THE PROVINCE OF GAUTENG

DIE PROVINSIE VAN GAUTENG

Provincial Gazette
Provinsiale Koerant

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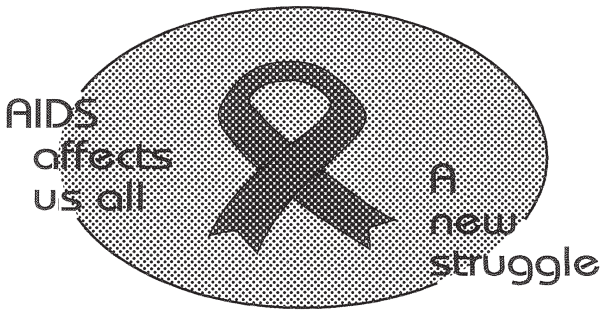
Vol. 23 **PRETORIA** 18 OCTOBER 2017 18 OKTOBER 2017 **No. 260**

We all have the power to prevent AIDS



AIDS
HELPLINE
0800 012 322
DEPARTMENT OF HEALTH

Prevention is the cure

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CONTENTS

		Gazette No.	*Page No.*
	GENERAL NOTICES • ALGEMENE KENNISGEWINGS		
1522	Town-planning and Townships Ordinance (15/1986): Erf 524, Paulshof Extension 9	260	3
1522	Ordonnansie op Dorpsbeplanning en Dorpe (15/1986): Erf 524, Paulshof-uitbreiding 9	260	4

GENERAL NOTICES • ALGEMENE KENNISGEWINGS

NOTICE 1522 OF 2017

SANDTON TOWN PLANNING SCHEME

Notice of application for amendment of the Sandton Town Planning Scheme, 1980 in terms of Section 56(1)(b)(i) of the Townships Ordinance, 1986 (Ordinance 15 of 1986); read in conjunction with Section 21 of the City of Johannesburg Municipal Planning By-Law, 2016, and read in conjunction with Section 2(2) and the relevant provisions of the Spatial Planning and Land Use Management Act, 2013 (Act 16 of 2013).

We, **UrbanSmart Planning Studio (Pty) Ltd**, being the authorised agent of the owner of **Erf 524 Paulshof Extension 9,** hereby gives notice, that we have applied to the **City of Johannesburg Metropolitan Municipality** for the amendment of the town-planning scheme in operation known as Sandton Town Planning Scheme, 1980, by the rezoning of **Erf 524 Paulshof Extension 9,** the property described above, is located at 65 Umfolozi Road in Paulshof.

This notice is a re-advertisement of the original application that was submitted to the City of Johannesburg on the 23rd of November 2015, after it was taken over by the previous consultant. With this notice the client would like to note that his intension is to develop three (3) dwelling units on the erf.

FROM "Residential 1" with a density of one (1) dwelling per erf, height of three storeys, none applicable FAR and coverage of 50% for a single storey dwelling, 40% for a second dwelling and 30% for a three storey dwelling; and further subject to certain conditions.**TO "Residential 2"** with a density of twenty (20) dwelling units per hectare, height of two (2) storeys, Coverage of fifty (50) %, FAR not applicable, provided that not more than three (3) dwelling units will be developed; and further subject to certain conditions.

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, for a period of 28 days from **18 October 2017**.

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 benp@joburg.org.za, by not later than 15 November 2017. Please note that your name (legible) and full contact details (physical address, postal address, cell phone number, e-mail address) must be included in the objection/representation.

Address of authorised agent: **UrbanSmart Planning Studio (Pty) Ltd**
Postal Address: **P.O. Box 66465, Woodhill, Pretoria, 0076**
Physical address: **9 Warren Hills Close, Woodhill Golf Estate, Pretoria**
Telephone No: **(082) 737 2422** *Fax No:* **(086) 582 0369**
Dates on which notice will be published: **18 October 2017 and 25 October 2017**

KENNISGEWING 1522 VAN 2017

SANDTON WYSIGINGSKEMA

Kennisgewing van aansoek om wysiging van die Sandton Dorpsbeplanningskema ingevolge artikel 56(1)(b)(i) van die Ordonnansie op Dorpsbeplanning en Dorpe, 1986 (Ordonnansie 15 van 1986), saam gelees met Artikel 21 van die Stad van Johannesbrug Munisipale Beplanningsverordening, 2016; en saam gelees met Artikel 2(2) en die toepaslike bepalings van die Ruimtelike Beplanning en Grondgebruikbestuur Wet, 2013 (Wet 16 van 2013).

Ons, **UrbanSmart Planning Studio (Edms) Bpk,** synde die gemagtigde agent van die eienaar van **Erf 524, Paulshof Uitbreiding 9,** gee hiermee kennis dat ons by die Stad van Johannesburg Metropolitaanse Munisipaliteit aansoek gedoen het om die wysiging van die dorpsbeplanningskema in werking bekend as Sandton Dorpsbeplanningskema, 1980, deur die hersonering van Erf 524, Paulshof Uitbreiding 9, die eiendom hierbo beskryf, is gelee te Umfoloziweg 65 in Paulshof.

Hierdie kennisgewing is 'n heradvertensie van die oorspronklike aansoek wat op 23 November 2015 aan die Stad van Johannesburg voorgelê is, nadat dit deur die vorige konsultant oorgeneem is. Met hierdie kennisgewing wil die kliënt sy bedoeling bevestig dat hy drie (3) wooneenhede op die erf wil ontwikkel.

VAN "Residensieel 1" met 'n dighteid van een woonhuis per erf, hoogte van drie (3) verdiepings, geen toepaslike VOV, en 'n dekking van 50% vir 'n enkelverdieping, 40% vir 'n tweede woonhuis en 30% vir 'n drieverdieping woning, en verder onderhewig aan sekere voorwaardes. NA **"Residensieel 2"** met 'n digtheid van twintig (20) wooneenhede per hektaar, hoogte van twee (2) verdiepings, Dekking van vyftig (50)%, VRV nie van toepassing nie, met dien verstande dat nie meer as drie (3) wooneenhede sal ontwikkel word nie; en verder onderworpe aan sekere voorwaardes.

Besonderhede van bogenoemde aansoek sal ter insae wees vanaf 08:00 tot 15:30 by die registrasie toonbank, Ontwikkelingsbeplanning, Kamer 8100, 8ste Verdieping, A Blok, Metropolitaanse Sentrum, Burgersentrum, Braamfontein, 158 Civic Boulevard, vir n tydperk van van 28 dae vanaf 18 Oktober 2017.

Enige beswaar of vertoë ten opsigte van die aansoek moet ingedien word by beide die eienaar / agent en die Registrasieafdeling van die Departement van Ontwikkelingsbeplanning by bovermelde adres, of gepos word aan Posbus 30733, Braamfontein, 2017 of 'n faksimilee stuur na (011) 339 4000, of per e-pos aan benp@joburg.org.za stuur, nie later as 15 November 2017. Let asseblief daarop dat u naam (leesbaar) en volledige kontakbesonderhede (fisiese adres, posadres, selfoonnommer, e-pos adres) moet ingesluit word in die beswaar / voorstelling.

Adres van gemagtigde agent: **UrbanSmart Planning Studio (Edms) Bpk**
Posadres: **Posbus 66465, Woodhill, Pretoria, 0076**
Straatadres: **9 Warre Hills Close, Woodhill Golf Estate, Pretoria**
Telefoonnr: **(082) 737 2422** *faksnr:* **(086) 582 0369**
Datums waarop kennisgewing gepubliseer moet word: **18 Oktober 2017 and 25 Oktober 2017**

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