



LIMPOPO PROVINCE
LIMPOPO PROVINSIE
XIFUNDZANKULU XA LIMPOPO
PROFENSE YA LIMPOPO
VUNDU LA LIMPOPO
IPHROVINSI YELIMPOPO

**Provincial Gazette • Provinsiale Koerant • Gazete ya Xifundzankulu
Kuranta ya Profense • Gazethe ya Vundu**

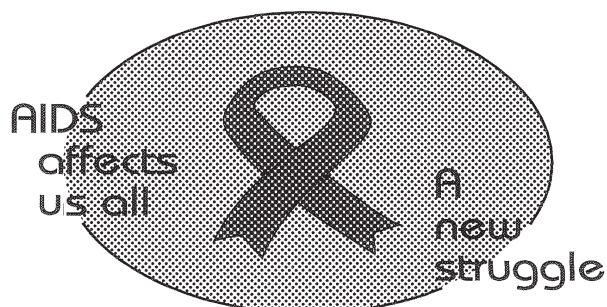
*(Registered as a newspaper) • (As 'n nuusblad geregistreer) • (Yi rhijistariwile tanihi Nyuziphepha)
(E ngwadisits'we bjalo ka Kuranta) • (Yo redzhistariwa sa Nyusiphepha)*

Vol: 31

POLOKWANE,
19 JANUARY 2024
19 JANUARIE 2024

No: 3473

We all have the power to prevent AIDS



Prevention is the cure

**AIDS
HELPLINE**

0800 012 322

DEPARTMENT OF HEALTH

**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 1682-4563



9 771682 456003



0 3 4 7 3

IMPORTANT NOTICE:

THE GOVERNMENT PRINTING WORKS WILL NOT BE HELD RESPONSIBLE FOR ANY ERRORS THAT MIGHT OCCUR DUE TO THE SUBMISSION OF INCOMPLETE / INCORRECT / ILLEGIBLE COPY.

No FUTURE QUERIES WILL BE HANDLED IN CONNECTION WITH THE ABOVE.

Contents

<i>No.</i>		<i>Gazette No.</i>	<i>Page No.</i>
GENERAL NOTICES • ALGEMENE KENNISGEWINGS			
378	Collins Chabane Local Municipality SPLUMA by-law, 2019: Erf 530 (Portion of the farm Moschke. 233-LT), Mabayeni Village	3473	3
PROCLAMATIONS • PROKLAMASIES			
147	Spatial Planning and Land Use Management Act (16/2013): Erf 1535, Louis Trichardt Extension 1 Township	3473	4
PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS			
492	Polokwane Municipal Planning By-Law, 2017: Amendment of Polokwane Integrated Land Use Scheme, 2022	3473	5
492	Polokwane Munisipale Beplanningsverordening, 2017: Wysiging van Polokwane Geïntegreerde Grondgebruikskema, 2022	3473	6
496	Collins Chabane Local Municipality Spatial Planning and Land Use Management By-Laws, 2019: Portion of the Remainder of the Farm Tshikundu's Location 262 MT	3473	7
497	Polokwane Municipal Planning By-Law, 2017: Erf 8112, Seshego F	3473	8
498	Greater Giyani Municipality Spatial Planning and Land Use Management By-laws, 2017: Portion 18 of Erf 569, Giyani-D	3473	9
499	Polokwane Municipal Planning By-Law, 2017: Erf 8064, Seshego F	3473	10
LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS			
748	Polokwane Municipal Planning By-law, 2017: Erf 20135, Polokwane X91	3473	11
748	Polokwane Munisipale Beplanning Bywet, 2017: Erf 21035, Polokwane X91	3473	11
749	Polokwane Municipal Planning By-law, 2017: Erf 228 Penina Park	3473	12
749	Polokwane Munisipale Beplanning Bywet, 2017: Erf 228 Penina Park	3473	12
750	Polokwane Municipal Planning By-law, 2017: Erf 410, Southern Gateway Extension 3 Township and Erf 11687, Pietersburg Extension 65 Township	3473	13
750	Polokwane Munisipale Beplanning Verordening, 2017: Erf 410 Southern Gateway Uitbreiding 3 Dorpsgebied en Erf 11687 Pietersburg Uitbreiding 65 Dorpsgebied	3473	14
751	SPLUMA By-Law of Greater Tzaneen Municipality: Erf 618, Nkowankowa A	3473	15
752	Makhado Municipality Spatial Planning, Land Development and Land Use Management By-law, 2016: Rondebosch Lifestyle Estate	3473	15
752	Makhado Munisipaliteit Ruimtelike Beplanning, Grondontwikkeling en Grondgebruikbestuurbywet, 2016: Rondebosch Lifestyle Estate	3473	16
753	Makhuduthamaga Local Municipal Spatial Planning and Land Use Management By-Law, 2020: Portion 7 of the Farm Uityk 851 KS	3473	19
753	Makhudumathamaga Plaaslike Munisipale Ruimtelike Beplanning en Grondgebruiksbestuur Door, 2020: Gedeelte 7 van die plaas Uityk 851 KS	3473	19

GENERAL NOTICES • ALGEMENE KENNISGEWINGS

GENERAL NOTICE 378 OF 2024

AMMENDMENT SCHEME NO: 01 OF COLLINS CHABANE LOCAL MUNICIPALITY LAND USE SCHEME, 2023 BY REZONING OF LAND

I, **Ntshuxeko Liberty Baloyi: Pr.PIn A/2821/2019**, being the authorised agent, hereby give notice of the application done in terms of **Section 64 of the Collins Chabane Local Municipality SPLUMA by-law, 2019** that I have applied for the amendment of “**Collins Chabane Local Municipality Land Use Scheme, 2023**” by means of rezoning of land on **Erf 530 (Portion of the farm Moschke.233-LT), Mabayeni Village** from “**Agriculture**” to “**Business 1**” for the formalisation of a **Supermarket**. Particulars of the applications will lie for inspection during normal working hours at the Municipality’s Planning & Development offices situated at Civic Centre, Malamulele for a period of 30 days from the **12th January 2024**. Comments and/or written submissions can be forwarded to: The Municipal Manager at this address: P/Bag X9271, Malamulele, 0982 within 30 days. Closing date for submission of objections/representations: **12th February 2024**.

Agent: LIBERTY TOWN PLANNERS. Postal Address: PO Box 4916, Giyani, 0826. Contact numbers: 083 314 4434. Fax: 086 769 2372 Email: info@libertytp.co.za

12–19

XIKIMI XA KU CINCA XA 01 XA COLLINS CHABANE LOCAL MUNICIPALITY LAND USE SCHEME, 2023 KUYA HI KU CINCA MATIRHISELO YA MISAVA

Mina, **Ntshuxeko Liberty Baloyi: Pr.PIn A/2821/2019**, ta ni hi muyimeri wa ximfumo, ni nyika xitiviso lexi endliweke kuya hi **Ntlawa 64 wa “The SPLUMA By-Law of Collins Chabane Local Municipality, 2019”** leswaku ndzi endle xikombelo xo cinca xikimi xa **Collins Chabane Local Municipality, 2023** ku cinca matirhiselo ya misava eka **Xitandi xa 530 (Xiphemu xa purasi ra Moschke.233-LT), etikweni raka Mabayeni** ku suka eka “**Agriculture**” kuya eka “**Business 1**” kuta pfumelela ku tirhisiwa Vhengele ximfumo. Vuxokoxoko bya xikombelo lexi bya kumeka hi nkarhi wa ntirho eka Masipala e hofisini ya Kunguhato wa Doroba e-Civic Centre, eka Malamulele ku ringana masiku yo fika 30 ku sukela hi ti **12 Sunguti 2024**. Swibumabumelo kumbe swisolo swinga kongomisiwa hiku tsalela, kumbe hi nomo loko minga koti ku tsala, eka Murhangeri wa Masipala eka adirese leyi nge: P/Bag X9271, Malamulele, 0982 kunga si hela masiku ya 30 kuya hi xitiviso.siku ro pfala ra swibumabulelo na swisolo: **12 Nyenyenyani 2024**.

Vayimeri: LIBERTY TOWN PLANNERS. Adirese ya poso: PO Box 4916, Giyani, 0826. Nomboro ya ringingo: 083 314 4434. Email: info@libertytp.co.za

12–19

PROCLAMATIONS • PROKLAMASIES**PROCLAMATION NOTICE 147 OF 2024****PROCLAMATION NOTICE****AMENDMENT SCHEME NO: 521**

Notice is hereby given in terms of Section 43 of Spatial Planning and Land Use Management Act (Act 16 of 2013) and the Makhado Municipality Spatial Planning, Land Development and Land Use Management By-Law, 2016 that the Makhado Municipality has approved the amendment of the Makhado Land Use Scheme, 2009 by the Rezoning of Erf 1535 Louis Trichardt Extension 1 Township from Residential-1 to Special for Guest house. The Map 3 and scheme clauses of the amended scheme are filed with the Municipal Manager of Makhado Municipality and is open for inspection during normal office hours. This amendment is known as Makhado Amendment Scheme 521 and shall come into operation on the date of publication of this notice. Municipal Manager, Makhado Municipality.

PROVINCIAL NOTICES • PROVINSIALE KENNISGEWINGS

PROVINCIAL NOTICE 492 OF 2024

AMENDMENT OF POLOKWANE INTEGRATED LAND USE SCHEME, 2022

AMENDMENT SCHEME 58 and 62: We, Open Space Agency being the authorized agent of the owner of Erf 7326 Pietersburg Extension 28 Situated at no. 12 Mamba Street and Erf 1062 Pietersburg Extension 4 situated at no. 53B Van Nispen Street, hereby give notice in terms of Section 95(1)(a) of the Polokwane Municipal Planning By-Law, 2017, that we have applied to Polokwane Municipality for the amendment of the Polokwane Integrated Land Use Scheme, 2016, by rezoning the abovementioned property from “Residential 1” to “Residential 3” in terms of Section 61 of the Polokwane Municipal Planning By-Law, 2017.

AMENDMENT SCHEME 45: We, Open Space Agency being the authorized agent of the owner of Erf 1066 Ivy Park Extension 17 situated at no. 19 Basil Street, hereby give notice in terms of Section 95(1)(a) of the Polokwane Municipal Planning By-Law, 2017, that we have applied to Polokwane Municipality for the amendment of the Polokwane Integrated Land Use Scheme, 20225, by rezoning the abovementioned property from “Residential 1” to “Special” for Commune in terms of Section 61 of the Polokwane Municipal Planning By-Law, 2017.

Particulars of the application will lie for inspection during normal office hours at the office of the Town Planners, Second Floor, West Wing, Civic Centre, Cnr Boddenstein & Landdros Marè Street, Polokwane Municipality.

Objections to or representations in respect of the application must be lodged with or made in writing within a period of 28 days from 12 January 2024 to 09 February 2024 to Manager: City and Regional Planning at the abovementioned address or at P.O. Box 111, Polokwane, 0700.

12–19

PROVINSIALE KENNISGEWING 492 VAN 2024

WYSIGING VAN POLOKWANE GEÏNTEGREERDE GRONDGEBRUIKSKEMA 2022

WYSIGINGSKEMA 58 en 62: Ons, Open Space Agency synde die gemagtigde agent van die eienaar van Erf 7326 Pietersburg Uitbreiding 28 Geleë te no. Mambastraat 12 en Erf 1062 Pietersburg Uitbreiding 4 geleë te no. Van Nispenstraat 53B, gee hiermee kennis ingevolge Artikel 95(1)(a) van die Polokwane Munisipale Beplanningsverordening, 2017, dat ons by Polokwane Munisipaliteit aansoek gedoen het vir die wysiging van die Polokwane Geïntegreerde Grondgebruikskema, 2016, deur die hersonering van bogenoemde eiendom van “Residensieel 1” na “Residensieel 3” ingevolge Artikel 61 van die Polokwane Munisipale Beplanningsverordening, 2017.

WYSIGINGSKEMA 45: Ons, Open Space Agency synde die gemagtigde agent van die eienaar van Erf 1066 Ivy Park Uitbreiding 17 geleë te no. Basilstraat 19, gee hiermee kennis ingevolge Artikel 95(1)(a) van die Polokwane Munisipale Beplanningsverordening, 2017, dat ons by Polokwane Munisipaliteit aansoek gedoen het vir die wysiging van die Polokwane Geïntegreerde Grondgebruikskema, 20225, deur hersonering van bogenoemde eiendom van “Residensieel 1” na “Spesiaal” vir Kommune ingevolge Artikel 61 van die Polokwane Munisipale Beplanningsverordening, 2017.

Besonderhede van die aansoek le te ter insae gedurende gewone kantoorure by die kantoor van die Stadsbeplanners, Tweede Vloer, West Wing, Burgersentrum, h / v Boddenstein en Landdros Marestraat, Polokwane Munisipaliteit.

Besware teen of verhoë ten opsigte van die aansoek moet binne 'n tydperk van 28 dae vanaf 12 Januarie 2024 tot 09 Februarie 2024 skriftelik by die Bestuurder: Stads- en Streekbeplanning by bogenoemde adres of by P.O. Box 111, Polokwane, 0700.

12–19

PROVINCIAL NOTICE 496 OF 2024**NOTICE IN TERMS OF SECTION 99 OF THE COLLINS CHABANE LOCAL MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2019**

I, Vukosi Ndalama Shimange of Tushiya Town Planners and Architects, the authorised agent of the owner of a Portion of the Remainder of the Farm Tshikundu's Location 262 MT give notice in terms of Section 93 of the Collins Chabane Local Municipality Spatial Planning and Land Use Management By-Laws, 2019 that I have applied to the Collins Chabane Local Municipality for the subdivision and Rezoning of the above mentioned property from "Agricultural" to "Business 3" for the development of a "Shopping Complex".

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, shall be lodged, or made in writing to: Manager: Planning and Development, DCO Offices, Hospital Road, Malamulele, 0982.

Further details of the application will lie for inspection during normal office hours at the office of Manager: Planning and Development, DCO Offices, Hospital Road, Malamulele, 0982 for a period of 30 days from the first date of publication of the notice.

Address of Applicant: Tushiya Town Planners and Architects, 1061 A, Mhala Road, Thulamahashe, 1365. TEL.: 065 826 9251, Email: tushiyatpa@gmail.com

XITIVISO KU YA HI XIYENGE 93 XA COLLINS CHABANE LOCAL MUNICIPALITY SPATIAL PLANNING, LAND DEVELOPMENT AND LAND USE MANAGEMENT BY-LAW, 2019

Mina, Vukosi Ndalama Shimange wa Tushiya Town Planners and Architects, ni nga muyimeri wa nwini wa misava leyi nga Xiphemu Purasi ra Tshikundu's Location 262 MT, ni nyika xitiviso hi ku ya hi xiyenge 93 xa Collins Chabane Local Municipality Spatial Planning, Land Development and Land Use Management By-Law, 2019, leswaku ni komberile eka Masipala wa Collins Chabane ku avanyisa ni ku cinca matirhiselo ya misava leyi hlayiweke yi suka eka "Agricultural" yi ya eka "Business 3" hi xikongomelo xo aka "Shopping Complex".

Vuxokoxoko bya xikombelo lexi byi nga kumiwa eka hofi si ya mufambisi wa masipala: Planning and Development, DCO Offices, Hospital Road, Malamulele, 0982. Leswi swi nga endliwa masiku ya 30 ku sukela hi ti 19 Sunguti 2024.

Minkaneto kumbe swibumabumelo swa xikombelo lexi yi nga tsaleriwa eka mufambisi wa masipala: Planning and Development, DCO Offices, Hospital Road, Malamulele, 0982. Leswi swi nga endliwa masiku ya 30 ku sukela hi ti 19 Sunguti 2024.

Xikombelo lexi xi endle hi: Shimange V.N., Tushiya Town Planners and Architects, 1061 A, Mhala Road, Thulamahashe, 1365. Tel.: 065 826 9251, Email: tushiyatpa@gmail.com

19-26

PROVINCIAL NOTICE 497 OF 2024**NOTICE IN TERMS OF SECTION 95(1)(A) FOR A REZONING APPLICATION IN TERMS OF SECTION 61 OF THE POLOKWANE MUNICIPAL PLANNING BY-LAW, 2017, POLOKWANE LOCAL MUNICIPALITY: A/S 064**

I Vukosi Ndalama Shimange of Tushiya Town Planners and Architects, being the Authorised Agent of the owner of Erf 8112 Seshego F, hereby give notice in terms of Section 95(1)(A) of the Polokwane Municipal Planning By-Law, 2017, that i/we have applied to Polokwane Municipality for Rezoning of the above mentioned property, from "Industrial 1" to "Residential 2".

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: Manager: City Planning and Property Management, P.O. Box 111, Polokwane, 0700 for a period of 28 Days from 19 January 2024.

Further details of the application will lie for inspection during normal office hours at the office of the Manager: City Planning and Property Management, Second Floor West Wing Civic Centre, Landros Mare Street Polokwane for a period of 28 Days from the first date of publication of the notice.

Address of applicant (physical as well as postal address): Tushiya Town Planners and Architects, P.O. Box 139, Giyani, 0826. Tel.: 0658269251, Email: tushiyatpa@gmail.com.

TSEBISHO YA KGOPELO YA GO FETOLA "TOWN PLANNING SCHEME" GOYAKA KAROLO YA 61 YA POLOKWANE MUNICIPAL BY-LAWS, 2017: A/S 064

Nna, Vukosi Ndalama Shimange Wa Tushiya Town Planners and Architects bjale ke le moemedi wa mong wa lebala Erf 8112 Seshego F, go ya ka Karolo 95(1)(A) ya Melawana ya Masepala wa Polokwane ya 2017, ke fana ka tsebiso gore ke dirile kgopelo go fetola (ka Rezoning) Erf 8079 Seshego F go tloga go "Industrial 1" go ya go "Residential 2" go sumiswa bjale ka lefelo la budulo.

Kgopelo le ditokomane tsa maleba dika lekolwa kantorong ya molaodi, diterelong tsa "Town Planning" tsa masepala wa Polokwane, 2nd Floor West Wing, landros mare go lekana nako ye e kabago matsatsi a 28 Go tloga ka la di 21 Pherekong 2022.

Dikganetso go kgopelwa di ka dirwa kago ngwalela molaodi wa masepala mo ateseng yeo elaeditsego ka godimo goba go, Polokwane Municipality, P O Box 111, Polokwane, 0700 go lekana nako ye e kabago matsatsi a masomepedi seswai go tloga ka di 21 Pherekong 2022.

Aterese ya agente e edumeletsego: Tushiya Town Planners and Architects, P.O. Box 139, Giyani, 0826. Tel.: 0658269251, Email: tushiyatpa@gmail.com

PROVINCIAL NOTICE 498 OF 2024**NOTICE IN TERMS OF SECTION 92 OF THE GREATER GIYANI MUNICIPALITY SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAWS, 2017**

I, Vukosi Ndalama Shimange of Tushiya Town Planners and Architects, the authorised agent of the owner of Portion 18 of Erf 569 Giyani-D give notice in terms of Section 92 of the Greater Giyani Municipality Spatial Planning and Land Use Management By-Laws, 2017 that I have applied to the Greater Giyani Municipality for the subdivision of the above mentioned property for the development of a "Filling Station", and Rezoning of the remainder of Portion 18 of Erf 569 Giyani-D from "Business 2" to "Business 4" for the development of a "Private Hospital".

Any objection(s) and/or comment(s), including the grounds for such objection(s) and/or comment(s) with full contact details, shall be lodged, or made in writing to: Manager: Planning and Land Use, Main Road BA 59, Giyani Civic Centre, Opposite Nkensani Hospital, Giyani for a period of 30 days from 19 January 2024.

Further details of the application will lie for inspection during normal office hours at the office of Manager: Planning and Land Use, Main Road BA 59, Giyani Civic Centre, Opposite Nkensani Hospital for a period of 30 days from the first date of publication of the notice.

Address of Applicant: Tushiya Town Planners and Architects, 1061 A, Mhala Road, Thulamahashe, 1365. TEL.: 065 826 9251, Email: tushiyatpa@gmail.com

XITIVISO KU YA HI XIYENGE 92 XA GREATER GIYANI SPATIAL PLANNING, LAND DEVELOPMENT AND LAND USE MANAGEMENT BY-LAW, 2017

Mina, Vukosi Ndalama Shimange wa Tushiya Town Planners and Architects, ni nga muyimeri wa nwini wa misava leyi nga Xiphemu 18 xa Erf 569 Giyani-D, ni nyika xitiviso hi ku ya hi xiyenge 92 xa Greater Giyani Spatial Planning, Land Development and Land Use Management By-Law, 2017, leswaku ni komberile eka Masipala wa Greater Giyani ku avanyisa misava leyi hlayiweke hi xikongomelo xo aka "Filling Station" ni ku cinca matirhiselo ya misava leyi saleke yi suka eka "Business 2" yi ya eka "Business 4" hi xikongomelo xo aka "Xibhedlela".

Vuxokoxoko bya xikombelo lexi byi nga kumiwa eka hofi si ya mufambisi wa masipala: Planning and Land Use, Main Road BA 59, Giyani Civic Centre, Opposite Nkensani Hospital, Giyani. Leswi swi nga endliwa masiku ya 30 ku sukela hi ti 19 Sunguti 2024.

Minkaneto kumbe swibumabumelo swa xikombelo lexi yi nga tsaleriwa eka mufambisi wa masipala: Planning and Land Use, Main Road BA 59, Giyani Civic Centre, Opposite Nkensani Hospital, Giyani. Leswi swi nga endliwa masiku ya 30 ku sukela hi ti 19 Sunguti 2024.

Xikombelo lexi xi endle hi: Shimange V.N., Tushiya Town Planners and Architects, 1061 A, Mhala Road, Thulamahashe, 1365. Tel.: 065 826 9251, Email: tushiyatpa@gmail.com

19-26

PROVINCIAL NOTICE 499 OF 2024**NOTICE IN TERMS OF SECTION 95(1)(A) FOR A REZONING APPLICATION IN TERMS OF SECTION 61 OF THE POLOKWANE MUNICIPAL PLANNING BY-LAW, 2017, POLOKWANE LOCAL MUNICIPALITY: A/S 065**

I Vukosi Ndalama Shimange of Tushiya Town Planners and Architects, being the Authorised Agent of the owner of Erf 8064 Seshego F, hereby give notice in terms of Section 95(1)(A) of the Polokwane Municipal Planning By-Law, 2017, that i/we have applied to Polokwane Municipality for Rezoning of the above mentioned property, from "Industrial 1" to "Residential 2".

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: Manager: City Planning and Property Management, P.O. Box 111, Polokwane, 0700 for a period of 28 Days from 19 January 2024.

Further details of the application will lie for inspection during normal office hours at the office of the Manager: City Planning and Property Management, Second Floor West Wing Civic Centre, Landros Mare Street Polokwane for a period of 28 Days from the first date of publication of the notice.

Address of applicant (physical as well as postal address): Tushiya Town Planners and Architects, P.O. Box 139, Giyani, 0826. Tel.: 0658269251, Email: tushiyatpa@gmail.com.

TSEBISHO YA KGOPELO YA GO FETOLA "TOWN PLANNING SCHEME" GOYAKA KAROLO YA 61 YA POLOKWANE MUNICIPAL BY-LAWS, 2017: A/S 065

Nna, Vukosi Ndalama Shimange Wa Tushiya Town Planners and Architects bjale ke le moemedi wa mong wa lebala Erf 8112 Seshego F, go ya ka Karolo 95(1)(A) ya Melawana ya Masepala wa Polokwane ya 2017, ke fana ka tsebisogore ke dirile kgopelo go fetola (ka Rezoning) Erf 8112 Seshego F go tloga go "Industrial 1" go ya go "Residential 2" go sumiswa bjale ka lefelo la budulo.

Kgopelo le ditokomane tsa maleba dika lekolwa kantorong ya molaodi, diterelong tsa "Town Planning" tsa masepala wa Polokwane, 2nd Floor West Wing, landros mare go lekana nako ye e kabago matsatsi a 28 Go tloga ka la di 21 Pherekong 2022.

Dikganetso go kgopelwa di ka dirwa kago ngwalela molaodi wa masepala mo ateseng yeo elaeditsego ka godimo goba go, Polokwane Municipality, P O Box 111, Polokwane, 0700 go lekana nako ye e kabago matsatsi a masomepedi seswai go tloga ka di 21 Pherekong 2022.

Aterese ya agente e edumeletsego: Tushiya Town Planners and Architects, P.O. Box 139, Giyani, 0826. Tel.: 0658269251, Email: tushiyatpa@gmail.com

LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS**LOCAL AUTHORITY NOTICE 748 OF 2024****POLOKWANE LOCAL MUNICIPALITY - NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 61 OF THE POLOKWANE MUNICIPAL PLANNING BY-LAW, 2017 (AMENDMENT SCHEME 59)**

We, BJVDS Town & Regional Planners CC t/a Planning Concept Town & Regional Planners, being the applicant of Erf 20135 Polokwane X 91 hereby give notice in terms of sections 61 and 95(1)(a) of the Polokwane Municipal Planning By-law, 2017, that we have applied to Polokwane Municipality for the amendment of the applicable Land Use Scheme/or Town planning Scheme, by the rezoning in terms of Section 61 of the of the Polokwane Municipal Planning By-law, 2017, of the property as described above. The property is situated Polokwane X 91 industrial Park. The rezoning is from "Industrial 2" to "Public Road".

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: Manager: City Planning and Property Management, PO Box 111, Polokwane, 0700 from 12 January 2024 (the first date of the publication of the notice set out in section 95(1)(a) of the By-law referred to above), until 9 February 2024 (not less than 28 days after the date of first publication of the notice). 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 – 12 January 2024 newspaper.

Address of Municipal offices: Civic Centre, Polokwane, 0699. Closing date for any objections and/or comments: 9 February 2024. Address of applicant (Physical as well as postal address): 24 Bizet Avenue, Potchefstroom, 2520, Box 15001, Polokwane, 0699; Telephone No: 064 898 2799. Dates of notices will be published: 12 January 2024 and 16 January 2024

12–19

PLAASLIKE OWERHEID KENNISGEWING 748 VAN 2024**PLAASLIKE MUNISIPALITEIT POLOKWANE - KENNISGEWING VAN 'N HERSONERINGS AANSOEK INGEVOLGE AFDELING 61 VAN DIE VERORDENING VIR DIE POLOKWANE RUIMTELIKE BEPLANNING, 2017 (WYSIGING SKEMA 59)**

Ons, BJVDS Stads- en Streekbeplanners BK t / a Planning Concept Stads- en Streekbeplanners, synde die aansoeker van Erf 21035 Polokwane X 91, gee hiermee kennis ingevolge Artikels 61 en 95 (1) (a) van die Polokwane Munisipale Beplanning Bywet, 2017, dat ons by die Polokwane Munisipaliteit aansoek gedoen het vir die wysiging van die toepaslike Grondgebruik skema / of Stadsbeplanningskema deur die hersonering ingevolge Artikel 61 van die Polokwane Verordening vir Munisipale Beplanning Bywet, 2017, van die eiendom soos hierbo beskryf. Die eiendom is geleë te Polokwane X 91 Industriële park. Die hersonering is vanaf "Industrieel 2" na "Openbare pad".

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 of skriftelik by: Bestuurder: Stadsbeplanning en Eiendomsbestuur, Posbus 111, Polokwane, 0700 vanaf 12 Januarie 2024 (die eerste datum van publikasie van die kennisgewing soos uiteengesit in Artikel 95 (1) (a) van die Verordening hierbo genoem), tot 9 Februarie 2024 (nie minder nie as 28 dae na die datum van eerste publikasie van die kennisgewing). Volledige besonderhede en planne (as daar is) 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 Staatskoerant – 12 Januarie 2024 koerant.

Adres van Munisipale kantore: Burgersentrum, Polokwane, 0699. Sluitingsdatum vir besware en / of kommentaar: 9 Februarie 2024. Adres van aansoeker (Fisiese sowel as posadres): Bizet 24 Potchebroom, 2520, of Posbus 15001, Polokwane, 0699; Telefoonnommer: 064 898 2799. Datums waarop Wysiging skema kennisgewing gepubliseer word: 12 Februarie 2024 en 19 Januarie 2024.

12–19

LOCAL AUTHORITY NOTICE 749 OF 2024**POLOKWANE LOCAL MUNICIPALITY - NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 61 OF THE POLOKWANE MUNICIPAL PLANNING BY-LAW, 2017 (AMENDMENT SCHEME 60)**

We, BJVDS Town & Regional Planners CC t/a Planning Concept Town & Regional Planners, being the applicant of Erf 228 Penina Park hereby give notice in terms of sections 61 and 95(1)(a) of the Polokwane Municipal Planning By-law, 2017, that we have applied to Polokwane Municipality for the amendment of the applicable Land Use Scheme/or Town planning Scheme, by the rezoning in terms of Section 61 of the of the Polokwane Municipal Planning By-law, 2017, of the property as described above. The property is situated at 9 Lesitele Street, Penina Park. The rezoning is from "Residential 1" to "Residential 2" with a density of 44 units per ha in terms of Clause 36 (Special Consent) of the Polokwane Integrated Land Use Scheme, 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: Manager: City Planning and Property Management, PO Box 111, Polokwane, 0700 from 12 January 2024 (the first date of the publication of the notice set out in section 95(1)(a) of the By-law referred to above), until 9 February 2024 (not less than 28 days after the date of first publication of the notice). 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 – 12 January 2024 newspaper.

Address of Municipal offices: Civic Centre, Polokwane, 0699. Closing date for any objections and/or comments: 9 February 2024. Address of applicant (Physical as well as postal address): 24 Bizet Avenue, Potchefstroom, 2520, Box 15001, Polokwane, 0699; Telephone No: 064 898 2799. Dates of notices will be published: 12 January 2024 and 16 January 2024

12–19

PLAASLIKE OWERHEID KENNISGEWING 749 VAN 2024**PLAASLIKE MUNISIPALITEIT POLOKWANE - KENNISGEWING VAN 'N HERSONERINGS AANSOEK INGEVOLGE AFDELING 61 VAN DIE VERORDENING VIR DIE POLOKWANE RUIMTELIKE BEPLANNING, 2017 (WYSIGING SKEMA 60)**

Ons, BJVDS Stads- en Streekbeplanners BK t / a Planning Concept Stads- en Streekbeplanners, synde die aansoeker van Erf 228 Penina Park, gee hiermee kennis ingevolge Artikels 61 en 95 (1) (a) van die Polokwane Munisipale Beplanning Bywet, 2017, dat ons by die Polokwane Munisipaliteit aansoek gedoen het vir die wysiging van die toepaslike Grondgebruik skema / of Stadsbeplanningskema deur die hersonering ingevolge Artikel 61 van die Polokwane Verordening vir Munisipale Beplanning Bywet, 2017, van die eiendom soos hierbo beskryf. Die eiendom is geleë te 9 Lesitele Straat, Penina Park. Die hersonering is vanaf "Residensieel 1" na "Residensieel 2" met 'n digtheid van 44 eenhede per ha in terme van Klousule 36 van die Polokwane Geïntegreerde Grond Gebruik Skema, 2022.

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 of skriftelik by: Bestuurder: Stadsbeplanning en Eiendomsbestuur, Posbus 111, Polokwane, 0700 vanaf 12 Januarie 2024 (die eerste datum van publikasie van die kennisgewing soos uiteengesit in Artikel 95 (1) (a) van die Verordening hierbo genoem), tot 9 Februarie 2024 (nie minder nie as 28 dae na die datum van eerste publikasie van die kennisgewing). Volledige besonderhede en planne (as daar is) 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 Staatskoerant – 12 Januarie 2024 koerant.

Adres van Munisipale kantore: Burgersentrum, Polokwane, 0699. Sluitingsdatum vir besware en / of kommentaar: 9 Februarie 2024. Adres van aansoeker (Fisiese sowel as posadres): Bizet 24 Potchefstroom, 2520, of Posbus 15001, Polokwane, 0699; Telefoonnommer: 064 898 2799. Datums waarop Wysiging skema kennisgewing gepubliseer word: 12 Februarie 2024 en 19 Januarie 2024.

12–19

LOCAL AUTHORITY NOTICE 750 OF 2024**NOTICE IN TERMS OF SECTION 95(1) FOR A REZONING APPLICATION IN TERMS OF
SECTION 61 OF THE POLOKWANE MUNICIPAL PLANNING BY-LAW, 2017
AMENDMENT SCHEME 55 AND AMENDMENT SCHEME 61**

We, Urban Strategies Planning Consultants (Pty) Ltd, being the agent of the owners of Erf 410 Southern Gateway Extension 3 Township and Erf 11687 Pietersburg Extension 65 Township, hereby give notice in terms of section 95(1) of the Polokwane Municipal Planning By-Law, 2017, that we have applied to Polokwane Municipality for the amendment of the Polokwane Integrated Land Use Scheme, 2022, for rezoning in terms of section 61 of the Polokwane Municipal Planning By-Law, 2017. Erf 410 Southern Gateway Extension 3 is located at number 77 Ndou Street while Erf 11687 Pietersburg Extension 65 is located at number 19 Ngoako Street. Erf 410 Southern Gateway Extension 3 is currently zoned "Business 3" while Erf 11687 is currently zoned "Institution". The intention of the applicant is to rezone both properties to "Residential 1" for primary rights as per the Polokwane Integrated Land Use Scheme, 2022 to align land use rights to existing single dwelling units on each of the 2 properties. The rezoning is subject to applicable zoning controls in terms of Scheme, namely: FAR, Density, Height and Coverage of 1.0, 2 storey and 70% respectively, and parking of 1 per dwelling unit and if required by the Municipality, 1 per dwelling units for visitors.

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: Manager: City Planning and Property Management, PO Box 111, Polokwane, 0700, from 12 January 2024 to 09 February 2024. 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 media and placing of site notices.

Address of Municipal offices: 2nd Floor Civic Centre, Landdros Mare Street, Polokwane, 0699

Closing date for any objections and/or comments: 09 February 2024

Address of applicant: 116 Erasmus Street Flora Park, Polokwane

Tel: 071 877 6859 Fax: N/A, email: pearl@uspc.co.za

Dates on which notice will be published: 12 and 19 January 2024.

12-19

PLAASLIKE OWERHEID KENNISGEWING 750 VAN 2024**KENNISGEWING IN TERME VAN ARTIKEL 95(1) VIR 'N AANSOEK VIR HERSONERING
INGEVOLGE ARTIKEL 61 VAN DIE POLOKWANE MUNISIPALE
BEPLANNINGVERORDENING, 2017****WYSIGINGSKEMA 55 EN WYSIGINGSKEMA 61**

Ons, Urban Strategies Planning Consultants (Pty) Ltd, synde die agent van die eienaars van Erf 410 Southern Gateway Uitbreiding 3 Dorpsgebied en Erf 11687 Pietersburg Uitbreiding 65 Dorpsgebied, gee hiermee kennis ingevolge artikel 95(1) van die Polokwane Munisipale Beplanning Deur. -Wet, 2017, dat ons by Polokwane Munisipaliteit aansoek gedoen het vir die wysiging van die Polokwane Geïntegreerde Grondgebruikskema, 2022, vir hersonering ingevolge artikel 61 van die Polokwane Munisipale Beplanningsverordening, 2017. Erf 410 Southern Gateway Uitbreiding 3 is geleë te nommer Ndoustraat 77 terwyl Erf 11687 Pietersburg Uitbreiding 65 by nommer 19 Ngoakostraat geleë is. Erf 410 Southern Gateway Uitbreiding 3 is tans gesoneer as “Besigheid 3” terwyl Erf 11687 tans as “Instelling” gesoneer is. Die voorneme van die applikant is om beide eiendomme te hersoneer na “Residensieel 1” vir primêre regte volgens die Polokwane Geïntegreerde Grondgebruikskema, 2022 om grondgebruiksregte te belyn met bestaande enkelwooneenhede op elk van die 2 eiendomme. Die hersonering is onderhewig aan toepaslike soneringskontroles ingevolge Skema, naamlik: VER, Digtheid, Hoogte en Dekking van onderskeidelik 1.0, 2 verdiepings en 70%, en parkering van 1 per wooneenheid en indien vereis deur die Munisipaliteit, 1 per wooneenheid vir besoekers.

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: Bestuurder: Stadsbeplanning en Eiendomsbestuur, Posbus 111, Polokwane, 0700, vanaf 12 Januarie 2024 tot 09 Februarie 2024. 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 media en plasing van terreinkennisgewings.

Adres van Munisipale kantore: 2de Vloer Burgersentrum, Landdros Marestraat, Polokwane, 0699

Sluitingsdatum vir enige besware en/of kommentaar: 09 Februarie 2024

Adres van aansoeker: 116 Erasmus Straat Flora Park, Polokwane

Tel: 071 877 6859 Faks: NVT, e-pos: pearl@uspc.co.za

Datums waarop kennisgewing gepubliseer sal word: 12 en 19 January 2024.

12–19

LOCAL AUTHORITY NOTICE 751 OF 2024**REMOVAL OF RESTRICTIVE CONDITIONS REGISTERED
AGAINST TITLE OF LAND:
ERF 618 NKOWANKOWA A**

It is hereby notified in terms of Section 58(7) of the SPLUMA By-Law of Greater Tzaneen Municipality that the Municipality has approved the removal of Condition 2 (a) in Deed of Grant TG37531/1997

MR. D. MHANGWANA
MUNICIPAL MANAGER

Date: 19 January 2024

LOCAL AUTHORITY NOTICE 752 OF 2024

MAKHADO MUNICIPALITY
DECLARATION AS AN APPROVED TOWNSHIP
TOWNSHIP NAME: RONDEBOSCH LIFESTYLE ESTATE

Notice is hereby given, as required in terms of Section 62 of the Makhado Municipality Spatial Planning, Land Development and Land Use Management By-Law, 2016, that the Makhado Municipality has declared RONDEBOSCH LIFESTYLE ESTATE Township as an approved township. The mentioned township shall consist of the erven (and shall be subject to) conditions as set out in the Annexure 1 below. The Map 3's and scheme clauses of the amendment scheme are filed with the Municipal Manager of Makhado Municipality and is open for inspection during normal office hours. This amendment scheme is known as Makhado Amendment Scheme 453 and shall come into operation on the date of publication of this notice.

See Annexure 1 below.

Municipal Manager,
Makhado Municipality

PLAASLIKE OWERHEID KENNISGEWING 752 VAN 2024**MAKHADO MUNISIPALITEIT
VERKLARING AS GOEDGEKEURDE DORP
NAAM VAN DORP: RONDEBOSCH LIFESTYLE ESTATE**

Hiermee word kennis gegee, in ooreenstemming met Artikel 62 van die Makhado Munisipaliteit Ruimtelike Beplanning, Grondontwikkeling en Grondgebruiksbestuursbywet, 2016, dat die Makhado Munisipaliteit MAKHADO FUEL CITY Dorp verklaar het as 'n goedgekeurde dorp. Voormelde dorp sal bestaan uit die erwe (en onrderhewing wees aan die voorwaardes) soos uiteengesit in Bylae 1 hieronder. Die Kaart 3's en skemaklousules van die relevante wysigingskema word deur die Munisipale Bestuurder van die Makhado Munisipaliteit in bewaring gehou en lê gedurende gewone kantoor ure ter insae. Die wysigingskema staan bekend as Makhado Wysigingskema 453 en tree op datum van publikasie van hierdie kennisgewing in werking.

Sien Bylae 1 hieronder.

Munisipale Bestuurder,
Makhado Plaaslike Munisipaliteit

ANNEXURE 1 / BYLAE 1**MAKHADO LOCAL MUNICIPALITY
RONDEBOSCH LIFESTYLE ESTATE
SCHEDULE**

CONDITIONS UNDER WHICH THE APPLICATION MADE BY DESERT MOON TRADING 339 (PTY) LTD (2022/262703/07) IN TERMS OF THE PROVISIONS OF CHAPTER 5, PART B (SUB-SECTION 56) READ TOGETHER WITH CHAPTER 6 OF THE MAKHADO MUNICIPALITY SPATIAL PLANNING, LAND DEVELOPMENT & LAND USE MANAGEMENT BY-LAW 2016 READ TOGETHER WITH SPLUMA (ACT 16 OF 2013) FOR PERMISSION TO ESTABLISH A TOWNSHIP ON PORTION 173 OF THE FARM RONDEBOSCH 287, REGISTRATION DIVISION L.S, PROVINCE OF LIMPOPO, HAS BEEN GRANTED.

1. CONDITIONS TO BE COMPLIED WITH PRIOR TO GIVING NOTICE THAT THE TOWNSHIP IS AN APPROVED TOWNSHIP

1.1 The Applicant shall within a period of 12 months from having been notified that the application for township establishment has been approved, or such further period as the Director may allow, lodge the necessary plans, diagrams and other required documents with the Surveyor General, as required in terms of SPLUMA (ACT 16 OF 2013).

1.2 The Applicant shall lodge the plans and diagrams, as approved by the Surveyor General, together with the title deed for endorsement or registration, as the case may be, with the Registrar, within a period of 12 months from the date of approval of such plans and diagrams by the Surveyor General, or such further period as the Director may allow.

1.3 The Applicant shall provide the Makhado Municipality with an approved copy of the General Plan of the township.

1.4 The applicant shall satisfy the local authority that the necessary documentation, clauses, maps, etc. regarding the amendment scheme, are in order and can be published simultaneously with the declaration of the township as an approved township.

1.5 In order to administer security and services in the township, a company must be registered as determined in terms of Section 101(1) of the Companies Act 2013

1.6 The disposal of conditions imposed by the Controlling Authority in terms of Act 21 of 1940, conditions B(a) (i) –(iii) and (b) in Deed of Transfer T 36078/2016 and conditions B (a) (i)– (iv) and B(b) in Deed Of Transfer T 99/2017.

2. CONDITIONS OF ESTABLISHMENT**2.1 NAME**

The name of the township shall be **RONDEBOSCH LIFESTYLE ESTATE**.

2.2 DESIGN

The township consists of erven and streets as indicated on General Plan SG No: **808/2022**.

2.3 RECEIVING AND DISPOSAL OF STORM-WATER

The township owner shall arrange the storm-water drainage of the township in such a way as to fit in with that of the adjacent road (Road D2554) and he shall receive and dispose of the storm-water running off or being diverted from the road.

2.4 REMOVAL OR REPLACEMENT OF MUNICIPAL SERVICES

Should it become necessary to move or replace any existing municipal services as a result of the establishment of the township, the cost thereof shall be borne by the township owner.

2.5 DEMOLITION OF BUILDINGS AND STRUCTURES

When required by the Makhado local municipality to do so, the township owner shall at his own expense cause to be demolished to the satisfaction of the municipality all existing buildings and structures situated within building line reserves and side spaces or over common boundaries, or dilapidated structures.

2.6 REMOVAL OF LITTER

The township owner shall at his own expense have all litter within the township area removed to the satisfaction of the Makhado local municipality, when required to do so by the said municipality.

2.7 REMOVAL AND/OR REPLACEMENT OF ESKOM POWER LINES

Should it become necessary to remove and/or replace any existing power lines of either Eskom or the municipality, as a result of the establishment of the township, the cost thereof shall be borne by the township owner.

2.8 REMOVAL AND/OR REPLACEMENT OF TELKOM SERVICES

Should it become necessary to remove and/or replace any existing TELKOM services as a result of the establishment of the township, the cost thereof shall be borne by the township owner.

2.9 NATIONAL HERITAGE RESOURCE ACT

The township owner shall at his own expense comply with the provisions of the National Heritage Resource Act, 25 of 1999 and that any conditions that may affect the township are incorporated in these conditions as amendments to these conditions.

2.10 THE DEVELOPER'S OBLIGATIONS

2.10.1 PROVISION OF ENGINEERING DRAWINGS

The developer must submit to the Makhado local municipality complete engineering drawings in respect of internal sewers and sewer connection points and complete engineering drawings in respect of the internal road and storm water sewers as well as water and electricity services, prior to the commencement of the construction of the said services.

2.10.2 PROVISION OF A CERTIFICATE BY A PROFESSIONAL ENGINEER

Before any erf is transferred, the Makhado local municipality must be provided with a certificate by a Professional Engineer for water, sewerage, electricity, and the internal road and storm water sewers, in which is certified that the internal engineering services have been completed and that the engineers accept liability for the services.

The Municipality may at its own discretion allow an exception in respect of the internal road and storm water sewers. If this is the case, the developer must give the Municipality an undertaking that the developer will complete this service on or before a certain date and must provide the Municipality with a guarantee issued by a recognized financial institution. No building plans will be approved before the services are completed and (if applicable) taken over by the divisions of the Makhado local municipality.

2.10.3 MAINTENANCE PERIOD AND GUARANTEE

A maintenance period of 12 (twelve) months commences when the last of the internal engineering services (i.e. water, sewerage, electricity, and the road and storm water sewers) have been completed. The developer must furnish the Makhado local municipality with a maintenance guarantee, issued by a recognized financial institution, in respect of poor workmanship and/or materials with regard to the civil engineering services and the electricity service, which guarantee must be for an amount that is equal to 5% of the contract cost of the civil services and 10% of the contract cost of the electrical services.

2.10.4 APPROVAL OF BUILDING PLANS

Before any erf is transferred, the developer must have building plans approved at the Makhado local municipality in respect of every erf, in accordance with the approved site development plan. The Power of Attorney to transfer the erven must be endorsed by the Makhado local municipality. No building plans will be approved before the services are completed and (if applicable) taken over by the divisions of the Makhado local municipality.

2.11 DISPOSAL OF EXISTING SERVITUDES AND EXISTING TITLE CONDITIONS

All erven should be made be subject to the existing title conditions, if any.

3. CONDITIONS OF TITLE

3.1 Conditions imposed by the Makhado Local Municipality in terms of THE MAKHADO MUNICIPALITY SPATIAL PLANNING, LAND DEVELOPMENT & LAND USE MANAGEMENT BY-LAW 2016 READ TOGETHER WITH SPLUMA (ACT 16 OF 2013)

3.1.1 ALL ERVEN

3.1.1.1 The erf shall be subject to a servitude, 2 m wide, for municipal services (water, sewer, electricity and storm-water) (hereinafter referred to as "the services"), in favour of the Makhado local municipality, along any two boundaries, excepting a street boundary and, in the case of a panhandle erf, an additional servitude for municipal purposes, 2m wide, over the entrance portion of the erf, if and when required by the local authority: Provided that the local authority may waive any such servitude.

3.1.1.2 No buildings or other structures may be erected within the aforesaid servitude area and no trees with large roots may be planted within the area of such servitude or within a distance of 2m from it.

3.1.1.3 The Makhado local municipality shall be entitled to temporarily deposit on the land adjoining the aforesaid servitude, any material it excavates during the laying, maintenance or removal of such services and other works which in its discretion it regards necessary, and furthermore the Municipality shall be entitled to reasonable access to the said property for the aforesaid purpose, subject to the provision that the Municipality shall make good any damage caused during the laying, maintenance or removal of such services and other works.

3.2 CONDITIONS IMPOSED BY THE MAKHADO LOCAL MUNICIPALITY ON BEHALF THE ROADS AGENCY LIMPOPO (SOC) LTD IN TERMS OF THE PROVISIONS OF SECTION 49 (5)(a) (i) OF ACT NO. 7 OF 1998

- a) No new buildings or structures whatsoever shall be erected, laid or established within a distance of 94.46 metres, measured from the road reserve boundary line of road D2554 without the written approval of RAL.
- b) Direct access to or egress from road D2554 shall be allowed at coordinates S23°04'44.4" E29°54'06.2".
- c) No advertisements as described under Article 2 of the Advertising on Roads and Ribbon Development Act, 1940 (Act No 21 of 1940) and Section 50 of the Northern Province Roads Agency (Pty) Limited and Provincial Roads Act, 1998 (Act No 7 of 1998) may be displayed visible from road D2554 without the approval of the Chief Executive Officer of RAL.
- d) In the event of the land being consolidated with any other land, the Title Deed of the consolidated land shall also be subject to the abovementioned conditions.

3.3 SERVITUDES IN FAVOUR OF THIRD PARTIES

The following conditions are imposed by the Makhado Local Municipality in favour of the RONDEBOSCH LIFESTYLE ESTATE BODY CORP NPC . REGISTRATION NUMBER 2023/797440/08

(aa) Each and every owner of an erf within the township area or the subdivided portions or consolidation thereof, or any interest or any unit as defined in terms of the Sectional Title Act, 1986 (Act 95 of 1986) shall on transfer automatically become and shall remain a member of the Association and shall be subject to its Memorandum of Incorporation until he/she/it ceases to be an owner as aforesaid.

(bb) The owner of an erf within the township area or any subdivision or consolidation thereof, or any interest therein, or any unit as defined in terms of the Sectional Title Act 1986 (Act 95 of 1986) shall not be entitled to transfer the erf or any subdivision or any interest therein or unit thereon, without a clearance certificate from the Association that all monies owing to it has been paid.

(cc) The term "Homeowners' Association" in the aforesaid conditions of title shall mean RONDEBOSCH LIFESTYLE ESTATE BODY CORP NPC , Registration Number: 2023/797440/08

4. CONDITIONS TO BE INCORPORATED IN THE MAKHADO LAND-USE SCHEME, 2009 IN ADDITION TO THE PROVISIONS OF THE TOWN PLANNING SCHEME IN OPERATION - MAKHADO AMENDMENT SCHEME 113

4.1 ERVEN 1 – 6

The erven shall be zoned "Residential 1".

4.2 ERVEN 7 – 8

The erf shall be zoned "Private open space".

4.3 ERF 9

The erf shall be zoned "Special" for Private street.

LOCAL AUTHORITY NOTICE 753 OF 2024**NOTICE FOR A SIMULTANEOUS APPLICATION FOR ESTABLISHMENT OF TOWNSHIP AND SUBDIVISION IN TERMS OF SECTIONS 53(1) AND 62(2) OF THE MAKHUDUTHAMAGA LOCAL MUNICIPAL SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2020, RESPECTIVELY****AMENDMENT SCHEME NUMBER: 15/3-1-23/24**

Notice is hereby given that I, **Charlotte van der Merwe** of **Kamekho Consulting CC**, being the authorised agent of the owner of Portion 7 of the farm Uitkyk 851 KS has applied in terms of Sections 53(1) and 62(2) of the Makhuduthamaga Municipal Spatial Planning and Land Use Management By-Law, 2020 for simultaneous Establishment of a Township and Subdivision, respectively. The property is currently zoned "Municipal" and the proposed township will consist of 3 Erven of which 2 will be zoned "Business 2" and 1 will be zoned "Institutional". The proposed "Business 2" zoning is to allow for a shopping mall with ancillary a taxi rank and a drive through restaurant on 1 Erf, and the other Erf will have a drive through restaurant. The proposed "Institutional" zoning of 1 Erf is to allow for a Private Hospital. An access road will be zoned "Transport, Zone 2" for public street access. All proposed zonings are in terms of the Makhuduthamaga Local Municipality Land Use Scheme, 2022 and all relevant primary rights together with development controls will apply in term of scheme. The proposed subdivision as part of the application seeks to subdivide and register a portion measuring 7,6299ha in size from the rest of the property. This proposed portion is the development area affected by the proposed township.

Particulars relating to the application will lie for inspection during normal office hours at the office of the Executive Manager Development Planning Directorate, Makhuduthamaga Local Municipality, for a period of 30 (thirty) days from the 19th of January 2024, which is the first date of publication of this notice in media.

Objections to or representations in respect of the application must be lodged with or made in writing to the Municipal Manager, Makhuduthamaga Local Municipality, Private Bag X434, Jane Furse, 1 Groblersdal Road, , within a period of 30 days from the 19th of January 2024.

Address of authorised agent:

Physical Address: Office 9, Unit 6, 100 Marshal Street, Polokwane Central

Postal Address: P O Box 4169 Polokwane, 0700,

Telephone number: 082 456 3173 / 084 690 9479; Fax: 086 614 9265 / 086 531 3832

Dates of the notice: 19 and 26 January 2024

PLAASLIKE OWERHEID KENNISGEWING 753 VAN 2024**KENNISGEWING VIR 'N GELYKTYDIGE AANSOEK OM STIGTING VAN DORP EN ONDERVERDELING INGEVOLGE ARTIKELS 53(1) EN 62(2) VAN DIE MAKHUDUTHAMAGA PLAASLIKE MUNISIPALE RUIMTELIKE BEPLANNING EN GRONDGEBRUIK BESTUUR DOOR 2020.****WYSIGINGSKEMANOMMER: 15/3-1-23/24**

Kennis geskied hiermee dat ek, **Charlotte van der Merwe** van **Kamekho Consulting BK**, synde die gemagtigde agent van die eienaar van Gedeelte 7 van die plaas Uitkyk 851 KS aansoek gedoen het ingevolge Artikels 53(1) en 62(2) van die Makhuduthamaga Munisipale Ruimtelike Beplanning en Grondgebruikbestuur Verordening, 2020 vir gelyktydige stigting van onderskeidelik 'n Dorp en Onderverdeling. Die eiendom is tans "Munisipaal" gesoneer en die voorgestelde dorp sal bestaan uit 3 Erwe waarvan 2 gesoneer sal word as "Besigheid 2" en 1 sal "Institusioneel" gesoneer word. Die voorgestelde "Besigheid 2"-sonering is om voorsiening te maak vir 'n winkelsentrum met 'n bykomende taxistaanplek en 'n deurry-restaurant op 1 Erf, en die ander Erf sal 'n deurry-restaurant hê. Die voorgestelde "Institusionele" sonering van 1 Erf is om voorsiening te maak vir 'n Privaat Hospitaal. 'n Toegangspad sal gesoneer word as "Vervoer, Sone 2" vir openbare straattoegang. Alle voorgestelde sonerings is ingevolge die Makhuduthamaga Plaaslike Munisipaliteit Grondgebruikskema, 2022 en alle relevante primêre regte tesame met ontwikkelingskontroles sal in terme van skema van toepassing wees. Die voorgestelde onderverdeling as deel van die aansoek poog om 'n gedeelte wat 7,6299ha groot is van die res van die eiendom te onderverdeel en te registreer. Hierdie voorgestelde gedeelte is die ontwikkelingsgebied wat deur die voorgestelde dorp geraak word.

Besonderhede met betrekking tot die aansoek sal gedurende gewone kantoorure ter insae lê by die kantoor van die Direktoraat Uitvoerende Bestuurder Ontwikkelingsbeplanning, Makhuduthamaga Plaaslike Munisipaliteit, vir 'n tydperk van 30 (dertig) dae vanaf die 19de Januarie 2024, wat die eerste datum van publikasie van hierdie kennisgewing in die media.

Besware teen of vertoe ten opsigte van die aansoek moet skriftelik by die Munisipale Bestuurder, Makhuduthamaga Plaaslike Munisipaliteit, Privaatsak X434, Jane Furse, Groblersdalweg 1, binne 'n tydperk van 30 dae vanaf die 19de Januarie 2024.

Adres van gemagtigde agent:

Fisiese adres: Kantoor 9, Eenheid 6, Marshalstraat 100, Polokwane Sentraal

Posadres: Posbus 4169 Polokwane, 0700,

Telefoonnommer: 082 456 3173 / 084 690 9479; Faks: 086 614 9265 / 086 531 3832

Datums van die kennisgewing: 19 en 26 Januarie 2024

Closing times for **ORDINARY WEEKLY** **2024** **LIMPOPO PROVINCIAL GAZETTE**

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

- **28 December 2023**, Thursday for the issue of Friday **05 January 2024**
- **05 January**, Friday for the issue of Friday **12 January 2024**
- **12 January**, Friday for the issue of Friday **19 January 2024**
- **19 January**, Friday for the issue of Friday **26 January 2024**
- **26 January**, Friday for the issue of Friday **02 February 2024**
- **02 February**, Friday for the issue of Friday **09 February 2024**
- **09 February**, Friday for the issue of Friday **16 February 2024**
- **16 February**, Friday for the issue of Friday **23 February 2024**
- **23 February**, Friday for the issue of Friday **01 March 2024**
- **01 March**, Friday for the issue of Friday **08 March 2024**
- **08 March**, Friday for the issue of Friday **15 March 2024**
- **14 March**, Thursday for the issue of Friday **22 March 2024**
- **22 March**, Friday for the issue of Friday **29 March 2024**
- **27 March**, Wednesday for the issue of Friday **05 April 2024**
- **05 April**, Friday for the issue of Friday **12 April 2024**
- **12 April**, Friday for the issue of Friday **19 April 2024**
- **19 April**, Friday for the issue of Friday **26 April 2024**
- **25 April**, Thursday for the issue of Friday **03 May 2024**
- **03 May**, Friday for the issue of Friday **10 May 2024**
- **10 May**, Friday for the issue of Friday **17 May 2024**
- **17 May**, Friday for the issue of Friday **24 May 2024**
- **24 May**, Friday for the issue of Friday **31 May 2024**
- **31 May**, Friday for the issue of Friday **07 June 2024**
- **07 June**, Friday for the issue of Friday **14 June 2024**
- **13 June**, Thursday for the issue of Friday **21 June 2024**
- **21 June**, Friday for the issue of Friday **28 June 2024**
- **28 June**, Friday for the issue of Friday **05 July 2024**
- **05 July**, Friday for the issue of Friday **12 July 2024**
- **12 July**, Friday for the issue of Friday **19 July 2024**
- **19 July**, Friday for the issue of Friday **26 July 2024**
- **26 July**, Friday for the issue of Friday **02 August 2024**
- **02 August**, Friday for the issue of Friday **09 August 2024**
- **08 August**, Thursday for the issue of Friday **16 August 2024**
- **16 August**, Friday for the issue of Friday **23 August 2024**
- **23 August**, Friday for the issue of Friday **30 August 2024**
- **30 August**, Friday for the issue of Friday **06 September 2024**
- **06 September**, Friday for the issue of Friday **13 September 2024**
- **13 September**, Friday for the issue of Friday **20 September 2024**
- **19 September**, Thursday for the issue of Friday **27 September 2024**
- **27 September**, Friday for the issue of Friday **04 October 2024**
- **04 October**, Friday for the issue of Friday **11 October 2024**
- **11 October**, Friday for the issue of Friday **18 October 2024**
- **18 October**, Friday for the issue of Friday **25 October 2024**
- **25 October**, Friday for the issue of Friday **01 November 2024**
- **01 November**, Friday for the issue of Friday **08 November 2024**
- **08 November**, Friday for the issue of Friday **15 November 2024**
- **15 November**, Friday for the issue of Friday **22 November 2024**
- **22 November**, Friday for the issue of Friday **29 November 2024**
- **29 November**, Friday for the issue of Friday **06 December 2024**
- **06 December**, Friday for the issue of Friday **13 December 2024**
- **12 December**, Thursday for the issue of Friday **20 December 2024**
- **18 December**, Wednesday for the issue of Friday **27 December 2024**

Printed by and obtainable from the Government Printer, Bosman Street, Private Bag X85, Pretoria, 0001.
Contact Centre Tel: 012-748 6200. eMail: info.egazette@gpw.gov.za
Publications: Tel: (012) 748 6053, 748 6061, 748 6065

Also available at **The Provincial Administration: Limpopo Province**, Private Bag X9483, Office of the Premier, 26 Bodenstein Street, Polokwane, 0699. Tel. (015) 291-3910