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GENERAL NOTICES • ALGEMENE KENNISGEWINGS

GENERAL NOTICE 591 OF 2022**-NOTICE OF APPLICATION FOR REMOVAL OF CONDITIONS OF TITLE IN TERMS OF SECTION 41 AND 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 owners of Erf 1948 Bryanston, 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 9 The River Road, Bryanston, from "Residential 1" to "Residential 3", 60% coverage, a maximum density of 60 dwelling units per hectare, a total of 21 dwelling units on site which shall include inclusionary housing dwelling units, subject to certain conditions. (City of Johannesburg rezoning reference number: 20-02-3943). The purpose of the applications is to allow for a residential development. Application is also made in a consolidated form in terms of section 41 of the City of Johannesburg Municipal Planning By-Law, 2016 for the removal of conditions in the title deed for the abovementioned property to allow for an increase in density, removal of building line clause and other conditions to be removed are obsolete. (City of Johannesburg removal of restrictions reference number: 20/02/0378/2022). 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/3gPTyJT> 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 **18 May 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 592 OF 2022**NOTICE OF APPLICATION FOR AMENDMENT OF TOWN-PLANNING SCHEME IN TERMS OF SECTION 21 (1) OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016**

CITY OF JOHANNESBURG AMENDMENT SCHEME 20-01-3920

I, **Hendrik Raven**, being the authorized agent of the owner of **Erf 1108 Parkmore** hereby give notice in terms of section 21(2) of the City of Johannesburg Municipal Planning By-Law, 2016, that I have applied to the **City of Johannesburg** for the amendment of the town-planning scheme known as the **City of Johannesburg Land Use Scheme, 2018** by the rezoning of the property described above, situated at **104 Sandton Drive, Parkmore**, from "**Business 4**" subject to certain conditions in terms of Amendment Scheme 3977 to "**Business 4**" including Shops, and storage, subject to certain amended conditions.

The nature and general purpose of the application is to permit the use of the existing development on the site to be used for shops and storage purposes.

Particulars of the application will lie for inspection during normal office hours at the offices of the Applicant at 3rd Floor, Bergild House, 54 Andries Street, Wynberg and Thuso House, 61 Jorisson Street, Braamfontein for a period of 28 days from **18 May 2022**. Copies of application documents are available from www.joburg.org.za and will also be made available electronically within 24 hours from a request by E-mail, to the E-mail address 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 (FAX 011-339 4000, E-mail objectionsplanning@joburg.org.za and with the applicant at the undermentioned contact details.

Closing date for submission or comments and/or objections

15 June 2022

Contact details of applicant (authorised agent):

RAVEN Town Planners

Town and Regional Planners

P O Box 522359

SAXONWOLD

2132

(PH) 011 882 4035

(FAX) 011 887 9830

E-mail : rick@raventp.co.za

GENERAL NOTICE 593 OF 2022**NOTICE OF APPLICATION FOR THE SIMULTANEOUS REMOVAL OF RESTRICTIVE CONDITIONS OF TITLE AND THE AMENDMENT OF TOWN-PLANNING SCHEME IN TERMS OF SECTIONS 41(4), 41(6) AND 21 OF THE CITY OF JOHANNESBURG MUNICIPAL PLANNING BY-LAW, 2016**

CITY OF JOHANNESBURG AMENDMENT SCHEME 20-01-3860

I, **Hendrik Raven**, being the authorized agent of the owner(s) of **Portion 3 of Erf 283 Hyde Park Extension 47** hereby give notice in terms of Sections 41(4) and 41(6) read with Section 21(1) of the **City of Johannesburg Municipal Planning By-Law, 2016**, that I have applied to the **City of Johannesburg** for the removal of Conditions **(a), (c), (d), (g), (h), (k), (l) and (m)** in its entirety from Deed of Transfer No. **T69120/2010**, pertaining to the subject property and the simultaneous amendment of the City of Johannesburg Land Use Scheme, 2018, by the rezoning of the property described above, situated at **6B Townsend Road, Hyde Park** from **"Residential 1"** to **"Business 4"**, including a Residential Building, subject to certain conditions.

The nature and purpose of the application is to remove any such conditions of title which restricts the use of the property for a dwelling house only, imposes a building line and otherwise restricts the type and kind of development permitted on the site and to permit the existing structures, with alterations and additions thereto to be used for offices and/or an hotel.

Particulars of the application will lie for inspection during normal office hours at the offices of the Applicant at 3rd Floor, Bergild House, 54 Andries Street, Wynberg and Thuso House, 61 Jorisson Street, Braamfontein for a period of 28 days from **18 May 2022**. Copies of application documents are available from www.joburg.org.za and will also be made available electronically within 24 hours from a request by E-mail, to the E-mail address 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 (FAX 011-339 4000, E-mail objectionsplanning@joburg.org.za and with the applicant at the undermentioned contact details

Closing date for submission or comments and/or objections

15 June 2022**RAVEN Town Planners**

Town and Regional Planners

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GENERAL NOTICE 594 OF 2022
NOTICE OF APPLICATION FOR AMENDMENT OF THE TOWN-PLANNING SCHEME
IN TERMS OF SECTIONS 21(2) OF THE CITY OF JOHANNESBURG
MUNICIPAL PLANNING BY-LAW, 2016

CITY OF JOHANNESBURG AMENDMENT SCHEME 20-01-3904

I, **Hendrik Raven**, being the authorized agent of the owner of **Erf 234 Richmond**, hereby give notice in terms of Section 21(2) of the City of Johannesburg Municipal Planning By-Law, 2016, that I have applied to the **City of Johannesburg** for the amendment of the Johannesburg Town Planning Scheme, 1979 by the rezoning of the property described above, situated at 9 Park Road, Richmond, from "**Business 1**" to "**Residential 4**", subject to certain conditions.

The nature and purpose of the application is to permit the continued use a high density residential development on the property.

Particulars of the application will lie for inspection during normal office hours at the offices of the Applicant at 3rd Floor, Bergild House, 54 Andries Street, Wynberg and Thuso House, 61 Jorisson Street, Braamfontein for a period of 28 days from **18 May 2022**. Copies of application documents are available from www.joburg.org.za and will also be made available electronically within 24 hours from a request by E-mail, to the E-mail address 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 (FAX 011-339 4000, E-mail objectionsplanning@joburg.org.za and with the applicant at the undermentioned contact details

Closing date for submission or comments and/or objections

15 June 2022

Contact details of applicant (authorised agent):

RAVEN Town Planners
Town and Regional Planners
P O Box 3167
PARKLANDS
2121

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

GENERAL NOTICE 595 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: **ERF 29 DUNKELD (located at 58 BOMPAS ROAD, DUNKELD)**

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

Application purpose: The purpose of the application is to permit an increase in coverage and floor area ratio.

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 reference number is rezoning 20-01-3966. 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 **18 MAY 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 **15 JUNE 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 597 OF 2022

NOTICE OF APPLICATION IN TERMS OF SECTION 41 OF THE CITY OF JOHANNESBURG MUNICIPAL BY-LAW, 2016

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 for the removal of restrictive conditions.

Site description: ERF 935 BRYANSTON (located at 69 Culross Road, Bryanston)

Application type: Removal of restrictive conditions.

Application purpose: The purpose of this application is the removal of redundant conditions and the street building line condition and any other conditions prohibiting the subdivision of the property.

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 reference number is 20/13/1346/2022. The agent being 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 to inspect, for a period of 28 (twenty-eight) days from **18 MAY 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 **15 JUNE 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 598 OF 2022

NOTICE OF APPLICATION IN TERMS OF SECTION 41 OF THE CITY OF JOHANNESBURG MUNICIPAL BY-LAW, 2016

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 for the removal of restrictive conditions.

Site description: ERF 2033 BRYANSTON (located at 31 Belgrave Street, Bryanston)

Application type: Removal of restrictive conditions.

Application purpose: The purpose of this application is the removal of redundant conditions and the street building line condition and any other conditions prohibiting the subdivision of the property.

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 reference number is 20/13/1102/2022. 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 **18 MAY 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 **15 JUNE 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 599 OF 2022

NOTICE OF APPLICATION FOR THE ESTABLISHMENT OF A TOWNSHIP IN TERMS OF SECTION 26 OF THE CITY OF JOHANNESBURG MUNICIPAL BY-LAW, 2016

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-Laws, 2016, that we, the undersigned, intend to apply to the City of Johannesburg for an amendment to the City of Johannesburg Land Use Scheme, (2018) for the establishment of a township.

Site description: **PORTIONS 395 AND 396 (A PORTION OF PORTION 393) OF THE FARM OLIEVENHOUTPOORT 196-IQ (PROPOSED KEVIN RIDGE EXTENSION 50). The site is located at 121 and 111 Valley Road, Olievenhoutpoort 196-IQ respectively as per the Local Authority Corporate Geo-Informatics System (CGIS).**

Application type: Township establishment in terms of Section 26 of the City of Johannesburg Municipal By-Law, 2016.

Application purpose: The purpose of the application is to establish a township on Portions 395 and 396 Olievenhoutpoort 196-IQ, permitting a density of 30 dwelling units per hectare.
The township will consist of two erven:

Proposed Erf 1: Residential 3 (Thirty (30) dwelling units per hectare)

Proposed Erf 2: Residential 3 (Thirty (30) dwelling units per hectare)

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 reference number is township establishment 20-04-3945. 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 **18 MAY 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 no later than **15 JUNE 2022**.

Authorised Agent: Breda Lombard Town Planners.
Postal Address: P O Box 413710, Craighall, 2024.
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