

**THE PROVINCE OF
GAUTENG**



**DIE PROVINSIE VAN
GAUTENG**

Provincial Gazette Provinsiale Koerant

EXTRAORDINARY • BUITENGEWOON

Selling Price • Verkoopsprys: **R2.50**

Other Countries • Buiteland: **R3.25**

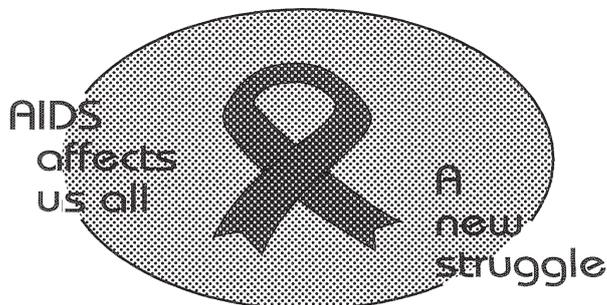
Vol. 21

PRETORIA,

7 AUGUST
AUGUSTUS 2015

No. 342

We all have the power to prevent AIDS



**AIDS
HELPLINE**

0800 012 322

DEPARTMENT OF HEALTH

Prevention is the cure

N.B. The Government Printing Works will not be held responsible for the quality of "Hard Copies" or "Electronic Files" submitted for publication purposes

ISSN 1682-4525



9 771682 452005

00342



IMPORTANT

Information

from Government Printing Works

Dear Valued Customers,

Government Printing Works has implemented rules for completing and submitting the electronic Adobe Forms when you, the customer, submits your notice request.

Please take note of these guidelines when completing your form.



GPW Business Rules

1. No hand written notices will be accepted for processing, this includes Adobe forms which have been completed by hand.
2. Notices can only be submitted in Adobe electronic form format to the email submission address submit.egazette@gpw.gov.za. This means that any notice submissions not on an Adobe electronic form that are submitted to this mailbox will be **rejected**. National or Provincial gazette notices, where the Z95 or Z95Prov must be an Adobe form but the notice content (body) will be an attachment.
3. Notices brought into GPW by "walk-in" customers on electronic media can only be submitted in Adobe electronic form format. This means that any notice submissions not on an Adobe electronic form that are submitted by the customer on electronic media will be **rejected**. National or Provincial gazette notices, where the Z95 or Z95Prov must be an Adobe form but the notice content (body) will be an attachment.
4. All customers who walk in to GPW that wish to submit a notice that is not on an electronic Adobe form will be routed to the Contact Centre where the customer will be taken through the completion of the form by a GPW representative. Where a customer walks into GPW with a stack of hard copy notices delivered by a messenger on behalf of a newspaper the messenger must be referred back to the sender as the submission does not adhere to the submission rules.
5. All notice submissions that do not comply with point 2 will be charged full price for the notice submission.
6. The current cut-off of all Gazette's remains unchanged for all channels. (Refer to the GPW website for submission deadlines – www.gpwonline.co.za)
7. Incorrectly completed forms and notices submitted in the wrong format will be rejected to the customer to be corrected and resubmitted. Assistance will be available through the Contact Centre should help be required when completing the forms. (012-748 6200 or email info.egazette@gpw.gov.za)
8. All re-submissions by customers will be subject to the above cut-off times.
9. All submissions and re-submissions that miss the cut-off will be rejected to the customer to be submitted with a new publication date.
10. Information on forms will be taken as the primary source of the notice to be published. Any instructions that are on the email body or covering letter that contradicts the notice form content will be ignored.

You are therefore advised that effective from **Monday, 18 May 2015** should you not comply with our new rules of engagement, all notice requests will be rejected by our new system.

Furthermore, the fax number **012- 748 6030** will also be **discontinued** from this date and customers will only be able to submit notice requests through the email address submit.egazette@gpw.gov.za.

DISCLAIMER:

Government Printing Works reserves the right to apply the 25% discount to all Legal and Liquor notices that comply with the business rules for notice submissions for publication in gazettes.

National, Provincial, Road Carrier Permits and Tender notices will pay the price as published in the Government Gazettes.

For any information, please contact the eGazette Contact Centre on 012-748 6200 or email info.egazette@gpw.gov.za

Table of Contents

<i>No.</i>		<i>Gazette No.</i>	<i>Page No.</i>
GENERAL NOTICES • ALGEMENE KENNISGEWINGS			
2529	Town-planning And Townships Ordinance (15/1986): Pinehaven Extension 2.....	342	4

GENERAL NOTICES • ALGEMENE KENNISGEWINGS

NOTICE 2529 OF 2015**LOCAL AUTHORITY NOTICE
16 OF 2015****MOGALE CITY LOCAL MUNICIPALITY****KRUGERSDORP AMENDMENT SCHEME 1582**

It is hereby notified in terms of the provision of section 125(1) of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), that the Mogale City Local Municipality has approved an amendment scheme with regard to the land in the township **Pinehaven Extension 2** being an amendment of the Krugersdorp Town Planning Scheme, 1980.

The Map 3 documents and the scheme clauses of the amendment scheme are filed with the Municipality Manager of the Mogale City Local Municipality and the Director General: Gauteng Provincial Government, Department of Economic Development, Corner House, Marshalltown, and are open for inspection during normal office hours.

This amendment scheme is known as **Krugersdorp Amendment Scheme 1582**.



**D M MASHITSHO
MUNICIPAL MANAGER**

29 July 2015

**LOCAL AUTHORITY NOTICE
15 OF 2015****MOGALE CITY LOCAL MUNICIPALITY****DECLARATION OF PINEHAVEN EXTENSION 2 AS AN APPROVED TOWNSHIP**

In terms of section 103 of the Town Planning and Townships Ordinance, 1986 (Ordinance 15 of 1986), the Mogale City Local Municipality hereby declares the township Pinehaven Extension 2 to be an approved Township, subject to the conditions set out in the Schedule hereto:

SCHEDULE

STATEMENT OF CONDITIONS UNDER WHICH THE APPLICATION MADE BY PINEHAVEN HOSPITAL PROPERTIES (PTY) LTD (HEREINAFTER REFERRED TO AS THE APPLICANT) IN TERMS OF THE PROVISIONS OF CHAPTER III OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986), FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 195 (A PORTION OF PORTION 17) OF THE FARM RIETVALLEI 180IQ,

1. CONDITIONS TO BE COMPLIED WITH PRIOR TO THE DECLARATION OF THE TOWNSHIP IN TERMS OF THE PROVISIONS OF SECTION 103 OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986) (HEREINAFTER REFERRED TO AS ORDINANCE 15 OF 1986)

1.1 PROVISION AND INSTALLATION OF SERVICES

The applicant shall make the necessary arrangements with the local authority and/or Eskom regarding the provision and installation of water, electricity and sanitary services as well as the construction of streets and stormwater drainage systems for the township by means of a services provision agreement between the developer and the Local Municipality and/or Eskom.

1.2 GENERAL

- (a) The applicant shall satisfy the Mogale City Local Municipality that -
- (i) the relevant amendment scheme (in terms of section 125 of Ordinance 15 of 1986) is in order and may be published simultaneously with the declaration of the township an approved township;
 - (ii) satisfactory access is available to the township and that a public street system is available to all erven in the township;
 - (iii) the 1:50 year floodline is indicated on the layout plan and has been certified by a professional engineer;
 - (vi) The applicant shall comply with the provisions of Sections 72, 75 and 101 of Ordinance 15 of 1986.

2. CONDITIONS OF ESTABLISHMENT (CONDITIONS WHICH WILL BE APPLICABLE TO THE APPROVED TOWNSHIP IN TERMS OF SECTION 103 OF ORDINANCE 15 OF 1986)

2.1 NAME

The name of the township shall be **Pinehaven Extension 2**.

2.2 DESIGN

The township shall consist of 2 erven as indicated on General Plan No. 11/2014.

2.3 STORMWATER DRAINAGE AND STREET DESIGN

- (a) The township owner shall at the request of the Local Municipality supply the Local Municipality with a detailed scheme including plans, cross sections and specifications as compiled by a civil engineer approved by the Local Municipality for the provision of underground water drainage system. Such system must be designed in order to dispose of the runoff of a 1:10 year rainstorm and must ensure that the runoff of a 1:50 year be guided to the nearest defined watercourse without flooding any adjacent properties. The design of the drainage system must contain and describe aspects like tar macadamization, kerbing and canalization of roads as well as the provision of retaining walls if required by the Local Municipality.
- The drainage system must, where necessary, make provision for the catchment of stormwater in catchment pits from where it must be disposed of in water tight pipes in such a way that no water collections or seepage shall occur on or near the ground surface. The mentioned water pipes must be manufactured from durable material and must be approved by the Local Municipality. The scheme must also indicate the route and gradient of access to each individual erf from the adjoining street.
- (b) The township owner must construct roads according to the approved scheme at own costs and to the satisfaction of the Local Municipality, under the supervision of a civil engineer approved by the Local Municipality.
- (c) The township owner is responsible for the maintenance of streets to the satisfaction of the Local Municipality until the streets are completed according to sub clause (b) above.
- (d) The township owner must make a proportional contribution as determined by the Director: Infrastructure Management and the Director: Water and Sanitation, for the upgrading of the access road from Hendrik Potgieter Road.
- (e) If the township owner fails to comply with the stipulation of sub clause (a), (b), (c) and (d) above, the Local Municipality will be entitled to do the required construction at the cost of the township owner.

2.4 SEWERAGE

The township owner must, at the request of the Local Municipality supply the following detail regarding the sewerage system of the proposed township:

- (i) Comprehensive lay-out plans;
- (ii) Cross sections; and
- (iii) Specifications of materials and equipment to be used during the construction of such sewerage system.

The sewerage system must be designed by an approved professional engineer according to the specifications and standards laid down by the Local Municipality to the satisfaction of the Director: Water and Sanitation.

All materials to be used with the construction of the sewerage system is subject to the approval and/or amendment of the Director: Water and Sanitation.

2.5 WATER

The township owner must, at the request of the Local Municipality submit a detailed scheme with plans, cross sections and specification for the provision of an underground drainage system, for approval.

The proposed network must make provision for a pressurised water connection for each individual erf and must be designed by a professional engineer approved by the Local Municipality. All materials to be used in the proposed water network must be approved by the Local Municipality.

2.6 DISPOSAL OF EXISTING TITLE CONDITIONS

All erven shall be made subject to existing conditions and servitudes if any.

2.7 REMOVAL OF REFUSE

The township owner must at own cost remove refuse within the township to the satisfaction of the Local Municipality, if required by the Local Municipality.

2.8 REMOVAL OR REPLACEMENT OF MUNICIPAL SERVICES

If the establishment of the township results in any municipal services to be removed or replaced the costs of such removal/replacement must be borne by the township owner.

2.9 RELOCATION OF POWERLINES

If the establishment of the township results in any ESKOM equipment or services to be relocated the costs of such relocation must be borne by the township owner.

2.10 RELOCATION OF TELKOM EQUIPMENT

If the establishment of the township results in any TELKOM equipment or services to be relocated the costs of such relocation must be borne by the township owner.

3. CONDITIONS OF TITLE

- 3.1 THE ERVEN MENTIONED BELOW SHALL BE SUBJECT TO THE CONDITION AS INDICATED, LAID DOWN BY THE MOGALE CITY LOCAL MUNICIPALITY IN TERMS OF THE PROVISIONS OF THE TOWN-PLANNING AND TOWNSHIPS ORDINANCE, 1986 (ORDINANCE 15 OF 1986).

3.1.1 ALL ERVEN

- (a) The erf is subject to a servitude 2 meters wide for sewerage and other purposes in favour of the Local Municipality along any two boundaries other than a street boundary and in the instance of a panhandle erf an additional 2 metres wide servitude for municipal purposes over the access portion of the stand if and when required by the Local Municipality: provides that the Local Municipality may dispose of the right to any such servitude.
- (b) No buildings or other structures may be erected within the servitude area and no trees with large rooted trees may be planted within the area of such servitude or within a distance of 2 metres thereof.
- (c) The Local Municipality shall be entitled to temporarily place any material excavated during the installation, maintenance or removal of a sewerage pipeline or any other works that is deemed necessary on the land adjacent to servitude and furthermore the Local Municipality is entitled to reasonable entry to the property on which the servitude is situated for the stated purpose, on the condition that the Local Municipality will be liable for any damage caused during the installation, maintenance or removal of sewerage pipelines and other works.
- (d)(i) The erven is situated on land with soil characteristics that may cause damage to buildings and structures to be erected thereon. Building plans submitted to the Local Municipality must indicate preventative measures in accordance with the recommendations contained in the engineering geology report which was done for the township, in order to limit damage to buildings or structures due to the unfavourable foundation conditions. Preventative measures need not be contained in the building plans if proof can be given by the developer that such measures are not required;
- (d)(ii) In order to limit such damage the foundations and other structure elements of buildings and structures must be designed by a competent professional engineer. It is recommended that a specific foundation investigation be done for each individual erf prior to any construction taking place thereon.

D M MASHITISHO
MUNICIPAL MANAGER
29 JULY 2015

IMPORTANT

Information

from Government Printing Works

Dear Valued Customers,

Government Printing Works has implemented rules for completing and submitting the electronic Adobe Forms when you, the customer, submits your notice request.

Please take note of these guidelines when completing your form.

GPW Business Rules

1. No hand written notices will be accepted for processing, this includes Adobe forms which have been completed by hand.
2. Notices can only be submitted in Adobe electronic form format to the email submission address submit.egazette@gpw.gov.za. This means that any notice submissions not on an Adobe electronic form that are submitted to this mailbox will be **rejected**. National or Provincial gazette notices, where the Z95 or Z95Prov must be an Adobe form but the notice content (body) will be an attachment.
3. Notices brought into GPW by "walk-in" customers on electronic media can only be submitted in Adobe electronic form format. This means that any notice submissions not on an Adobe electronic form that are submitted by the customer on electronic media will be **rejected**. National or Provincial gazette notices, where the Z95 or Z95Prov must be an Adobe form but the notice content (body) will be an attachment.
4. All customers who walk in to GPW that wish to submit a notice that is not on an electronic Adobe form will be routed to the Contact Centre where the customer will be taken through the completion of the form by a GPW representative. Where a customer walks into GPW with a stack of hard copy notices delivered by a messenger on behalf of a newspaper the messenger must be referred back to the sender as the submission does not adhere to the submission rules.
5. All notice submissions that do not comply with point 2 will be charged full price for the notice submission.
6. The current cut-off of all Gazette's remains unchanged for all channels. (Refer to the GPW website for submission deadlines – www.gpwonline.co.za)
7. Incorrectly completed forms and notices submitted in the wrong format will be rejected to the customer to be corrected and resubmitted. Assistance will be available through the Contact Centre should help be required when completing the forms. (012-748 6200 or email info.egazette@gpw.gov.za)
8. All re-submissions by customers will be subject to the above cut-off times.
9. All submissions and re-submissions that miss the cut-off will be rejected to the customer to be submitted with a new publication date.
10. Information on forms will be taken as the primary source of the notice to be published. Any instructions that are on the email body or covering letter that contradicts the notice form content will be ignored.

You are therefore advised that effective from **Monday, 18 May 2015** should you not comply with our new rules of engagement, all notice requests will be rejected by our new system.

Furthermore, the fax number **012- 748 6030** will also be **discontinued** from this date and customers will only be able to submit notice requests through the email address submit.egazette@gpw.gov.za.



Printed by the Government Printer, Bosman Street, Private Bag X85, Pretoria, 0001,
 for the **Gauteng Provincial Administration**, Johannesburg.
 Contact Centre Tel: 012-748 6200. eMail: info.egazette@gpw.gov.za