2549/2022

Objections to, or representations in respect of the application, must be submitted in writing to the E.D.: Development Planning, at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or transmitted per facsimile to (011) 339-4000, or transmitted per e-mail to ObjectionsPlanning@joburg.org.za, by not later than 7 September 2022.

Address of Applicants: c/o Eduard van der Linde & Ass., P.O. Box 44310, Linden, 2104 Tel: (011) 888 2741, e-mail address: tamsyn@thetownplanner.co.za; cell 072 672 1650.

GENERAL NOTICE 1035 OF 2022**REMOVAL OF RESTRICTIONS****APPLICABLE SCHEME:**

City of Johannesburg Land Use Scheme, 2018

Notice is hereby given in terms of Section 41 of the City of Johannesburg Municipal Planning By-law, 2016, that we, the undermentioned, have applied to the City of Johannesburg for the removal of specific conditions from the Deed of Transfer.

SITE DESCRIPTION

Erf Number: Erf 455

Township Name: Nancefield Township

Street Address: 8 Boundary Road, Nancefield

APPLICATION TYPE

Removal of conditions from the Deed of Transfer.

APPLICATION PURPOSES:

To remove conditions (a) and (b) from the Deed of Transfer T5091/2022, which contradicts the property's zoning and restricts its development potential.

The above application will be open for inspection during office hours at the City's Metro Link, situated at the Metropolitan Centre, 158 Civic Boulevard, Braamfontein, by arrangement and request, from 10 August 2022. To request this option, make direct contact with the Registration Counter, Development Planning, on 011 407 6202 during office hours. Copies of the application documents may also be requested by contacting the applicant at the below email address.

Any objection or representation concerning the application must be submitted to both the agent and the Registration Section of the Department of Development Planning at the above address or posted by registered mail to P.O. Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 399 4000, or an email sent to objectionsplanning@joburg.org.za, by no later than 7 September 2022.

AUTHORISED AGENT:

Full Name: Synchronicity Development Planning

Postal Address: PO Box 1422, Noordheuwel, 1756

Contact number: 082 448 7368

Email address: info@synchroplan.co.za

Fax number: 086 758 2024

Date: 10 August 2022

GENERAL NOTICE 1036 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF AN APPLICATION FOR SUBDIVISION OF A FARM PORTION IN TERMS OF SECTION 16(12)(a)(iii) OF THE
CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW 2016**

We, Plan Associates Development Planners Pty Ltd, the applicant in our capacity as authorised agent of the owner of property namely, Portion of the Remainder of the Farm Hatherley 331-JR, Gauteng, hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for Subdivision in terms of Section 16(12)(a)(iii) of the City of Tshwane Land Use Management By-law, 2016 of the property as described above. The property is situated at Buffo Street, Mamelodi Gardens Railway Station, Mamelodi.

The intention is to subdivide a portion of the Remainder of the Farm Hatherley 331 JR to create a subdivided portion, measuring 4975m² to be incorporated into the existing Mamelodi Gardens Railway Station.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details (cell number and/or e-mail address), without which the Municipality **and/or applicant** 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 Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za within 28 days from the date of first publication of the notice in the Provincial Gazette, Beeld and Citizen newspapers.

Dates on which notice will be published: **10 August 2022** and **17 August 2022**.

Closing date for any objections and/or comments: **7 September 2022**.

Should any interested and 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, alternatively by requesting an identical copy of the land development application through the following contact details of the applicant, which copy shall be provided by the applicant within 3 days of the request, from any interested and affected party :

- E-mail address: info@planassociates.co.za
- Postal Address: Postnet Suite #211, Private Bag X15, Menlo Park, 0102.
- Physical Address of offices of applicant: 339 Hilda Street, Hilda Chambers, Hatfield, Pretoria.
- Contact Telephone Number: 012 342 8701 (ask for Megan).
-

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za.

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Full particulars and plans (if any) may be inspected during normal office hours between 8h00 and 16h30 at the offices of the applicant as set out above, for a period of 28 days from the date of first publication of the notice namely **10 August 2022**. The costs of any hard copies of the application will be for the account of the party requesting same.

Our Reference: 243 135

City of Tshwane Ref: Item No. 35548

10-17

ALGEMENE KENNISGEWING 1036 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN 'N AANSOEK VIR ONDERVERDELING IN TERME VAN ARTIKEL 16(2)(a)(iii) VAN DIE STAD VAN
TSHWANE SE GRONDGEBRUIKSBESTUUR VERORDENING, 2016**

Ons, Plan Medewerkers Stads- en Streekbeplanners (Edms) Bpk, synde die applikant in ons hoedanigheid as gemagtigde agent van die eienaar van die volgende eiendom naamlik 'n Geedeelte van die Restant van die Plaas Hatherley 331-JR, Gauteng, gee hiermee ingevolge Artikel 16(1)(f) van die Stad van Tshwane se Grondgebruiksbestuur Verordening, 2016, kennis dat ons by die Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir onderverdeling in terme van Artikel 16(2)(c)(i) van die Stad van Tshwane se Grondgebruiksbestuur Verordening, 2016 van die bogenoemde eiendom. Die eiendom is geleë suid van die bestaande Mamelodi Gardens Spoorwegstasie in Buffostraat, Mamelodi. Die voorneme van die applikant is om a gedeelte van die eiendom te onverdeel om deel te vorm van die bestaande Mamelodi Gardens Spoorwegstasie.

Die voorneme is om 'n gedeelte van die Restant van die Plaas Hatherley 331 JR te onderverdeel om 'n onderverdeelde gedeeltete skep, wat 4975m² meet wat in die bestaande Mamelodi Gardens Spoorwegstasie opgeneem moet word.

Enige beswaar(e) en/of kommentar(e), insluitend die gronde van beswaar(e) en/of kommentaar(e) met die volle kontakbesonderhede (selfoonnommer en/of epos adres) waarsonder die Munisipaliteit en/of applikant nie kan korrespondeer met die persoon of liggaam wie die beswaar(e) en/of kommentaar(e) indien, sal gerig word of skriftelik ingedien word by of tot : Die Bestuurshoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of CityP_Registration@tshwane.gov.za binne 28 dae van die datum van eerste verskyning van die kennisgewing in die Provinsiale Gazette, Beeld en Citizen koerante.

Datums waarop kennisgewing gepubliseer word: **10 Augustus 2022 en 17 Augustus 2022.**

Sluitingsdatum vir enige besware/ kommentare: **7 September 2022.**

Sou enige belanghebbende of geaffekteerde party 'n afskrif van die grondgebruiksaansoek wil bekom of besigtig, kan 'n afskrif van die Munisipaliteit aangevra word. So 'n afskrif kan versoek word deur die volgende kontakbesonderhede te gebruik: newlanduseapplications@tshwane.gov.za. Alternatiewelik kan 'n identiese afskrif van die grondgebruiksaansoek van die applikant versoek word deur die volgende kontakbesonderhede van die applikant te gebruik. Die sal binne 3 dae na die versoek, van enige belanghebbende of geaffekteerde party, deur die applikant voorsien word:

- Epos adres: info@planassociates.co.za
- Posadres: Postnet Suite #211, Privaatsak X15, Menlo Park, 0102.
- Fisiese adres van die kantoor van die applikant: 339 Hilda Straat, Hilda Chambers, Hatfield, Pretoria.
- Kontak telefoonnommer: 012 342 8701 (vra vir Megan).

Daarbenewens kan die aansoeker by indiening van die aansoek óf 'n afskrif elektronies deurstuur óf die aansoek op sy webwerf publiseer (indien van toepassing) wat die bevestiging van die volledigheid daarvan deur die munisipaliteit vergesel. Die aansoeker sal toesien dat die afskrif wat gepubliseer is of aan enige belanghebbende en geaffekteerde party deurgegee word, die afskrif is wat saam met die munisipaliteit aan newlanduseapplications@tshwane.gov.za voorgeleë is.

Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party 'n epos adres of ander kontakbesonderhede aan die munisipaliteit en die aansoeker moet verskaf om sodanige afskrif elektronies te bekom. Geen deel van die dokumente wat deur die munisipaliteit of die aansoeker voorsien word, mag gekopieër, gereproduseer word, of in enige vorm gepubliseer of gebruik word op 'n manier wat inbreuk maak op die regte van die applikant nie. Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die sodanige versuim nie as rede beskou om die verwerking en oorweging van die aansoek te verhoed nie.

Volledige besonderhede en planne (indien enige) kan gedurende gewone kantoorure tussen 08h00 en 16h30 by die kantore van die applikant, soos hierbo uiteengesit, besigtig word, vir 'n tydperk van 28 dae vanaf die datum van eerste verskyning van die kennisgewing naamlik **10 Augustus 2022**. Die koste van enige afskrif van die aansoek sal vir die rekening van die party wees wie dit versoek.

Applikant Verwysingsnommer: 243 135

Tshwane Verwysingsnommer: 35548

10-17

GENERAL NOTICE 1037 OF 2022**PORTION 2 OF ERF 160 LINDEN****NOTICE IN TERMS OF THE PROVISIONS OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016**

I, Thembelihle Shelembe, being the authorized agent of the owner of Portion 2 of Erf 160 Linden, hereby give notice of an application submitted to the City of Johannesburg in terms of Sections 21 of the Planning By-Law, for the amendment of the Johannesburg Land Use Scheme, 2018, in respect of the above property situated at 69 Ninth Street, Linden. The current zoning is "Residential 2". The proposed zoning is still "Residential 2", but with provision to increase density to 6 dwelling units on site.

For a period of 28 days from 10 August 2022 the application will be open for inspection on the e-platform of the City of Johannesburg: www.joburg.org.za, (click on "Land Use", followed by "Land Use Management", followed by "Advertised Land Use Applications"), or available for inspection at the Department of Development Planning's walk-in services at the City's Metro Link at the Metro Centre, 158 Civic Boulevard, Braamfontein, (or at the temporary enquiry facility in Thuso House, 61 Jorissen Street, Braamfontein) from 08:00 to 15:30 on week days, or an electronic copy of the application can be requested from the Applicants' agent as per the contact details below.

The reference number allocated to this application is: 20-01-4179

Objections to, or representations in respect of the application, must be submitted in writing to the E.D.: Development Planning, at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or transmitted per facsimile to (011) 339-4000, or transmitted per e-mail to ObjectionsPlanning@joburg.org.za, by not later than 7 September 2022.

Address of Applicants: c/o Eduard van der Linde & Ass., P.O. Box 44310, Linden, 2104 Tel: (011) 888 2741, e-mail address: thembi@thetownplanner.co.za ; cell 078 274 1770

GENERAL NOTICE 1038 OF 2022**ERF 68 PINE PARK EXTENSION 1
NOTICE IN TERMS OF THE PROVISIONS OF THE CITY OF JOHANNESBURG MUNICIPAL
PLANNING BY-LAW, 2016**

I, Tamsyn M.I. Groesser, being the authorized agent of the owner of Erf 68 Pine Park Extension 1, hereby give notice of an application submitted to the City of Johannesburg in terms of Section 41 of the Planning By-Law, for the removal of conditions contained in the Deed of Title of the above property, situated at 16 Gavin Avenue, Pine Park Extension 1.

For a period of 28 days from 10 August 2022, the application will be open for inspection on the e-platform of the City of Johannesburg: www.joburg.org.za, (click on "Land Use", followed by "Land Use Management", followed by "Advertised Land Use Applications"), or available for inspection at the Department of Development Planning's walk-in services at the City's Metro Link at the Metro Centre, 158 Civic Boulevard, Braamfontein, (or at the temporary enquiry facility in Thuso House, 61 Jorissen Street, Braamfontein) from 08:00 to 15:30 on week days, or an electronic copy of the application can be requested from the Applicants' agent as per the contact details below.

The reference number allocated to this application is: 20/13/2357/2022

Objections to, or representations in respect of the application, must be submitted in writing to the E.D.: Development Planning, at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or transmitted per facsimile to (011) 339-4000, or transmitted per e-mail to ObjectionsPlanning@joburg.org.za, by not later than 7 September 2022.

Address of Applicants: c/o Eduard van der Linde & Ass., P.O. Box 44310, Linden, 2104 Tel: (011) 888 2741, e-mail address: tamsyn@thetownplanner.co.za; cell 072 672 1650.

GENERAL NOTICE 1039 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16
OF THE TSHWANE TOWN-PLANNING SCHEME, 2008 (REVISED 2014)**

We, Elizone Development Planners being the applicant of Erf 9648 Nellmapius Extension 8 hereby give notice in terms of Clause 16 of the Tshwane Town-planning Scheme, 2008 (Revised 2014), that we have applied to the City of Tshwane Metropolitan Municipality for a Consent Use for a place of childcare. The property is situated at: 2313 Munyaka Road. The current zoning of the property is Residential 1. The intention of the applicant in this matter is to: operate a day care centre. 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 Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 10 August 2022 until 7 September 2022. 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 / Star newspaper. Address of Municipal offices: 252 Thabo Sehume, Middestad Building, 6th floor-Registry Department, Pretoria, 0001. Closing date for any objections and/or comments: 7 September 2022. Address of applicant: 6B Klaserie Street Aerorand Middelburg 1050/ P O Box 22844 Middelburg 1050. Telephone No: 0726308874. Dates on which notice will be published: 10 August 2022 and 17 August 2022. Item No: 35377

10-17

ALGEMENE KENNISGEWING 1039 VAN 2022**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN AANSOEK OM VERGUNNINGSGEBRUIK INGEVOLGE KLOUSUS 16
VAN DIE TSHWANE-STADSBEPLANNINGSKEMA, 2008 (HERSIEN 2014)**

Ons, Elizone Ontwikkelingsbeplanners, is die aansoeker van Erf 9648 Nellmapius Extension 8 gee hiermee ingevolge klousule 16 van die Tshwane-stadsbeplanningskema, 2008 (Hersien 2014) kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om 'n vergunningsgebruik vir 'n plek vir kindersorg. Die eiendom is geleë op: 2313 Munyaka Road. Die huidige sonering van die eiendom is Residensieel 1. Die bedoeling van die aansoeker in hierdie aangeleentheid is om: 'n dagsorgsentrum te bedryf. Enige besware (s) en / of kommentaar (s), met inbegrip van die gronde vir sodanige beswaar (e) en / of kommentaar (s) met volledige kontakbesonderhede, waarsonder die munisipaliteit nie kan ooreenstem met die persoon of liggaam wat die beswaar (s) indien nie) en / of kommentaar (te), moet by die Groephoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za ingedien word vanaf 10 Augustus 2022, tot 7 September 2022. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore, soos hieronder uiteengesit, besigtig word vir 'n periode van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Provinsiale Koerant / Sterkoerant. Adres van munisipale kantore: Thabo Sehume 252, Middestadgebou, 6de vloer-Registrasieafdeling, Pretoria, 0001. Sluitingsdatum vir besware en / of kommentaar: 10 August 2022. Adres van applikant: Klaseriestraat 6B Aerorand Middelburg 1050 / P Box 22844 Middelburg 1050. Telefoonnommer: 0726308874. Datums waarop kennisgewing gepubliseer moet word: 10 August 2022 en 17 August 2022. Artikelnr: 35377

10-17

GENERAL NOTICE 1040 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16
OF THE TSHWANE TOWN-PLANNING SCHEME, 2008 (REVISED 2014)**

We, Elizone Development Planners being the applicant of Erf 9651 Nellmapius Extension 8 hereby give notice in terms of Clause 16 of the Tshwane Town-planning Scheme, 2008 (Revised 2014), that we have applied to the City of Tshwane Metropolitan Municipality for a Consent Use for a place of childcare. The property is situated at: 3534 Xenon Street. The current zoning of the property is Residential 1. The intention of the applicant in this matter is to: operate a day care centre. 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 Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 10 August 2022 until 7 September 2022. 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 / Star newspaper. Address of Municipal offices: 252 Thabo Sehume, Middestad Building, 6th floor-Registry Department, Pretoria, 0001. Closing date for any objections and/or comments: 7 September 2022. Address of applicant: 6B Klaserie Street Aerorand Middelburg 1050/ P O Box 22844 Middelburg 1050. Telephone No: 0726308874. Dates on which notice will be published: 10 August 2022 and 17 August 2022. Item No: 35325

10-17

ALGEMENE KENNISGEWING 1040 VAN 2022**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN AANSOEK OM VERGUNNINGSGEBRUIK INGEVOLGE KLOUSUS 16
VAN DIE TSHWANE-STADSBEPLANNINGSKEMA, 2008 (HERSIEN 2014)**

Ons, Elizone Ontwikkelingsbeplanners, is die aansoeker van Erf 9651 Nellmapius Extension 8 gee hiermee ingevolge klousule 16 van die Tshwane-stadsbeplanningskema, 2008 (Hersien 2014) kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om 'n vergunningsgebruik vir 'n plek vir kindersorg. Die eiendom is geleë op: 3534 Xenon Street. Die huidige sonering van die eiendom is Residensieel 1. Die bedoeling van die aansoeker in hierdie aangeleentheid is om: 'n dagsorgsentrum te bedryf. Enige besware (s) en / of kommentaar (s), met inbegrip van die gronde vir sodanige beswaar (e) en / of kommentaar (s) met volledige kontakbesonderhede, waarsonder die munisipaliteit nie kan ooreenstem met die persoon of liggaam wat die beswaar (s) indien nie) en / of kommentaar (te), moet by die Groepheof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za ingedien word vanaf 10 Augustus 2022, tot 7 September 2022. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore, soos hieronder uiteengesit, besigtig word vir 'n periode van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Provinsiale Koerant / Sterkoerant. Adres van munisipale kantore: Thabo Sehume 252, Middestadgebou, 6de vloer-Registrasieafdeling, Pretoria, 0001. Sluitingsdatum vir besware en / of kommentaar: 10 August 2022. Adres van applikant: Klaseriestraat 6B Aerorand Middelburg 1050 / P Box 22844 Middelburg 1050. Telefoonnommer: 0726308874. Datums waarop kennisgewing gepubliseer moet word: 10 August 2022 en 17 August 2022. Artikelnr: 35325

10-17

GENERAL NOTICE 1041 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16
OF THE TSHWANE TOWN-PLANNING SCHEME, 2008 (REVISED 2014)**

We, Elizone Development Planners being the applicant of Erf 5009 Nellmapius Extension 4 hereby give notice in terms of Clause 16 of the Tshwane Town-planning Scheme, 2008 (Revised 2014), that we have applied to the City of Tshwane Metropolitan Municipality for a Consent Use for a place of childcare. The property is situated at: 224 Malebo Road. The current zoning of the property is Residential 1. The intention of the applicant in this matter is to: operate a day care centre. 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 Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 10 August 2022 until 7 September 2022. 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 / Star newspaper. Address of Municipal offices: 252 Thabo Sehume, Middestad Building, 6th floor-Registry Department, Pretoria, 0001. Closing date for any objections and/or comments: 7 September 2022. Address of applicant: 6B Klaserie Street Aerorand Middelburg 1050/ P O Box 22844 Middelburg 1050. Telephone No: 0726308874. Dates on which notice will be published: 10 August 2022 and 17 August 2022. Item No: 35327

10-17

ALGEMENE KENNISGEWING 1041 VAN 2022**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN AANSOEK OM VERGUNNINGSGEBRUIK INGEVOLGE KLOUSUS 16
VAN DIE TSHWANE-STADSBEPLANNINGSKEMA, 2008 (HERSIEN 2014)**

Ons, Elizone Ontwikkelingsbeplanners, is die aansoeker van Erf 5009 Nellmapius Extension 4 gee hiermee ingevolge klousule 16 van die Tshwane-stadsbeplanningskema, 2008 (Hersien 2014) kennis dat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om 'n vergunningsgebruik vir 'n plek vir kindersorg. Die eiendom is geleë op: 224 Malebo Road. Die huidige sonering van die eiendom is Residensieel 1. Die bedoeling van die aansoeker in hierdie aangeleentheid is om: 'n dagsorgsentrum te bedryf. Enige besware (s) en / of kommentaar (s), met inbegrip van die gronde vir sodanige beswaar (e) en / of kommentaar (s) met volledige kontakbesonderhede, waarsonder die munisipaliteit nie kan ooreenstem met die persoon of liggaam wat die beswaar (s) indien nie) en / of kommentaar (te), moet by die Groephoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za ingedien word vanaf 10 Augustus 2022, tot 7 September 2022. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore, soos hieronder uiteengesit, besigtig word vir 'n periode van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Provinsiale Koerant / Sterkkoerant. Adres van munisipale kantore: Thabo Sehume 252, Middestadgebou, 6de vloer-Registrasieafdeling, Pretoria, 0001. Sluitingsdatum vir besware en / of kommentaar: 10 August 2022. Adres van applikant: Klaseriestraat 6B Aerorand Middelburg 1050 / P Box 22844 Middelburg 1050. Telefoonnommer: 0726308874. Datums waarop kennisgewing gepubliseer moet word: 10 August 2022 en 17 August 2022. Artikelnr: 35327

10-17

GENERAL NOTICE 1042 OF 2022**NOTICE OF APPLICATION IN TERMS OF SECTION 38(2)(a) OF THE MIDVAAL LOCAL MUNICIPALITY LAND USE MANAGEMENT BY-LAW, 2016 FOR CHANGE OF LAND USE RIGHTS (REZONING)**

We, Welwyn Town and Regional Planning No 1 CC, being the applicant of the owner of Erf 98, Kliprivier Township, Registration Division IQ, Gauteng Province, hereby give notice in terms of section 38(2)(a) of the Midvaal Local Municipality Land Use Management By-law, 2016, that we have applied to the Midvaal Local Municipality for the change of land use rights also known as rezoning of the property described above, situated in Danie Smal Street, from "Residential 2" with a density of one dwelling per 400m² to:

Proposed Remainder and Portion 25 : "Transport"

Proposed Portions 1 to 24 : "Residential 1"

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 the Municipality at the office of the Executive Director: Development & Planning, Ground floor, Municipal Offices, Mitchell Street, Meyerton.

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 and Citizen newspaper. Closing date for any objections: 7 September 2022. Address of applicant: Welwyn Town and Regional Planners, 1 Mumford Street, Vanderbijlpark CW1, 1911 or P.O. Box 6436, Vanderbijlpark, 1900. Telephone No: 016 933 9293. Date on which notice will be published: 10 August 2022.

GENERAL NOTICE 1043 OF 2022**ERF 17 WINSTON RIDGE****NOTICE IN TERMS OF THE PROVISIONS OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016**

I, Tamsyn M.I. Groesser, being the authorized agent of the owner of Erf 17 Winston Ridge, hereby give notice of an application submitted to the City of Johannesburg in terms of Section 41 of the Planning By-Law, for the removal of conditions contained in the Deed of Title of the above property, situated at 16 Desborough Avenue, Winston Ridge.

For a period of 28 days from 10 August 2022, the application will be open for inspection on the e-platform of the City of Johannesburg: www.joburg.org.za, (click on "Land Use", followed by "Land Use Management", followed by "Advertised Land Use Applications"), or available for inspection at the Department of Development Planning's walk-in services at the City's Metro Link at the Metro Centre, 158 Civic Boulevard, Braamfontein, (or at the temporary enquiry facility in Thuso House, 61 Jorissen Street, Braamfontein) from 08:00 to 15:30 on week days, or an electronic copy of the application can be requested from the Applicants' agent as per the contact details below.

The reference number allocated to this application is: 20/13/2549/2022

Objections to, or representations in respect of the application, must be submitted in writing to the E.D.: Development Planning, at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or transmitted per facsimile to (011) 339-4000, or transmitted per e-mail to ObjectionsPlanning@joburg.org.za, by not later than 7 September 2022.

Address of Applicants: c/o Eduard van der Linde & Ass., P.O. Box 44310, Linden, 2104 Tel: (011) 888 2741, e-mail address: tamsyn@thetownplanner.co.za; cell 072 672 1650.

GENERAL NOTICE 1044 OF 2022

**NOTICE OF APPLICATION IN TERMS OF SECTIONS 21
AND 41 OF THE CITY OF JOHANNESBURG MUNICIPAL
BY-LAW, 2016**

Notice is hereby given, in terms of Sections 21 and 41 of the City of Johannesburg Municipal Planning By-Law, 2016, that we, the undersigned, intend to apply to the City of Johannesburg for the rezoning and the removal of restrictive conditions.

Site description:

**ERF 184 BORDEAUX (located at 3
Darnoc Avenue, Bordeaux)**

Application type:

Amendment (rezoning) of the City of Johannesburg Land Use Scheme, 2018 to permit the rezoning from "Residential 1" (consent for Veterinary Clinic / Hospital to "Business 1" (subject to conditions) and the removal of restrictive conditions.

Application purpose:

The purpose of the applications is to allow a mixed land-use development permitting 20 dwelling units and business purposes subject to conditions and the removal of redundant title conditions that prohibits any increase in density and non-residential land uses.

Furthermore, as notice of this application must come to the attention of all owners and occupiers of the surrounding property, we request you to advise us whether there is a tenant on your property. Please provide us with the tenant's e-mail address so that we can e-mail this notification to your tenant. Alternatively, you can bring the application to the attention of your tenant, and advise us that you have done so.

The above application will be open for inspection on the e-platform of the City of Johannesburg: www.joburg.org.za, (click on "Land Use", followed by "Land Use Management", followed by "Advertised Land Use Applications". **The application's reference numbers are rezoning 20-04-4157 and removal of restrictive conditions 20/13/2452/2022. The agent Breda Lombard Town Planners can also provide any**

interested party, on request, with an electronic copy. The application will also be available on the City's e-platform for access by the public for inspection, for a period of 28 (twenty-eight) days from **10 AUGUST 2022**.

Any objection or representation concerning the application must be submitted to both the agent and the Registration Section of the Department of Development Planning. The email address for the submission of an objection is objectionsplanning@joburg.org.za, which must be emailed by not later than **7 SEPTEMBER 2022**.

Authorised Agent:	Breda Lombard Town Planners.
Postal Address:	P O Box 413710, Craighall, 2024.
Street Address:	38 Bompas Road, Dunkeld, 2196.
Tel No. :	(011) 327 3310
E-mail address:	breda@bredalombard.co.za

GENERAL NOTICE 1045 OF 2022

NOTICE OF APPLICATION IN TERMS OF SECTIONS 21 AND 41 OF THE CITY OF JOHANNESBURG MUNICIPAL BY-LAW, 2016

Notice is hereby given, in terms of Sections 21 and 41 of the City of Johannesburg Municipal Planning By-Law, 2016, that we, the undersigned, intend to apply to the City of Johannesburg for the rezoning and the removal of a restrictive condition.

Site description: **ERF 419 SAXONWOLD (located at 21 Eastwold Way, corner Oxford Road, Saxonwold)**

Application type: Amendment (rezoning) of the City of Johannesburg Land Use Scheme, 2018 to permit the rezoning from “Residential 1” to “Business 4” (offices subject to conditions) and the removal of a restrictive condition.

Application purpose: The purpose of the applications is to permit offices subject to conditions and the removal of a redundant title condition.

Furthermore, as notice of this application must come to the attention of all owners and occupiers of the surrounding property, we request you to advise us whether there is a tenant on your property. Please provide us with the tenant's e-mail address so that we can e-mail this notification to your tenant. Alternatively, you can bring the application to the attention of your tenant, and advise us that you have done so.

The above application will be open for inspection on the e-platform of the City of Johannesburg: www.joburg.org.za, (click on “Land Use”, followed by “Land Use Management”, followed by “Advertised Land Use Applications”. **The application's reference numbers are rezoning 20-04-4159 and removal of restrictive conditions 20/13/2451/2022. The agent Breda Lombard Town Planners can also provide any interested party, on request, with an electronic copy.** The application will also be available on the City’s e-platform for access by the public for inspection, for a period of 28 (twenty-eight) days from **10 AUGUST 2022**.

Any objection or representation concerning the application must be submitted to both the agent and the Registration Section of the Department of Development Planning. The email address for the submission of an objection is objectionsplanning@joburg.org.za, which must be emailed by not later than **7 SEPTEMBER 2022**.

Authorised Agent:	Breda Lombard Town Planners.
Postal Address:	P O Box 413710, Craighall, 2024.
Street Address:	38 Bompas Road, Dunkeld, 2196.
Tel No. :	(011) 327 3310
E-mail address:	breda@bredalombard.co.za

GENERAL NOTICE 1046 OF 2022

**NOTICE OF APPLICATION IN TERMS OF SECTIONS 21
AND 41 OF THE CITY OF JOHANNESBURG MUNICIPAL
BY-LAW, 2016**

Notice is hereby given, in terms of Sections 21 and 41 of the City of Johannesburg Municipal Planning By-Law, 2016, that we, the undersigned, intend to apply to the City of Johannesburg for the rezoning and the removal of restrictive conditions.

Site description: **ERF 586 PARKWOOD (located at 147 Oxford Road, Parkwood)**

Application type: Amendment (rezoning) of the City of Johannesburg Land Use Scheme, 2018 to permit the rezoning from “Residential 1” to “Business 4” (Veterinary Clinic - subject to conditions) and the removal of restrictive conditions.

Application purpose: The purpose of the applications is to allow a veterinary clinic and the removal of redundant title conditions that prohibits non-residential land uses.

Furthermore, as notice of this application must come to the attention of all owners and occupiers of the surrounding property, we request you to advise us whether there is a tenant on your property. Please provide us with the tenant's e-mail address so that we can e-mail this notification to your tenant. Alternatively, you can bring the application to the attention of your tenant, and advise us that you have done so.

The above application will be open for inspection on the e-platform of the City of Johannesburg: www.joburg.org.za, (click on “Land Use”, followed by “Land Use Management”, followed by “Advertised Land Use Applications”. **The application's reference numbers are rezoning 20-04-4151 and removal of restrictive conditions 20/13/2420/2022. The agent Breda Lombard Town Planners can also provide any interested party, on request, with an electronic copy.** The application will also be available on the City's e-platform for access by the public for inspection, for a period of 28 (twenty-eight) days from **10 AUGUST 2022**.

Any objection or representation concerning the application must be submitted to both the agent and the Registration Section of the Department of Development Planning. The email address for the submission of an objection is objectionsplanning@joburg.org.za, which must be emailed by not later than **7 SEPTEMBER 2022**.

Authorised Agent:	Breda Lombard Town Planners.
Postal Address:	P O Box 413710, Craighall, 2024.
Street Address:	38 Bompas Road, Dunkeld, 2196.
Tel No. :	(011) 327 3310
E-mail address:	breda@bredalombard.co.za

GENERAL NOTICE 1047 OF 2022

NOTICE OF APPLICATION FOR THE AMENDMENT OF TOWN PLANNING SCHEME APPLICATION IN TERMS OF SECTION 48 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019

ERF 1378 WITFONTEIN EXTENSION 32

I, Willem Johannes Stefanus (Stefan) Roets of Terraplan Gauteng Pty Ltd being authorized agent of the owner of Erf 1378 Witfontein Extension 32, hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to the City of Ekurhuleni Metropolitan Municipality for the amendment of the City of Ekurhuleni Land Use Scheme, 2021, by the rezoning of the property described above, situated at 3 Serengeti Boulevard, Serengeti Estate from "Special" for workshop facilities which include workshops, nursery, and storage facilities relating to tools and machinery used for the upkeep and functioning of the golf course TO "Community Facility" for sport and recreation clubs and sports grounds (squash- and tennis courts).

Particulars of the application will lie for inspection during normal office hours at the office of the Manager: Town Planning, Kempton Park Sub Section of the City of Ekurhuleni Metropolitan Municipality, 5th Floor, Room A 506/8, Main Building, Kempton Park Civic Centre, c/o CR Swart Drive and Pretoria Road, Kempton Park, 1620 and the offices of Terraplan Gauteng Pty Ltd for a period of 28 days from 10/08/2022.

Objections to or representations in respect of the application must be lodged with or made in writing to the Manager: Town Planning, Kempton Park Sub Section of the City of Ekurhuleni Metropolitan Municipality, 5th Floor, Room A 506/8, Main Building, Kempton Park Civic Centre, c/o CR Swart Drive and Pretoria Road, Kempton Park, 1620 or O Box 13 Kempton Park, 1620 or by email to Tshepo.Ramokoka@ekurhuleni.gov.za within a period of 28 days from 10/08/2022 (on or before 07/09/2022).

Address of the authorised agent:

Terraplan Gauteng Pty Ltd, PO Box 1903, Kempton Park, 1620, 1st Floor, Forum Building, 6 Thistle Road, Kempton Park, 1619. Tel: 011 394-1418/9. Fax: 011 975 3716. E-mail: jhb@terraplan.co.za (Our ref: HS 3247).

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GENERAL NOTICE 1048 OF 2022**NOTICE OF APPLICATION FOR THE AMENDMENT OF TOWN PLANNING SCHEME APPLICATION IN
TERMS OF SECTION 48 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL
PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019
ERF 1008 BIRCH ACRES EXTENSION 3**

I, Frans Ntholo Kekana of Amandlakhona Construction and Projects Pty Ltd being authorized agent of the owner of Erf 1008 Birch Acres Extension 3 hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to the City of Ekurhuleni Metropolitan Municipality, Kempton Park Customer Care Centre for the amendment of the City of Ekurhuleni Land Use Scheme, 2021, by the rezoning of the property described above, situated at 16 Bosruite Crescent, Birch Acres Extension 3 from "Residential 1" to "Residential 3", for dwelling units, subject to a height of 2 storeys, coverage of 60%, floor area ratio of 0.8 and a density of 60 dwelling units per hectare (6 dwelling units)

Particulars of the application will lie for inspection during normal office hours at the office of the Manager: Town Planning, Kempton Park Sub Section of the City of Ekurhuleni Metropolitan Municipality, 5th Level, Civic Centre, c/o CR Swart Drive and Pretoria Road, Kempton Park, 1620, for a period of 28 days from 10 August 2022.

Objections to or representations in respect of the application must be lodged with or made in writing to the Manager: Town Planning, Kempton Park Sub Section of the City of Ekurhuleni Metropolitan Municipality, 5th Level, Civic Centre, c/o CR Swart Drive and Pretoria Road, Kempton Park, 1620 or P O Box 13 Kempton Park, 1620 or by email to Tshepo.Ramokoka@ekurhuleni.gov.za within a period of 28 days from 10 August 2022.

Address of the authorised agent:

Amandlakhona Construction and Projects Pty Ltd, 198 Soteleke Street, TEL: 076 265 5344, email: Xmdevelopmentprojects@gmail.com

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GENERAL NOTICE 1049 OF 2022

**NOTICE OF APPLICATION IN TERMS OF SECTION 21 OF
THE CITY OF JOHANNESBURG MUNICIPAL BY-LAW, 2016**

Notice is hereby given, in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016, that we, the undersigned, intend to apply to the City of Johannesburg for the rezoning.

Site description: **ERVEN 4454, 4455 AND 4456
RANDPARKRIF EXTENSION 99 (located
at 163 Blueberry Road, RANDPARKRIF
EXTENSION 99)**

Application type: Amendment (rezoning) of the City of Johannesburg Land Use Scheme, 2018 to permit the rezoning from “Business 1” to “Business 1” (with amended conditions) including “Educational”.

Application purpose: The purpose of the application is to permit business purposes, warehouses and an Educational facility (place of instruction).

Furthermore, as notice of this application must come to the attention of all owners and occupiers of the surrounding property, we request you to advise us whether there is a tenant on your property. Please provide us with the tenant's e-mail address so that we can e-mail this notification to your tenant. Alternatively, you can bring the application to the attention of your tenant, and advise us that you have done so.

The above application will be open for inspection on the e-platform of the City of Johannesburg: www.joburg.org.za, (click on “Land Use”, followed by “Land Use Management”, followed by “Advertised Land Use Applications”. **The application's reference numbers are rezoning 20-04-4068. The agent Breda Lombard Town Planners can also provide any interested party, on request, with an electronic copy.** The application will also be available on the City's e-platform for access by the public for inspection, for a period of 28 (twenty-eight) days from **10 AUGUST 2022**.

Any objection or representation concerning the application must be submitted to both the agent and the Registration Section of the Department of Development Planning. The email address for the submission of an objection is objectionsplanning@joburg.org.za, which must be emailed by not later than **7 SEPTEMBER 2022**.

Authorised Agent:	Breda Lombard Town Planners.
Postal Address:	P O Box 413710, Craighall, 2024.
Street Address:	38 Bompas Road, Dunkeld, 2196.
Tel No. :	(011) 327 3310
E-mail address:	breda@bredalombard.co.za

GENERAL NOTICE 1050 OF 2022

Notice is hereby given, in terms of Sections 21 and 41 of the City of Johannesburg Municipal Planning By-Law, 2016, that I the undersigned, intend to apply to the City of Johannesburg for:

APPLICATION TYPE:

- The removal of Condition (d) from Title Deed T110421/2015.
- The rezoning of the erf from "Residential 1" to "Business 4" (offices).

APPLICATION PURPOSES:

- To remove the conditions from the Title Deed referring to the use of the erf for business purposes.
- The rezoning of the erf to "Business 4" to allow the existing buildings on the site to be used for offices.

SITE DESCRIPTION:

Erf 2/1182 Ferndale, located at 241 Kent Avenue.

COUNCIL REFERENCE NUMBER:

20/13/2481/2022 (Removal) & 20-04-4161 (Rezoning)

An electronic copy of the application will be available free of any costs on request from the agent, being Schalk Botes Town Planners, for a period of 28 (twenty-eight) days from **10 August 2022**.

Any objection or representation with regard to the application must be submitted to both the **Agent and the Registration Section** of the Department of Development Planning of the City of Johannesburg by e-mail send to objectionsplanning@joburg.org.za and sbtp@mweb.co.za **by no later than 7 September 2022. Please indicate the Council reference number and site description on all communication.**

AUTHORISED AGENT:

Schalk Botes Town Planners CC
P.O. Box 975, North Riding **Code:** 2162
7 Retief Road, Northwold, Randburg
Tel No: 082-569-1955
E-mail address: sbtp@mweb.co.za

GENERAL NOTICE 1051 OF 2022**CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY
NOTICE OF APPLICATION FOR REZONING IN TERMS OF SECTION 21 OF THE CITY OF
JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016**

I, Jacques Rossouw of the Firm J Rossouw Town Planners & Associates (Pty) Ltd, being the authorised agent of the owner of **Remainder of the Erf 390, Judith's Paarl Township**, hereby give notice of an application made in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016 for the amendment of the City of Johannesburg Land Use Scheme, 2018 by the rezoning of the property described above, situated at 101 Kimberley Road, Judith's Paarl Township from "Commercial 2" to "Residential 1". The purpose of the application is to obtain the appropriate land use rights for a dwelling house. The above application will be open for inspection from 08h00 to 15h30 at the Registration Counter, Department of Development Planning, Room 8100, 8th Floor A-Block, City of Johannesburg Metropolitan Centre, 158 Civic Boulevard, Braamfontein. Any objections or representations in respect of the relevant application must be submitted in writing to both the Agent and the Registration Section of the Department of Development Planning at the abovementioned address, or posted to P.O. Box 30733, Braamfontein, 2017, or a facsimile send to (011) 339 4000, or an email send to objectionsplanning@joburg.org.za within a period of 28 days from **10 August 2022**. The closing date for objections is **7 September 2022**. Any objection/s not fully motivated as required in terms of Section 68 of the City of Johannesburg Municipal Planning By-law, 2016, (validity of objections) may be deemed invalid and may be disregarded during the assessment of the application.

Address of Agent: J Rossouw Town Planners & Associates (Pty) Ltd, P.O. Box 72604, Lynnwood Ridge, 0040, 708 Steekbaard Street, Garsfontein Extension 10, Pretoria, Telephone: 010 010 5479, Fax: 086 573 3481, E-mail: jrossouw@jrtpa.co.za.

Our Reference Number: J0766/2022

Council Reference Number: 20-01-4141

GENERAL NOTICE 1052 OF 2022**NOTICE OF APPLICATION FOR THE AMENDMENT OF THE CITY OF EKURHULENI LAND USE SCHEME 2021:
APPLICATION IN TERMS OF SECTION 68 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY
SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019.**

I, François du Plooy, being the authorised agent of the owner of Erven 942 and 1014 Randhart Extension 1 Township, give notice in terms of Section 68 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, as read with the City of Ekurhuleni Land Use Scheme, 2021, for the simultaneous removal of certain Restrictive Title Conditions contained in Title Deed T41090/2016 and T17860/2014 and for Rezoning of the properties described above, situated at 67 and 98 Nelson Mandela Avenue, Randhart Extension 1 Township, from Business 3 for offices, personal trade (hair and beauty salon as well as a coffee shop) to Business 3 to also include Medical Consulting Rooms and related Medical Uses.

Particulars of the application will lie open for inspection during normal office hours and in terms of Section 45 of SPLUMA, (Act 16 of 2013), any interested person, who has the burden to establish his/her status as an interested person, shall lodge in writing, his/her full objection/ interest in the application and also provide clear contact details to the office of the Area Manager: City Planning Department, Level 11, Alberton Customer Care Agency, Alwyn Taljaard Avenue, Alberton for the period of 28 days from **10 August 2022**.

Objections to or representation in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department at the above address or at P.O. Box 4, Alberton 1450, within a period of 28 days from **10 August 2022 up to 07 September 2022**.

Address of applicant: François du Plooy Associates, P.O. Box 85108, Emmarentia, 2029. Tel: (011) 568 8329.

E-mail: francois@fdpass.co.za

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GENERAL NOTICE 1053 OF 2022**CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given in terms of Section 41 of the City of Johannesburg Municipal Planning By-Law, 2016, that we, the undersigned, intend to apply to the City of Johannesburg

Type of application The removal of restrictive conditions, namely Conditions 1.(a), 1.(b), 1.(c)(i), 1.(c)(ii), 1.(d)(i), 1.(d)(ii), 1.(d)(iii), 1.(d)(iv), 1.(d)(v), 1.(d)(vi), 1.(e), 1.(f), 1.(g), 1.(h), 1.(i), 1.(j), Definitions (1)(i), (1)(ii), (1)(iii) and (1)(iv) in Deed of Transfer No. T57340/2019

The effect of the application The purpose of the application is to remove obsolete and restrictive conditions in the title deed, specifically the condition that restricts multiple owners.

Site description **PORTION 1 OF HOLDING 297 NORTH RIDING AGRICULTURAL HOLDINGS.**

Street address 53 Quorn Drive, North Riding Agricultural Holdings, 2169.

Particulars of the application will be open for inspection on the City's e-platform (www.joburg.org.za) and the Authorised Agent at the below mentioned address. An electronic copy of the application can also be requested from the Authorised Agent.

Any objection or representation with regard to the application must be submitted to both the owner/agent and the Registration Section of the Department of Development Planning at P O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email sent to ObjectionsPlanning@joburg.org.za by no later than 7 September 2022.

Should you wish to object, kindly quote the Council Reference Number **20/13/2465/2022** on all correspondence to the Council.

AUTHORISED AGENT SJA – Town and Regional Planners, P O Box 3281, Houghton, 2041, 19 Orange Road, Orchards, 2192, Tel (011) 728-0042, Cell: 082 448 4346, Email: kevin@sja.co.za

Date of Advertisement : 10 August 2022 Council Reference Number **20/13/2465/2022**

GENERAL NOTICE 1054 OF 2022**CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016, that we, the undersigned, intend to apply to the City of Johannesburg for an amendment to the land use scheme.

Application type To rezone the property from "Residential 4" including a bed and breakfast including subservient uses such as meeting places and dining facilities and a restaurant, subject to conditions, to "Residential 4" including conference facilities, a restaurant, offices and shops, subject to amended conditions.

Application Purpose To obtain rights for a range of uses including dwelling units and shops which will include an Inclusionary Housing Component. An increased height, coverage and floor area ratio is also being applied for.

Site description **The Remaining Extent of Portion 1 of Erf 122 Rosebank**

Street address 27 Sturdee Avenue, Rosebank, 2196

Particulars of the application will be open for inspection on the City's e-platform (www.joburg.org.za) and the Authorised Agent at the below mentioned address. An electronic copy of the application can also be requested from the Authorised Agent.

Any objection or representation with regard to the application must be submitted to both the owner/agent and the Registration Section of the Department of Development Planning at P O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email sent to ObjectionsPlanning@joburg.org.za by no later than 7 September 2022.

Should you wish to object, kindly quote the Council Reference Number **20-01-4148** on all correspondence to the Council.

AUTHORISED AGENT SJA – Town and Regional Planners, P O Box 3281, Houghton, 2041
19 Orange Road, Orchards, 2192
Tel (011) 728-0042, Cell : 082 448 4346, Email : kevin@sja.co.za

Date of Advertisement : 10 August 2022 Council Reference Number **20-01-4148**

GENERAL NOTICE 1055 OF 2022**THE CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given in terms of Sections 21 and 41 of the City of Johannesburg Municipal Planning By-Laws, 2016, that we, the undersigned, intend to apply to the City of Johannesburg for an amendment to the land use scheme.

Application type To rezone the property from "Residential 1" to "Business 4" subject to conditions and for the removal of restrictive conditions, namely Conditions 1.1, 1.2, 2.1, 2.2, 2.3, 2.4, 2.5, 2.6, 2.7, 3., 3.1, 3.2.1, 3.2.2, 3.2.3, 3.3, 4., 4.1, 4.2 and 5. in Deed of Transfer No. T25642/1999.

Application Purpose To permit the property to be used for offices.

Site description **Erf 1927 Highlands North Extension 2**

Street address 230 Athol Street, Highlands North, 2192

Particulars of the application will be open for inspection on the City's e-platform (www.joburg.org.za) and the Authorised Agent at the below mentioned address. An electronic copy of the application can also be requested from the Authorised Agent.

Any objection or representation with regard to the application must be submitted to both the owner/agent and the Registration Section of the Department of Development Planning to P O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email sent to ObjectionsPlanning@joburg.org.za by no later than 7 September 2022.

Should you wish to object, kindly quote the Council reference numbers **20/13/2511/2022 and 20-01-4171** on all correspondence to the Council

AUTHORISED AGENT SJA – Town and Regional Planners, P O Box 3281, Houghton, 2041
19 Orange Road, Orchards, 2192

Tel (011) 728-0042, Cell: 082 448 4346, Email: kevin@sja.co.za

Date of Advertisement: 10 August 2022 Council Ref. Numbers **20/13/2511/2022 and 20-01-4171**

GENERAL NOTICE 1056 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF THE REMOVAL OF RESTRICTIVE CONDITIONS IN THE TITLE DEED IN TERMS OF SECTION 16(2) OF
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

I, Pierre Danté Moelich, of the firm Plankonsult Incorporated, being the authorized applicant of the Remaining extent of Erf 1043 Waterkloof X1, hereby give notice in terms of Section 16(1)(f), Schedule 13 and Schedule 23 of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of restrictive conditions contained in the Title Deed of this property in terms of Section 16(2) of the City of Tshwane Land Use Management By-law, 2016 and read with the Gauteng Removal of Restrictions Act 1996 (Act 3 of 1996).

The property is situated at no. 148C Club Avenue, Waterkloof X1. The application for Removal of Title Deed conditions is for the removal of conditions no. **d, e, f, g, h, i, j, k, l & m** in the registered Title Deed no. T5550/03 for the Remaining extent of Erf 1043 Waterkloof X1. The intension of the applicant in this matter is to remove the restrictive conditions from the Deed of Transfer of the property to enable building plan approval. 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 Group Head: Economic Development and Spatial Planning, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 10 August 2022, until 7 September 2022. Full particulars and plans of the application may be perused electronically during normal office hours at the Centurion Municipal Offices: Room E10, Cnr of Basden and Rabie Streets, Centurion, by any interested and affected party for a period of 28 days from the first date of publication of the notice in the Provincial Gazette, Beeld and Citizen newspapers. Should any interested and 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, alternatively by requesting such copy through the contact details of the applicant provided below. The costs of any hard copies of the application will be for the account of the party requesting the copies. In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality on the E-Tshwane portal. For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a manner that 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. Address of applicant: Plankonsult Incorporated, 389 Lois Avenue Waterkloof Glen, P O Box 72729, Lynnwood Ridge, 0040, Tel: (012) 993 5848, E-Mail: admin@plankonsult.co.za, Closing date for any objections and/or comments: 7 September 2022. Dates of publication: 10 and 17 August 2022. (Item no: 36073)

10-17

ALGEMENE KENNISGEWING 1056 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN DIE OPHEFFING VAN BEPERKENDE VOORWAARDES INGEVOLGE ARTIKEL 16(2) VAN DIE
STAD TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016**

Ek, Pierre Danté Moelich, van die firma Plankonsult Ingelyf, synde die gemagtigde applikant van die Resterende gedeelte van Erf 1043 Waterkloof X1, gee hiermee kennis in terme van Artikel 16(1)(f), Skedule 13 & Skedule 23 van die Stad Tshwane Grondgebruikbestuur Verordening, 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die opheffing van beperkende voorwaardes vervat in die Titelakte van die eiendom in terme van Artikel 16(2) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016 en saamgelees met die Gauteng Wet op Opheffing van Beperkings 1996 (Wet 3 van 1996).

Die eiendom is geleë te Clublaan, nr 148C, Waterkloof X1. Die aansoek om opheffing van beperkende titelvoorwaardes is vir die verwydering van voorwaardes nr's **d, e, f, g, h, i, j, k, l & m** in die geregistreerde Titelakte nr. T5550/03 vir die Resterende gedeelte van Erf 1043 Waterkloof X1. Die intensie van die applikant in hierdie geval is om die beperkende voorwaardes vervat in die Akte van Transport van die eiendom te verwyder, ten einde bouplan goedkeuring moontlik te maak. Besware teen of vertoë, insluitend die redes vir die besware en/of vertoë, met volledige besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat hierdie besware en/of vertoë ingedien het moet skriftelik by of tot die Groep Hoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 3242, Pretoria, 0001 of aan CityP_Registration@tshwane.gov.za gerig en ingedien word vanaf 10 Augustus 2022 tot 7 September 2022. Volledige besonderhede en planne van die aansoek kan elektronies besigtig word deur enige belanghebbende of geaffekteerde party gedurende gewone kantoorure vir 'n tydperk van 28 dae vanaf die eerste datum van publikasie van die kennisgewing in die Provinsiale Koerant, Beeld en Citizen, by die Centurion Munisipale Kantore: Kamer E10, h/v Basden- en Rabiestraat, Centurion. Indien enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die Munisipaliteit versoek word deur dit by die volgende kontakbesonderhede aan te vra: newlanduseapplications@tshwane.gov.za, of alternatiewelik deur sodanige afskrif aan te vra vanaf die applikant by die kontakbesonderhede hieronder verskaf. Die koste van enige harde kopieë van die aansoek sal vir die rekening wees van die party wat dit versoek. Die aanseker kan by die indiening van die aansoek, 'n afskrif elektronies deurstuur of die aansoek publiseer, vergesel van die elektroniese afskrif op hulle webwerf, indien enige. Die applikant sal toesien dat die afskrif wat gepubliseer word of aan enige belanghebbende en geaffekteerde party gestuur word, die afskrif is wat op die E-Tshwane portaal ingedien is. Ten einde 'n afskrif van die aansoek te bekom, moet die belanghebbende en geaffekteerde party die

Munisipaliteit en die applikant met 'n e-pos adres of ander wyse voorsien om sodanige afskrif elektronies te kan aanstuur. Die dokumentasie voorsien deur die Munisipaliteit of applikant mag nie gekopieer, herproduseer of in enige ander vorm gepubliseer word of gebruik word op 'n wyse wat inbreuk sal maak op die intellektuele eiendomsreg van die applikant nie. Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of bekom nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom nie as rede beskou om die verwerking en oorweging van die aansoek te verbied nie. Adres van applikant: Plankonsult Ingelyf, Loislana 389, Waterkloof Glen, Posbus 72729, Lynnwoodrif, 0040, Tel: (012) 993 5848, E-pos: admin@plankonsult.co.za, Sluitingsdatum vir besware en / of kommentaar: 7 September 2022. Datums van publikasie: 10 Augustus and 17 Augustus 2022. (Itemnommer: 36073)

10-17

GENERAL NOTICE 1057 OF 2022**CITY OF JOHANNESBURG LAND USE SCHEME, 2018****LUM 20-01-4163**

Notice is hereby given in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016, that I, the undersigned, intend to apply to the City of Johannesburg for an amendment to the Land Use Scheme.

SITE DESCRIPTION

Remainder and Portion 3 of Erf 157 and Remainder of Erf 158 Rosebank

STREET ADDRESS:

25, 27 and 27A Keyes Avenue, Rosebank

APPLICATION TYPE:

Amendment of the City of Johannesburg Land Use Scheme, 2018.

APPLICATION PURPOSE:

To rezone the Remainder and Portion 3 of Erf 157 and Remainder of Erf 158 Rosebank from "Business 4", subject to conditions, to "Special" permitting residential dwelling units, residential building, offices, showrooms, galleries/event space, shops, restaurants and ancillary and related uses, subject to conditions.

The above application will be available for inspection from 08:00 to 15:30 at the office of Tinie Bezuidenhout and Associates, located at 4 Sanda Close, Morningside from 10 August 2022. Copies of the application documents may be requested to be emailed or hand delivered to interested parties by contacting the applicant on 011 467-1004 or tiniebez@iafrica.com.

The application will also be open for inspection on the e-platform of the City of Johannesburg's website : www.joburg.org.za. The application reference number is LUM 20-01-4163. The application will be available on the City's e-platform for inspection, for a period of 28 days from 10 August 2022.

Any objection or representation with regard to the application must be submitted to both the owner/agent and the Registration Section of the Department of Development Planning at P O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339-4000 or an email sent to both the applicant and objectionsplanning@joburg.org.za by not later than 7 September 2022. Please quote City of Johannesburg Reference LUM 20-01-4163 in your objection.

Address of authorised agent :

Tinie Bezuidenhout and Associates, P O Box 98558, Sloane Park, 2152,
4 Sanda Close, Morningside
Tel No. (011) 467-1004, Cell 083 253-9812,
email tiniebez@iafrica.com
Date of publication : 10 August 2022

GENERAL NOTICE 1058 OF 2022**APPLICABLE SCHEME: CITY OF JOHANNESBURG LAND USE SCHEME, 2018
RE-ADVERTISEMENT**

Notice is hereby given, in terms of Section's 21 & 41 of the City of Johannesburg Municipal Planning By-Law, 2016 that I/we, the undersigned, intend to apply to the City of Johannesburg for an amendment of the land use scheme and simultaneous removal of restrictive conditions.

SITE DESCRIPTION: Erven: Remainder of Erf 80 and Portion 3 of Erf 80
Township (Suburb) Name: Bryanston, Street Address: 2975 William Nicol Drive, Code: 2191

APPLICATION TYPE: Rezoning application in terms of the Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016, and Removal of Restrictions application in terms of the Section 41 of the City of Johannesburg Municipal Planning By-Law, 2016.

APPLICATION PURPOSES: Application is for the rezoning of the Remainder of Erf 80 and Portion 3 of Erf 80, Bryanston from "Special" to "Special" for motor showrooms, motor workshop and services and other ancillary land uses (Coverage 30%, Height 2 storeys and FAR 0,35), and the removal of Conditions 1(i), 1(ii), 1(c) to 1(v) in Deed of Transfer T49287/2003 (Erf R/80 Bryanston) and Conditions 1(1), 1(2), 2(c) to 2(v) in Deed of Transfer T54458/2003 (Erf 3/80 Bryanston).

The above application, in terms of the City of Johannesburg Land Use Scheme, 2018 will be open for inspection from 8:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8th Floor A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein and at the offices of Terraplan Gauteng Pty Ltd.

Any objection or representation with regard to the application must be submitted to both the owner/agent and the Registration Section of the Department of Development Planning at the abovementioned address, or posted to PO Box 30733, Braamfontein, 2017, or a facsimile send to 0113394000, or an e-mail send to objectionsplanning@joburg.org.za by not later than 07/09/2022.

OWNER / AUTHORISED AGENT

Full name: Terraplan Gauteng Pty Ltd

Postal address: P.O. Box 1903, Kempton Park, 1620

Residential address: 1st Floor, Forum Building, 6 Thistle Road, Kempton Park

Tel No. (w): (011) 394 1418/9, Fax No: (011) 975 3716 E-mail address: jhb@terraplan.co.za Our ref: HS3200

SIGNED: WJS Roets **DATE:** 10/08/2022 **REF No:** 20-02-3835 AND 20/13/0625/2022

GENERAL NOTICE 1059 OF 2022**CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY
NOTICE OF THE PERMANENT CLOSING OF A PUBLIC PLACE OR DIVERSION OF A STREET IN TERMS
OF SECTION 45 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016.****APPLICABLE SCHEME:**

City of Johannesburg Land Use Scheme, 2018

Notice is hereby given, in terms of Section 45 of the City of Johannesburg Municipal Planning By-Law, 2016, that I, Lauren Alexandra Libera, being the authorised agent, intend to apply to the City of Johannesburg Metropolitan Municipality for the permanent closure of a section of Valley Road (Valley Road has been Realigned).

SITE DESCRIPTION:

Erf/Erven (Stand) No(s):	Public Road Reserve Area (Valley Road has been Realigned)
Township (Suburb) Name:	Blue Hills Extension 80
Street Address:	Valley Road, Blue Hills Extension 80

APPLICATION TYPE:

Application in terms of Section 45 of the City of Johannesburg Municipal Planning By-Law, 2016, read in conjunction with the relevant provisions of the Spatial Planning and Land Use Management Act "SPLUMA", 2013 (Act 16 of 2013), for the permanent closure of a section of Valley Road (Valley Road has been realigned), Blue Hills Extension 80.

APPLICATION PURPOSE:

The effect of the application will permit the permanent closure of a section of Valley Road (Valley Road has been realigned), in the Blue Hills area.

The above application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8th Floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein, for a period of twenty-eight (28) days from 10 August 2022. Should public access be restricted to the above-mentioned address, the applicant shall provide any interested party with a copy of such application documents.

Any objection or representation with regard to the application must be submitted to both the owner/agent and the Registration Section of the Department of Development Planning at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000 or an email sent to objectionsplanning@joburg.org.za, within a period of twenty-eight (28) days from 10 August 2022 and by no later than 7 September 2022. Should you wish to object, kindly include the City of Johannesburg Land Use Management's application reference number as indicated below.

Any objection/s not fully motivated as required in terms of Section 68 of the City of Johannesburg Municipal Planning By-Law, 2016, (Validity of Objections) may be deemed invalid and may be disregarded during the assessment of the application.

Address of Owner/Authorised Agent: Lauren Libera, P.O. Box 70406, Bryanston, 2021, Tel No.: 011 300 8709, Fax No.: 011 330 8790, Cell No.: 072 318 5110 and Email: lauren@century.co.za
Date: 22.07.2022

COJ LUM Reference No. 20-07-4164

PROCLAMATIONS • PROKLAMASIES**PROCLAMATION NOTICE 55 OF 2022****APPLICABLE SCHEME: CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given, in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016, that I, the undersigned, intend to apply to the City of Johannesburg for a Rezoning.

SITE DESCRIPTION:

Erf No(s): Erf 2484
Township Name: Alexandra Extension 36
Street Address: 17th and 18th Avenue, Alexandra

APPLICATION TYPE:

Rezoning of a part of Erf 2484 Alexandra Extension 36 in terms of Section 21 of the City of Johannesburg Municipal Planning By-law, 2016.

APPLICATION PURPOSES:

The application is submitted to rezone a part of Erf 2484 Alexandra Extension 36 **from** the current 'Institutional' with the following development controls; height – 3 storeys; coverage – 50%; FAR – 1,2; parking bays – as per scheme; density – no density and building lines - 3m Street Boundary to obtain the following rights:

Residential 1," for the development of 47 dwelling homes on proposed Portions 2 – 48 of Erf 2484 Alexandra Extension 36; height – 3 storeys; coverage 80%; FAR – 1,2; parking provision; density - 1 dwelling unit per erf and building lines – 0m along the street boundary.

"Residential 3," for the development of 240 dwelling units on proposed Portions 7 of Erf 2484 Alexandra Extension 36 to obtain the following development rights; height – 5 storeys; coverage – 80%; FAR – 2,0; parking provision 0,15 bays/unit; density - 330 du/ha and building lines 0m street boundary, as per scheme

"Public Street" on proposed Portions 49 and 50 of Erf 2484 Alexandra Extension 36 to accommodate existing streets.

The authorized agent will be responsible to provide any interested party with a copy of the application documents upon request and can be contacted on details provided below. The department has also made arrangements that viewing of applications is done via the City's e-platform at www.joburg.org.za.

Any objection or representation with regard to the application must be submitted to both the owner / agent and the Registration Section of the Department of Development Planning at the above address, or posted to P.O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email send to ObjectionsPlanning@joburg.org.za, by no later than 07 September 2022.

Any objection/s not fully motivated as required in terms of Section 68 of The City of Johannesburg Municipal Planning By-Law, 2016, (Validity of Objections) may be deemed invalid and may be disregarded during the assessment of the application.

Any objection or representation lodged with the City of Johannesburg must reference the City of Johannesburg Land Use Management application reference number in the objections. The application reference numbers are: 20-01-4138

AUTHORISED AGENT

Full name: Nomfundo Sibanyoni, Postal Address: 17 Eaton Avenue, Bryanston, 2191, Cell: 072 539 4121, Email Address: nomfundo@zuzile.co.za

DATE: 10 August 2022

PROCLAMATION NOTICE 56 OF 2022**APPLICABLE SCHEME: CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given, in terms of Section 26 of the City of Johannesburg Municipal Planning By-Law, 2016, that I, the undersigned, intend to apply to the City of Johannesburg for a Township Establishment.

SITE DESCRIPTION:

Portion No(s):	Remaining Extent of Portion 387
Farm Name:	Farm Syferfontein No. 51-IR
Township Name:	Alexandra Extension 71
Street Address:	12th Avenue, Alexandra

APPLICATION TYPE:

Township Establishment of Portion 387 of the Farm Syferfontein No. 51-IR in terms of Section 26 of the City of Johannesburg Municipal Planning By-law, 2016.

APPLICATION PURPOSES:

The application is for the establishment of Alexandra Extension 71 on the Remaining Extent of Portion 387 of the Farm Syferfontein No. 51-IR. The proposed township with consist of 2 erven zoned "Residential 3" with the following development rights: primary rights – dwelling units and residential buildings; height- 5 storeys; coverage- 80%; FAR- 2,0; parking – 0,2 bays per unit; density – 325 du/ha and building lines – 1m along all street boundaries, in terms of the City of Johannesburg Land Use Scheme, 2018 for the construction of 160 dwelling units.

The authorized agent will be responsible to provide any interested party with a copy of the application documents upon request and can be contacted on details provided below. The department has also made arrangements that viewing of applications is done via the City's e-platform at www.joburg.org.za.

Any objection or representation with regard to the application must be submitted to both the owner / agent and the Registration Section of the Department of Development Planning at the above address, or posted to P.O Box 30733, Braamfontein, 2017, or a facsimile sent to (011) 339 4000, or an email send to ObjectionsPlanning@joburg.org.za, by no later than 07 September 2022.

Any objection/s not fully motivated as required in terms of Section 68 of The City of Johannesburg Municipal Planning By-Law, 2016, (Validity of Objections) may be deemed invalid and may be disregarded during the assessment of the application.

Any objection or representation lodged with the City of Johannesburg must reference the City of Johannesburg Land Use Management application reference number in the objections. The application reference numbers are: 20-01-4142

AUTHORISED AGENT

Full name: Nomfundo Sibanyoni, Postal Address: 17 Eaton Avenue, Bryanston, 2191, Cell: 072 539 4121, Email Address: nomfundo@zuzile.co.za

DATE: 10 August 2022

PROCLAMATION NOTICE 57 OF 2022**DECLARATION OF AN APPROVED REZONING AND REMOVAL OF
RESTRICTIVE TITLE CONDITIONS APPLICATION****CITY OF EKURHULENI METROPOLITAN MUNICIPALITY
GAUTENG REMOVAL OF RESTRICTIONS ACT, 1996
CITY OF EKURHULENI METROPOLITAN MUNICIPALITY AMENDMENT SCHEME F0354C**

It is hereby notified in terms of section 6(8) of the Gauteng Removal of Restrictions Act, 1996 (Act 3 of 1996), read with the provisions of Sections 48(2) and 50(5) of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-law, 2019, that the City of Ekurhuleni Metropolitan Municipality has approved the application in terms of Section 3(1) of the said Act,

1. That Conditions 1, 2, 3, 4, 5 and 6 in Deed of Transfer No. T10478/2007 be removed, and
2. The amendment of the Boksburg Town Planning Scheme, 1991, by the rezoning of Erf 863 Boksburg North Extension Township from "Residential 1" to "Business 2", subject to certain further conditions.

The City of Ekurhuleni Metropolitan Municipality Land Use Scheme, 2021, and the adopted scheme clauses and annexure of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment scheme is known as the City of Ekurhuleni Metropolitan Municipality Amendment Scheme F0354C and shall come into operation on date of publication of this notice.

CITY OF EKURHULENI METROPOLITAN MUNICIPALITY

Date of publication: 10 August 2022.

Reference No. 15/4/3/15/11/863

PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS

PROVINCIAL NOTICE 633 OF 2022

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

Notice is hereby given to all whom it may concern, that in terms of section 16(1) and as required in terms of Schedule 3 to the City of Tshwane Land use Management By-law, 2016 that I, (full name) Mr. Masemola Joseph Molawa, Director at Thabo Town Planners, have applied to the City of Tshwane Municipality for rezoning of Erf 62 Capital Park from Residential 1 to Residential 4. Any objection, with the grounds therefore, shall be lodged with or made in writing to (at the relevant office) ***6th Floor Middestad Building 225 Thabo Sehume Street Pretoria ,0001**, within 28 days of the publication of the advertisement in the Provincial gazette, viz 03 and 10 August 2022 . Full particulars and plans (if any) may be inspected during normal office hours at the above mentioned office. Closing date for any objections: 30 August 2022.

Applicant street address and postal address

82 Dieffenbachia Street, Karen Park, 0182

Telephone number: 067 018 2164 / 073 245 6795**Council Reference :35616**

3-10

PROVINSIALE KENNISGEWING 633 VAN 2022

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

Hiermee word kennis gegee aan almal wat dit aangaan, ingevolge klousule 16 van die Tshwanestadsbeplanningskema, 2008 (Hersien 2014), gelees saam met Artikel 16 (3) van die Stad Tshwane Verordening op Grondgebruiksbestuur , 2016 dat ek, (volle naam) mnr. Masemola Joseph Molawa, direkteur van die stadsbeplanners van Thabo, by die Stad Tshwane Munisipaliteit om die hersonering van Erf 62 Capital Park from Residential 1 to Residential 4. Enige beswaar, met die redes daarvoor, moet skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling (by die betrokke kantoor): ***6th Floor Middestad Building 225 Thabo Sehume Street Pretoria ,0001**, binne 28 dae na publikasie van die kennisgewing in die Provinsiale Koerant, naamlik 03 and 10 August **2022**. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by bogenoemde kantoor besigtig word vir n periode van 28 dae na publikasie van die kennisgewing in die Provinsiale Koerant. Sluitingsdatum vir enige besware: **23 August 2022**.

AANSOEKER STRAAT ADDRES EN POSADRES

82 Dieffenbachia Street

Karen park

0182

TELEFOON: 067 018 2164 / 073 245 6795**Council reference Number: 35616**

3-10

PROVINCIAL NOTICE 634 OF 2022**NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWN-PLANNING SCHEME, 2008 (REVISED 2014) READ WITH SECTION 16 (3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016.**

Notice is hereby given to all whom it may concern, that in terms of terms of Clause 16 of the Tshwane town-planning Scheme, 2008 (Revised 2014) read with Section 16 (3) of the City of Tshwane land use management By-law, 2016 that I, (full name) Mr. Masemola Joseph Molawa, Director at Thabo Town planners, have applied to The City of Tshwane Municipality for Consent use for a Guest House on **THE REMAINDER OF ERF 248, MUCKLENEUK**

Any objection, with the grounds therefore, shall be lodged with or made in writing to: The Strategic Executive Director: City Planning and Development (at the relevant office) ***6th Floor Middestad Building 225 Thabo Sehume Street Pretoria ,0001**, within 28 days of the publication of the advertisement in the Provincial Gazette, viz **03 August 2022**. Full particulars and plans (if any) may be inspected during normal office hours at the above mentioned office, for a period of 28 days after the publication of the advertisement in the Provincial Gazette. Closing date for any objections: **30 August 2022**.

APPLICANT STREET ADDRESS AND POSTAL ADDRESS

82 Dieffenbachia Street
Karen park
0182

TELEPHONE NUMBER: 067 018 2164

Item Number 32409

3-10

PROVINSIALE KENNISGEWING 634 VAN 2022**KENNISGEWING VAN 'N VERGUNNINGSGEBRUIK AANSOEK INGEVOLGE KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIENE 2014) LEES MET ARTIKEL 16 (3) VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUURSVERORDENING, 2016.**

Hiermee word kennis gegee aan almal wat dit aangaan, ingevolge klousule 16 van die Tshwanestadsbeplanningskema, 2008 (Hersien 2014), gelees saam met Artikel 16 (3) van die Stad Tshwane Verordening op Grondgebruiksbestuur, 2016 dat ek, (volle naam) mnr. Masemola Joseph Molawa, direkteur van die stadsbeplanners van Thabo, by die Stad Tshwane Munisipaliteit aansoek gedoen het om toestemming vir 'n gastehuis op **REMAINDER OF ERF 248, MUCKLENEUK**.

Enige beswaar, met die redes daarvoor, moet skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling (by die betrokke kantoor): ***6th Floor Middestad Building 225 Thabo Sehume Street Pretoria ,0001**, binne 28 dae na publikasie van die kennisgewing in die Provinsiale Koerant, naamlik **03 August 2022**. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by bogenoemde kantoor besigtig word vir n periode van 28 dae na publikasie van die kennisgewing in die Provinsiale Koerant. Sluitingsdatum vir enige besware: **30 August 2022**.

AANSOEKER STRAAT ADRES EN POSADRES

82 Dieffenbachia Street
Karen park
0182

TELEFOON: 067 018 2164

Item Number 32409

3-10

PROVINCIAL NOTICE 635 OF 2022**NOTICE OF A CONSENT APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWN-PLANNING SCHEME, 2008 (REVISED 2014) READ WITH SECTION 16 (3) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016.**

Notice is hereby given to all whom it may concern, that in terms of section 16(1) and as required in terms of Schedule 3 to the City of Tshwane Land use Management By-law, 2016 that I, (full name) Mr. Masemola Joseph Molawa, Director at Thabo Town Planners, have applied to the City of Tshwane Municipality for consent use for a place of guest-house on Erf 298 Mabopane D.

Any objection, with the grounds therefore, shall be lodged with or made in writing to (at the relevant office) the Strategic Executive Director: **City Planning and Development *Akasia Municipal Complex, 485 Heinrich Avenue, (entrance Dale street), Karen Park. Po Box 58393, Karen park, 0118 / cityp_registration@tshwane.gov.za** within 28 days of the publication of the advertisement in the Provincial gazette, viz **03 August 2022**. Full particulars and plans (if any) may be inspected during normal office hours at the above mentioned office. Closing date for any objections: **30 August 2022**.

Applicant street address and postal address

82 Dieffenbachia Street, Karen Park, 0182

Telephone number: 067 018 2164 / 073 245 6795

Council Reference 35458

3-10

PROVINSIALE KENNISGEWING 635 VAN 2022**KENNISGEWING VAN 'N VERGUNNINGSGEBRUIK AANSOEK INGEVOLGE KLOUSULE 16 VAN DIE TSHWANE DORPSBEPLANNINGSKEMA, 2008 (HERSIENE 2014) LEES MET ARTIKEL 16 (3) VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUURSVERORDENING, 2016.**

Hiermee word kennis gegee aan almal wat dit aangaan, ingevolge klousule 16 van die Tshwanestadsbeplanningskema, 2008 (Hersien 2014), gelees saam met Artikel 16 (3) van die Stad Tshwane Verordening op Grondgebruiksbestuur, 2016 dat ek, (volle naam) mnr. Masemola Joseph Molawa, direkteur van die stadsbeplanners van Thabo, by die Stad Tshwane Munisipaliteit aansoek gedoen het om toestemming vir 'n gaste huis van Erf 298 Mabopane D.

Enige beswaar, met die redes daarvoor, moet skriftelik by of tot die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling (by die betrokke kantoor): ***Akasia Municipal Complex, 485 Heinrich Avenue (Entrance Dale Street), Karen Park. Po Box 58393, Karen Park 0118 / CityP_Registration@tshwane.gov.za**, binne 28 dae na publikasie van die kennisgewing in die Provinsiale Koerant, naamlik **03 August 2022**. Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by bogenoemde kantoor besigtig word vir n periode van 28 dae na publikasie van die kennisgewing in die Provinsiale Koerant. Sluitingsdatum vir enige besware: **30 August 2022**.

AANSOEKER STRAAT ADRES EN POSADRES

82 Dieffenbachia Street

Karen park

0182

TELEFOON: 067 018 2164/ 073 245 6795

Council Reference :35458

3-10

PROVINCIAL NOTICE 637 OF 2022

**CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE
LAND USE MANAGEMENT BY-LAW, 2016**

We, **SFP Townplanning (Pty) Ltd**, being the authorized agent of the owners of **Portion 12 of Erf 169, Rietvalleirand Extension 7 Township** hereby give notice in terms of Section 16(1)(f) read with Schedule 23 of the City of Tshwane Land Use Management By-Law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-Planning Scheme, 2008 (Revised 2014), for the rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016. The rezoning is from "Residential 1" with a minimum erf size of 3000m² to "Residential 1" with a minimum erf size of 400m² to allow for 4 full title erven, a coverage of 50% and a height of 2 storeys (10m). The property is situated on 11 Ancile Close, Rietvalleirand in Ward 47.

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 Group Head, Economic Development and Spatial Planning, City of Tshwane Metropolitan Municipality, P. O. Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3 August 2022 (the first date of the publication of the notice), until 1 September 2022.

"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.

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za.

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application."

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 advertisement in the Provincial Gazette, Beeld and Citizen newspapers. **Address of Municipal Offices:** City of Tshwane, Economic Development and Spatial Planning Department, Room E10, Centurion Municipal Offices, corner Basden and Rabie Streets, Centurion. **Name and Address of applicant:** SFP Townplanning (Pty) Ltd

371 Melk Street, Nieuw Muckleneuk or P. O. Box 908, Groenkloof, 0027

Telephone No: (012) 346 2340 Fax No: (012) 346 0638 Email: admin@sfplan.co.za

Dates on which notice will be published: 3 and 10 August 2022

Closing date for any objections and/or comments: 1 September 2022

Reference: CPD 9/2/4/2-6573T (Item No. 35937) **Our ref:** F3293

3-10

PROVINSIALE KENNISGEWING 637 VAN 2022

STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN DIE AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUURVERORDENING, 2016

Ons, **SFP Stadsbeplanning (Edms) Bpk**, synde die gemagtigde agent van die eienaar van **Gedeelte 12 van Erf 169, Dorp Rietvalleirand Uitbreiding 7**, gee hiermee kennis in terme van Artikel 16(1)(f) saamgelees met Bylae 23 van die Stad Tshwane Grondgebruiksbestuurverordening, 2016, dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane-Dorpbepenningskema, 2008 (Hersien 2014), in terme van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurverordening, 2016. Die hersonering is van "Residensieel 1" met 'n minimum erfgrootte van 3000m² na "Residensieel 1" met 'n minimum erfgrootte van 400m² om voorsiening te maak vir 4 voltitelerwe, 'n dekking van 50% en 'n hoogte van 2 verdiepings (10m). Die eiendom is geleë op Ancile Close 11, Rietvalleirand in Wyk 47.

Enige beswaar(e) of kommentaar(e), met die gronde daarvoor met volledige kontakbesonderhede waarsonder die Munisipaliteit nie met die persoon of liggaam wat die kommentaar(e) of beswaar(e) ingedien het kan kommunikeer nie, moet binne nie minder nie as 28 dae na die datum van die eerste publikasie van die kennisgewing ingedien of gerig word aan: Die Groep Hoof, Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Stad Tshwane Metropolitaanse Munisipaliteit, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za vanaf 3 Augustus 2022 (die datum van eerste publikasie van die kennisgewing) tot 1 September 2022.

"As enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die munisipaliteit versoek word deur die volgende kontakbesonderhede te versoek:
newlanduseapplications@tshwane.gov.za.

Daarbenewens kan die aansoeker by indiening van die aansoek óf 'n afskrif elektronies deurstuur óf die aansoek publiseer, met die bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker sal toesien dat die afskrif wat gepubliseer is of aan enige belanghebbende of geaffekteerde party gepubliseer of deurgegee is, dieselfde afskrif is wat ingedien is by die Munisipaliteit by newlanduseapplications@tshwane.gov.za.

Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die aansoeker 'n e-posadres of ander maniere moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantast nie.

Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende van die aansoek geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging te verbied nie."

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore soos hierbo uiteengesit geïnspekteer word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Gauteng Provinsiale Koerant, Beeld en Citizen koerante. **Adres van Munisipale Kantore:** Stad van Tshwane, Ekonomiese Ontwikkeling en Ruimtelike Beplanning Departement, Kamer E10, Centurion Munisipale Kantore, hoek van Basden en Rabiestraat, Centurion.

Naam en adres van aansoeker: SFP Stadsbeplanning (Edms) Bpk
371 Melk Straat, Nieuw Muckleneuk of Posbus 908, Groenkloof, 0027
Tel: (012) 346 2340 Faks: (012) 346 0638 E-pos: admin@sfplan.co.za
Datum waarop kennisgewing gepubliseer word: 3 en 10 Augustus 2022
Sluitingsdatum vir enige besware en/of kommentaar: 1 September 2022

Verwysing: CPD 9/2/4/2-6573T (Item No. 35937) **Ons verwysing:** F3293

3-10

PROVINCIAL NOTICE 638 OF 2022

CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE
LAND USE MANAGEMENT BY-LAW, 2016

We, **SFP Townplanning (Pty) Ltd**, being the authorized agent of the owners of **Remainder of Portion 15 of the farm Strydfontein No. 306-JR** hereby give notice in terms of Section 16(1)(f) read with Schedule 23 of the City of Tshwane Land Use Management By-Law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-Planning Scheme, 2008 (Revised 2014), for the rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016. The rezoning is from "Special" for recreation resort to "Special" for driving academy / skid pad / driver training centre / motor racing school to include subservient uses, with a building area of 1000m² and a height of 2 storeys. The property is situated on 6413, Hornsnek Road, Strydfontein adjacent to Bundu Inn.

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 Group Head, Economic Development and Spatial Planning, City of Tshwane Metropolitan Municipality, P. O. Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3 August 2022 (the first date of the publication of the notice), until 1 September 2022.

"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.

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za.

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application."

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 advertisement in the Provincial Gazette, Beeld and Citizen newspapers. **Address of Municipal Offices:** City of Tshwane, City Planning Department, Akasia Municipal Complex, 485 Heinrich Avenue (Entrance Dale Street) 1st Floor, Room F12, Karenpark, Akasia. **Name and Address of applicant:** SFP Townplanning (Pty) Ltd

371 Melk Street, Nieuw Muckleneuk or P. O. Box 908, Groenkloof, 0027

Telephone No: (012) 346 2340 Fax No: (012) 346 0638 Email: admin@sfplan.co.za

Dates on which notice will be published: 3 and 10 August 2022

Closing date for any objections and/or comments: 1 September 2022

Reference: CPD 9/2/4/2-6570T (Item No. 35930) **Our ref:** F3805

3-10

PROVINSIALE KENNISGEWING 638 VAN 2022**KENNISGEWING VAN DIE AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE STAD TSHWANE GRONDGEBRUIKSBESTUURVERORDENING, 2016**

Ons, **SFP Stadsbeplanning (Edms) Bpk**, synde die gemagtigde agent van die eienaar van **Restant van Gedeelte 15 van die plaas Strydfontein No. 306-JR**, gee hiermee kennis in terme van Artikel 16(1)(f) saamgelees met Bylae 23 van die Stad Tshwane Grondgebruiksbestuurverordening, 2016, dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane-Dorpbeplanningskema, 2008 (Hersien 2014), in terme van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurverordening, 2016. Die hersonering is van "Spesiaal" vir ontspanningsoord tot "Spesiaal" vir 'n motor bestuurders akademie / glypan / bestuurdersopleidingsentrum / motorsportskool ondergeskikte gebruike in te sluit, met 'n gebou van 1000m² en 'n hoogte van 2 verdiepings. Die eiendom is geleë op 6413, Hornsnekweg, Strydfontein krap Bundu Inn.

Enige beswaar(e) of kommentaar(e), met die gronde daarvoor met volledige kontakbesonderhede waarsonder die Munisipaliteit nie met die persoon of liggaam wat die kommentaar(e) of beswaar(e) ingedien het kan kommunikeer nie, moet binne nie minder nie as 28 dae na die datum van die eerste publikasie van die kennisgewing ingedien of gerig word aan: Die Groep Hoof, Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Stad Tshwane Metropolitaanse Munisipaliteit, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za vanaf 3 Augustus 2022 (die datum van eerste publikasie van die kennisgewing) tot 1 September 2022.

"As enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die munisipaliteit versoek word deur die volgende kontakbesonderhede te versoek:
newlanduseapplications@tshwane.gov.za.

Daarbenewens kan die aansoeker by indiening van die aansoek óf 'n afskrif elektronies deurstuur óf die aansoek publiseer, met die bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker sal toesien dat die afskrif wat gepubliseer is of aan enige belanghebbende of geaffekteerde party gepubliseer of deurgegee is, dieselfde afskrif is wat ingedien is by die Munisipaliteit by newlanduseapplications@tshwane.gov.za.

Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die aansoeker 'n e-posadres of ander maniere moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantast nie.

Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende van die aansoek geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging te verbied nie."

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore soos hierbo uiteengesit geïnspekteer word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Gauteng Provinsiale Koerant, Beeld en Citizen koerante. **Adres van Munisipale Kantore:** Stad van Tshwane, Stadsbeplanningsafdeling, Akasia Munisipale Kompleks, Heinrichlaan 485 (Dalestraat ingang) 1^{ste} Vloer, Kamer F12, Karenpark, Akasia.

Naam en adres van aansoeker: SFP Stadsbeplanning (Edms) Bpk
371 Melk Straat, Nieuw Muckleneuk of Posbus 908, Groenkloof, 0027
Tel: (012) 346 2340 Faks: (012) 346 0638 E-pos: admin@sfplan.co.za
Datum waarop kennisgewing gepubliseer word: 3 en 10 Augustus 2022
Sluitingsdatum vir enige besware en/of kommentaar: 1 September 2022

Verwysing: CPD 9/2/4/2-6570T (Item No. 35930) **Ons verwysing:** F3805

3-10

PROVINCIAL NOTICE 639 OF 2022

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE
LAND USE MANAGEMENT BY-LAW, 2016

We, **SFP Townplanning (Pty) Ltd**, being the authorized agent of the owners of **Erven 75 and 76, Hazelwood Township** hereby give notice in terms of Section 16(1)(f) read with Schedule 23 of the City of Tshwane Land Use Management By-Law, 2016, that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-Planning Scheme, 2008 (Revised 2014), for the rezoning in terms of Section 16(1) of the City of Tshwane Land Use Management By-Law, 2016. The rezoning is from "Residential 4" to "Residential 4" in order to increase the number of dwelling units from 24 units to 50 units, and to increase the density from "108 units per hectare" to a density of "222 dwelling units per hectare" on the consolidated property. It should be noted that the current approved development controls of coverage 60%, Floor Area Ratio of 1,0 and height of 5 storeys will not be changed at all. The approved number of dwelling units will be increased due to a design change from 2 bedroom units to more 1 bedroom units. The properties are situated on 35 and 39 Oaktree Street, Hazelwood in Ward 82.

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 Group Head, Economic Development and Spatial Planning, City of Tshwane Metropolitan Municipality, P. O. Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3 August 2022 (the first date of the publication of the notice), until 1 September 2022.

*"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.*

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za.

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application."

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 advertisement in the Provincial Gazette, Beeld and Citizen newspapers. **Address of Municipal Offices:** City of Tshwane, Economic Development and Spatial Planning Department, Room E10, Centurion Municipal Offices, corner Basden and Rabie Streets, Centurion.

Name and Address of applicant: SFP Townplanning (Pty) Ltd

371 Melk Street, Nieuw Muckleneuk or P. O. Box 908, Groenkloof, 0027

Telephone No: (012) 346 2340 Fax No: (012) 346 0638 Email: admin@sfplan.co.za

Dates on which notice will be published: 3 and 10 August 2022

Closing date for any objections and/or comments: 1 September 2022

Reference: CPD 9/2/4/2-6604T (Item No. 36002) **Our ref:** F4233

3-10

PROVINSIALE KENNISGEWING 639 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN DIE AANSOEK OM HERSONERING IN TERME VAN ARTIKEL 16(1) VAN DIE STAD
TSHWANE GRONDGEBRUIKSBESTUURVERORDENING, 2016**

Ons, **SFP Stadsbeplanning (Edms) Bpk**, synde die gemagtigde agent van die eienaar van **Erwe 75 en 76, Dorp Hazelwood**, gee hiermee kennis in terme van Artikel 16(1)(f) saamgelees met Bylae 23 van die Stad Tshwane Grondgebruiksbestuurverordening, 2016, dat ons by die Stad van Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane-Dorpbeplanningskema, 2008 (Hersien 2014), in terme van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurverordening, 2016. Die hersonering is van "Residensieel 4" na "Residensieel 4" ten einde die aantal wooneenhede van 24 eenhede tot 50 eenhede te verhoog, en die digtheid vanaf "108 eenhede per hektaar" na "222 wooneenhede per hektaar" op die gekonsolideerde eiendom te verhoog. Daar moet op gelet word dat die reeds goedgekeurde ontwikkelings beheer maatreëls geensins verander van die goedgekeurde dekking van 60%, Vloer ruimte verhouding van 1,0 en hoogte van 5 verdiepings nie. Slegs die hoeveelheid eenhede word verhoog as gevolg van 'n herontwerp van die gebou met 'n herontwerp van 2 slaapkamer eenhede na meerendeels 1 slaapkamer eenhede. Die eiendomme is geleë in 35 en 39 Oaktreestraat, Hazelwood in Wyk 82.

Enige beswaar(e) of kommentaar(e), met die gronde daarvoor met volledige kontakbesonderhede waarsonder die Munisipaliteit nie met die persoon of liggaam wat die kommentaar(e) of beswaar(e) ingedien het kan kommunikeer nie, moet binne nie minder nie as 28 dae na die datum van die eerste publikasie van die kennisgewing ingedien of gerig word aan: Die Groep Hoof, Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Stad Tshwane Metropolitaanse Munisipaliteit, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za vanaf 3 Augustus 2022 (die datum van eerste publikasie van die kennisgewing) tot 1 September 2022.

"As enige belanghebbende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die munisipaliteit versoek word deur die volgende kontakbesonderhede te versoek:
newlanduseapplications@tshwane.gov.za.

Daarbenewens kan die aansoeker by indiening van die aansoek óf 'n afskrif elektronies deurstuur óf die aansoek publiseer, met die bevestiging van die volledigheid deur die Munisipaliteit, vergesel van die elektroniese eksemplaar of op hul webwerf, indien enige. Die aansoeker sal toesien dat die afskrif wat gepubliseer is of aan enige belanghebbende of geaffekteerde party gepubliseer of deurgegee is, dieselfde afskrif is wat ingedien is by die Munisipaliteit by newlanduseapplications@tshwane.gov.za.

Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die aansoeker 'n e-posadres of ander maniere moet verskaf om sodanige afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker voorsien is, mag gekopieër, gereproduseer word of in enige vorm gepubliseer of gebruik word op 'n manier wat die applikant se intellektuele eiendomsregte aantast nie.

Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die versuim deur 'n belanghebbende van die aansoek geaffekteerde party om 'n afskrif van die aansoek te bekom nie as redes beskou om die verwerking en oorweging te verbied nie."

Volledige besonderhede en planne (as daar is) kan gedurende gewone kantoorure by die Munisipale kantore soos hierbo uiteengesit geïnspekteer word, vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Gauteng Provinsiale Koerant, Beeld en Citizen koerante. **Adres van Munisipale Kantore:** Stad van Tshwane, Ekonomiese Ontwikkeling en Ruimtelike Beplannings Departement, Kamer E10, Centurion Munisipale Kantore, hoek van Basden en Rabiestraat, Centurion.

Naam en adres van aansoeker: SFP Stadsbeplanning (Edms) Bpk
371 Melk Straat, Nieuw Muckleneuk of Posbus 908, Groenkloof, 0027
Tel: (012) 346 2340 Faks: (012) 346 0638 E-pos: admin@sfplan.co.za
Datum waarop kennisgewing gepubliseer word: 3 en 10 Augustus 2022
Sluitingsdatum vir enige besware en/of kommentaar: 1 September 2022

Verwysing: CPD 9/2/4/2-6604T (Item No. 36002) **Ons verwysing:** F4233

3-10

PROVINCIAL NOTICE 640 OF 2022**NOTICE OF AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE AND OBSOLETE TITLE CONDITIONS IN TERMS OF SECTION 45.(2)-(7) OF THE MOGALE CITY MUNICIPAL PLANNING BY-LAW, 2016.**

I, Magdalena Johanna Smit from Urban Devco cc, being the applicant for the removal of restrictive and obsolete title deed conditions for Erf 42 Kenmare Township (6 Glen Street), hereby give notice in terms of Section 45.(2) of the Mogale City Municipal Planning By-Law, 2018 that I have applied to the Mogale City Local Municipality for the removal of restrictive and obsolete title deed conditions, Clauses (d), (e), (f), (f)(i), (g), (h), (i), (j)(i), (j)(ii), (k) and (l) of Deed of Transfer No. T52375/2014 in terms of Section 66.(4) of the Mogale City Municipal Planning By-Law, 2018. The purpose of the application is to regularize the transgression of the building line by the existing granny flat. 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 applicant/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: Vuyani Bekwa from 3 August 2022 until 13 September 2022. Full particulars and plans may be inspected during normal office hours at the municipal offices as set out below, for a period of 28 days from the first date of publication of the notice in the Provincial Gazette and the Citizen Newspaper.

Address of the municipality: The Executive Manager, Economic Services, Mogale City Local Municipality, First Floor, Furncity building, corner Human and Monument Streets, Krugersdorp.

Closing date of objections and/or comments: 13 September 2022

Postal address of applicant: Urban Devco, Postnet Suite 120, Private Bag X3, Paardekraal, 1752. **Tel:** (010) 591 2517

Email: manda@urbandevco.co.za **Street address:** 54 Shannon Road, Noordheuwel, Krugersdorp.

Date on which notice will be published: 3 August 2022 and 10 August 2022.

Application submission date: 6 July 2022.

Municipal Reference Number: 15/1/2-98632

3-10

PROVINCIAL NOTICE 642 OF 2022**NOTICE OF AN APPLICATION FOR THE REMOVAL OF RESTRICTIVE AND OBSOLETE TITLE CONDITIONS IN TERMS OF SECTION 45.(2)-(7) OF THE MOGALE CITY MUNICIPAL PLANNING BY-LAW, 2016.**

I, Magdalena Johanna Smit from Urban Devco cc, being the applicant for the removal of restrictive and obsolete title deed conditions for Erf 42 Kenmare Township (6 Glen Street), hereby give notice in terms of Section 45.(2) of the Mogale City Municipal Planning By-Law, 2018 that I have applied to the Mogale City Local Municipality for the removal of restrictive and obsolete title deed conditions, Clauses (d), (e), (f), (f)(i), (g), (h), (i), (j)(i), (j)(ii), (k) and (l) of Deed of Transfer No. T52375/2014 in terms of Section 66.(4) of the Mogale City Municipal Planning By-Law, 2018. The purpose of the application is to regularize the transgression of the building line by the existing granny flat. 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 applicant/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: Vuyani Bekwa from 3 August 2022 until 13 September 2022. Full particulars and plans may be inspected during normal office hours at the municipal offices as set out below, for a period of 28 days from the first date of publication of the notice in the Provincial Gazette and the Citizen Newspaper.

Address of the municipality: The Executive Manager, Economic Services, Mogale City Local Municipality, First Floor, Furncity building, corner Human and Monument Streets, Krugersdorp.

Closing date of objections and/or comments: 6 September 2022

Postal address of applicant: Urban Devco, Postnet Suite 120, Private Bag X3, Paardekraal, 1752. **Tel:** (010) 591 2517

Email: manda@urbandevco.co.za **Street address:** 54 Shannon Road, Noordheuwel, Krugersdorp.

Date on which notice will be published: 3 August 2022 and 10 August 2022.

Application submission date: 6 July 2022.

Municipal Reference Number: 15/1/2-98632

3-10

PROVINCIAL NOTICE 645 OF 2022**RE-ADVERTISEMENT****CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF REZONING APPLICATION IN TERMS OF SECTION 16(1) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016.**

We, Tbkay Design and Construction, being the applicant on behalf of the property owner of Erf R/1396, Pretoria Township, situated at 160 Luttig Street, hereby give notice in terms of Section 16(1)(F) of the City of Tshwane Land Use Management By-law, 2016, that 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 By-law, 2016 of the subject property as described above. The rezoning is from "Residential 1" to "Special" in order to establish a hotel. The intention of the applicant in this matter is to establish a 5-storey hotel with 80 accommodation rooms and 3 conference rooms. 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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 03rd July 2022 until 13th September 2022. Full particulars and plans 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. Address of Municipal offices: Pretoria Office: 1st Floor, Middestad Building, 252 Thabo Sehume Street, Pretoria. Closing date for any objections and/or comments: 13th September 2022.

Address of applicant: Street Address: 1714 Thorn-Valley, Salie Street, Chantelle

Contact: 073 036 0479; Email: ntlatlengkatlego@gmail.com

Dates on which notices will be published: 03rd July 2022 and 10th August 2022.

CPD 9/2/4/2 – 5060T (Item No. 29735)

3-10

PROVINSIALE KENNISGEWING 645 VAN 2022**HER ADVERTENSIE****STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN HERSONERING AANSOEK INGEVOLGE ARTIKEL 16 (1) VAN DIE STAD TSHWANE GRONDGEBRUIKBESTUUR VERORDENING, 2016.**

Ons, Tbkay Design and Construction, synde die aansoeker namens die eiendomseienaar van Erf R/1396, Pretoria Dorpsgebied, geleë te Luttigstraat 160, gee hiermee kennis ingevolge Artikel 16(1)(F) van die Stad Tshwane Grondgebruikbestuursverordening, 2016, wat ons by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur hersonering ingevolge Artikel 16(1) van die Stad van Tshwane Grondgebruikbestuursverordening, 2016 van die onderwerp eiendom soos hierbo beskryf. Die hersonering is van "Residensieel 1" na "Spesiaal" om 'n hotel te vestig. Die voorneme van die applikant in hierdie aangeleentheid is om 'n 5-verdieping hotel met 80 verblyfkamers en 3 konferensiekamers te vestig. Enige beswaar(s) en/of kommentaar(s), insluitend die gronde vir sodanige beswaar(s) en/of kommentaar(s) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(s) indien nie.) en/of kommentaar(s), ingedien word by, of skriftelik gemaak word aan: die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of by CityP_Registration@tshwane.gov.za vanaf 03 Julie 2022 tot 13 September 2022. Volledige besonderhede en planne kan gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit besigtig word vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant. Adres van Munisipale kantore Pretoria Kantoor: 1ste Vloer, Middestadgebou, Thabo Sehumestraat 252, Pretoria. Sluitingsdatum vir enige besware en/of kommentaar: 13 September 2022.

Adres van applikant: Straatadres: 1714 Thorn-Valley, Salie Street, Chantelle

Kontak: 073 036 0479; E-pos: ntlatlengkatlego@gmail.com

Datums waarop kennisgewings gepubliseer sal word: 03 Julie 2022 en 10 Augustus 2022.

CPD 9/2/4/2 - 5060T (Item Nr. 29735)

3-10

PROVINCIAL NOTICE 646 OF 2022**MOGALE CITY LOCAL MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 45 OF MOGALE CITY SPATIAL PLANNING
AND LAND USE MANAGEMENT BY-LAW, 2018**

We, Hunter Theron Inc., being the applicant of **PROPOSED PORTION 204 (A PORTION OF PORTION 41) OF THE FARM RIETVALLEI, 180-IQ**, hereby give notice in terms of Section 45(2)(a) of the Mogale City Local Municipality Land Use Management By-Law 2018, that we have applied to the Mogale City Local Municipality for the amendment of the Krugersdorp Town Planning Scheme, 1980, by the rezoning of the above-mentioned property from "Agriculture" with an Annexure to "Agriculture" with an Annexure for truck sales and related and subservient uses including an office and workshop with a floor area of not more than 3 000m².

Physical address : The property is situated between the N14 and R114 roads. Approximately 120m south-west of the Drift Boulevard and St Antonios Road intersection, in the Krugersdorp area. Furthermore, the site is located south of Villa Road, east of the N14, west and adjacent to R114 (Drift Boulevard) and north of the N14-R114 highway onramp, within the jurisdiction of Mogale City Local Municipality.

The intention of the applicant is to rezone the property and utilise same for truck sales and related and subservient uses including an office and workshop. The intended land uses will not exceed a floor area of 3 000m².

Any objections and/or comments, including the grounds for such objections and/or comments with full contact details, without which the Municipality cannot correspond with the person or body submitting the objections and/or comments, shall be lodged with or made in writing to the Municipal Manager at PO Box 94, Krugersdorp 1740, or email pauline.mokale@mogalecity.gov.za and christo.mogalecity@outlook.com Tel No. : 011 951-2004 with a **copy to the applicant (details below)** from 03 August 2022 to 31 August 2022.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal Offices as well as the office of the applicant between 09:00-15:00 Monday to Fridays, as set out below, for a period of 28 (twenty-eight) days from 03 August 2022.

Address of Municipal offices : Development Planning, First Floor, Furniture City Building, Cnr of Human Street and Monument Street, Krugersdorp

Closing date for any objections and/or comments : 31 August 2022

Address of applicant : Hunter Theron Inc., 53 Conrad Street, Florida North, 1719 / P O Box 489, Florida Hills, 1716 / Tel No : 011 472-1613/ Email : nita@huntertheron.co.za/ Contact person: Nita Conradie

Dates on which notice will be published : 03 August 2022 and 10 August 2022

3-10

PROVINCIAL NOTICE 648 OF 2022**NOTICE OF APPLICATION FOR THE AMENDMENT OF TOWN PLANNING SCHEME APPLICATION IN TERMS OF SECTION 48 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019**

I, Noel Brownlee being authorized agent of the owner of Portion 1 of Erf 140 Edenvale hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that I have applied to the City of Ekurhuleni Metropolitan Municipality for the amendment of the City of Ekurhuleni Land Use Scheme (CELUS), 2021, by the rezoning of the property described above, situated at 85 Seventh Avenue, Edenvale from "Residential 1" to "Residential 3" for 40 units per hectare to allow 4 residential units on the property.

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager: City Planning Department, Edenvale Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, First Floor, Room 248, Corner Hendrik Potgieter & van Riebeeck Roads, for a period of 28 days from 3 August 2022 (the date of the first publication of this notice).

Objections to or representations in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department, Edenvale, Customer Care Centre of the City of Ekurhuleni Metropolitan Municipality, First Floor, Room 248, Corner Hendrik Potgieter & van Riebeeck Roads or the Director, Planning and Development at the above address or at P O Box 25 Edenvale, 1610, within a period of 28 days from 3 August 2022. Address of the authorised agent: N Brownlee, P O Box 2487, Bedfordview, 2008. noelbb@mweb.co.za 083 255 6583

3-10

PROVINCIAL NOTICE 656 OF 2022

**MOGALE CITY LOCAL MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 45 OF MOGALE CITY SPATIAL PLANNING
AND LAND USE MANAGEMENT BY-LAW, 2018**

We, Hunter Theron Inc., being the applicant of **PROPOSED PORTION 204 (A PORTION OF PORTION 41) OF THE FARM RIETVALLEI, 180-IQ**, hereby give notice in terms of Section 45(2)(a) of the Mogale City Local Municipality Land Use Management By-Law 2018, that we have applied to the Mogale City Local Municipality for the amendment of the Krugersdorp Town Planning Scheme, 1980, by the rezoning of the above-mentioned property from "Agriculture" with an Annexure to "Agriculture" with an Annexure for truck sales and related and subservient uses including an office and workshop with a floor area of not more than 3 000m².

Physical address : The property is situated between the N14 and R114 roads. Approximately 120m south-west of the Drift Boulevard and St Antonios Road intersection, in the Krugersdorp area. Furthermore, the site is located south of Villa Road, east of the N14, west and adjacent to R114 (Drift Boulevard) and north of the N14-R114 highway onramp, within the jurisdiction of Mogale City Local Municipality.

The intention of the applicant is to rezone the property and utilise same for truck sales and related and subservient uses including an office and workshop. The intended land uses will not exceed a floor area of 3 000m².

Any objections and/or comments, including the grounds for such objections and/or comments with full contact details, without which the Municipality cannot correspond with the person or body submitting the objections and/or comments, shall be lodged with or made in writing to the Municipal Manager at PO Box 94, Krugersdorp 1740, or email paulline.mokale@mogalecity.gov.za and christo.mogalecity@outlook.com Tel No. : 011 951-2004 with a **copy to the applicant (details below)** from 03 August 2022 to 31 August 2022.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal Offices as well as the office of the applicant between 09:00-15:00 Monday to Fridays, as set out below, for a period of 28 (twenty-eight) days from 03 August 2022.

Address of Municipal offices : Development Planning, First Floor, Furniture City Building, Cnr of Human Street and Monument Street, Krugersdorp

Closing date for any objections and/or comments : 31 August 2022

Address of applicant : Hunter Theron Inc., 53 Conrad Street, Florida North, 1719 / P O Box 489, Florida Hills, 1716 / Tel No : 011 472-1613/ Email : nita@huntertheron.co.za/ Contact person: Nita Conradie

Dates on which notice will be published : 03 August 2022 and 10 August 2022

3-10

PROVINCIAL NOTICE 659 OF 2022

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

**NOTICE OF TOWNSHIP ESTABLISHMENT APPLICATION IN TERMS OF SECTION 16(4) OF
THE CITY OF TSHWANE LAND USE MANAGEMENT BY- LAW, 2016-PROPOSED MNANDI
EXTENSION 7, TOWNSHIP.**

We, Refulgent Consulting (Pty) Ltd, being the applicant and authorized agent of the owner of Portion 765 Knopjeslaagte 385 JR, hereby give notice in terms of 16(1)(f) of the City of Tshwane Land Use Management By- Law 2016, that we have applied to the City of Tshwane Metropolitan for the establishment of a township to be known as "Mnandi Extension 7" in terms of section 16(4) of the City of Tshwane Land Use Management By- Law, 2016, referred to in the Annexure hereunder.

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 respond 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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za ,from 10th of August 2022 until 08th of September 2022.

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 the first publication of the notice in the Provincial Gazette/Beeld/The Citizen newspapers. **Address of Municipal offices:** Cnr Basden and Rabie Street, Centurion Street Municipal Offices.

Closing date for any objections/comments: 08th of September 2022

Name and address of authorized agent: Refulgent Consulting (Pty) Ltd, 238 Section A, Kwamhlanga, 1022 or PO Box 20145, Kwamhlanga, 1022 Tel: 076 0433 931.

Date of first publication: 10 August 2022

Date of second publication 17 August 2022

ANNEXURE

Name of Township: Mnandi Extension 7; **Full name of applicant:** Refulgent Consulting Pty (Ltd). **Number of Erven, Proposed zoning and development control measure:** Erf 1 to 17: zoned "Residential 1" and Erf 18 zoned "Special for private street", with a density of one dwelling per erf with F.A.R. of 1.0, a height of 2 storeys and coverage of 50%. **The intension of the applicant in this matter is:** To construct dwelling units on the property. **Locality and description of the properties on which the township is to be established:** Portion 765 Knopjeslaagte 385 JR AH. **Proposed township is situated at:** 6518 North Road. **Reference:** Item no.:35350

10-17

PROVINSIALE KENNISGEWING 659 VAN 2022**STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN AANSOEK VIR DORPSTIGTING IN TERME VAN ARTIKEL 16(4) VAN
DIE STAD TSHWANE VERORDENING OP DIE BESTUUR VAN GRONDGEBRUIK, 2016-
VOORGESTELDE MNANDI UITBREIDING 7, DORP.**

Ons, Refulgent Consulting (Pty) Ltd, synde die aansoeker en gemagtigde agent van die eienaar van Gedeelte 765 Knopjeslaagte 385 JR, gee hiermee kennis ingevolge 16(1)(f) van die Stad Tshwane Grondgebruikbestuursverordening 2016, dat ons by die Stad Tshwane Metropolitan aansoek gedoen het vir die stigting van 'n dorp wat bekend staan as "Mnandi Uitbreiding 7" ingevolge artikel 16(4) van die Stad Tshwane Grondgebruikbestuursverordening, 2016, waarna verwys word. in die Bylae hieronder.

Enige beswaar(s) en/of kommentaar(s), insluitend die gronde vir sodanige beswaar(s) en/of kommentaar(s) met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie kan reageer met die persoon of liggaam wat die beswaar(s) indien nie.) en/of kommentaar(s), ingedien word by, of skriftelik gemaak word aan: die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of aan CityP_Registration@tshwane.gov.za, vanaf 10de van Augustus 2022 tot 08 September 2022.

Volledige besonderhede en planne (indien enige) kan gedurende gewone kantoorure by die Munisipale kantore soos hieronder uiteengesit besigtig word vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie van die kennisgewing in die Provinsiale Koerant/Beeld/The Citizen koerante. Adres van Munisipale kantore: Cnr Basden en Rabiestraat, Centrurionstraat Munisipale Kantore. Sluitingsdatum vir enige besware/kommentaar: 08 September 2022

Naam en adres van gemagtigde agent: Refulgent Consulting (Edms) Bpk, 238 Afdeling A, Kwamhlanga, 1022 of Posbus 20145, Kwamhlanga, 1022 Tel: 076 0433 931.

Datum van eerste publikasie: 10 Augustus 2022

Datum van tweede publikasie 17 Augustus 2022

BYLAE

Naam van dorp: Mnandi Uitbreiding 7; Volle naam van aansoeker: Refulgent Consulting Pty (Ltd). Aantal Erwe, Voorgestelde sonering en ontwikkelingsbeheermaatreeël: Erf 1 tot 17: gesoneer "Residensieel 1" en Erf 18 gesoneer "Spesiaal vir privaat straat" met 'n digtheid van een woning per erf met F.A.R. van 1,0, 'n hoogte van 2 verdiepings en dekking van 50%. Die voorneme van die applikant in hierdie saak is: Om wooneenhede op die eiendom te bou. Ligging en beskrywing van die eiendomme waarop die dorp gestig gaan word: Gedeelte 765 Knopjeslaagte 385 JR AH. Voorgestelde dorp is geleë te: 6518 Noordweg. Verwysing: Item nr.:35350

10-17

PROVINCIAL NOTICE 660 OF 2022

**THE CITY OF JOHANNESBURG
MUNICIPAL PLANNING BY-LAW, 2016,**

Notice of application for amendment of the Johannesburg Land Use Scheme, 2018, i.t.o. Section 21 of The City of Johannesburg Municipal Planning By-Law, 2016, read together with the relevant provisions of the Spatial Planning & Land-Use Management Act, 2013).

I, Osvaldo DC Gonçalves, being the authorised agent of the owner of the **RE of Erf 973 Rosettenville Ext**, hereby give notice i.t.o. Section 21 of The City of Johannesburg Municipal Planning By-Law, 2016, that I have applied to the **City of Johannesburg Metropolitan Municipality** for the amendment of the Johannesburg Land Use Scheme, 2016, by the rezoning of the above property situated at 1 Lang Street South **Residential 4 to Special for an Animal Care Centre**.

Particulars of the application will lie for inspection during normal office hours at the office of the Executive Director: Development Planning, 8th floor, A-block, Metropolitan Centre, 158 Civic Bourlevard, Braamfontein for a period of 28 days from **10 AUGUST 2022**.

Objections or representations must be made in writing to the Executive Director: Development Planning at the above address or PO Box 30733, Braamfontein, 2017, within a period of 28 days from **10 AUGUST 2022**.

Agent: Ozzie Gonsalves Town Planning

PO Box 1332, Glenvista, 2058.

082 677 7790 ozziegonsalves@yahoo.com

PROVINCIAL NOTICE 661 OF 2022**NOTICE IN TERMS OF SECTION 38.(2) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE AMENDMENT OF THE VEREENIGING TOWN PLANNING SCHEME, 1992, IN RESPECT OF PROPOSED PORTION 1 AND REMAINDER OF ERF 990 BEDWORTH PARK.**

I, Mr. C.F. de Jager of Pace Plan Consultants, being the authorized agent of the owner of proposed Portion 1 and Remainder of Erf 990 Bedworth Park, situated on the corners of Centuar Road, Evadne Avenue and Fortuna Avenue, Bedworthpark, Vereeniging, hereby give notice in terms of Section 38.(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality for the amendment of the Vereeniging Town Planning Scheme, 1992, in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, with the rezoning of proposed Portion 1 and Remainder of Erf 990 Bedworth Park from "Residential 1" with a consent use to "Business 1" with the exclusion of a filling station and the inclusion of drive through restaurants and places of entertainment, with building lines of 0 metres on all boundaries.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Strategic Manager: Land Use Management, First floor, Old Trust Bank Building, corner of President Kruger Street and Eric Louw Street, Vanderbijlpark and at the office of the agent hereunder, for 28 days from 10 August 2022. Any person, who wishes to object to the application or submit representations in respect thereof, must lodge the same in writing to the Municipal Manager at the named address or to PO Box 3, Vanderbijlpark, 1900, or fax to 0169505533 within 28 days from 10 August 2022.

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: FIRST PUBLICATION: 10 AUGUST 2022

PROVINSIALE KENNISGEWING 661 VAN 2022**KENNISGEWING INGEVOLGE ARTIKEL 38.(2) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE WYSIGING VAN DIE VEREENIGING DORPSBEPLANNINGSKEMA, 1992, TEN OPSIGTE VAN VOORGESTELDE GEDEELTE 1 EN RESTANT VAN ERF 990 BEDWORTH PARK.**

Ek, Mnr. C.F. de Jager van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van voorgestelde Gedeelte 1 en Restant van Erf 990 Bedworth Park, geleë op die hoek van Centuarweg, Evadnelaan en Fortunalaan, Bedworthpark, Vereeniging, gee hiermee ingevolge Artikel 38.(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het vir die wysiging van die Vereeniging Dorpsbeplanningskema, 1992, ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, deur die hersonering van die voorgestelde Gedeelte 1 en die Restant van Erf 990 Bedworth Park vanaf "Residensieel 1" met n toestemming, na "Besigheid 1" met die uitsluiting van n vulstasie en die insluiting van deurry restaurante en vermaaklikheidsplekke, met boulyne van 0 meter op alle grense.

Besonderhede van die aansoek sal ter insae lê gedurende normale kantoorure by die kantoor van die Strategiese Bestuurder: Grondgebruiksbestuur, Eerste vloer, Ou Trust Bank Gebou, hoek van President Krugerstraat en Eric Louwstraat, Vanderbijlpark en by die kantoor van die agent hier onder, vir 'n tydperk van 28 dae vanaf 10 Augustus 2022. Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 10 Augustus 2022 skriftelik by die Munisipale Bestuurder by bogemelde adres of by Posbus 3, Vanderbijlpark, 1900, ingedien of gerig word of gefaks word na 0169505533.

Agent adres: Pace Plan Consultants, 70A Chopinstraat, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: EERSTE PUBLIKASIE: 10 AUGUSTUS 2022

PROVINCIAL NOTICE 662 OF 2022**NOTICE IN TERMS OF SECTION 38.(2) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE AMENDMENT OF THE VEREENIGING TOWN PLANNING SCHEME, 1992, IN RESPECT OF PROPOSED PORTION 2 OF ERF 990 BEDWORTH PARK.**

I, Mr. C.F. de Jager of Pace Plan Consultants, being the authorized agent of the owner of the proposed Portion 2 of Erf 990 Bedworth Park, situated on Fortuna Avenue, Bedworthpark, Vereeniging, hereby give notice in terms of Section 38.(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality for the amendment of the Vereeniging Town Planning Scheme, 1992, in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, with the rezoning of proposed Portion 2 of Erf 990 Bedworth Park from "Residential 1" with a consent use to "Residential 4" for student housing, with building lines of 0 metres on all boundaries.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Strategic Manager: Land Use Management, First floor, Old Trust Bank Building, corner of President Kruger Street and Eric Louw Street, Vanderbijlpark and at the office of the agent hereunder, for 28 days from 10 August 2022. Any person, who wishes to object to the application or submit representations in respect thereof, must lodge the same in writing to the Municipal Manager at the named address or to PO Box 3, Vanderbijlpark, 1900, or fax to 0169505533 within 28 days from 10 August 2022.

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: FIRST PUBLICATION: 10 AUGUST 2022

PROVINSIALE KENNISGEWING 662 VAN 2022**KENNISGEWING INGEVOLGE ARTIKEL 38.(2) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE WYSIGING VAN DIE VEREENIGING DORPSBEPLANNINGSKEMA, 1992, TEN OPSIGTE VAN VOORGESTELDE GEDEELTE VAN ERF 990 BEDWORTH PARK.**

Ek, Mnr. C.F. de Jager van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van voorgestelde Gedeelte 2 van Erf 990 Bedworth Park, geleë te Fortunalaan, Bedworthpark, Vereeniging, gee hiermee ingevolge Artikel 38.(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het vir die wysiging van die Vereeniging Dorpsbeplanningskema, 1992, ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, deur die hersonering van voorgestelde Gedeelte 2 van Erf 990 Bedworth Park vanaf "Residensieel 1" met 'n toestemmingsgebruik na "Residensieel 4" vir studentebehuising, met boulyne van 0 meter op alle grense.

Besonderhede van die aansoek sal ter insae lê gedurende normale kantoorure by die kantoor van die Strategiese Bestuurder: Grondgebruiksbestuur, Eerste vloer, Ou Trust Bank Gebou, hoek van President Krugerstraat en Eric Louwstraat, Vanderbijlpark en by die kantoor van die agent hier onder, vir 'n tydperk van 28 dae vanaf 10 Augustus 2022. Besware teen of vertoe ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 10 Augustus 2022 skriftelik by die Munisipale Bestuurder by bogemelde adres of by Posbus 3, Vanderbijlpark, 1900, ingedien of gerig word of gefaks word na 0169505533.

Agent adres: Pace Plan Consultants, 70A Chopinstraat, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: EERSTE PUBLIKASIE: 10 AUGUSTUS 2022

PROVINCIAL NOTICE 663 OF 2022**NOTICE IN TERMS OF SECTION 38.(2) AND 62.(6) OF THE EMFULENI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2018, FOR THE SIMULTANEOUS AMENDMENT OF THE VEREENIGING TOWN PLANNING SCHEME, 1992 AND THE REMOVAL OF RESTRICTIVE CONDITIONS IN RESPECT OF ERF 1201 THREE RIVERS EXTENSION 1.**

I, Mr. C.F. de Jager of Pace Plan Consultants, being the authorized agent of the owner of Erf 1201 Three Rivers Extension 1, situated at 39 Ring Road Three Rivers Extension 1, Vereeniging, hereby give notice in terms of Section 38.(2) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, that I have applied to the Emfuleni Local Municipality in terms of Section 62.(6) of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, for the removal of restrictive conditions described in the Title Deed of Erf 1201 Three Rivers Extension 1 and the simultaneous amendment of the Vereeniging Town Planning Scheme, 1992, in terms of Section 38 of the Emfuleni Municipality Spatial Planning and Land Use Management By-Laws, 2018, with the rezoning of Erf 1201 Three Rivers Extension 1 from "Residential 1" to "Residential 3" with a density limited to 20 units, height of 2 storeys, coverage of 50%, F.A.R. of 1.0 and building lines of 0m on all boundaries.

All relevant documents relating to the application will be open for inspection during normal office hours at the office of the Strategic Manager: Land Use Management, First floor, Old Trust Bank Building, corner of President Kruger Street and Eric Louw Street, Vanderbijlpark and the office of the agent hereunder, for 28 days from 10 August 2022. Any person, who wishes to object to the application or submit representations in respect thereof, must lodge the same in writing to the Municipal Manager at the named address or to PO Box 3, Vanderbijlpark, 1900, or fax to 0169505533 within 28 days from 10 August 2022.

Agent address: Pace Plan Consultants, 70A Chopin Street, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: DATE OF FIRST PUBLICATION: 10 AUGUST 2022

PROVINSIALE KENNISGEWING 663 VAN 2022**KENNISGEWING INGEVOLGE ARTIKEL 38.(2) EN 62.(6) VAN DIE EMFULENI MUNISIPALITEIT RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENNINGE, 2018, VIR DIE GELYKTYDIGE WYSIGING VAN DIE VEREENIGING DORPSBEPLANNINGSKEMA, 1992 EN DIE OPHEFFING VAN BEPERKENDE VOORWAARDES TEN OPSIGTE VAN ERF 1201 THREE RIVERS UITBREIDING 1.**

Ek, Mnr. C.F. de Jager van Pace Plan Consultants, synde die gemagtigde agent van die eienaar van Erf 1201 Three Rivers Uitbreiding 1, geleë te Ringweg 39, Three Rivers Extension 1, Vereeniging, gee hiermee ingevolge Artikel 38.(2) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur Verordeninge, 2018, kennis dat ek by die Emfuleni Plaaslike Munisipaliteit aansoek gedoen het ingevolge Artikel 62.(6) van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, vir die opheffing van beperkende voorwaardes soos beskryf in die Titellakte van Erf 1201 Three Rivers Uitbreiding 1 en die gelyktydige wysiging van die Vereeniging Dorpsbeplanningskema, 1992, ingevolge Artikel 38 van die Emfuleni Munisipaliteit Ruimtelike Beplanning en Grondgebruiksbestuur, 2018, deur die hersonering van Erf 1201 Three Rivers Uitbreiding 1 vanaf "Residensieel 1" na "Residensieel 3" met 'n digtheid van beperk tot 20 eenhede, hoogte van 2 verdiepings, dekking van 50%, V.O.V. van 1.0 en boulyne van 0m op alle grense.

Besonderhede van die aansoek sal ter insae lê gedurende normale kantoorure by die kantoor van die Strategiese Bestuurder: Grondgebruiksbestuur, Eerste vloer, Ou Trust Bank Gebou, hoek van President Krugerstraat en Eric Louwstraat, Vanderbijlpark en by die kantoor van die agent hieronder, vir 'n tydperk van 28 dae vanaf 10 Augustus 2022. Besware teen of vertoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 10 Augustus 2022 skriftelik by die Munisipale Bestuurder by bogemelde adres of by Posbus 3, Vanderbijlpark, 1900, ingedien of gerig word of gefaks word na 0169505533.

Agent adres: Pace Plan Consultants, 70A Chopinstraat, Vanderbijlpark SW 5, 1911, Tel: 0834465872, christo@paceplan.co.za: DATUM VAN EERSTE PUBLIKASIE: 10 AUGUSTUS 2022

PROVINCIAL NOTICE 664 OF 2022**Form E3d – Newspaper Rezoning****NOTICE OF APPLICATION FOR THE AMENDMENT OF THE CITY OF JOHANNESBURG LAND USE SCHEME, 2018 IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016.****APPLICABLE SCHEME:**

City of Johannesburg Land Use Scheme, 2018

Notice is hereby given, in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016, that I, the undersigned, have applied to the City of Johannesburg for an amendment of the City of Johannesburg Land Use Scheme, 2018.

SITE DESCRIPTION:

Erf 93 Hurst Hill, situated at No. 12 Riebeeck Street1.

APPLICATION TYPE:

Application is made in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016 read with the Spatial Planning and Land Use Management Act (SPLUMA), 2013, (Act 16 of 2013) for the amendment of the City of Johannesburg Land Use Scheme, 2018 by the rezoning of Erf 247 Blackheath Extension 1 from “Residential 1” with a consent of 10 student beds onsite to “Residential 3” with a density of 5 dwelling units onsite, subject conditions.

APPLICATION PURPOSES:

The intention is to develop maximum of 5 dwelling units onsite.

The above application will be open for inspection from 08:00 to 15:30 at the office of Keletso Mmakola situated at No, **21 Huntley Street, Hurst Hill, Johannesburg** from 10 August 2022. Copies of the application documents may be emailed or hand delivered by contacting the applicant (contact details below).

Any objection or representation with regard to the application must be submitted to both the agent and the Registration Section of the Department of Development Planning at the above address, or posted to P.O Box 30733, Braamfontein, 2017, or a facsimile send to (011) 339 4000, or an e-mail to objectionsplanning@joburg.org.za and Kelem09@gmail.com by not later than **09 September 2022**.

AUTHORISED AGENT: Keletso Mmakola; No. 21 Huntley Street, Hurst Hill, Johannesburg; Cell: 076 027 8152; E-mail address: Kelem09@gmail.com.

Date: 10 August 2022

PROVINCIAL NOTICE 665 OF 2022

CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY

NOTICE FOR THE REMOVAL OF RESTRICTIVE TITLE DEED CONDITIONS IN TERMS OF SECTION 41 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016

We, **Smit and Fisher Planning (Pty) Ltd**, being the authorised agent of the owner of **HOLDING 375, NORTH RIDING AGRICULTURAL HOLDINGS**, hereby give notice that we have applied to the City of Johannesburg Metropolitan Municipality for the removal of restrictive conditions in terms of Section 41 of the City of Johannesburg Municipal Planning By-Law, 2016 for the removal of **Condition 2(a); 2(c)(i); 2(d)(i); 2(d)(iii); 2(d)(iv); and 2(d)(v)** in Deed of Transfer **T44043/1993**, applicable on the above-mentioned property, in order to erect a telecommunications mast and base station on part of the property. The property is situated at **356 Boundary Road, North Riding AH, Roodepoort, 2169** and is zoned "**Agricultural**".

Any objection(s) and/or representation, including the grounds for such objection(s) and/or representations with full contact details, without which the Municipality cannot correspond with the person or body submitting the objection(s) and/or representations shall be lodged with, or made in writing to **both** the applicant and the Registration Section of the Department of Development Planning at the below mentioned address or posted to P.O. Box 30733, Braamfontein, 2017 or a facsimile to (011) 339 4000 or an e-mail to objectionsplanning@joburg.org.za from **10 August 2022** (*the date of the publication of the notice*), until **07 September 2022** (28 days from the date of the publication of the notice).

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal offices from 08:00 to 15:30 as set out below, for a period of 28 days from the date of the publication of the advertisement in the Provincial Gazette and Newspaper.

Address of Municipal Offices: Registration Counter, Department of Development Planning, Room 8100, 8th Floor A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein, 2001. **Name and Address of applicant:**

Smit and Fisher Planning (Pty) Ltd
371 Melk Street, Nieuw Muckleneuk, 0027 or P.O. Box 908, Groenkloof, 0027
Telephone No: (012) 346 2340 Fax No: (012) 346 0638 Email: rohanv@sfplan.co.za

Date on which notice will be published: 10 August 2022

Closing date for any objections: 07 September 2022

Municipal Reference: 20/13/2321/2022 **Our Ref:** Jackal Creek Corner

PROVINCIAL NOTICE 666 OF 2022**CITY OF JOHANNESBURG**

NOTICE OF INTENT FOR THE SECURITY ACCESS RESTRICTION OF
Street/Road/Avenue for security reasons pending approval by the City of Johannesburg.
(Notice in terms of Chapter 7 of the Rationalization of Government Affairs Act, 1998)

NOTICE IS HEREBY GIVEN THAT THE CITY OF JOHANNESBURG,
Pursuant to the provision of Chapter 7 of the Rationalization of Government Affairs Act, 1998,
HAS CONSIDERED AND APPROVED the following Security Access Restriction and
Thereby authorised the Johannesburg Roads Agency to give effect to the said approval and
Further manage the process and resultant administrative processes of the approval.

SPECIFIED RESTRICTIONS APPROVED:

Suburb	Applicant	Application Ref. No.	Road Name	Type of Restriction Relaxation Hours
Hyde Hurst	Hyde Hurst Residents Association	59	4 th Road at its intersection with 3 rd Road Helling Road half way towards the intersection with Melville Road	A 24-hour Automated manned boom gate. Locked palisade Gate 24 Hour pedestrian access available on both closure points

The restriction will officially come into operation two months from the date of display in The Government Provincial Gazette and shall be valid for two years.

Further particulars relating to the application as well as a plan to indicating the proposed closure may be inspected during normal office hours at the JRA (PTY) Ltd offices, at the address below.

The public is duly advised that in terms of the City policy relating to these restrictions:

- No person/guard is permitted to deny any other person or vehicle access to or through any roads that are a subject of this approval.
- No person/guard is entitled to request or demand proof of identification or to sign any register as a condition to access to an area.
- Any violation to the conditions of approval (as detailed in the approval documents) for the permit will result in restriction permit being revoked.

Any person who has any comments on the conditions of approval in terms of the aforesaid restriction/s may lodge such comments in writing with the:-

Traffic Engineering Department
JRA (PTY) Ltd.
666 Sauer Street
Johannesburg

or

Traffic Engineering Department
JRA (PTY) Ltd.
Braamfontein X70
Braamfontein 2107

Comments must be received on or before one month after the first day of the appearance of this notice.

City of Johannesburg
Johannesburg Roads Agency (PTY) Ltd



PROVINCIAL NOTICE 667 OF 2022
RANDWEST CITY LOCAL MUNICIPALITY
WESTONARIA AMENDMENT SCHEME 250/2017

It is hereby notified in terms of the provisions of Section 57(1)(a) of the Town-planning and Townships Ordinance, 1986 (Ordinance No 15 of 1986), that the Randwest City Local Municipality has approved the application for the amendment of the Westonaria Town Planning Scheme, 1981 being the rezoning of Portion 184 (A portion of portion 15) of the farm Zuurbekom 297 IQ, "Agricultural" to "Special" for Truck stop facility, including uses related to the main use

Map 3 and the scheme clauses of this amendment scheme are filed with the Municipal Manager: Town Planning Office, 33 Saturn Street, Westonaria, 1780, and are open to inspection during normal office hours.

This amendment is known as Westonaria Amendment Scheme 250 and shall come into operation on the date of publication of this notice.

PROVINSIALE KENNISGEWING 667 VAN 2022
RANDWES STAD PLAASLIKE MUNISIPALITEIT
WESTONARIA WYSIGINGSKEMA 250/2017

Dit word hiermee in kennis gestel ingevolge die bepalings van Artikel 57(1)(a) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie No 15 van 1986), dat die Randwest City Plaaslike Munisipaliteit die aansoek vir die wysiging van die Westonaria Dorpsbeplanningskema, 1981 synde die hersonering van Gedeelte 184 ('n Gedeelte van gedeelte 15) van die plaas Zuurbekom 297 IQ, "Landbou" na "Spesiaal" vir Vragmotorstopfasiliteit, insluitend gebruike wat verband hou met die hoofgebruik

Kaart 3 en die skemaklousules van hierdie wysigingskema word in bewaring gehou deur die Munisipale Bestuurder: Stadsbeplanningskantoor, Saturnstraat 33, Westonaria, 1780, en is beskikbaar vir inspeksie gedurende gewone kantoorure.

Hierdie wysiging staan bekend as Westonaria-wysigingskema 250 en tree op die datum van publikasie van hierdie kennisgewing in werking.

PROVINCIAL NOTICE 668 OF 2022**PROVINCIAL GAZETTE ADVERTISEMENT FOR AMENDMENT, SUSPENSION OR REMOVAL OF RESTRICTIVE OR OBSOLUTE CONDITIONS OR OBLIGATIONS, SERVITUDES OR RESERVATIONS ON RESPECT OF LAND**

Notice is hereby given, in terms of Section 41 of the City of Johannesburg Municipal Planning By-law, 2016, that I Reabetswe Boikanyo, the undersigned, intend to apply to the City of Johannesburg for:

Application Type: Removal of Restrictive Conditions

Application Purposes: To remove Conditions (c) from the Title Deed TE49326/1996 and condition (c) from Title Deed T21655/1996

Site Description: Erf 379 and Erf 380 (Now Consolidated to Erf 42486)

Township (suburb) Name: Protea Glen

Street Address: 4 and 10 Lemon Street, Protea Glen

Particulars of the above application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8th Floor A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to Siphila Sonke Property Holdings (Pty) Ltd and the Department of Development Planning at the above address, or posted to P.O Box 30733, Braamfontein, 2017, or a facsimile send to (011) 339 4000, or an email send to OjectionsPlanning@joburg.org.za, by no later than 9 September 2022.

Applicant: Siphila Sonke Property Holding (Pty) Ltd at 86 Skilpad Road, Monument Park, Pretoria, 0181

Attention: Reabetswe Boikanyo at reabetswe@siphilasonke.co.za or 012 346 4255, 076 655 0502.

Our reference: SS-PC 0030 Protea Glen

Any objection/s not fully motivated as required in terms of Section 68 of The City of Johannesburg Municipal Planning By-Law, 2016 (Validity Objections) may be deemed invalid and may be disregarded during the assessment of the application.

PROVINCIAL NOTICE 669 OF 2022**GAZETTE ADVERTISEMENT FOR AMENDMENT, SUSPENSION OR REMOVAL OF RESTRICTIVE OR OBSOLUTE CONDITIONS OR OBLIGATIONS, SERVITUDES OR RESERVATIONS ON RESPECT OF LAND AND BUILDING LINE RELAXATION**

Notice is hereby given, in terms of Section 41 of the City of Johannesburg Municipal Planning By-law, 2016, that I, **Reabetswe Boikanyo**, the undersigned, intend to apply to the City of Johannesburg for:

Application Type: Removal of Restrictive Conditions and Building Line Relaxation

Application Purposes: To remove Conditions A(d) and Condition A(e)(iv) from the Title Deed T75783/2002 and relax the street building line (Jupiter Street) and side building line from 15m to 0m and 10m to 0m respectively, to allow for telecommunication mast and base station.

Site Description: Remainder of Holding 17 Crowthorne Agricultural Holding

Street Address: 95 Jupiter Ave, Crowthorne AH, Midrand, 1684

Particulars of the above application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8th Floor A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to Siphila Sonke Property Holdings (Pty) Ltd and the Department of Development Planning at the above address, or posted to P.O Box 30733, Braamfontein, 2017, or a facsimile send to (011) 339 4000, or an email send to OjectionsPlanning@joburg.org.za, by no later than 9 September 2022.

Applicant: Siphila Sonke Property Holding (Pty) Ltd at 86 Skilpad Road, Monument Park, Pretoria, 0181

Attention: Reabetswe Boikanyo at reabetswe@siphilasonke.co.za or 012 346 4255, 076 655 0502.

Our reference: GC6880 GC_Crowthorne_Luxury_Apartments

Any objection/s not fully motivated as required in terms of Section 68 of The City of Johannesburg Municipal Planning By-Law, 2016 (Validity Objections) may be deemed invalid and may be disregarded during the assessment of the application.

PROVINCIAL NOTICE 670 OF 2022

CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

I, Mdu Mashaba being the applicant of property Erf 628 Soshanguve-T Township hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 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 the rezoning in terms of section 16(1) of the City of Tshwane Land Use Management By-law, 2016 of the property(ies) as described above. The property(ies) is/are situated at 6742 Molet Street, Soshanguve-T

The rezoning is from Public Open Space to Institutional. The intention of the applicant in this matter is to allow for a Clinic in the area.

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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 10 August 2022 until 08 September 2022

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 / Newspaper. A copy can also be requested from the Municipality by requesting such copy from the following email address: newlanduseapplications@tshwane.gov.za. Alternatively, such a copy can be requested by contacting the applicant by means of the contact details as indicated in the notice.

Address of Municipal offices: Akasia Municipal Complex, 485 Heinrich Avenue (Entrance Dale Street), 1st Floor, Room F8, Karenpark, Akasia

Address of applicant: 86 Skilpad Road, Monument Park, Pretoria, 0181. Telephone No: (012) 346 4255. Mobile: (076) 655 0502

Email: rebetswe@siphilasonke.co.za

Dates on which notice will be published:

1st Date of Adverts: 10 August 2022

2nd Date of Adverts: 17 August 2022

Closing date for any objections and/or comments: 08 September 2022

Reference: CPD 9/2/4/2-6638T (Item no: 36076) **Our Ref:** SS-PC 00078 Boikhutsong CDC

10-17

MOSEPELA WA METROPOLITAN WA MOTSE WA TSHWANE
TSEBISO YA KGOPELO YA GO FETA LEFELO GO YA KA KAROLO YA 16(1) YA
MOLAO WA TAOLO YA TSHOMISO YA NAGA YA MOTSE WA TSHWANE, 2016

Nna, Mdu Mashaba ka ge ke le mokgopedi wa thoto Erf 628 Soshanguve-T Township ka mo ke fa tsebisgo go ya ka karolo ya 16(1)(f) ya Molao wa Taolo ya Tiriso ya Naga wa Toropokgolo ya Tshwane, 2016, gore nna/re dirile kgopelo go yona Mmassepala wa Toropokgolo ya Tshwane bakeng sa phetso ya Sekema sa Peakanyo ya Toropokgolo ya Tshwane, 2008 (Se se Boeeditšwego 2014), ka go arolwa gape go ya ka karolo ya 16(1) ya ya Molao wa Taolo ya Tshomiso ya Naga wa Toropokgolo ya Tshwane, 2016 ya thoto (dithoto) bjalo ka ge go hlalošitšwe ka mo godimo. Thepa (dithoto) e / e teng 6742 Molet Street, Soshanguve-T

Go arolwa ga naga gape go tšwa go Sebaka se se Bulegilego sa Setšhaba go ya go sa Setheo. Maikemišetšo a mokgopedi tabeng ye ke go dumelana Kliniki tikologong yeo.

(di)kganetšo efe goba efe le/goba (ditshwayotshwayo), go akaretšwa mabaka a (di)kganetšo ye bjalo le/goba (ditshwayotshwayo) tšeo di nago le dintlha tša kgokagano ka botlalo, tšeo ntle le tšona Mmassepala o ka se kgonego go ngwalelana le motho goba mokgatlo wo o romelago (di)kganetšo) le/goba ditshwayotshwayo (ditshwayotshwayo), di tla tsenywa go, goba tša dirwa ka go ngwalwa go: Molaodiphethiši wa Togamaano: Peakanyo le Tlhabollo ya Toropokgolo, PO Box 3242, Pretoria, 0001 goba go CityP_Registration@tshwane.gov.za go tloga ka la 10 Phato 2022 go fihla ka la 08 Lewedi 2022

Dintlha ka botlalo le dipeakanyo (ge di le gona) di ka hlalobja ka nako ya tlwaelo ya diofisi dikantong ta Mmassepala bjalo ka ge go hlalositšwe ka fase, lebaka la matsatsi a 28 go tloga ka letsatsi la go phatlalatšwa la mathomo ga tsebišo ka go Kuranta ya Profense / Kuranta. Khopi e ka kgopelwa gape go tšwa go Mmassepala ka go kgopela khopi ye bjalo go tšwa atereseng ya imeile ye e latelago: newlanduseapplications@tshwane.gov.za. Ka go fapana le moo, khopi ye bjalo e ka kgopelwa ka go ikgokaganya le mokgopedi ka go diriša dintlha tša kgokagano bjalo ka ge go bontšhitšwe tsebišong.

Aterese ya diofisi tša Mmassepala: Akasia Mmassepala Complex, 485 Heinrich Avenue (Entrance Dale Street), Lebato la 1, Kamore ya F8, Karenpark, Akasia

Aterese ya mokgopedi: 86 Skilpad Road, Monument Park, Pretoria, 0181. Nomoro ya mogala: (012) 346 4255. Mogala: (076) 655 0502

Imeile: rebetswe@siphilasonke.co.za

Matšatšikgwedi ao tsebišo e tlogo phatlalatšwa ka ona:

1ST Letšatšikgwedi la Dipapatšo: 10 Phato 2022

Letšatšikgwedi la 2 la Dipapatšo: 17 Phato 2022

Letšatšikgwedi la go tswalela dikganetšo le/goba ditshwayotshwayo dife goba dife: 08 Lewedi 2022

Tšhupetšo: CPD 9/2/4/2-6638T (Nomoro ya selo: 36076) **Sešupo sa rena:** SS-PC 00078 Boikhutsong CDC

10-17

PROVINCIAL NOTICE 671 OF 2022

CITY OF TSHWANE METROPOLITAN MUNICIPALITY NOTICE OF A CONSENT USE APPLICATION IN TERMS OF CLAUSE 16 OF THE TSHWANE TOWN-PLANNING SCHEME, 2008 (REVISED 2014) READ WITH SECTION 16(3) OF CITY OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

We, **UPPER LEVEL TOWN PLANNING**, being the applicant of the owner of **REMAINING EXTENT OF ERF 1049 ARCADIA** hereby give notice in terms of Section 16(1)(f) of the City of Tshwane Land Use Management By-Law, 2016 that I have applied to the City of Tshwane Metropolitan Municipality for a Consent Use for a Place of Child Care in terms of Clause 16 of the Tshwane Town-planning Scheme, 2008 (Revised 2014), read with Section 16(3) of the City of Tshwane Land Use Management By-Law, 2016 on the property described above. The property is situated at 220 Farenden Street Arcadia. The current zoning of the property is "Residential 1". The intention of the applicant in this matter is to use the property for Place Public Worship (Church).

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 Group Head: Economic Development and Spatial Planning, P O Box 2342, Pretoria, 0001, or to CityP_Registration@tshwane.gov.za from 10 August 2022 until 07 September 2022.

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.

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.

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za.

For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application.

Address of Municipal Offices: LG004, Isivuno House, 143 Lilian Ngoyi Street. Closing dates for any objections and/or comments: 07 September 2022.

Address of Applicant: P.O. Box 11433, Silver Lakes, 0045; Physical Address: 414 Jacqueline Drive, Garstfontein, Pretoria; Tel: (012) 348 2626 and E-mail: mashankambule@UpperlevelTP.co.za.

Date on which notice will be published: 10 October 2021. Reference: (Item no: 35830)

PROVINSIALE KENNISGEWING 671 VAN 2022

STAD TSHWANE METROPOLITAANSE MUNISIPALITEIT KENNISGEWING VAN 'N TOESTEMMINGSGEBRUIK AANSOEK IN TERME VAN KLOUSEL 16 VAN DIE TSHWANE STADSBEPLANNINGSKEMA, 2008 (HERSIEN 2014) GELEES MET ARTIKEL 16(3) VAN STAD VAN DIE STAD TSHWANE VERORDENING OP DIE BESTUUR VAN GRONDGEBRUIK, 2016

Ons, **UPPER LEVEL TOWN PLANNING**, synde die applikant van die eienaar van **RESTERENDE OMVANG VAN ERF 1049 ARCADIA** gee hiermee kennis ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuursverordening, 2016 dat ek by die Stad Tshwane Metropolitaanse aansoek gedoen het Munisipaliteit vir 'n Toestemmingsgebruik vir 'n Plek van Kindersorg ingevolge Klousule 16 van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), saamgelees met Artikel 16(3) van die Stad Tshwane Grondgebruikbestuursverordening, 2016 op die eiendom hierbo beskryf. Die eiendom is geleë te Farendenstraat 220 Arcadia. Die huidige sonering van die eiendom is "Residensiële 1". Die voorneme van die aansoeker in hierdie saak is om die eiendom vir Plek Openbare Erediens (Kerk) te gebruik.

Enige beswaar(s) en/of kommentaar(s) insluitend die gronde vir sodanige beswaar(s) en/of kommentaar(s) met volledige kontakbesonderhede, waaronder die Munisipaliteit nie kan korrespondeer met die persoon of liggaam wat die beswaar(s) indien nie, en/of kommentaar(s), ingedien word by, of skriftelik gemaak word aan: Die Groephoof: Ekonomiese Ontwikkeling en Ruimtelike Beplanning, Posbus 2342, Pretoria, 0001, of aan CityP_Registration@tshwane.gov.za vanaf 10 Augustus 2022 tot 07 September 2022.

Volledige besonderhede en planne (indien enige) kan gedurende gewone kantoorure by die Munisipale Kantore soos hieronder uiteengesit besigtig word vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie van die kennisgewing in die Provinsiale Koerant.

Indien enige belangstellende of geaffekteerde party 'n afskrif van die grondontwikkelingsaansoek wil besigtig of bekom, kan 'n afskrif van die Munisipaliteit aangevra word deur so 'n afskrif deur die volgende kontakbesonderhede aan te vra: newlanduseapplications@tshwane.gov.za.

Daarbenewens kan die aansoeker by indiening van die aansoek of 'n kopie elektronies aanstuur of die aansoek publiseer, met bevestiging van volledigheid deur die Munisipaliteit, wat die elektroniese kopie vergesel of op hul webwerf, indien enige. Die aansoeker sal verseker dat die kopie wat gepubliseer of aan enige belanghebbende en geaffekteerde party gestuur word, die kopie is wat by die Munisipaliteit ingedien word by newlanduseapplications@tshwane.gov.za.

Vir doeleindes om 'n afskrif van die aansoek te bekom, moet kennis geneem word dat die belanghebbende en geaffekteerde party die Munisipaliteit en die aansoeker van 'n e-posadres of ander manier moet voorsien om die genoemde afskrif elektronies te verskaf. Geen deel van die dokumente wat deur die Munisipaliteit of die aansoeker verskaf word, mag gekopieer, gereproduceer of in enige vorm gepubliseer of gebruik word op 'n wyse wat inbreuk maak op die intellektuele eiendomsregte van die aansoeker nie. Indien enige belanghebbende of geaffekteerde party nie enige stappe neem om 'n afskrif van die grondontwikkelingsaansoek te besigtig en of te bekom nie, sal die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van 'n aansoek te bekom nie as gronde beskou word om die verwerking en oorweging te verbied nie, van die aansoek.

Adres van Munisipale Kantore: LG004, Isivuno House, 143 Lilian Ngoyi Straat. Iutingsdatums vir enige besware en/of kommentaar: 07 September 2022.

Adres van Aansoeker: P.O. Box 11433, Silver Lakes, 0045; Fisiese adres: Jacqueline-rylaan 414, Garstfontein, Pretoria; Tel: (012) 348 2626 en E-pos: mashankambule@UpperlevelTP.co.za.

Datum waarop kennisgewing gepubliseer sal word: 10 Oktober 2021. Verwysing: (Item nr: 35830)

PROVINCIAL NOTICE 672 OF 2022**JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016.**

Notice is hereby given in terms of Section 41 of the City of Johannesburg Municipal Planning By-Law, 2016, read with Section 2(2) and the Relevant Provisions of the Spatial Planning and Land Use Management Act, 2013. We, the undersigned, intend to apply to the City of Johannesburg Municipality for the Removal of Restrictive Title Deed Conditions to allow a portion of the property to be leased (Short and/or Long term) for the construction of a steel structure (Telecommunication Mast and Base Station) within the restrictive street building line of 15.74m on Portion 1 of Holding 253 Chartwell Agricultural Holdings, situated at 27, 6th Road, Chartwell Agricultural Holdings

B. (b)(i): "The holding may not be sub-divided nor may any portion of it be sold, leased or disposed of in any way without the written approval of the Board first had and obtained."

B. (c)(iv): "No building erected on the holding shall be located within a distance of 15,74 metres from the boundary of that holding abutting on a road."

1.1.1 B. (c)(v): "No wood and/or iron buildings shall be erected on the holding."

Particulars of the above application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8th Floor A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to **both** the agent and the Registration Section of the Department of Development Planning at the above address, or posted to P.O. Box 30733, Braamfontein, 2017, or a facsimile send to (011) 339 4000, or an e-mail send to objectionsplanning@joburg.org.za, by not later than 07 September 2022 (28 days from date on which the application notice was first displayed).

Any objection/s not fully motivated as required in terms of Section 68 of the City of Johannesburg Municipal Planning By-Law, 2016, (Validity of Objections) may be deemed invalid and may be disregarded during the assessment of the application.

AUTHORISED AGENT

Full Name: Vukani Infrastructure Planning Services Inc.

Postal Address: P O Box 32017, Totiusdal, Code: 0134

Physical Address: 418 Rustic Road, Silvertondale, Code: 0184

Tel: 012 804 1504, Fax: 012 804 7072

E-mail: pp@infraplan.co.za

Reference Number: ATGA1604

DATE OF FIRST DISPLAY: 10 August 2022

PROVINCIAL NOTICE 673 OF 2022

**MOGALE CITY LOCAL MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 45 OF MOGALE CITY SPATIAL PLANNING
AND LAND USE MANAGEMENT BY-LAW, 2018**

We, Hunter Theron Inc., being the applicant of **PORTION 58 (A PORTION OF PORTION 49) OF THE FARM VAN WYKS RESTANT, 182-IQ**, hereby give notice in terms of Section 45(2)(a) of the Mogale City Local Municipality Land Use Management By-Law 2018, that we have applied to the Mogale City Local Municipality for the amendment of the Krugersdorp Town Planning Scheme, 1980, by the rezoning of the above-mentioned property from "Agriculture" with an Annexure to "Agriculture" with an Annexure for truck sales and related and subservient uses including an office and workshop with a floor area of not more than 3 000m².

Physical address : The property is situated south-west of Driefontein Road (R114), in the Krugersdorp area. Access to the site is obtained from Driefontein Road via a right-of-way servitude indicated on SG diagram No. A1539/1952. Furthermore, the site is located west of the N14, within the jurisdiction of Mogale City Local Municipality.

The intention of the applicant is to rezone the property and utilise same for truck sales and related and subservient uses including an office and workshop. The intended land uses will not exceed a floor area of 3 000m².

Any objections and/or comments, including the grounds for such objections and/or comments with full contact details, without which the Municipality cannot correspond with the person or body submitting the objections and/or comments, shall be lodged with or made in writing to the Municipal Manager at PO Box 94, Krugersdorp 1740, or email pauline.mokale@mogalecity.gov.za and christo.mogalecity@outlook.com Tel No. : 011 951-2004 with a **copy to the applicant (details below)** from 10 August 2022 to 07 September 2022.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal Offices as well as the office of the applicant between 09:00-15:00 Monday to Fridays, as set out below, for a period of 28 (twenty-eight) days from 10 August 2022.

Address of Municipal offices : Development Planning, First Floor, Furniture City Building, Cnr of Human Street and Monument Street, Krugersdorp

Closing date for any objections and/or comments : 07 September 2022

Address of applicant : Hunter Theron Inc., 53 Conrad Street, Florida North, 1719 / P O Box 489, Florida Hills, 1716 / Tel No : 011 472-1613/ Email : nita@huntertheron.co.za/ Contact person: Nita Conradie

Dates on which notice will be published : 10 August 2022 and 17 August 2022

10-17

PROVINCIAL NOTICE 674 OF 2022

**NOTICE IN TERMS SECTION 21 & 33 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016
APPLICABLE SCHEME: CITY OF JOHANNESBURG LAND USE SCHEME, 2018**

Notice is hereby given, in terms of Section 21 & 33 of the City of Johannesburg Municipal Planning By-Law, 2016 that we, the undersigned, intend to apply to the City of Johannesburg for a Rezoning and Subdivision.

SITE DESCRIPTION:

Erf/Erven (stand) No(s): **2028**

Township (Suburb) Name: **Witpoortjie Extension 5 Township**

Street Address: **15 Leerdam Street** Code: **1724**

APPLICATION TYPE:

Rezoning and Subdivision, on the property described above, situated on 15 Leerdam Street Witpoortjie Extension 5 Township.

APPLICATION PURPOSES:

The purpose of the application is to subdivide the site into 2 (TWO) portions and to rezone Proposed Portion 1 of Erf 2024 Witpoortjie Extension 5 from "Residential 1" to Residential 2" with the density of 30 dwelling units per hectare

The above application will be open for inspection during from 8:00 to 15:30 at Registration Counter, Department Planning, Room 8100, 8th Floor A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein. Any objections or representation with regard to the application must be submitted to both the agent and the Registration Section of the Department of Development Planning at the above address, or posted to PO Box 30733, Braamfontein, 2017, or a facsimile sent to: (011) 339 4000, or an email sent to ObjectionsPlanning@joburg.org.za by no later than **07 September 2022**.

AUTHORISED AGENT: Full name: **Noksa 23 Development Planners** Postal Address and Residential: **PO Box 3345, Kenmare, Krugersdorp, 1745** Cell: **+27 83 814 2599** Email Address: **info@noksa.co.za** Date: **10 August 2022**

LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS**LOCAL AUTHORITY NOTICE 1281 OF 2022****CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

We, Elize Castelyn Town Planners, being the applicant for Erf 1/516, Arcadia situated at 925 Arcadia, Arcadia, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, (CoT LUM) that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning of Erf 1/516, Arcadia in terms of section 16(1) of the of the CoT LUM By-law, 2016.

The rezoning is from "Residential 1" to "Business 4" including a Beauty Salon excluding a veterinary clinic. The site will be used for offices, a Beauty Salon and residential units.

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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3 August 2022 until 31 August 2022.

Full particulars and plans (if any) may be inspected during normal office hours at the municipal offices, City Planning and Development, City Planning Registration, Pretoria Offices, 1st Floor, Middestad Building, 252 Thabo Sehume Street, or 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 a copy through the following contact details: newlanduseapplications@tshwane.gov.za or from the applicant at ecstads@castelyn.com for a period of 28 days from the date of first publication of the notice in the provincial gazette.

Address of applicant: 98 Tenth Street, Menlo Park, Pretoria / P O Box 36262 Menlo Park, 0102. Tel: 012 346 8772 / 083 3055487

Closing date for any objections and/or comments: 31 August 2022

Dates on which notice will be published: 3 August 2022 and 10 August 2022

Item No: 35777

3-10

PLAASLIKE OWERHEID KENNISGEWING 1281 VAN 2022**STAD OF TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN HERSONERING AANSOEK IN TERME VAN AFDELING 16(1) VAN DIE
DIE STAD VAN TSHWANE GRONDGEBRUIK BESTUUR BYWET, 2016**

Ons, Elize Castelyn Stadsbeplanners, synde die aansoeker vir Erf 1/516 Arcadia, geleë te Arcadia Straat 925, Arcadia, gee hiermee kennis in terme van afdeling 16(1)(f) van die Stad van Tshwane Grondgebruik Bestuur Bywet, 2016, (CoT LUM) dat ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering van Erf 1/516 Arcadia in terme van afdeling 16(1) van die Stad van Tshwane Grondgebruik Bestuur Bywet, 2016.

Die hersonering is van "Residensieel 1" na "Besigheid 4" ingesluit Skoonheidsalon en uitgesluit 'n veearts-kliniek. . Die eiendom sal gebruik word vir kantore, Skoonheidsalon en wooneenhede.

Besware teen of vertoë ten opsigte van die aansoek en die gronde vir die beswaar(e) / of vertoë(e) met volle kontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of instansie wat die beswaar / vertoë ingedien het, moet ingedien word of skriftelik gedoen word by die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of gerig word tot CityP_Registration@tshwane.gov.za vanaf 3 Augustus 2022 tot 31 Augustus 2022.

Besonderhede van die aansoek en planne (indien enige) lê ter insae gedurende gewone kantoorure by die munisipale kantore, Stedelike Beplanning en Ontwikkeling, Stadsbeplanning Registrasie, Pretoria Kantore , 1^{ste} Vloer, Middestad Gebou, Thabo Sehume Straat 252, Pretoria of indien enige ge-interesseerde of ge-afekteerde party wat die aansoek wil besigtig of 'n kopie van die grondgebruiksaansoek wil bekom, kan 'n kopie versoek by die volgende kontak: newlanduseapplications@tshwane.gov.za of van die aansoeker by ecstads@castelyn.com vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie in die Provinsiale Koerant.

Adres van aansoeker: Tiende Straat 98, Menlo Park, Pretoria / Posbus 36262 Menlo Park, 0102. Tel. No: 012 3468772 / 083 3055487

Sluitingsdatum vir besware en / of vertoë: 31 Augustus 2022

Datums waarop kennisgewings gepubliseer word: 3 Augustus 2022 en 10 Augustus 2022

Item No: 35777

3-10

LOCAL AUTHORITY NOTICE 1285 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE OF AN APPLICATION FOR THE REMOVAL / AMENDMENT / SUSPENSION OF RESTRICTIVE CONDITIONS IN THE TITLE DEED IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW (CoT LUM BY-LAW), 2016**

We, Elize Castelyn Town Planners, being the applicant of property Erf 36, Kilner Park, Pretoria situated at 4 Bellis Street, Kilner Park, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016 that we have applied to the City of Tshwane Metropolitan Municipality for the removal of conditions A 4-6, 9-12 and 14 as registered in the Title Deed, T 61829/2016, in terms of section 16(2) of the CoT Land Use Management By-law, 2016.

The intension of the applicant in this matter is to make provision that the building plans can be approved (building materials and street building lines). And obsolete and conditions duplicated in the Tshwane Town Planning Scheme, 2008 (Revised 2014) would also be removed.

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, including an email address, 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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3 August 2022 until 31 August 2022.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal Offices, City Planning Registration, Pretoria Offices, 1st Floor, Middestad Building, 252 Thabo Sehume Street, Pretoria or 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 a copy through the following contact details: newlanduseapplications@tshwane.gov.za or from the applicant at ecstads@castelyn.com, for a period of 28 days from the date of first publication of the notice in the Provincial Gazette.

Address applicant: 98 Tenth Street, Menlo Park, Pretoria / P O Box 36262 Menlo Park, 0102 email: ecstads@castelyn.com
Tel: 012 3468772 / 083 3055487

Closing date for any objections and/or comments: 31 August 2022
Dates on which notice will be published: 3 August 2022 and 10 August 2022
Item No: 35942

3-10

PLAASLIKE OWERHEID KENNISGEWING 1285 VAN 2022**STAD OF TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN AANSOEK OM DIE OPHEFFING / WYSIGING / OPSKORTING VAN BEPERKENDE VOORWAARDES IN DIE AKTE VAN TRANSPORT IN TERME VAN AFDELING 16(2) VAN DIE STAD VAN TSHWANE GRONDGEBRUIK BESTUUR BYWET, 2016**

Ons, Elize Castelyn Stadsbeplanners, synde die aansoeker vir die eiendom, Erf 36, Kilner Park, geleë te Bellis Straat 4, Kilner Park, gee hiermee kennis in terme van afdeling 16(1)(f) van die Stad van Tshwane Grondgebruik Bestuur Bywet, 2016, dat ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die opheffing van Voorwaardes A 4, 5, 6, 9, 10, 11, 11(i), 11(ii), 12 en 14 geregistreer in Akte van Transport T61829/2016, in terme van afdeling 16(2) van die Stad van Tshwane Grondgebruik Bestuur Bywet, 2016.

Die bedoeling in hierdie aangeleentheid is om dit moontlik te maak dat die bouplanne goedgekeur kan word vir die opknapping van geboue asook geboue wat binne die bestaande straat boulyne val. Bykomend word uitgediende voorwaardes wat gedupliseer word in die Tshwane Dorpsbeplanning Skema, 2008 (Hersien 2014) ook verwyder.

Besware teen of vertoë ten opsigte van die aansoek en die gronde vir die beswaar(e) / of vertoë(e) met volle kontak besonderhede, insluitende 'n epos adres, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of instansie wat die beswaar / vertoë ingedien het, moet ingedien word of skriftelik gedoen word by die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of gerig word tot CityP_Registration@tshwane.gov.za vanaf 3 Augustus 2022 tot 31 Augustus 2022.

Besonderhede van die aansoek en planne (indien enige) lê ter insae gedurende gewone kantoorure by Stadsbeplanning Registrasie, Pretoria Kantore, 1^{ste} Vloer, Middestad Gebou, Thabo Sehume Straat 252, Pretoria of indien enige geïnteresseerde of ge-afekteerde party wat die aansoek wil besigtig of 'n kopie van die grondgebruiksaansoek wil bekom, kan 'n kopie versoek by die volgende kontak: newlanduseapplications@tshwane.gov.za of van die aansoeker by ecstads@castelyn.com, vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie in die Provinsiale Koerant.

Adres aansoeker: Tiende Straat 98, Menlo Park, Pretoria / Posbus 36262 Menlo Park, 0102 epos: ecstads@castelyn.com
Tel: 012 3468772 / 083 3055487

Sluitingsdatum vir besware en / of vertoë: 31 Augustus 2022
Datums waarop kennisgewings gepubliseer word: 3 Augustus 2022 en 10 Augustus 2022
Item No: 35942

3-10

LOCAL AUTHORITY NOTICE 1286 OF 2022
CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

We, Elize Castelyn Town Planners, being the applicant for Erf 4/190, Mayville, situated at 312 Fred Nicolson Street, Mayville, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, (CoT LUM) that we have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning of Erf 4/190 Mayville in terms of section 16(1) of the of the CoT LUM By-law, 2016.

The rezoning is from "Residential 1" to "Business 4" excluding a veterinary clinic. The site will be used for medical consulting rooms and a unit.

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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from 3 August 2022 until 31 August 2022.

Full particulars and plans (if any) may be inspected during normal office hours at the municipal offices, City Planning and Development, City Planning Registration, Pretoria Offices, 1st Floor, Middestad Building, 252 Thabo Sehume Street, or 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 a copy through the following contact details: newlanduseapplications@tshwane.gov.za or from the applicant at ecstads@castelyn.com for a period of 28 days from the date of first publication of the notice in the provincial gazette.

Address of applicant: 98 Tenth Street, Menlo Park, Pretoria / P O Box 36262 Menlo Park, 0102. Tel: 012 346 8772 / 083 3055487

Closing date for any objections and/or comments: 31 August 2022

Dates on which notice will be published: 3 August 2022 and 10 August 2022

Item No: 35996

3-10

PLAASLIKE OWERHEID KENNISGEWING 1286 VAN 2022
STAD OF TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN HERSONERING AANSOEK IN TERME VAN AFDELING 16(1) VAN DIE
DIE STAD VAN TSHWANE GRONDGEBRUIK BESTUUR BYWET, 2016

Ons, Elize Castelyn Stadsbeplanners, synde die aansoeker vir Erf 4/190 Mayville, geleë te Fred Nicholson Straat 312, Mayville, gee hiermee kennis in terme van afdeling 16(1)(f) van die Stad van Tshwane Grondgebruik Bestuur Bywet, 2016, (CoT LUM) dat ons aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die wysiging van die Tshwane Dorpsbeplanningskema, 2008 (Hersien 2014), deur die hersonering van Erf 4/190, Mayville in terme van afdeling 16(1) van die Stad van Tshwane Grondgebruik Bestuur Bywet, 2016.

Die hersonering is van "Residensieel 1" na "Besigheid 4" uitgesluit 'n veearts-kliniek. . Die eiendom sal gebruik word vir mediese spreek kamers en 'n eenheid.

Besware teen of vertoë ten opsigte van die aansoek en die gronde vir die beswaar(e) / of vertoë(e) met volle kontak besonderhede, waarsonder die Munisipaliteit nie kan korrespondeer met die persoon of instansie wat die beswaar / vertoë ingedien het, moet ingedien word of skriftelik gedoen word by die Strategiese Uitvoerende Direkteur: Stadsbeplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of gerig word tot CityP_Registration@tshwane.gov.za vanaf 3 Augustus 2022 tot 31 Augustus 2022.

Besonderhede van die aansoek en planne (indien enige) lê ter insae gedurende gewone kantoorure by die munisipale kantore, Stedelike Beplanning en Ontwikkeling, Stadsbeplanning Registrasie, Stadsbeplanning Registrasie, Pretoria Kantore, 1^{ste} Vloer, Middestad Gebou, Thabo Sehume Straat 252, of indien enige ge-interesseerde of ge-afekteerde party wat die aansoek wil besigtig of 'n kopie van die grondgebruiksaansoek wil bekom, kan 'n kopie versoek by die volgende kontak: newlanduseapplications@tshwane.gov.za of van die aansoeker by ecstads@castelyn.com vir 'n tydperk van 28 dae vanaf die datum van die eerste publikasie in die Provinsiale Koerant.

Adres van aansoeker: Tiende Straat 98, Menlo Park, Pretoria / Posbus 36262 Menlo Park, 0102. Tel. No: 012 3468772 / 083 3055487

Sluitingsdatum vir besware en / of vertoë: 31 Augustus 2022

Datums waarop kennisgewings gepubliseer word: 3 Augustus 2022 en 10 Augustus 2022

Item No: 35996

3-10

LOCAL AUTHORITY NOTICE 1305 OF 2022**MOGALE CITY LOCAL MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 45 OF MOGALE CITY SPATIAL
PLANNING AND LAND USE MANAGEMENT BY-LAW, 2018**

We, Hunter Theron Inc., being the applicant of **REMAINDER OF ERF 48 BOLTONIA**, hereby give notice in terms of Section 45(2)(a) of the Mogale City Local Municipality Land Use Management By-Law 2018, that we have applied to the Mogale City Local Municipality for the amendment of the Krugersdorp Town Planning Scheme, 1980, by the rezoning of Remainder of Erf 48 Boltonia from "Institutional" to "Industrial 1", subject to conditions.

Physical address : 48 Aster Street, Boltonia. The site is bound to the north by Aloe Street, to the east by Mill Road to the south by Aster Street. White Roses Street is located to the west and Spindle Street is located to the south of the site in Boltonia township area within the jurisdiction of Mogale City Local Municipality.

The intention to utilize the property for Industrial/business purposes in order to operate a business, Granlor Armature Winders CC (established in 1975), from these premises.

Any objections and/or comments, including the grounds for such objections and/or comments with full contact details, without which the Municipality cannot correspond with the person or body submitting the objections and/or comments, shall be lodged with or made in writing to the Municipal Manager at P O Box 94, Krugersdorp 1740, or email christo.mogalecity@outlook.com Tel No. : 011 951-2004 with a **copy to the applicant (details below)** from 3 August 2022 to 31 August 2022.

Full particulars and plans (if any) may be inspected during normal office hours at the Municipal Offices as well as the office of the applicant between 09:00-15:00 Monday to Fridays, as set out below, for a period of 28 (twenty-eight) days from 3 August 2022.

Address of Municipal offices : Development Planning, First Floor, Furniture City Building, Cnr of Human Street and Monument Street, Krugersdorp

Closing date for any objections and/or comments : 31 August 2022

Address of applicant : Hunter Theron Inc., 53 Conrad Street, Florida North, 1719 / P O Box 489, Florida Hills, 1716 / Tel No : 011 472-1613/ Email : nita@huntertheron.co.za/ Contact person: Nita Conradie

Dates on which notice will be published : 3 & 10 August 2022

3-10

LOCAL AUTHORITY NOTICE 1309 OF 2022
CITY OF TSHWANE METROPOLITAN MUNICIPALITY

**NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF TOWNSHIP IN TERMS OF SECTION 16(4) OF
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016**

RASLOUW EXTENSION 47 TOWNSHIP

I/We George van Schoor of GVS & Associates Town and Regional Planners (full name) being the applicant hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I/we have applied to the City of Tshwane Metropolitan Municipality for the establishment of the township in terms of section 16(4) of the City of Tshwane Land Use Management By-law, 2016 referred to in the Annexure hereto,

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: City Planning and Development, PO Box 14013, Lyttleton, 0140 or to CityP_Registration@tshwane.gov.za from 3 August 2022 until 31 August 2022.

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 advertisement in the Provincial Gazette / Citizen newspaper.

Address of Municipal offices: Room E10, Registration, Corner of Basden and Rabie Streets, Centurion, Tshwane, closing date for any objections and/or comments: 31 August 2022.

Address of applicant (*Physical as well as postal address*): 459 Ontdekkers Road, Florida Hills, 1709

Po Box 78246, Sandton, 2146

Telephone No: (011) 472-2320 / 082 554 1860

E-mail: gvsassoc@mweb.co.za

Dates on which notice will be published: 3 August 2022 and 10 August 2022

ANNEXURE

Name of township: .Raslouw Extension 47

Full name of applicant: Mmapateng Properties (Pty) Ltd

Number of erven, proposed zoning and development control measures:

1 Public Open Space erf, 1 Private Open Space erf, 1 Residential 3 erf permitting 4 storey height, 40% coverage, 1.0 floor area ratio, not more than 130 dwelling units.

The intention of the applicant in this matter is to: (indicate the proposed development) to develop a medium density housing scheme on the property.

Locality and description of property(ies) on which township is to be established:

Part of Holding 125 Raslouw Agricultural Holdings

The proposed township is situated at the south-east corner of Poole Avenue and Voortrekker Road (K71/P66-1)

Reference: CPD 9/2/4/2-6199T

Item No 34337

3-10

PLAASLIKE OWERHEID KENNISGEWING 1309 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT****KENNISGEWING VAN AANSOEK OM DORP TE STIG INGEVOLGE ARTIKEL 16(4) VAN DIE STAD TSHWANE RUIMTELIKE BEPLANNING EN GRONDGEBRUIKBESTUUR VERORDENING, 2016****RASLOUW UITBREIDING 47 DORP**

Ek/ons George van Schoor, van GVS & Associates Stads-en Streeksbeplanners, synde die gemagtigde agent van die eienaar, gee Hiermee kennis ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016, dat ek aansoek gedoen het by die Stad Tshwane Metropolitaanse Munisipaliteit vir die stigting van 'n dorp ingevolge van Artikel 16(4) van die Stad Tshwane Grondgebruikbestuur Verordening, 2016 soos uiteengesit in die bylaag hieronder.

Enige besware en/of kommentaar, indien enige, insluitend die gronde vir sodanige besware en/of kommentaar met die volle kontakbesonderhede, waarsonder die Munisipaliteit nie met die betrokke persoon of instansie wat die beswaar of kommentaar ingedien het, kan korrespondeer nie, moet ingedien word of skriftelik tot die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 14013, Lyttleton, 0140 of na CityP_Registration@tshwane.gov.za gerig word vanaf 3 Augustus 2022 tot 31 Augustus 2022.

Volle besonderhede van die aansoek en planne kan besigtig word gedurende gewone kantoorure by die Munisipale Kantore hieronder genome vir 'n tydperk van 28 dae vanaf die datum van eerste publikasie in die Provinsiale Koerant 31 Augustus 2022.

Adres van Munisipale Kantore: Kamer E10, Registrasie, hoek van Basden en Rabiestrade, Centurion, Tshwane, sluiting datum vir besware en/of kommentare:

Adres van die apikant (fiesiese sowel as pos adres): Ontdekkersweg 459, Florida Hills, 1709, Posbus 78246, Sandton, 2146
Telefoon: (011) 472-2320 / 082 554 1860
E-pos: gvsassoc@mweb.co.za

Datums waarop kennisgewings gepubliseer word: 3 Augustus 2022 en 10 Augustus 2022

BYLAAG

Naam van Dorp: Raslouw Uitbreiding 47

Volle naam van apikant: Mmapateng Properties (Edms) Bpk

Aantal erwe, voorgestelde sonering en ontwikkelings beheermaatreëls:

1 Publieke Oopruimte Erf, 1 Private Oopruimte Erf, 1 Residensieël 3 Erf wat 4 verdiepings, 40% dekking, 1.0 vloerruimteverhousing en nie meer as 130 wooneenhede toelaat.

Die bedoeling van die apikant in hierdie aangeleentheid is:

Om 'n medium digtheid behuisingskompleks op die eiendom te ontwikkel.

Ligging en beskrywing van die eiendom waarop die dorp gestig gaan word;
Gedeelte van Hoewe 125 Raslouw Landbouhoewes

Die voorgetelde dorp is geleë op die suid-oostelike hoek van die aansluiting tussen Poolelaan en Van Riebeeckweg (K71/P66-1)

Verwysing: CPD 9/2/4/2-6199T

Item Nr: 34337

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CONTINUES ON PAGE 130 OF BOOK 2

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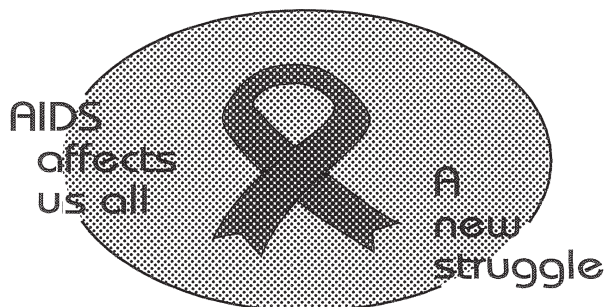
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PART 2 OF 2

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LOCAL AUTHORITY NOTICE 1311 OF 2022

CITY OF TSHWANE METROPOLITAN MUNICIPALITY
NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 16(1) OF
THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

I, **Henning Lombaard**, being the applicant in my capacity as appointed agent for the owner of the property **Erf 2979 Highveld Extension 55**, hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the amendment of the Tshwane Town-planning Scheme, 2008 (Revised 2014), by the rezoning in terms of section 16(1) of the City of Tshwane Land Use Management By-law, 2016 of the properties as described above.

The subject property is located within the larger Eco Park Development area. The subject property is located to west of the residential development known as Eco Lakes. The subject property is located at 34 Tamarillo Street.

The rezoning is from: **"Private Open Space"**

To: Special: for Sports and recreation club, place of refreshment and private open space with a FSR of 0.003, Height of 2 Storeys and Coverage of 50%.

The intension of the applicant in this matter is to amend the approved land use rights for the erf to allow for the development of a drive through facility in conjunction with a sports and recreation club and private open space.

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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from **3 August 2022** until **31 August 2022**.

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 Star newspapers.

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.

In addition, the applicant may upon submission of the application either forward a copy electronically or publish the application, with confirmation of completeness by the Municipality, accompanying the electronic copy or on their website, if any. The applicant shall ensure that the copy published or forwarded to any interested and affected party shall be the copy submitted with the Municipality to newlanduseapplications@tshwane.gov.za. For purposes of obtaining a copy of the application, it must be noted that the interested and affected must provide the Municipality and the applicant with an e-mail address or other means by which to provide said copy electronically. No part of the documentation provided by the Municipality or the applicant, may be copied, reproduced or in any form published or used in a 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 by an interested and affected party to obtain a copy of the application shall not be regarded as grounds to prohibit the processing and considerations of the application.

Address of Municipal offices: Centurion Municipal Offices, Room E10, Corner of Basden and Rabie Street, Centurion.

Closing date for any objections and/or comments: **31 August 2022**.

Address of applicant: 11 Byls Bridge Boulevard, Building 14, Block C. 2nd Floor, Centurion, 0157 or Po Box 39727, Faerie Glen, 0043
Email: henning.lombaard@m-t.co.za
Tel: 012 676 8500

Dates on which notice will be published: 3 August 2022 and 10 August 2022.

Item No: 36088

3-10

PLAASLIKE OWERHEID KENNISGEWING 1311 VAN 2022**STAD VAN TSHWANE METROPOLITAANSE MUNISIPALITEIT
KENNISGEWING VAN AANSOEK VIR DIE HERSONERING IN TERME VAN ARTIKEL 16(1) VAN
DIE STAD VAN TSHWANE GRONDGEBRUIKBESTUURVERORDENING, 2016**

Ek, Henning Lombaard, synde die applikant in my hoedanigheid as gemagtige agent van die eienaar van die eindom naamlik **Erf 2979 Highveld Uitbreiding 55**, gee hiermee kennins ingevolge Artikel 16(1)(f) van die Stad Tshwane Grondgebruiksbestuurverordening 2016, dat ek by die Stad Tshwane Metropolitaanse Munisipaliteit aansoek gedoen het om die wysiging van die Tshwane Dorpsbeplaningskema, 2008 (Hersien 2014), deur die hersonering in terme van Artikel 16(1) van die Stad Tshwane Grondgebruiksbestuurverordening 2016, van die eindomme hierbo beskryf.

Die eiendom is geleë binne die groter Eco Park ontwikkelings Gebied. Die eiendom is geleë aan die westerlike kant van die bestaande Eco Lakes residensieele ontwikkeling. Die eiendom is geleë by 34 Tamarillo Straat.

Die voorgestelde hersonering is vanaf: **"Privaat Oop Ruimte"**

NA: "Spesiaal" Sport en Ontspannings Klub, Plek van verversing en privaat oop ruimte met 'n FSR van 0.003, hoogte van 2 verdiepings en dekking van 50%.

Die bedoeling van die aansoeker in hierdie aangeleentheid is om die goedgekeurde regte van die erf te wysig om voorsiening te maak vir 'n verdeelde sonering.

Enige beswaar(e) en/of kommentaar(e) insluitend die gronde van sodanige beswaar(e) en/of kommentaar(e), met volledige kontakbesonderhede by gebreke waaraan die Munisipaliteit nie met die persoon of instansie wat sodanige beswaar of kommentaar voorsien kan korrespondeer nie, sal ingedien of op skrif gerig word aan: die Strategiese Uitvoerende Direkteur: Stedelike Beplanning en Ontwikkeling, Posbus 3242, Pretoria, 0001 of gestuur word na CityP_Registration@tshwane.gov.za vanaf **3 Augustus 2022** tot en met **31 Augustus 2022**.

Volle besonderhede en planne (waar van toepassing) sal beskikbaar wees vir inspeksie gedurende normale kantoorure, vir 'n periode van 28 dae vanaf eerste datum van publikasie van hierdie kennisgewing in die Provinsiale Gazette, Beeld en Star nuusblaaie, by die Munisipale kantore soos hieronder bevestig.

Indien enige belanghebbende of geaffekteerde party 'n afskrif van die aansoek vir grondontwikkeling wil besigtig of verkry, kan 'n afskrif van die munisipaliteit aangevra word deur dit by die volgende kontakbesonderhede te versoek: newlanduseapplications@tshwane.gov.za. Daarbenewens kan die aansoeker by die indiening van die aansoek 'n afskrif elektronies aanstuur of die aansoek publiseer, met die bevestiging van die volledigheid deur die munisipaliteit, vergesel van die elektroniese eksemplaar op hul webwerf, indien enige. Die aansoeker moet toesien dat die eksemplaar wat gepubliseer of aan enige belanghebbende en geaffekteerde party gestuur word, die eksemplaar is wat by die munisipaliteit ingedien is aan newlanduseapplications@tshwane.gov.za. Vir die verkryging van 'n afskrif van die aansoek, moet kennis geneem word dat enige belangstellende en geaffekteerde partye die munisipaliteit en die aansoeker van 'n e-posadres of ander manier moet verskaf om elektroniese afskrifte te ontvang. Geen deel van die dokumentasie wat deur die Munisipaliteit of die aansoeker verskaf word, mag gekopieër, gereproduseer of in enige vorm gepubliseer of gebruik word op 'n manier wat inbreuk maak op die intellektuele eiendomsreg van die aansoeker nie.

Indien enige belanghebbende of geaffekteerde party geen stappe doen om 'n afskrif van die aansoek vir grondontwikkeling te besigtig of te verkry nie, word die versuim deur 'n belanghebbende en geaffekteerde party om 'n afskrif van die aansoek te bekom, nie as gronde beskou om die verwerking en oorwegings van die aansoek te verhoed nie.

Adres van Munisipale kantore: Centurion Munisipale Kompleks, Kamer E10, Hoek van Basden en Rabie strate, Centurion.

Sluitings datum vir enige beswaar(e) en/of kommentaar(e): **31 Augustus 2022**.

Adress van applikant: 11 Byls Bridge Boulevard, Building 14, Block C. 2nd Floor, Centurion, 0157 of Po Box 39727, Faerie Glen, 0043

Email: henning.lombaard@m-t.co.za

Tel: 012 676 8500

Datums van publikasie: 3 Augustus 2022 en 10 Augustus 2022.

Item No: 36088

3-10

LOCAL AUTHORITY NOTICE 1312 OF 2022**NOTICE OF APPLICATION FOR SIMULTANEOUS REMOVAL OF RESTRICTIONS AND REZONING APPLICATION IN TERMS SECTION 68 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019****ERF 159 RYNFIELD TOWNSHIP**

We, Planit Planning Solutions CC. being authorized agent of the owner, hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that we have applied to the City of Ekurhuleni Metropolitan Municipality (Benoni Customer Care Centre) for the removal of certain conditions contained in the Title Deed T40660/2019 of Erf 159 Rynfield Township which property is situated at 37 Davidson Street, Benoni. and for the simultaneous amendment of the City of Ekurhuleni Land Use Scheme, 2021, by the rezoning of the property from "Residential 1" to "Community facility" for a place of education, subject to certain conditions.

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager: City Planning Department, Benoni Customer Care Centre, 6th Floor, Benoni Civic Centre, Treasury Building, Corner Tom Jones Street and Elston Avenue, Benoni, for a period of 28 days from 3 August 2022.

Objection to or representations in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department, Benoni Customer Care Centre, 6th Floor, Benoni Civic Centre, Treasury Building, Corner Tom Jones Street and Elston Avenue, Benoni or Private Bag X014, Benoni, 1500, within a period of 28 days from 3 August 2022.

Address of authorised agent: Planit Planning Solutions CC., P.O. Box 12381, BENORYN, 1504

3-10

NOTICE OF APPLICATION FOR SIMULTANEOUS REMOVAL OF RESTRICTIONS AND REZONING APPLICATION IN TERMS SECTION 68 OF THE CITY OF EKURHULENI METROPOLITAN MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019**ERF 160 RYNFIELD TOWNSHIP**

We, Planit Planning Solutions CC. being authorized agent of the owner, hereby give notice in terms of Section 10 of the City of Ekurhuleni Metropolitan Municipality Spatial Planning and Land Use Management By-Law, 2019, that we have applied to the City of Ekurhuleni Metropolitan Municipality (Benoni Customer Care Centre) for the removal of certain conditions contained in the Title Deed T28191/2014 of Erf 160 Rynfield Township which property is situated at 39 Davidson Street, Benoni. and for the simultaneous amendment of the City of Ekurhuleni Land Use Scheme, 2021, by the rezoning of the property from "Residential 1" to "Community facility" for a place of education, subject to certain conditions.

Particulars of the application will lie for inspection during normal office hours at the office of the Area Manager: City Planning Department, Benoni Customer Care Centre, 6th Floor, Benoni Civic Centre, Treasury Building, Corner Tom Jones Street and Elston Avenue, Benoni, for a period of 28 days from 3 August 2022.

Objection to or representations in respect of the application must be lodged with or made in writing to the Area Manager: City Planning Department, Benoni Customer Care Centre, 6th Floor, Benoni Civic Centre, Treasury Building, Corner Tom Jones Street and Elston Avenue, Benoni or Private Bag X014, Benoni, 1500, within a period of 28 days from 3 August 2022.

Address of authorised agent: Planit Planning Solutions CC., P.O. Box 12381, BENORYN, 1504

3-10

LOCAL AUTHORITY NOTICE 1313 OF 2022

THE PROVINCIAL GAZETTE, NEWSPAPERS AND PLACARD NOTICE IN TERMS OF SECTION 16(1)(f) FOR THE ESTABLISHMENT OF A TOWNSHIP /EXTENSION OF BOUNDARIES IN TERMS OF SECTION 16(4) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

**NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF TOWNSHIP/EXTENSION OF BOUNDARIES IN TERMS OF SECTION 16(4) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016
KAMEELFONTEIN EXTENSION 02**

I/We **TTP-Consult** being the applicant hereby give notice in terms of section 16(1)(f) of the City of Tshwane Land Use Management By-law, 2016, that I/we have applied to the City of Tshwane Metropolitan Municipality for the establishment of the township/extension of boundaries in terms of section 16(4) of the City of Tshwane Land Use Management By-law, 2016 referred to in the Annexure hereto,

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: City Planning and Development, PO Box 3242, Pretoria, 0001 or to CityP_Registration@tshwane.gov.za from **3 August 2022** until **2 September 2022**.

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 advertisement in the Provincial **Gazette / Beeld / Daily Sun** newspaper.

Address of Municipal offices: **City Planning and Development Department | Floor 7 | Middestad Building
225 Thabo Sehume Street**

closing date for any objections and/or comments: **2 September 2022**

Address of applicant: **No 1, 11 Oostenberg Road, Durbanville Business Park, 7550**

Telephone No: **083 413 3033**

Dates on which notice will be published: **3 August 2022, 10 August 2022**

ANNEXURE

Name of township: **Kameelfontein Extension 02**

Full name of applicant: **TTP-Consult**

Number of erven, proposed zoning and development control measures: **Two erven zoned Educational in terms of the Tshwane Town Planning Scheme 2008 (revised 2014)**

The intension of the applicant in this matter is to: **Use the two respective erven for the school for a parking area and sport grounds.**

Locality and description of property(ies) on which township is to be established: **Portion 347 of the Farm Kameelfontein 297-JR situated along Kameelfontein Road, Kameeldrift, Pretoria, 0129**

The proposed township is situated on **Portion 347 of the Farm Kameelfontein 297-JR situated along Kameelfontein Road, Kameeldrift, Pretoria, 0129**

Reference: **CPD/9/2/4/2-6272T** Item No **34704**

3-10

LOCAL AUTHORITY NOTICE 1316 OF 2022**NOTICE OF AN APPLICATION IN TERMS OF SECTION 16(2) OF THE CITY OF TSHWANE LAND USE MANAGEMENT BY-LAWS, 2016, FOR THE REMOVAL OF RESTRICTIVE TITLE DEED CONDITIONS**

I TJAARD DU PLESSIS, being the authorised agent of the owner hereby give notice in terms of Section 16(1)(f) and as required in terms of Schedule 4 of The City of Tshwane Land Use Management By-Law, 2016, that I have applied to the City of Tshwane Metropolitan Municipality for the removal of conditions number 1c, 1g, contained in the Title Deed of T63476/2018 of Erf 335 of Lynnwood Ridge Township, Registration Division J.R., Province of Gauteng, which property is situated at 61 Hibiscus St., Lynnwood Ridge. Pretoria. The intention of the Registered

Owners with this application is to enable them to apply for a relaxation of the street building line. All relevant documents relating to the application will be open for inspection during normal office hours at the office of the said authorised local authority at the 1st Floor Middestad Building, 252 Thabo Sehume Street, Pretoria . Posbus 3242, Pretoria, 0001, or at CityP_Registration@tshwane.gov.za from 3 August 2022 until 31 August 2022. Any person who wishes to object to the application or submit representations in respect thereof must lodge the same in writing with the said authorised local authority at its address specified above on or before 31 August 2022. Should any interested and 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 . alternatively by requesting an identical copy of the land development application through the following contact details of the applicant, which copy shall be provided by the applicant within 3 days of the request, from any interested and affected party : email: info@duparchitecture.co.za Postal address: 54 Sandvygie Crescent, Palm Drive 32, Doornpoort 0186. Tel 0677324220 For purposes of obtaining a copy of the application, it must be noted that the interested and affected party must provide the Municipality and the applicant with an e-mail 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 a 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 by an interested and affected party to obtain a copy of an application shall not be regarded as grounds to prohibit the processing and consideration of the application. Reference: CPD/ 0389/335

Item No. 32759

3-10

PLAASLIKE OWERHEID KENNISGEWING 1316 VAN 2022**KENNISGEWING VAN 'N AANSOEK INGEVOLGE ARTIKEL 16(2) VAN DIE STAD TSHWANE SE GRONDGEBRUIKBESTUURSBYWET, 2016 VIR DIE VERWYDERING VAN BEPERKENDE TITELAKTE VOORWAARDES**

Ek TJAARD DU PLESSIS, synde die aansoeker namens die eienaar van erf 335 gelee in die Dorp Lynnwoodrif, Registrasie Afdeling J.R. Provinsie Gauteng, gee hiermee ingevolge Artikel 16(1)(f) van die City of Tshwane Land Use Management By-law, 2016 kennis dat ek aansoek gedoen het by die Stad van Tshwane Metropolitaanse Munisipaliteit vir die verwydering van voorwaarde nommer(s) 1c, 1g, vervat in die Transportakte van T63476/2018 van erf 335 gelee in die Dorp Lynnwoodrif, Registrasie Afdeling J.R. Provinsie Gauteng wat gelee is te Hibiscusstr. 61, Lynnwoodrif, Pretoria. Die bedoeling van die Geregistreerde Eienaars met hierdie aansoek is om hulle in staat te stel om aansoek te doen vir 'n verslapping van die straatboulyn. Alle dokumente wat van toepassing is op die aansoek sal beskikbaar wees vir inspeksie gedurende normale kantoor-ure by die kantoor van die genoemde gemagtigde plaaslike bestuur te 1st Floor Middestad Building, 252 Thabo Sehume Street, Pretoria . Posbus 3242, Pretoria, 0001, of by CityP_Registration@tshwane.gov.za vanaf 3 Augustus tot 31 Augustus 2022 Enige persoon wie beswaar wil aanteken teen, of vertoe wil rig ten opsigte van die bogenoemde voorstelle moet die vertoe skriftelik indien by die genoemde gemagtigde plaaslike bestuur by die adres wat hierbo gespesifiseer is, op of voor 31 Augustus 2022. Sou enige belanghebbende of geaffekteerde party, 'n afskrif van die grondgebruiksaansoek wil bekom, kan 'n afskrif van die Munisipaliteit aangevra word. So 'n afskrif kan versoek word deur die volgende kontakbesonderhede te gebruik: newlanduseapplications@tshwane.gov.za. Alternatiewelik kan 'n identiese afskrif van die grondgebruiksaansoek van die applikant versoek word deur die volgende kontakbesonderhede van die applikant te gebruik. Die sal binne 3 dae na die versoek, van enige belanghebbende of geaffekteerde party, deur die applikant voorsien word: • Epos adres: info@duparchitecture.co.za • Posadres: 54 Sandvygie Singel, Palm Drive 32, Doornpoort 0186 • Kontak telefoon nommer: 067 732 4220 Ten einde 'n afskrif van die aansoek te bekom, moet daarop gelet word dat die belanghebbende en geaffekteerde party 'n epos adres of ander kontakbesonderhede aan die munisipaliteit en die aansoeker moet verskaf om sodanige afskrif elektronies te bekom. Geen deel van die dokumente wat deur die munisipaliteit of die aansoeker voorsien word, mag gekopieër, gereproduseer word, of in enige vorm gepubliseer of gebruik word op 'n manier wat inbreuk maak op die regte van die applikant nie. Indien 'n belanghebbende of geaffekteerde party nie stappe doen om 'n afskrif van die grondontwikkelingsaansoek te besigtig of te bekom nie, word die sodanige versuim nie as rede beskou om die verwerking en oorweging van die aansoek te verhoed nie. . Verwysing: CPD/0389/00335

Item No: 32759

3-10

**LOCAL AUTHORITY NOTICE 1322 OF 2022
CITY OF TSHWANE**

TSHWANE AMENDMENT SCHEME 3663T

It is hereby notified in terms of the provisions of section 57(1)(a) of the Town-planning and Townships Ordinance, 1986 (Ordinance No 15 of 1986), that the City of Tshwane has approved the amendment of the Tshwane Town-planning Scheme, 2008, being the rezoning of the Remainder of Portion 4 and 5 of Erf 806, East Clyffe, from "Residential 1", subject to a minimum erf size of 700m², to "Residential 2", Dwelling-units, with a density of 25 dwelling-units per hectare, subject to certain further conditions.

Map 3 and the scheme clauses of this amendment scheme are filed with the Head of the Department: Department of Economic Development, Gauteng Provincial Government and the Executive Director: City Planning and Development, City of Tshwane, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme **3663T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-3663T (Item 24789))

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

10 AUGUST 2022
(Notice 292/2022)

**LOCAL AUTHORITY NOTICE 1323 OF 2022
CITY OF TSHWANE METROPOLITAN MUNICIPALITY**

TSHWANE AMENDMENT SCHEME 5189T

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has approved and hereby adopted the land development application for the amendment of Tshwane Amendment Scheme **5189T**, being the rezoning of Erf 77, Deerness, from "Residential 1", to "Special", Block of Tenements, with a maximum of 8 rooms, subject to certain further conditions.

The Tshwane Town-planning Scheme, 2008 (Revised 2014) and the adopted scheme clauses and adopted annexure of this amendment scheme are filed with the Municipality, and are open to inspection during normal office hours.

This amendment is known as Tshwane Amendment Scheme **5189T** and shall come into operation on the date of publication of this notice.

(CPD 9/2/4/2-5189T (Item 30170))

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

10 AUGUST 2022
(Notice 291/2022)

LOCAL AUTHORITY NOTICE 1324 OF 2022**ADVERTISEMENT FOR AMENDMENT OF LAND USE SCHEME (REZONING)**

Notice is hereby given, in terms of Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016, that I / we, the undersigned, intend to apply to the City of Johannesburg for:

APPLICATION TYPE:

Rezoning

APPLICATION PURPOSES:

Rezoning from "Business 4, including consent for residential building (student accommodation)" to "Residential 4, including student living units (residential buildings) with ancillary and subservient uses as primary rights, 4 storeys height, 35% coverage, 1.2 floor area ratio, 0.18 parking bays per student and 520 bed density".

SITE DESCRIPTION:

Erf / Erven (stand) No(s):	Erf 930
Township (Suburb) Name:	Parktown Extension
Street Address:	55 Empire Road
Code:	2193

Particulars of the above application will be open for inspection from 08:00 to 15:30 at the Registration Counter, Department of Development Planning, Room 8100, 8th Floor, A-Block, Metropolitan Centre, 158 Civic Boulevard, Braamfontein.

Any objection or representation with regard to the application must be submitted to both the owner / agent and the Registration Section of the Department of Development Planning at the above address, or posted to Po Box 30733, Braamfontein, 2017, or a facsimile send to (011) 339 4000, or an e-mail send to ObjectionsPlanning@joburg.org.za, by not later than 7 September 2022 (state date – 28 days from the date on which the application notice was published).

OWNER / AUTHORISED AGENT

Full name:	George van Schoor of GVS & Associated Town Planners
Postal Address:	Po Box 78246, Sandton Code: 2146
Tel No (w):	(011) 472-2320
Fax No:	(011) 472-2305
Cell:	082 554 1860
E-mail Address:	gvsassoc@mweb.co.za
DATE:	10 August 2022

Municipal Reference: 20-01-3450

LOCAL AUTHORITY NOTICE 1325 OF 2022**CITY OF EKURHULENI METROPOLITAN MUNICIPALITY
CITY OF EKURHULENI AMENDMENT SCHEME K0806C
PORTION 30 OF ERF 2772 KEMPTON PARK**

It is hereby notified in terms of section 57(1)(a) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), read with the Spatial Planning and Land Use Management Act (SPLUMA) (Act 16 of 2013), that the City of Ekurhuleni Metropolitan Municipality has approved and hereby adopted the land development application for the amendment of the Kempton Park Town Planning Scheme, 1987, as replaced by City of Ekurhuleni Land Use Scheme, 2021; promulgated on the 16th February 2022, by the rezoning of the **Portion 30 of Erf 2772 Kempton Park**, from "Residential 1" to "Business 3" including Offices and Place of Refreshment, subject to certain further conditions.

The approved Amendment Scheme documents will lie for inspection at the Manager: Town Planning, Kempton Park Sub Section, City of Ekurhuleni Municipality, 5th Floor, Civic Centre, c/o CR Swart Drive and Pretoria Road, Kempton Park during normal office hours.

This amendment is known as City of Ekurhuleni Amendment Scheme **K0806C** (previously known as Amendment Scheme K1945) and shall come into operation on the date of publication of this notice.

(Notice No: CP039.2022)

CITY OF EKURHULENI METROPOLITAN MUNICIPALITY**LOCAL AUTHORITY NOTICE 1326 OF 2022****CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE IN TERMS OF SECTION 16(1)(y) OF CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN TITLE**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has **approved** and adopted the land development application for the removal of certain conditions contained in Title Deed T89482/2017, with reference to the following property: Portion 227 of the farm Zwavelpoort 373JR.

The following conditions and/or phrases are hereby removed: Conditions G(a), G(c), G(e), H(a)(i), H(a)(ii) and H(b).

This removal will come into effect on the date of publication of this notice.

(CPD 373-JR/0879/227 (Item 31141))

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

10 AUGUST 2022
(Notice 621/2022)

LOCAL AUTHORITY NOTICE 1327 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE IN TERMS OF SECTION 16(1)(y) OF CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN TITLE**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has **approved** and adopted the land development application for the removal of certain conditions contained in Title Deed T17482/2020 and T6370/2020, with reference to the following properties: Portion 1 of Erf 720 and Erf 721, Muckleneuk Extension 2.

The following conditions and/or phrases are hereby removed in both Title Deeds: Conditions 1, 2, 3, 4, 5, 6, 7, 8, 9, 9(i), 9(ii), 10 and 11.

This removal will come into effect on the date of publication of this notice.

(CPD MKNx2/0476/720/1+721 (Item 31717))

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

10 AUGUST 2022
(Notice 620/2022)

LOCAL AUTHORITY NOTICE 1328 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE IN TERMS OF SECTION 16(1)(y) OF CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN TITLE**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has **approved** and adopted the land development application for the removal of certain conditions contained in Title Deed T149642/2006, with reference to the following property: Erf 636, Murrayfield Extension 1.

The following conditions and/or phrases are hereby removed: Conditions 2.(f), 2.(h), 2.(j), 2.(k), 3.(a), 3.(b), 3.(b)(i), 3.(b)(ii) and 4.

This removal will come into effect on the date of publication of this notice.

(CPD MRFx1/0484/636 (Item 31645))

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

10 AUGUST 2022
(Notice 619/2022)

LOCAL AUTHORITY NOTICE 1329 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE IN TERMS OF SECTION 16(1)(y) OF CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN TITLE**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has **approved** and adopted the land development application for the removal of certain conditions contained in Title Deed T75609/1999, with reference to the following property: Erf 113, Lynnwood Glen.

The following conditions and/or phrases are hereby removed: Conditions 3.A.(c), (f), (g), C.(a), (b), (c), (c) i, (c) ii, (e) and D.ii.

The following conditions and/or phrases are hereby **REFUSED**: Condition D.i.

This removal will come into effect on the date of publication of this notice.

(CPD LWG/0384/113 (Item 27648))

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

10 AUGUST 2022
(Notice 618/2022)

LOCAL AUTHORITY NOTICE 1330 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE IN TERMS OF SECTION 16(1)(y) OF CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN TITLE**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has **approved** and adopted the land development application for the removal of certain conditions contained in Title Deed T108849/2006, with reference to the following property: Erf 392, Monumentpark.

The following conditions and/or phrases are hereby removed: Conditions 2.(b), 2.(c), 2.(e), 2.(f), 2.(g), 2.(h), 2.(i), 2.(j), 2.(j)(i), 2.(j)(ii), 2.(k) and 2.(l).

This removal will come into effect on the date of publication of this notice.

(CPD MPK/0444/392 (Item 35355))

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

10 AUGUST 2022
(Notice 617/2022)

LOCAL AUTHORITY NOTICE 1331 OF 2022**CITY OF TSHWANE METROPOLITAN MUNICIPALITY****NOTICE IN TERMS OF SECTION 16(1)(y) OF CITY OF TSHWANE LAND USE MANAGEMENT BY-LAW, 2016 FOR THE REMOVAL, AMENDMENT OR SUSPENSION OF RESTRICTIVE CONDITIONS IN TITLE**

It is hereby notified in terms of the provisions of Section 16(1)(y) of the City of Tshwane Land Use Management By-Law, 2016, that the City of Tshwane has **approved** and adopted the land development application for the removal of certain conditions contained in Title Deed T4180/2010, with reference to the following property: The Remainder of Erf 520, Lynnwood.

The following conditions and/or phrases are hereby removed: Conditions B(g), C(iii), C(iv), D(a), D(b) and D(c).

This removal will come into effect on the date of publication of this notice.

(CPD LYN/0376/520/R (Item 35030))

CITY OF TSHWANE METROPOLITAN MUNICIPALITY

10 AUGUST 2022
(Notice 616/2022)

LOCAL AUTHORITY NOTICE 1332 OF 2022**BOUNDARY PARK EXTENSION 47**

- A. In terms of section 28.(15) of the Municipal Planning By-law, 2016 the City of Johannesburg Metropolitan Municipality declares **Boundary Park Extension 47** 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 ORPEN BROTHERS PROPERTIES 4 (PROPRIETARY) LIMITED (REGISTRATION NUMBER: 2000/019626/07) (HEREINAFTER REFERRED TO AS THE TOWNSHIP OWNER) IN TERMS OF THE PROVISIONS OF PART 3 OF CHAPTER 5 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 (HEREINAFTER REFERRED TO AS THE BY-LAW), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 757 OF THE FARM OLIEVENHOUTPOORT 196-IQ, GAUTENG PROVINCE, HAS BEEN APPROVED.

1. CONDITIONS TO BE COMPLIED WITH PRIOR TO THE OPENING OF THE TOWNSHIP REGISTER AND THE DECLARATION OF THE TOWNSHIP AS AN APPROVED TOWNSHIP.

(1) CANCELLATION OF EXISTING CONDITIONS OF TITLE

The township owner shall at its own costs, cause all restrictive conditions and/or servitudes to be cancelled or the township area to be freed therefrom.

(2) GENERAL

- (a) The township owner shall comply with the provisions of sections 28(10) and (11) of the By-Law.

2. CONDITIONS OF ESTABLISHMENT.

(1) NAME

The name of the township is **Boundary Park Extension 47**.

(2) DESIGN

The township consists of an erf and a road as indicated on General Plan S.G. No.1997/2020.

(3) DESIGN AND PROVISION OF ENGINEERING SERVICES IN AND FOR THE TOWNSHIP

The township owner shall, to the satisfaction of the local authority, make the necessary arrangements for the design and provision of all engineering services of which the local authority is the supplier.

(4) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF AGRICULTURE AND RURAL DEVELOPMENT)

Should the development of the township not been commenced with before 14 May 2024 the application to establish the township, shall be resubmitted to the Department of Agriculture and Rural Development for exemption/authorisation in terms of the National Environmental Management Act, 1998 (Act 107 of 1998), as amended.

(5) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF ROADS AND TRANSPORT)

- (a) Should the development of the township not been completed before 29 August 2024 the application to establish the township, shall be resubmitted to the Department of Roads and Transport for reconsideration.

- (b) If however, before the expiry date mentioned in (a) above, circumstances change in such a manner that roads and/or PWV routes under the control of the said Department are affected by the proposed layout of the township, the township owner shall resubmit the application for the purpose of fulfillment of the requirements of the controlling authority in terms of the provisions of Section 48 of the Gauteng Transport Infrastructure Act, 2001 (Act 8 of 2001).

(6) ACCESS

(a) Access to or egress from the township shall be provided to the satisfaction of the local authority and/or Johannesburg Roads Agency (Pty) Ltd and/or the Department of Roads and Transport.

(b) No access to or egress from the township shall be permitted via the line/lines of no access as indicated on the approved layout plan of the township No. 04-15557/02.

(c) Access to or egress from Erf 221 shall only be permitted via the servitude of right of way to be registered over Erf 222.

(d) No access to or egress from the township shall be permitted via Feldstead Avenue.

(7) ACCEPTANCE AND DISPOSAL OF STORMWATER DRAINAGE

The township owner shall arrange for the stormwater drainage of the township to fit in with that of the adjacent road/roads and all stormwater running off or being diverted from the road/roads shall be received and disposed of.

(8) REFUSE REMOVAL

The township owner shall provide sufficient refuse collection points in the township and shall make arrangements to the satisfaction of the local authority for the removal of all refuse.

(9) REMOVAL OR REPLACEMENT OF EXISTING SERVICES

If, by reason of the establishment of the township, it should be necessary to remove or replace any existing municipal, TELKOM and/or ESKOM services, the cost of such removal or replacement shall be borne by the township owner.

(10) DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at its own costs cause all existing buildings and structures situated within the building line reserves, side spaces or over common boundaries to be demolished to the satisfaction of the local authority, when requested thereto by the local authority.

(11) RESTRICTION ON THE DEVELOPMENT OF ERVEN

Erf 221 and Erf 222 may only be developed jointly as a development scheme as provided for in terms of the Sectional Titles Act, Act 95 of 1986.

(12) OBLIGATIONS WITH REGARD TO THE CONSTRUCTION AND INSTALLATION OF ENGINEERING SERVICES AND RESTRICTIONS REGARDING THE TRANSFER OF ERVEN

(a) The township owner shall, after compliance with clause 2.(3) above, at its own costs and to the satisfaction of the local authority, construct and install all engineering services including the internal roads and the stormwater reticulation, within the boundaries of the township. Erven and/or units in the township, may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that these engineering services had been constructed and installed.

(b) The township owner shall fulfil its obligations in respect of the installation of electricity, water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefor, as agreed between the township owner and the local authority in terms of clause 2.(3) above. Erven and/or units in the township, may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the engineering services have been submitted or paid to the said local authority.

(20) OBLIGATIONS WITH REGARD TO THE PROTECTION OF ENGINEERING SERVICES

The township owner shall, at its costs and to the satisfaction of the local authority, survey and register all servitudes required to protect the constructed/installed services. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been or will be protected to the satisfaction of the local authority.

(13) NOTARIAL TIE OF ERVEN

The township owner shall, at its own costs, after proclamation of the township, submit an application for consent to notarially tie Erven 221 and 222, to the local authority for approval.

3. DISPOSAL OF EXISTING CONDITIONS OF TITLE.

All erven shall be made subject to existing conditions, entitlements and servitudes.

4. CONDITIONS OF TITLE.

(A) Conditions of Title imposed in favour of the local authority in terms of the provisions of Chapter 5 Part 3 of the By-law.

(1) ALL ERVEN

(a) The erven lie in an area with soil conditions that can cause serious damage to buildings and structures. In order to limit such damage, foundations and other structural elements of the buildings and structures must be designed by a competent professional engineer and erected under his supervision unless it can be proved to the local authority that such measures are unnecessary or that the same purpose can be achieved by other more effective means. The NHBRC coding for foundations is classified as C2/S.

(2) ALL ERVEN

(a) Each erf is subject to a servitude, 2m wide, in favour of the local authority, for sewerage and other municipal purposes, along any two boundaries other than a street boundary and in the case of a panhandle erf, an additional servitude for municipal purposes 2m wide across the access portion of the erf, if and when required by the local authority: Provided that the local authority may dispense with any such servitude.

(b) No building or other structure shall be erected within the aforesaid servitude area and no large rooted trees shall be planted within the area of such servitude or within 2m thereof.

(c) The local authority shall be entitled to deposit temporarily on the land adjoining the aforesaid servitude such material as may be excavated by it during the process 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.

(3) ERF 221

The erf is subject to a servitude for electrical mini-substation purposes in favour of City Power as indicated on the General Plan S.G. No. 1997/2020.

(4) ERF 222

(a) The entire erf as indicated on the General Plan S.G. No 1997/2020, is subject to a servitude for municipal purposes and right of way in favour of the Local Authority.

(b) The erf is subjected to a servitude of right of way in favour of Erf 221 for access purposes, as indicated on the General Plan S.G. No. 1997/2020.

(5) ERF 221

The erf is entitled to a servitude of right of way over Erf 222 for access purposes.

- B. The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of section 54. (1) of the City of Johannesburg Land Use Scheme declares that it has approved an amendment scheme being an amendment of the City of Johannesburg Land Use Scheme 2018 comprising the same land as included in the township of **Boundary Park Extension 47**. Map 3 and the scheme clauses of the amendment schemes are filed with the Executive Director: Development Planning: City of Johannesburg and are open for inspection at all reasonable times. This amendment is known as Amendment Scheme 04-15557.

Hector Bheki Makhubo
Deputy Director: Legal Administration
Notice No. T049/2022.

LOCAL AUTHORITY NOTICE 1333 OF 2022**AMENDMENT SCHEME 20-04-0308**

Notice is hereby given in terms of Section 22(4) of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the amendment of the City of Johannesburg Land Use Scheme, 2018, by the rezoning of Erf 546 Olievenpoort Extension 41 from "Residential 3" to "Residential 3", subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 20-04-0308. Amendment Scheme 20-04-0308 will come into operation on the date of publication hereof.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017 and is open for inspection at all reasonable times.

Hector Bheki Makhubo
Deputy Director: Legal Administration
City of Johannesburg Metropolitan Municipality /
Notice No. 515/2022

LOCAL AUTHORITY NOTICE 1334 OF 2022**ERAND GARDENS EXTENSION 153**

- A. In terms of Section 28(15) of the City of Johannesburg Municipal Planning By-Law, 2016, the City of Johannesburg Metropolitan Municipality declares **Erand Gardens Extension 153** to be an approved township subject to the conditions set out in the Schedule hereunder.

SCHEDULE

STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY RIC DEVELOPMENT PROPRIETARY LIMITED (REGISTRATION NUMBER 2018/243610/07) (HEREINAFTER REFERRED TO AS THE TOWNSHIP OWNER) IN TERMS OF THE PROVISIONS OF PART 3 OF CHAPTER 5 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 (HEREINAFTER REFERRED TO AS THE BY-LAW), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 844 (A PORTION OF PORTION 9) OF THE FARM RANDJESFONTEIN NO. 405-JR, GAUTENG PROVINCE, HAS BEEN APPROVED.

1. CONDITIONS OF ESTABLISHMENT.**(1) NAME**

The name of the township is **Erand Gardens Extension 153**.

(2) DESIGN

The township consists of erven and streets as indicated on General Plan S.G. No. 2164/2021.

(3) DESIGN AND PROVISION OF ENGINEERING SERVICES IN AND FOR THE TOWNSHIP

The township owner shall, to the satisfaction of the local authority, make the necessary arrangements for the design and provision of all engineering services of which the local authority is the supplier.

(4) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF AGRICULTURE AND RURAL DEVELOPMENT)

Should the development of the township not be commenced with before 27 June 2032 the application to establish the township, shall be resubmitted to the Department of Agriculture and Rural Development for exemption/authorisation in terms of the National Environmental Management Act, 1998 (Act 107 of 1998), as amended.

(5) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF ROADS AND TRANSPORT)

(a) Should the development of the township not be completed 9 December 2030 the application to establish the township, shall be resubmitted to the Department of Roads and Transport for reconsideration.

(b) If however, before the expiry date mentioned in (a) above, circumstances change in such a manner that roads and/or PWV routes under the control of the said Department are affected by the proposed layout of the township, the township owner shall resubmit the application for the purpose of fulfillment of the requirements of the controlling authority in terms of the provisions of Section 48 of the Gauteng Transport Infrastructure Act, 2001 (Act 8 of 2001).

(6) NATIONAL GOVERNMENT (DEPARTMENT: MINERAL RESOURCES)

Should the development of the township not be completed before 26 October 2026 the application to establish the township, shall be resubmitted to the Department: Mineral Resources for reconsideration.

(7) ACCESS

Access to or egress from the township shall be provided to the satisfaction of the local authority and/or Johannesburg Roads Agency (Pty) Ltd and/or the Department of Roads and Transport.

(8) ACCEPTANCE AND DISPOSAL OF STORMWATER DRAINAGE

The township owner shall arrange for the stormwater drainage of the township to fit in with that of the adjacent roads and all stormwater running off or being diverted from the roads shall be received and disposed of.

(9) REFUSE REMOVAL

The township owner shall provide sufficient refuse collection points in the township and shall make arrangements to the satisfaction of the local authority for the removal of all refuse.

(10) REMOVAL OR REPLACEMENT OF EXISTING SERVICES

If, by reason of the establishment of the township, it should be necessary to remove or replace any existing municipal, TELKOM and/or ESKOM services, the cost of such removal or replacement shall be borne by the township owner.

(11) DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at its own costs cause all existing buildings and structures situated within the building line reserves, side spaces or over common boundaries to be demolished to the satisfaction of the local authority, when requested thereto by the local authority.

(12) OPEN SPACE CONTRIBUTION

The township owner shall, if applicable, in terms of section 48. of the By-law pay an open space contribution to the local authority *in lieu* of providing the necessary open space in the township or for the shortfall in the provision of land for open space.

(13) OBLIGATIONS WITH REGARD TO THE CONSTRUCTION AND INSTALLATION OF ENGINEERING SERVICES AND RESTRICTIONS REGARDING THE TRANSFER OF ERVEN

(a) The township owner shall, after compliance with clause 2.(3) above, at its own costs and to the satisfaction of the local authority, construct and install all engineering services including the internal roads and the stormwater reticulation, within the boundaries of the township. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been constructed and installed.

(b) The township owner shall fulfil its obligations in respect of the installation of electricity, water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefor, as agreed between the township owner and the local authority in terms of clause 2.(3) above. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the engineering services have been submitted or paid to the said local authority.

(14) OBLIGATIONS WITH REGARD TO THE PROTECTION OF ENGINEERING SERVICES

The township owner shall, at its costs and to the satisfaction of the local authority, survey and register all servitudes required to protect the constructed/installed services. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been or will be protected to the satisfaction of the local authority.

(15) NOTARIAL TIE OF ERVEN

The township owner shall, at its own costs, after proclamation of the township, submit an application for consent to notarially tie Erven 874 and 875, to the local authority for approval.

2. DISPOSAL OF EXISTING CONDITIONS OF TITLE.

All erven shall be made subject to existing conditions, servitudes and entitlements, if any:-

A. Excluding the following servitude which only affects Erf 875:

The 2m wide sewer servitude in favour of the local authority, which servitude is depicted on diagram S.G. No. A10450/1993 and will be registered simultaneously with the opening of the township register.

3. CONDITIONS OF TITLE.

A. Conditions of Title imposed by the local authority in terms of the provisions of Chapter 5 Part 3 of the By-Law.

(1) ALL ERVEN

(a) The erven lie in an area where soil conditions can affect and damage buildings and structures. Building plans submitted to the local authority for consideration shall indicate measures to be taken, to limit possible damage to buildings and structures as a result of detrimental foundation conditions. These measures shall be in accordance with the recommendation contained in the Geo-technical report for the township, unless it is proved to the local authority that such measures are unnecessary or that the same purpose can be achieved by other more effective means. The NHBRC coding for foundations is classified as C2/S2/P (perched water table, flood line), Soil Zone II.

(2) ALL ERVEN

(a) Each erf is subject to a servitude, 2m wide, in favour of the local authority, for sewerage and other municipal purposes, along any two boundaries other than a street boundary and in the case of a panhandle erf, an additional servitude for municipal purposes 2m wide across the access portion of the erf, if and when required by the local authority: Provided that the local authority may dispense with any such servitude.

(b) No building or other structure shall be erected within the aforesaid servitude area and no large rooted trees shall be planted within the area of such servitude or within 2m thereof.

(c) The local authority shall be entitled to deposit temporarily on the land adjoining the aforesaid servitude such material as may be excavated by it during the process 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.

(3) ERF 874

The erf is subject to a 6,0m X 3,0m electrical mini-substation servitude in favour of the local authority, as indicated on the General Plan.

B. The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of Section 54 of the City of Johannesburg Municipal Planning By-Law, 2016, declares that it has approved an amendment scheme being an amendment of the City of Johannesburg Land Use Scheme, 2018, comprising the same land as included in the township of **Erand Gardens Extension 153**. Map 3 and the scheme clauses of the amendment schemes are filed with the Executive Director: Development Planning: City of Johannesburg and are open for inspection at all reasonable times. This amendment is known as Amendment Scheme 20-07-2642.

Hector Bheki Makhubo
Deputy Director: Legal Administration
City of Johannesburg Metropolitan Municipality /
Notice No. T045/2022

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LOCAL AUTHORITY NOTICE 1335 OF 2022**PTN 113 OLIVANTSVLEI 327-IQ
REF NO.: 20/13/0156/2022**

Notice is hereby given in terms of Section 42(4) of the of the City of Johannesburg Municipal Planning By-Law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of Portion 113 Olivantsvlei 327-IQ:

The removal of Condition B from Deed of Transfer T80155/2001. This notice will come into operation on 10 August 2022 date of publication hereof.

Hector Bheki Makhubo
Deputy Director: Legal Administration
City of Johannesburg Metropolitan Municipality
Notice No 487/2022

LOCAL AUTHORITY NOTICE 1336 OF 2022**Jukskei View Extension 128**

- A. In terms of Section 49.(1) of Deeds Registries Act, 1937 (Act 47 of 1937), read with Section 32.(1) of the City of Johannesburg Municipal Planning By-Law, 2016. The City of Johannesburg Metropolitan Municipality hereby extend the boundaries of **Jukskei View Extension 128** to include Portion 26 of the farm Longlake 710-I.R. subject to the conditions set out in the Schedule hereunder.

SCHEDULE:

STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY WATERFALL FIELDS WUQF PROPRIETARY LIMITED (REGISTRATION NUMBER 2013/211395/07) (HEREINAFTER REFERRED TO AS THE ERF OWNER) IN TERMS OF THE PROVISIONS OF SECTION 49(1) OF THE DEEDS REGISTRIES ACT, 1937 (ACT 47 OF 1937) READ WITH PART 3 OF CHAPTER 5 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 (HEREINAFTER REFERRED TO AS THE BY-LAW), FOR PERMISSION TO EXTEND THE BOUNDARIES OF JUKSKEI VIEW EXTENSION 128 TOWNSHIP TO INCLUDE PORTION 26 OF THE FARM LONGLAKE 710 I.R. GAUTENG PROVINCE, HAS BEEN APPROVED.

1. CONDITIONS OF EXTENSION**(1) DESCRIPTION OF LAND**

Portion 26 of the Farm Longlake 710 I.R. shall be incorporated in the Township of Jukskei View Extension 128 as Erf 4550 (hereinafter referred to as 'the Erf').

(2) DESIGN AND PROVISION OF ENGINEERING SERVICES IN AND FOR THE ERF

The Erf Owner shall, to the satisfaction of the local authority, make the necessary arrangements for the design and provision of all engineering services of which the local authority is the supplier.

(3) ELECTRICITY

The local authority is not the bulk supplier of electricity to or for the erf. The Erf Owner shall in terms of Chapter 6 Part 1 of the By-law make the necessary arrangements with ESKOM, the licensed supplier of electricity for the provision of electricity.

(4) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF AGRICULTURE AND RURAL DEVELOPMENT)

Should the development of the Erf not been commenced with before 06 June 2029 the application to extend the boundaries of Jukskei view Extension 128, shall be resubmitted to the Department of Agriculture and Rural Development for exemption/authorisation in terms of the National Environmental Management Act, 1998 (Act 107 of 1998), as amended.

(5) GAUTENG PROVINCIAL GOVERNMENT (DEPARTMENT OF ROADS AND TRANSPORT)

(a) Should the development of the Erf not been completed before the 08 February 2026 application to extend the boundaries of Jukskei View Extension 128 with Erf 4550, shall be resubmitted to the Department of Roads and Transport for reconsideration.

(b) If however, before the expiry date mentioned in (a) above, circumstances change in such a manner that roads and/or PWV routes under the control of the said Department are affected by the proposed layout of the erf, the Erf Owner shall resubmit the application for the purpose of fulfillment of the requirements of the controlling authority in terms of the provisions of Section 48 of the Gauteng Transport Infrastructure Act, 2001 (Act 8 of 2001).

(6) NATIONAL GOVERNMENT (DEPARTMENT: MINERAL RESOURCES)

Should the development of the erf not been completed before 02 March 2027 the Application to extend the boundaries of Jukskei View Extension 128, shall be resubmitted to the Department: Mineral Resources for reconsideration.

(7) ACCESS

(a) Access to or egress from the erf shall be provided to the satisfaction of the local authority and/or Johannesburg Roads Agency (Pty) Ltd.

(b) No access to or egress from the erf shall be permitted via the lines of no access as indicated on the approved layout plan of the extension plan No. 20/11/0078/Z.

(8) ACCEPTANCE AND DISPOSAL OF STORMWATER DRAINAGE

The Erf Owner shall arrange for the stormwater drainage of the erf to fit in with that of the adjacent road/roads and all stormwater running off or being diverted from the road/roads shall be received and disposed of.

(9) REFUSE REMOVAL

The Erf Owner shall provide sufficient refuse collection points for the erf on Jukskei View Extension 128 and shall make arrangements to the satisfaction of the local authority for the removal of all refuse.

(10) REMOVAL OR REPLACEMENT OF EXISTING SERVICES

If, by reason of the extension of the boundaries of Jukskei View Extension 128, it should be necessary to remove or replace any existing municipal, TELKOM and/or ESKOM services, the cost of such removal or replacement shall be borne by the Erf Owner.

(11) DEMOLITION OF BUILDINGS AND STRUCTURES

The Erf Owner shall at its own costs cause all existing buildings and structures situated within the building line reserves, side spaces or over common boundaries to be demolished to the satisfaction of the local authority, when requested thereto by the local authority.

(12) RESTRICTION ON THE DEVELOPMENT OF THE ERF

The Erf shall be incorporated as an extension of the common property in the development scheme on the adjacent erf/erven as provided for in terms of the Sectional Titles Act, Act 95 of 1986.

(13) OBLIGATIONS WITH REGARD TO THE CONSTRUCTION AND INSTALLATION OF ENGINEERING SERVICES AND RESTRICTIONS REGARDING THE TRANSFER OF THE ERF

(a) The Erf Owner shall at its own costs and to the satisfaction of the local authority, construct and install all engineering services including the internal roads and the stormwater reticulation, within the Erf boundaries. The Erf and/or units on the erf, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been constructed and installed.

(b) The Erf Owner shall fulfil its obligations in respect of the installation of water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefor, as agreed between the Erf Owner and the local authority. The Erf and/or units on the Erf may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the engineering services have been submitted or paid to the said local authority.

(c) The Erf Owner shall submit to the local authority, a certificate issued by ESKOM that acceptable financial arrangements with regard to the supply of electricity, have been made by the Erf Owner to the local authority. The Erf and/or units on the erf may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that such certificate had been issued by ESKOM.

(14) OBLIGATIONS WITH REGARD TO THE PROTECTION OF ENGINEERING SERVICES

The Erf Owner shall, at its costs and to the satisfaction of the local authority, survey and register all servitudes required to protect the constructed/installed services. The Erf and/or units on the Erf may not be transferred into the

name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been or will be protected to the satisfaction of the local authority.

2. DISPOSAL OF EXISTING CONDITIONS OF TITLE.

The Erf shall be made subject to existing conditions, entitlements and servitudes:

(A) Including the following conditions which affect the Erf:

- (a) By virtue of Notarial Deed of Servitude K2401/2022S dated 22 March 2022 the withinmentioned property is subject to a perpetual Water Pipeline servitude over the property in respect of the area measuring 1835 (one thousand eight hundred and thirty five) square metres as indicated by the figure abdeHfa on Diagram SG No. 524/2021 over a portion of the property in favour of the City of Johannesburg Metropolitan Municipality, as will more fully appear from reference to the said Notarial Deed.
- (b) By virtue of Notarial Deed of Servitude K2402/2022S dated 17 March 2022 the withinmentioned property is subject to a servitude of restraint of free alienation over the property, whereby the property shall not be transferred, nor shall it be developed by the opening of a sectional title scheme until such time as the property is incorporated into Jukskei View Extension 128 Township as Erf 4550 Jukskei View Extension 128 Township, as will more fully appear from reference to the said Notarial Deed.

(B) Excluding the following conditions which do not affect the Erf due to their locality:

- (a) The former portion 38 (a portion of portion 21) of the Farm Waterval 5, Registration Division I.R., Province of Gauteng, indicated by the figure A B C J2 K2 L2 M2 N2 P2 Q2 R2 S2 T2 U2 A and the former portion 116 (a portion of portion 11) of the Farm Klipfontein 12, Registration Division I.R. Province of Gauteng, indicated by the figures H2, C, D, E, F, G, H, J, K, L, M, N, P, Q, R, S, T, U, V, W, X, Y, Z, A1, B1, C1, D1, E1, F1, G1, H1, J1, K1, L1, M1, N1, P1, Q1, R1, E2, F2, G2, H2 on Diagram SG No. 669/2012 annexed to Certificate of Consolidated Title T13877/2013 of which the property registered herewith forms a portion, is entitled to the following conditions:

By virtue of Notarial Deed K242/1963S dated 19 February 1960 the within mentioned property is entitled to a right of way over –

- (i) Portion M of the Farm Zuurfontein 33 I.R., Kempton Park, measuring 159,9274 (One Hundred and Fifty Nine Comma Nine Two Seven Four) Hectares;
- (ii) Portion 1 of Portion C of the Farm Zuurfontein 33, I.R., Kempton Park, measuring 12,0786 (Twelve Comma Nought Seven Eight Six) Hectares

as will more fully appear from reference to the said Notarial Deed.

- (b) The former portion 38 (a portion of portion 21) of the Farm Waterval 5, Registration Division I.R., Province of Gauteng, indicated by the figure A B C J2 K2 L2 M2 N2 P2 Q2 R2 S2 T2 U2 A on Diagram SG No. 669/2012 annexed to Certificate of Consolidated Title T13877/2013 of which the property registered herewith forms a portion, is entitled to the following conditions:

By Notarial Deed K580/1981S dated 2 October 1980 the withinmentioned property is entitled to a perpetual servitude of unrestricted rights of use for railway purposes and purposes incidental thereto over Portion 243 of the farm Zuurfontein 33 I.R., measuring 47,6634 hectares, held under T7064/1975 indicated by the figures ABCDEFGHJK curve LM and NP curve QURSTUVWXYZ on diagram S.G. Number 4111/1976 as will more fully appear from reference to the said Notarial Deed with diagram annexed.

- (c) The former portion 38 (a portion of portion 21) of the Farm Waterval 5, Registration Division I.R., Province of Gauteng, indicated by the figure A B C J2 K2 L2 M2 N2 P2 Q2 R2 S2 T2 U2 A on Diagram SG No. 669/2012 annexed to Certificate of Consolidated Title T13877/2013 of which the property registered herewith forms a portion, is entitled to the following conditions:

By virtue of Notarial Deed of Servitude K3360/1994S dated 20 May 1994, the within mentioned property is subject to a 7 metre wide servitude for sewerage purposes together with ancillary rights in favour of the Johannesburg Municipality, the centre line of which is indicated by the line a,b,c on diagram SG Number 669/2012 annexed to Certificate of Consolidated Title Number T13877/2013, as will more fully appear on reference to the said Notarial Deed with diagram attached thereto.

- (d) The Farm Longmeadow 297, Registration Division I.R., Province of Gauteng, indicated by the figure A, B, C, D, E, F, G, H, J, K, L, M, N, P, Q, H3, L3, M3, N3, P3, Q3, R3, S3, T3, V3, W3, X3, E2, F2, G2, H2, J2, K2, L2, M2, N2, P2, Q2, R2, S2, T2, U2, A on Diagram SG No. 669/2012 annexed to Certificate of Consolidated Title T13877/2013 of which the property registered herewith forms a portion, is entitled to the following conditions:

The Member of the Executive Council of the Province responsible for provincial roads and railways has in terms of Section 11(1)(b) of the Gauteng Transport Infrastructure Act, 2001, (Act 8 of 2001) proclaimed a provincial railway line at varying depths below the land as described and indicated by the figures on the sketch plans forming part of the said notice which show the horizontal alignment of the railway line on the land as will more fully appear from Caveat I7347/2011C noted against the property.

- (e) The former Farm Longmeadow 297, Registration Division I.R., Province of Gauteng, indicated by the figure A, B, C, D, E, F, G, H, J, K, L, M, N, P, Q, H3, L3, M3, N3, P3, Q3, R3, S3, T3, V3, W3, X3, E2, F2, G2, H2, J2, K2, L2, M2, N2, P2, Q2, R2, S2, T2, U2, A on Diagram SG No. 669/2012 annexed to Certificate of Consolidated Title T13877/2013 of which the property registered herewith forms a portion, is entitled to the following conditions:

- (i) By Notarial Deed K6470/2001S registered on 14 November 2001 a perpetual servitude of electric power transmission area represented by the figure H2, x, y, z, zz, F2, G2, H2, on Diagram S.G. Number 669/2012 annexed to Certificate of Consolidated Title Number T13877/2013.
- (ii) By Notarial Deed K5575/2000S registered on 23 October 2000 the right has been granted with ancillary rights to Eskom to convey electricity over the property, the centre lines of the overhead transmission line with underground cables traversing the property, the centre lines of which are indicated by the lines ee, mm, and kk, ll on Diagram S.G. Number 669/2012 annexed to Certificate of Consolidated Title Number T13877/2013, which servitude is 47 (forty seven) metres wide.
- (iii) By Notarial Deed K1728/2008S registered on 18 March 2008 the right was granted to the City of Johannesburg Metropolitan Municipality to use in perpetuity for sewer purposes an area of land 5 (five) metres wide over the property, the centre line of which is indicated by the line d,e,f,g and h,j,k,l,mx,m,n,p,q,r,nn on Diagram SG Number 669/2012 annexed to Certificate of Consolidated Title Number T13877/2013.

3. CONDITIONS OF TITLE.

(A) Conditions of Title imposed by the local authority in terms of the provisions of Chapter 5 Part 3 of the By-law.

- (a) The erf lies in an area where soil conditions can affect and damage buildings and structures. Building plans submitted to the local authority for consideration shall indicate measures to be taken, to limit possible damage to

buildings and structures as a result of detrimental foundation conditions. These measures shall be in accordance with the recommendation contained in the Geo-technical report for the erf, unless it is proved to the local authority that such measures are unnecessary or that the same purpose can be achieved by other more effective means. The NHBRC coding for foundations is classified as C and Soil Zone III.

- (b) (i) The erf is subject to a servitude, 2m wide, in favour of the local authority, for sewerage and other municipal purposes, along any two boundaries other than a street boundary and in the case of a panhandle erf, an additional servitude for municipal purposes 2m wide across the access portion of the erf, if and when required by the local authority: Provided that the local authority may dispense with any such servitude.
- (ii) No building or other structure shall be erected within the aforesaid servitude area and no large rooted trees shall be planted within the area of such servitude or within 2m thereof.
- (iii) The local authority shall be entitled to deposit temporarily on the land adjoining the aforesaid servitude such material as may be excavated by it during the process 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.

(B) Conditions of Title imposed by the Department of Mineral Resources in terms of the Mineral and Petroleum Resources Development Act, as amended:

(1) ALL ERVEN

(a) As each erf forms part of land which is, or may be, undermined and may be liable to subsidence, settlement, shock or cracking due to mining operations past, present or future, the registered owner of each erf accepts all liability for any damage thereto and to any structure thereon which may result from such subsidence, settlement, shock or cracking.

- B. The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of Section 54.(1) of the City of Johannesburg Municipal Planning By-Law, 2016 declares that it has approved an amendment scheme being an amendment of the City of Johannesburg Land Use Scheme, 2018, comprising the land as that with which the boundaries of **Jukskei View Extension 128** are being extended. Map 3 and the scheme clauses of the amendment schemes are filed with the Executive Director: Development Planning: City of Johannesburg and are open for inspection at all reasonable times. This amendment is known as Amendment Scheme 02-11-0078.

Hector Bheki Makhubo
Deputy Director: Legal Administration
City of Johannesburg Metropolitan Municipality
Notice No. T046/2022

LOCAL AUTHORITY NOTICE 1337 OF 2022**REF NO: 20/13/3387/2020**

Notice is hereby given in terms of section 42. (4) of the City of Johannesburg: Municipal Planning By-law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of **Erf 91 Vorna Valley**:

- a) The removal of conditions (m) from Deed of Transfer T30204/2018

A copy of the approved application lies open for inspection at all reasonable times, at the office of the Director: Land Use Development Management, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017. This notice shall come into operation on the date of publication hereof.

Hector Bheki Makhubo

Deputy Director: Legal Administration

City of Johannesburg Metropolitan Municipality /

LOCAL AUTHORITY NOTICE 1338 OF 2022**UMTHOMBO EXTENSION 45**

- A. In terms of Section 28(15) of the City of Johannesburg Municipal Planning By-Law, 2016, the City of Johannesburg Metropolitan Municipality declares Umthombo Extension 45 to be an approved township subject to the conditions set out in the Schedule hereunder.

SCHEDULE

STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY THE RZT ZELPY 4444 (PTY) LTD REGISTRATION NUMBER 2005/031405/07 (HEREINAFTER REFERRED TO AS THE TOWNSHIP OWNER) IN TERMS OF THE PROVISIONS OF PART 3 OF CHAPTER 5 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 (HEREINAFTER REFERRED TO AS THE BY-LAW), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 211 OF THE FARM ALLANDALE 10 IR, GAUTENG PROVINCE HAS BEEN APPROVED.

1. CONDITIONS OF ESTABLISHMENT.**(1) NAME**

The name of the township is Umthombo extension 45

(2) DESIGN

The township consists of erven and roads as indicated on General Plan SG No. 2100/2018

(3) DESIGN AND PROVISION OF ENGINEERING SERVICES IN AND FOR THE TOWNSHIP

The township owner shall, to the satisfaction of the local authority, make the necessary arrangements for the design and provision of all engineering services of which the local authority is the supplier.

(4) ELECTRICITY

The local authority is not the bulk supplier of electricity to or in the township. The township owner shall in terms of Chapter 6 Part 1 of the By-law make the necessary arrangements with ESKOM, the licensed supplier of electricity for the provision of electricity.

(5) ACCESS

(a) Access to or egress from the township shall be provided to the satisfaction of the local authority and Johannesburg Roads Agency (Pty) Ltd.

(b) No access to or egress from the township shall be permitted via the line/lines of no access as indicated on the approved layout plan of the township No. 07-14750

(6) ACCEPTANCE AND DISPOSAL OF STORMWATER DRAINAGE

The township owner shall arrange for the stormwater drainage of the township to fit in with that of the adjacent road/roads and all stormwater running off or being diverted from the road/roads shall be received and disposed of.

(7) REFUSE REMOVAL

The township owner shall provide sufficient refuse collection points in the township and shall make arrangements to the satisfaction of the local authority for the removal of all refuse.

(8) REMOVAL OR REPLACEMENT OF EXISTING SERVICES

If, by reason of the establishment of the township, it should be necessary to remove or replace any existing municipal, TELKOM and/or ESKOM services, the cost of such removal or replacement shall be borne by the township owner.

(9) DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at its own costs cause all existing buildings and structures situated within the building line reserves, side spaces or over common boundaries to be demolished to the satisfaction of the local authority, when requested thereto by the local authority.

(10) OPEN SPACE CONTRIBUTION

The township owner shall, if applicable, in terms of section 48. of the By-law pay an open space contribution to the local authority in lieu of providing the necessary open space in the township or for the shortfall in the provision of land for open space.

(11) OBLIGATIONS WITH REGARD TO THE CONSTRUCTION AND INSTALLATION OF ENGINEERING SERVICES AND RESTRICTIONS REGARDING THE TRANSFER OF ERVEN

(a) The township owner shall, after compliance with clause 3 above, at its own costs and to the satisfaction of the local authority, construct and install all engineering services including the internal roads and the stormwater reticulation, within the boundaries of the township. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been constructed and installed.

(b) The township owner shall fulfil its obligations in respect of the installation of water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefor, as agreed between the township owner and the local authority in terms of clause 3 above. Erven and/or units in the township may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the engineering services have been submitted or paid to the said local authority.

(c) The township owner shall submit to the local authority, a certificate issued by ESKOM that acceptable financial arrangements with regard to the supply of electricity, have been made by the township owner to the local authority. Erven and/or units in the township may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that such certificate had been issued by ESKOM.

(12) OBLIGATIONS WITH REGARD TO THE PROTECTION OF ENGINEERING SERVICES

The township owner shall, at its costs and to the satisfaction of the local authority, survey and register all servitudes required to protect the constructed/installed services. Erven and/or units in the township, may not be transferred into the name of a purchaser prior to the local authority certifying to the Registrar of Deeds that these engineering services had been or will be protected to the satisfaction of the local authority.

(13) CONSOLIDATION OF ERVEN

The township owner shall, at its own costs, after proclamation of the township, submit an application for consent to consolidate Erven 257 and 258 to the local authority for approval.

(14) NOTARIAL TIE OF ERVEN

The township owner shall, at its own costs, after proclamation of the township, submit an application for consent to notarial tie the consolidate erf of erven 257 and 258 with the consolidated erf of erven 255 and 256 Umthombo extension 44, to the local authority for approval.

2. DISPOSAL OF EXISTING CONDITIONS OF TITLE.

All erven shall be made subject to existing conditions and servitudes, if any.

3. CONDITIONS OF TITLE.**(A) Conditions of Title imposed by the local authority in terms of the provisions of Chapter 5 Part 3 of the By-law.****(1) ALL ERVEN**

(a) The erven lie in an area where soil conditions can affect and damage buildings and structures. Building plans submitted to the local authority for consideration shall indicate measures to be taken, to limit possible damage to buildings and structures as a result of detrimental foundation conditions. These measures shall be in accordance with the recommendation contained in the Geo-technical report for the township, unless it is proved to the local authority that such measures are unnecessary or that the same purpose can be achieved by other more effective means. The NHBRC classification for foundations is considered as S/R and soil zone II.

(2) ALL ERVEN

(a) Each erf is subject to a servitude, 2m wide, in favour of the local authority, for sewerage and other municipal purposes, along any two boundaries other than a street boundary and in the case of a panhandle erf, an additional servitude for municipal purposes 2m wide across the access portion of the erf, if and when required by the local authority: Provided that the local authority may dispense with any such servitude.

(b) No building or other structure shall be erected within the aforesaid servitude area and no large rooted trees shall be planted within the area of such servitude or within 2m thereof.

(c) The local authority shall be entitled to deposit temporarily on the land adjoining the aforesaid servitude such material as may be excavated by it during the process 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.

(3) ERF 258

(a) The erven are subject to a 3m wide stormwater servitude in favour of the local authority, as indicated on the General Plan:

B. Conditions of Title imposed in favour of third parties to be registered/created on the first registration of the erven concerned.

No erf in the township shall be transferred unless the following conditions and/or servitudes have been registered:

(1) ERF 257

The erf is subject to a 3m x 6m servitude for electrical mini-substation purposes in favour of ESKOM As indicated on the General Plan.

C. The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of Section 54 of the City of Johannesburg Municipal Planning By-Law, 2016, declares that it has approved an amendment scheme being an amendment of the Halfway House and Clayville town planning scheme, 1976, comprising the same land as included in the township of Umthombo extension 45. Map 3 and the scheme clauses of the amendment schemes are filed with the Executive Director: Development Planning: City of Johannesburg and are open for inspection at all reasonable times. This amendment is known as Amendment Scheme 07-14750.

Hector Bheki Makhubo
Deputy Director: Legal Administration
City of Johannesburg Metropolitan Municipality
Notice No. T047/2022
10 August 2022

LOCAL AUTHORITY NOTICE 1339 OF 2022**AMENDMENT SCHEME 20-01-2705**

Notice is hereby given in terms of section 22.(4) of the City of Johannesburg Municipal Planning By-Law, 2016 that the City of Johannesburg Metropolitan Municipality has approved the amendment of the City of Johannesburg Land Use Scheme, 2018 by the rezoning of Portion 1 of Erf 324 Parktown North from "Residential 3" to "Residential 3" subject to certain conditions as indicated in the approved application, which Amendment Scheme will be known as Amendment Scheme 20-01-2705.

The Amendment Scheme is filed with the Executive Director: Development Planning, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017 and is open for inspection at all reasonable times. Amendment Scheme 20-01-2705 will come into operation on date of publication hereof.

Hector Bheki Makhubo
Deputy Director: Legal Administration
City of Johannesburg Metropolitan Municipality
Notice No.500/2022

LOCAL AUTHORITY NOTICE 1340 OF 2022**FLORIDA NORTH EXTENSION 10**

- A. In terms of section 28(15) of the By-laws of the City of Johannesburg Metropolitan Municipality declares **Florida North Extension 10** to be an approved township subject to the conditions set out in the Schedule hereunder.

SCHEDULE

STATEMENT OF THE CONDITIONS UNDER WHICH THE APPLICATION MADE BY MEDSCHEME HOLDINGS (PROPRIETARY) LIMITED 1970/015014/07 (HEREINAFTER REFERRED TO AS THE TOWNSHIP OWNER) IN TERMS OF THE PROVISIONS OF PART 3 OF CHAPTER 5 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016 (HEREINAFTER REFERRED TO AS THE BY-LAW), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 108 (A PORTION OF PORTION 27) OF THE FARM WELTEVREDEN 202, REGISTRATION DIVISION I.Q., PROVINCE OF GAUTENG HAS BEEN APPROVED.

1. CONDITIONS OF ESTABLISHMENT**(1) NAME**

The name of the township is Florida North Extension 10.

(2) DESIGN

The township consists of erven and a road as indicated on General Plan S.G. No. 1292/2018.

(3) DESIGN AND PROVISION OF ENGINEERING SERVICES IN AND FOR THE TOWNSHIP

The township owner shall, to the satisfaction of the local authority, make the necessary arrangements for the design and provision of all engineering services of which the local authority is the supplier.

(4) GAUTENG PROVINCIAL GOVERNMENT

Should the development of the township not been commenced with, within a period of 5 years from date of authorisation or exemption, the application to establish the township, shall be resubmitted to the Department of Agriculture, Conservation and Environment for exemption / authorisation in terms of the National Environmental Management Act, 1998 (Act 107 of 1998), as amended.

(6) REFUSE REMOVAL

The township owner shall provide sufficient refuse collection points in the township and shall make arrangements to the satisfaction of the local authority for the removal of all refuse.

(7) REMOVAL OR REPLACEMENT OF EXISTING SERVICES

If, by reason of the establishment of the township, it should be necessary to remove or replace any existing municipal, TELKOM and/or ESKOM services, the cost of such removal or replacement shall be borne by the township owner.

(8) DEMOLITION OF BUILDINGS AND STRUCTURES

The township owner shall at his own costs cause all existing buildings and structures situated within the building line reserves, side spaces or over common boundaries to be demolished to the satisfaction of the local authority, when requested thereto by the local authority.

(9) OPEN SPACE CONTRIBUTION

The township owner shall, if applicable, in terms of section 48. of the By-law pay an open space contribution to the local authority *in lieu* of providing the necessary open space in the township or for the shortfall in the provision of land for open space.

(10) OBLIGATIONS WITH REGARD TO THE CONSTRUCTION AND INSTALLATION OF ENGINEERING SERVICES AND RESTRICTIONS REGARDING THE TRANSFER OF ERVEN

(a) The township owner shall, after compliance with clause 2.(3) above, at its own costs and to the satisfaction of the local authority, construct and install all engineering services including the internal roads and the stormwater reticulation, within the boundaries of the township. Erven and/or units in the township, may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that these engineering services had been constructed and installed.

(b) The township owner shall fulfil its obligations in respect of the installation of electricity, water and sanitary services as well as the construction of roads and stormwater drainage and the installation of systems therefor, as agreed between the township owner and the local authority in terms of clause 2.(3) above. Erven and/or units in the township, may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that sufficient guarantees/cash contributions in respect of the engineering services have been submitted or paid to the said local authority.

(11) OBLIGATIONS WITH REGARD TO THE PROTECTION OF ENGINEERING SERVICES
The township owner shall, at its costs and to the satisfaction of the local authority, survey and register all servitudes required to protect the constructed/installed services. Erven and/or units in the township, may not be transferred into the name of a purchaser, prior to the local authority certifying to the Registrar of Deeds that these engineering services had been or will be protected to the satisfaction of the local authority.

(12) CONSOLIDATION OF ERVEN

The township owner shall, at its own costs, after proclamation of the township, submit an application for consent to consolidate Erven 335 and 336, to the local authority for approval.

2. DISPOSAL OF EXISTING CONDITIONS OF TITLE.

All erven shall be made subject to existing conditions and servitudes, if any.

A. Excluding the following which do affect the township but shall not be made applicable to the individual erven in the township:

(a) The said portion 3 "Nonnas Rust" of Portion B2 of the North-Western Portion of the said farm WELTEVREDEN No. 4 (of which the property hereby transferred forms a portion) is subject to the following conditions

2. GEMELD Gedeelte 3 tezamen met gedeelte 1, 2 and 4 van bovenvermelde gedeelte B2 van gezegde plaats "WELTEVREDEN" gehouden onder Certifikaten van Verdelings Titel Nos. 5351/1929; 5352/1929 en 5354/1929 zijn onderworpe aan het eewigdurende servituut dat al het bestaande water daarop aanwezig onverhinderd en onbelemmerd zal aflopen naar en met de spruitennaar gedeelte "A2" van Gezegde plaats "WELTEVREDEN" No. 78m en toebehoren aan de eigenaren van (1) Resterende Gedeelte van het Gedeelte "A1" groot als ZULS 131,4391 hektaar (a) Gedeelte "A2" groot 1329838 Hektaar (3) Het Restand van het Noord Westelike Gedeelte van de hierin vermelde plaats, groot als zulks 817,9523 Hektaar,zoa is meer ten volle zal blijken uit Notariele Akte no. 85/1929S, geregistreerd op de 15de Februarie, 1929, en kopieenwaarvan gehecht zijn aan Akte van Transport nos. 4846/1926 en 14211A/1926."

3. CONDITIONS OF TITLE

A Conditions of Title imposed in favour of the local authority in terms of the provisions of Chapter 5 Part 3 of the By-law.

(1) ALL ERVEN

(a) The erven in the township lie in an area where soil conditions can affect and damage buildings and structures. Building plans submitted to the local authority for approval shall indicate measures to be taken, to limit possible damage to buildings and structures as a result of detrimental

foundation conditions. These measures shall be in accordance with the recommendation contained in the Geo-technical report for the township, unless it is proved to the local authority that such measures are unnecessary or that the same purpose can be achieved by other more effective means.

(b)(i) Each erf is subject to a servitude, 2m wide, in favour of the local authority, for sewerage and other municipal purposes, along any two boundaries other than a street boundary and in the case of a panhandle erf, an additional servitude for municipal purposes 2m wide across the access portion of the erf, if and when required by the local authority: Provided that the local authority may dispense with any such servitude.

(ii) No building or other structure shall be erected within the aforesaid servitude area and no large rooted trees shall be planted within the area of such servitude or within 2m thereof.

(iii) The local authority shall be entitled to deposit temporarily on the land adjoining the aforesaid servitude such material as may be excavated by it during the process 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.

(3) ALL ERVEN

(a) The erven shall not be transferred without the written consent of the local authority first having been obtained and the local authority shall have an absolute discretion to withhold such consent, unless the transferee accepts the following condition: The local authority had limited the electricity supply to the erven to 56 KVA and should the registered owners of the erven exceed the supply or should an application to exceed such supply be submitted to the local authority, additional electrical contributions as determined by the local authority, shall become due and payable by such owner/s to the local authority.

(4) ERF 335

The erf is subject to a 3m wide municipal servitude in favour of the local authority, as indicated on the General Plan.

(5) ERVEN 335 and 336

The erven are subject to a 2,5 x 2,5m wide electrical substation servitude in favour of the local authority, as indicated on the General Plan.

B. The City of Johannesburg Metropolitan Municipality herewith in terms of the provisions of section 54 of the By-Law of the City of Johannesburg, in addition to the provisions of the Roodepoort Town Planning Scheme, 1987, declares that it has approved an amendment scheme being an amendment of the Roodepoort Town Planning Scheme, 1987, comprising the same land as included in the township of **Florida North Extension 10**. Map 3 and the scheme clauses of the amendment schemes are filed with the Executive Director: Development Planning: City of Johannesburg and are open for inspection at all reasonable times. This amendment is known as Amendment Scheme 05-17/3X10.

Hector Bheki Makhubo
Deputy Director: Legal Administration
City of Johannesburg Metropolitan Municipality
Notice No. 043/2022

LOCAL AUTHORITY NOTICE 1341 OF 2022

Notice is hereby given in terms of section 42.(4) of the City of Johannesburg: Municipal Planning By-law, 2016, that the City of Johannesburg Metropolitan Municipality has approved the following in respect of **Erven 1577 and 1578 Highlands North Extension** .

The removal of Conditions 1.E, 1.F, 1.G, 1.I, 1.J, 1.K and to amend 1.L and 2.B from Deed of Transfer T50262/2006.

A copy of the approved application lies open for inspection at all reasonable times, at the office of the Director: Land Use Development Management, 158 Civic Boulevard, Metropolitan Centre, A Block, 8th Floor, Braamfontein 2017. This notice shall come into operation on the date of publication hereof.

Hector Bheki Makhubo
Deputy Director: Legal Administration
City of Johannesburg Metropolitan Municipality
Notice No. 513/2022

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