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DEPARTMENT OF HEALTH

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GENERAL NOTICES • ALGEMENE KENNISGEWINGS**GENERAL NOTICE 926 OF 2021****NOTICE OF APPLICATION FOR AMENDMENT OF LAND USE SCHEME IN TERMS OF SECTION 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016**

We, Guy Balderson Town Planners, being the authorised agents of the owner of Erf 1219 Douglasdale Extension 5, hereby give notice that we intend making application 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 No. 2B Vrede Avenue, Douglasdale Extension 5, from "Business 4" as per amendment scheme 1898 to "Business 1", height 4 storeys, coverage 60% and 100% for parking areas, FAR 0.5 (non residential uses shall be limited to 1000m²), density 85 dwelling units per hectare (120 dwelling units) on site, subject to certain conditions. The purpose of the application is to allow for a mixed use development by converting the existing office buildings into dwelling units with limited non residential uses.

Particulars of the application will be made available for inspection during office hours at the offices of the City of Johannesburg, Executive Director: Development Planning, Metropolitan Centre, 158 Civic Boulevard, Braamfontein, the agent will make a copy of the application available upon request, a copy of the application can be downloaded from <https://bit.ly/3fuM26G> 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 be submitted in writing to the City of Johannesburg, Executive Director: Development Planning either by hand at the above mentioned address; by registered mail to PO Box 30733, Braamfontein, 2017; by fax to 0113394000 or by email to objectionsplanning@joburg.org.za, robertth@joburg.org.za, wilsonma@joburg.org.za and guy@gbtp.co.za within a period of 28 days from **18 August 2021**.

Address of agent: Guy Balderson Town Planners, PO Box 76227, Wendywood, 2144, Tel: 0116564394, Fax: 0866067933, Email: guy@gbtp.co.za

GENERAL NOTICE 980 OF 2021**REZONING****APPLICATION 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 an amendment of the land use scheme.

SITE DESCRIPTION:

Erf 5/1212, Morningside Extension 129

Street Address: 19 Veldtuin Place, 112 West Road North, Morningside, 2057

APPLICATION TYPE:

Rezoning

APPLICATION PURPOSE:

To apply to the Council for the rezoning of the property to "Residential 1" and to increase both the FAR and the coverage.

The above application will be made available by the applicant to any interested party and it will also be open for inspection only by arrangement and on request from 8:00 to 15:30 at the Metro Link, Ground Floor, 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 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 15 September 2021.

AUTHORISED AGENT:

Peter Roos Town Planning Consultant; P. O. Box 977, Bromhof, 2154; Cell: 082 800 0250; peterroostp@gmail.com

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