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NELSPRUIT

8 July 2022
8 Julie 2022

No: 3399

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Closing times for **ORDINARY WEEKLY** **2022** **MPUMALANGA PROVINCIAL GAZETTE**

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

- **31 December 2021**, Friday for the issue of Friday **07 January 2022**
- **07 January**, Friday for the issue of Friday **14 January 2022**
- **14 January**, Friday for the issue of Friday **21 January 2022**
- **21 January**, Friday for the issue of Friday **28 January 2022**
- **28 January**, Friday for the issue of Friday **04 February 2022**
- **04 February**, Friday for the issue of Friday **11 February 2022**
- **11 February**, Friday for the issue of Friday **18 February 2022**
- **18 February**, Friday for the issue of Friday **25 February 2022**
- **25 February**, Friday for the issue of Friday **04 March 2022**
- **04 March**, Friday for the issue of Friday **11 March 2022**
- **11 March**, Friday for the issue of Friday **18 March 2022**
- **17 March**, Thursday for the issue of Friday **25 March 2022**
- **25 March**, Friday for the issue of Friday **01 April 2022**
- **01 April**, Friday for the issue of Friday **08 April 2022**
- **07 April**, Thursday for the issue of Friday **15 April 2022**
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- **06 May**, Friday for the issue of Friday **13 May 2022**
- **13 May**, Friday for the issue of Friday **20 May 2022**
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- **15 December**, Thursday for the issue of Friday **23 December 2022**
- **22 December**, Thursday for the issue of Friday **30 December 2022**

GENERAL NOTICES • ALGEMENE KENNISGEWINGS**GENERAL NOTICE 156 OF 2022****PROPOSED REZONING APPLICATION IN TERMS OF SECTION 67 OF THE STEVE TSHWETE LOCAL MUNICIPALITY SPLUM BY-LAW, 2016.**

We, KMC Geomatics (Reg No. 2008/017997/21), the authorized agents of the registered owners of Erf 80 of the Kranspoort Extension 1 Vakansiedorp Township (Situating adjacent to the East of 99 Rooi-ivoor Street, Kranspoort Extension 1), hereby give notice that we have applied to the Steve Tshwete Local Municipality for a Rezoning of a portion of Erf 80 from "Private Open Space" to "Residential 1" in terms of Section 67 of the Steve Tshwete Local Municipality SPLUM by-law, 2016, to be able to subdivide, and subsequently consolidate the portion with Erf 99 of the Kranspoort Extension 1 Vakansiedorp Township.

Particulars of the application will lie for inspection during normal office hours at the office of the authorised Town Planner of the Local Municipality, 14 SADC Street, Middelburg, 1055, for a period of 30 days from 10 June 2022.

Contact details of the authorised Municipal official: *Mr. Thuso – 013 249 7180.*

Objections to or representations in respect of the application must be lodged with- or made to the above-mentioned address in accordance with Section 99 of the SPLUM by-law, 2016, before 10 July 2022.

Any person who is unable to read or write can consult with any staff member during office hours and assistance will be provided to write down the person's objections or comments.

Address of authorised agent:
KMC Geomatics,
10 Kruger Street, Groblersdal, 0470
12A Kogel Street, Middelburg, 1050
Cell No 082 929 8554.
admin@kmcgeo.co.za
Ref. No.: 80KP

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ALGEMENE KENNISGEWING 156 VAN 2022**AANSOEK VIR HERSONERING IN TERME VAN ARTIKEL 67 VAN DIE STEVE TSHWETE PLAASLIKE MUNISIPALITEIT SPLUM BYWET, 2016**

Ons, KMC Geomatics (Reg No. 2008/017997/21), die gemagtigde agente van die geregistreerde eienaars van Erf 80 van die Kranspoort Uitbreiding 1 Vakansiedorp (Geleë aangrensend aan die Ooste van Rooi-ivoorstraat 99, Kranspoort Uitbreiding 1), gee hiermee kennis dat ons by die Steve Tshwete Plaaslike Munisipaliteit aansoek gedoen het vir 'n hersonering van 'n gedeelte van Erf 80 vanaf "Privaat Oopruimte" na "Residensieel 1" ingevolge Artikel 67 van die Steve Tshwete Plaaslike Munisipaliteit SPLUM bywet, 2016, om die gedeelte te kan onderverdeel, en daarna te konsolideer met Erf 99 van die Kranspoort Uitbreiding 1 Vakansiedorp.

Besonderhede van die aansoek lê ter insae gedurende gewone kantoorure by die kantoor van die gemagtigde Stadsbeplanner van die Plaaslike Munisipaliteit, SADC-straat 14, Middelburg, 1055, vir 'n tydperk van 30 dae vanaf 10 Junie 2022.

Kontakbesonderhede van die gemagtigde Munisipale amptenaar: *Mnr. Thuso – 013 249 7180.*

Besware teen-, of verhoë ten opsigte van die aansoek moet ooreenkomstig met Artikel 99 van die SPLUM bywet, 2016, by bogenoemde adres ingedien word voor 10 Julie 2022.

Enige persoon wat nie kan lees of skryf nie, kan met enige personeelid konsulteer gedurende kantoorure en hulp sal verleen word om die persoon se besware of kommentaar neer te skryf.

Adres van gemagtigde agent:
KMC Geomatics,
Krugerstraat 10, Groblersdal, 0470
Kogelstraat 12A, Middelburg, 1050
Sel No 082 929 8554.
admin@kmcgeo.co.za
Verw. No.: 80KP

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GENERAL NOTICE 157 OF 2022**BUSHBUCKRIDGE LOCAL MUNICIPALITY****NOTICE OF APPLICATION FOR AMENDMENT OF LAND USE SCHEME IN TERMS OF SECTION 29(1) OF THE BUSHBUCKRIDGE LAND USE MANAGEMENT BY-LAW, 2014****APPLICATION FOR:** TOWNSHIP ESTABLISHMENT**APPLICATION REFERENCE NUMBER:** T028/2021/ARTH

DZANA INVESTMENTS (PTY)LTD, being a person to whom the land has been made available by **THE REPUBLIC OF SOUTH AFRICA** by means of a registered agreement of lease in respect of: **PORTION 27 OF THE FARM ARTHURSEAT 214-KU**, situated at: **ALONG THE R40, TO THE WEST, OPPOSITE THE TOWNSHIP OF SEFOMA**, hereby give notice in terms of Section 33 of the Bushbuckridge Land Use Management By-Law, 2014, for:

The Establishment of a Mixed Use Township.Name of Township: **Acorn City**Full name of applicant: **Raven Town Planners** on behalf of **Dzana Investments(Pty)Ltd**Number of erven in proposed township: **21**

Erf 1 is to be zoned : "Residential 4", for an Hotel;
Erven 2 to 7 are to be zoned "Agricultural"
Erven 8 and 9 are to be zoned "Business 1"
Erven 10 to 12 are to be zoned "Educational"
Erf 13 and 14 are to be zoned "Institutional"
Erf 15 is to be zoned "Special" for a Filling Station and Related Uses
Erf 16 is to be zoned "Transportation Services", for Bus and Taxi Rank(s)/Stop
Erf 17 & 18 are to be zoned "Open Space"
Erf 19 and 20 are to be zoned "Utilities & Services"
Erf 21 is to be zoned "Road Purposes".

The purpose of the application is to create a Mixed Use Development concentrating a range of services for the Community at large, including shops, offices, places of instruction, a clinic and/or hospital, an hotel, showrooms, a filling station, a fitment centre and other uses necessary for the servicing of the main uses, such as roadways, stormwater facilities, a sewer treatment facility and a cemetery.

Particulars of the application will lie for inspection during normal office hours at the offices of the Chief Town Planner: Economic Development, Planning and Environment: Old Bohlabé District Building, Next to Mhala Magistrate Court, Main Road, Thulamahashe, 1345, for a period of 28 days from **8 July 2021**.

Copies of application documents 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 Chief Town Planner: Economic Development, Planning and Environment: Old Bohlabé District Building, Next to Mhala Magistrate Court, Main Road, Thulamahashe, 1345 or at Private Bag X9308, **Bushbuckridge**, 1280 <mailto:BenAP@joburg.org.za> and with the applicant at the undermentioned contact details.

Closing date for submission or comments and/or objections

5 August 2022

Contact details of applicant (authorised agent):

RAVEN Town Planners
Professional Planning Consultants
P O Box 522359

(PH) 011 882 4035

SAXONWOLD
2132

(FAX) 011 887 9830
E-mail : kgatla@raventp.co.za
8-15

PROCLAMATIONS • PROKLAMASIES**PROCLAMATION NOTICE 133 OF 2022****EMALAHLENI LOCAL MUNICIPALITY****NOTICE OF APPROVAL OF EMALAHLENI AMENDMENT SCHEMES 1795, 2321, 2322, 2337, 2369, 2391 AND 2524**

The Local Municipality of Emalahleni declares hereby in terms of the provisions of Section 66 (5) of Emalahleni Spatial Planning and Land Use Management By-Law, 2016, has approved the amendment schemes below, being amendments of the Emalahleni Land Use Scheme, 2020, by the rezoning of the under mentioned properties from their present zonings to the new zoning as indicated below.

Amendment Scheme	Description of property	Present Zoning	New zoning
1795	Remaining Extent of Erf 337 Thubelihle	Institutional	Business 3
2321	Holding 28 Seekoeiwater Agricultural Holdings	Agricultural	Tourism
2322	Erf 2903 eMalahleni (Witbank) Extension 16 Township	Residential 1	Residential 2
2337	Proposed Portion 586 (a portion of remaining extent of portion 367) farm Naauwpoort 335 JS	Agricultural	Tourism
2369	Portion 568 (a portion of Portion 567) of the farm Naauwpoort 311 JS	Agricultural	Industrial 1
2391	Portions 111 – 114 (being a subdivision of Portions 36, 37, 52, and 75) of the farm Heuvelfontein 215 IR	Agricultural	Mining
2524	Portion 1 of Erf 2902, eMalahleni (Witbank) Extension 16	Government	Residential 2

Map 3 and the scheme clauses of the amendment schemes are filed with the Director, Department of Agriculture, Rural Development and Land Administration Mpumalanga Province, and the Municipal Manager, Emalahleni Local Municipality and are open for inspection at all reasonable times.

HS MAYISELA
MUNICIPAL MANAGER

Civic Centre, Mandela Street, eMALAHLENI, 1035/ P.O. Box 3, eMALAHLENI, 1035
Publication date: Provincial Gazette of Mpumalanga: 8 July 2022

PROCLAMATION NOTICE 134 OF 2022**EMALAHLENI LOCAL MUNICIPALITY****NOTICE OF REMOVAL OF RESTRICTIVE TITLE DEED CONDITIONS -
PORTION 573 OF THE FARM NAAUWPOORT 335 JS**

The Local Municipality of Emalahleni declares hereby in terms of the provisions of Section 67(1) of the Emalahleni Spatial Planning and Land Use Management By-Law, 2016, read with the provisions of the Spatial Planning and Land Use Management Act, that it has approved an application for the removal of restrictive title conditions E of Title Deed T9202/2019, pertaining to Portion 573 of the farm Naauwpoort 335 JS, under resolution S.LDO.011/22 dated 24 February 2022.

HS MAYISELA
MUNICIPAL MANAGER

Civic Centre, Mandela Street P.O. Box 3, eMalahleni, 1035
Publication date: Provincial Gazette of Mpumalanga: 8 July 2022

PROCLAMATION NOTICE 135 OF 2022**EMALAHLENI LOCAL MUNICIPALITY****NOTICE OF REMOVAL OF RESTRICTIVE TITLE DEED CONDITIONS -
ERF 2384, EMALAHLENI (WITBANK) EXTENSION 12**

The Local Municipality of Emalahleni declares hereby in terms of the provisions of Section 67(1) of the Emalahleni Spatial Planning and Land Use Management By-Law, 2016, read with the provisions of the Spatial Planning and Land Use Management Act, that it has approved an application for the removal of restrictive title conditions B(a), B(c) and B(d) of Title Deed T8858/2015, pertaining to Erf 2384, eMalahleni (Witbank) Extension 12 under resolution SLDO.041/22. dated 30 May 2022.

HS MAYISELA
MUNICIPAL MANAGER

Civic Centre, Mandela Street P.O. Box 3, eMalahleni, 1035
Publication date: Provincial Gazette of Mpumalanga: 1 July 2022

LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS**LOCAL AUTHORITY NOTICE 195 OF 2022****NOTICE OF APPLICATION FOR THE AMENDMENT OF THE DR JS MOROKA MUNICIPALITY
LAND USE MANAGEMENT SCHEME 2020****AMENDMENT SCHEME C0037**

I Koketso Nkwana of Urban Stellar Projects PTY(LTD) being the authorized agent of the owner of Portion 5 of the Farm Schildpadfontein 692-KR, situated at stand No. 2428 Neu-Halle Section, Marapyane, 0431, hereby give notice in terms of Section 98(2)(a) of the Dr JS Moroka By-Law 2015, that I have applied to Dr JS Moroka Municipality for the amendment of the Dr JS Moroka Land Use Management Scheme 2020, by rezoning the above mentioned property from "Agricultural" to "Business 1" with a simultaneous subdivision of the property to develop a Tyre Fitment Centre, in terms of Section 66 and Section 71 of the Dr JS Moroka SPLUMA By-Law 2015.

Any objection/s or comments including the grounds for such objection/s or comments with full contact details, shall be made in writing to the Municipal Manager, Private Bag X 4012, Siyabuswa, 0472 within 30 days from 01 July 2022.

Full particulars and plans may be inspected during normal office hours at the office of the Municipal Manager, Dr JS Moroka Local Municipality, A2601/3 Bongimfundo Street, Siyabuswa, 0472, Tel: 013 973 1101 for a period of 30 days from 01 July 2022.

Address of the Applicant: 90 Erasmus Street, Flora Park, Polokwane, 0699
PO Box 3826, Polokwane, 0700, Cell no: 0824133977

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PLAASLIKE OWERHEID KENNISGEWING 195 VAN 2022**KENNISGEWING VAN AANSOEK OM DIE WYSIGING VAN DIE DR JS MOROKA
MUNISIPALITEIT GRONDGEBRUIKBESTUURSKEMA 2020****WYSIGINGSKEMA C0037**

I Koketso Nkwana van Urban Stellar Projects PTY(LTD) synde die gemagtigde agent van die eienaar van Gedeelte 5 van die Plaas Schildpadfontein 692-KR, geleë te standplaas No. 2428 Neu-Halle Seksie, Marapyane, 0431, hiermee kennis gee ingevolge Artikel 98(2)(a) van die Dr JS Moroka Verordening 2015, dat ek by Dr JS Moroka Munisipaliteit aansoek gedoen het vir die wysiging van die Dr JS Moroka Grondgebruikbestuurskema 2020, deur die hersonering van bogenoemde genoemde eiendom van "Landbou" tot "Besigheid 1" met 'n gelyktydige onderverdeling van die eiendom om 'n Bandepassingsentrum te ontwikkel, ingevolge Artikel 66 en Artikel 71 van die Dr JS Moroka SPLUMA Verordening 2015.

Enige beswaar/s of kommentaar, insluitend die gronde vir sodanige beswaar/s of kommentaar met volledige kontakbesonderhede, moet binne 30 dae vanaf 01 Julie 2022 skriftelik aan die Munisipale Bestuurder, Privaatsak X 4012, Siyabuswa, 0472 gerig word.

Volledige besonderhede en planne kan gedurende gewone kantoorure by die kantoor van die Munisipale Bestuurder, Dr JS Moroka Plaaslike Munisipaliteit, A2601/3 Bongimfundostraat, Siyabuswa, 0472, Tel: 013 973 1101 besigtig word vir 'n tydperk van 30 dae vanaf 01 Julie 2022.

Adres van die Aansoeker: Erasmusstraat 90, Flora Park, Polokwane, 0699
Posbus 3826, Polokwane, 0700, Sel no: 0824133977

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LOCAL AUTHORITY NOTICE 196 OF 2022**CITY OF MBOMBELA LOCAL MUNICIPALITY
SUSPENSION / REMOVAL OF A RESTRICTIVE TITLE CONDITION**

It is hereby notified in terms of Section 59(1) of the City of Mbombela Spatial Planning and Land Use Management By-law, 2019 that to the notarial tie K2406/1999S on page 5 of Deed of Transfer T56798/1999, dated 4 September 1998, related to Portion 15 of Erf 382, Sonheuwel Township and the Remainder of Portion 192 of Erf 1463, Sonheuwel Extension 1, is herewith suspended / cancelled / to be removed.

**WJ KHUMALO
MUNICIPAL MANAGER
City of Mbombela
P O Box 45
NELSPRUIT
1200**

LOCAL AUTHORITY NOTICE 197 OF 2022**CITY OF MBOMBELA
NELSPRUIT AMENDMENT SCHEME AS/20/02249**

It is hereby notified in terms of Section 58 of the Mbombela By-Law on Spatial Planning and Land Use Management, 2019, that the City of Mbombela has approved an amendment of the City of Mbombela Land Use Scheme, 2019, by the rezoning of the Remaining Extent of Erf 1560 Sonheuwel Extension 1 Township from "Residential" to "Residential" with a density of 1 Dwelling unit per 500 m², limited to two (2) dwelling units on the property.

Copies of the amendment scheme are filed with Municipal Manager, Civic Centre, Nel Street, Nelspruit, and are open for inspection at all reasonable times. This amendment scheme shall come into operation on date of publication hereof.

**WJ KHUMALO
MUNICIPAL MANAGER
City of Mbombela Local Municipality
P O Box 45
MBOMBELA
1200**

LOCAL AUTHORITY NOTICE 198 OF 2022**CITY OF MBOMBELA
NELSPRUIT AMENDMENT SCHEME AS/14/01863**

It is hereby notified in terms of Section 58 of the Mbombela By-Law on Spatial Planning and Land Use Management, 2019, that the City of Mbombela has approved an amendment of the City of Mbombela Land Use Scheme, 2019, by the rezoning of Erf 1785 Nelspruit Extension 10 Township from "Residential" to "Residential" with a density of 1 Dwelling unit per 700 m².

Copies of the amendment scheme are filed with Municipal Manager, Civic Centre, Nel Street, Nelspruit, and are open for inspection at all reasonable times. This amendment scheme shall come into operation on date of publication hereof.

**WJ KHUMALO
MUNICIPAL MANAGER
City of Mbombela Local Municipality
P O Box 45
MBOMBELA
1200**

LOCAL AUTHORITY NOTICE 199 OF 2022

**THABA CHWEU LOCAL MUNICIPALITY
LOCAL AUTHORITY NOTICE 42/2021-22**

REMOVAL OF RESTRICTIVE TITLE CONDITION – ERF 1673 LYDENBURG EXTENSION 1

It is hereby notified in terms of Section 67(1) of the Thaba Chweu Spatial Planning and Land Use Management By-law, 2016 that Thaba Chweu Local Municipality granted approval for the removal of restrictive conditions I.B(i) on page 3, I.B(l) on page 4, II. B(k) on page 6, and II.B(n) on page 7, referred to in the Deed of Transfer T7319/2010, Erf 1673 Lydenburg Extension 1 (17 Preller Street).

S S MATSI
MUNICIPAL MANAGER

Thaba Chweu Local Municipality
P O Box 61
LYDENBURG
1120

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Also available at the **Provincial Legislature: Mpumalanga**, Private Bag X11289, Room 114, Civic Centre Building,
Nel Street, Nelspruit, 1200. Tel. (01311) 5-2133.