



Western Cape Government • Wes-Kaapse Regering

PROVINCE OF WESTERN CAPE

PROVINSIE WES-KAAP

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(Vervolg op bladsy 1040)

PROVINCIAL NOTICES

The following Provincial Notices are published for general information.

ADV. B. GERBER,
DIRECTOR-GENERAL

Provincial Legislature Building,
Wale Street,
Cape Town.

PROVINSIALE KENNISGEWINGS

Die volgende Provinsiale Kennisgewings word vir algemene inligting gepubliseer.

ADV. B. GERBER,
DIREKTEUR-GENERAAL

Provinsiale Wetgewer-gebou,
Waalstraat,
Kaapstad.

ISAZISO SEPHONDO

Ezi zaziso zilandelayo zipapashelwe ukunika ulwazi ngokubanzi.

ADV. B. GERBER,
UMLAWULI-JIKELELE

iSakhiwo sePhondo,
Wale Street,
eKapa.

P.N. 286/2016

15 July 2016

CITY OF CAPE TOWN (TABLE BAY DISTRICT)

REMOVAL OF RESTRICTIONS ACT, 1967
(ACT 84 of 1967)

Notice is hereby given that the Minister of Local Government, Environmental Affairs and Development Planning, properly designated as competent authority in terms of paragraph (a) of State President Proclamation No. 160 of 31 October 1994, in terms of section 2(1) of the Removal of Restrictions Act, 1967 (Act 84 of 1967), and on application by the owner of Erf 3681, Oranjezicht, amends condition D. contained in Certificate of Consolidated Title No. T. 63701 of 2015, to read as follows:

Condition D.: "No building on the erf shall be used or converted for use other than as a single dwelling or two dwellings with such outbuildings as are ordinarily required to be used thereof. Such building shall be roofed with tiles or slate only and shall not cost less than R7 000,00."

P.N. 287/2016

15 July 2016

CITY OF CAPE TOWN (TABLE BAY DISTRICT)

REMOVAL OF RESTRICTIONS ACT, 1967
(ACT 84 of 1967)

Notice is hereby given that the Minister of Local Government, Environmental Affairs and Development Planning, properly designated as Competent Authority in terms of paragraph (a) of State President Proclamation No. 160 of 31 October 1994, in terms of section 2(1) of the Removal of Restrictions Act, 1967 (Act 84 of 1967), and on application by the owner of Erf 3082, Camps Bay, amends condition E. (c) contained in Deed of Transfer No. T. 17646 of 2012 to read as follows:

Condition E. (c) "That no building or structure or any portion thereof, except boundary walls, fences, a covered entrance, a terrace/balcony and a double garage, shall be erected nearer than 10 feet (3.15m) to the street line that forms a boundary of this erf."

TENDERS

N.B. Tenders for commodities/services, the estimated value of which exceeds R20 000, are published in the Government Tender Bulletin, which is obtainable from the Government Printer, Private Bag X85, Pretoria, on payment of a subscription.

P.K. 286/2016

15 Julie 2016

STAD KAAPSTAD (TAFELBAAI-DISTRIK)

WET OP OPHEFFING VAN BEPERKINGS, 1967
(WET 84 VAN 1967)

Kennis geskied hiermee dat die Minister van Plaaslike Regering, Omgewingsake en Ontwikkelingsbeplanning, behoorlik aangewys as bevoegde gesag ingevolge paragraaf (a) van Staatspresident Proklamasie Nr. 160 van 31 Oktober 1994 kragtens artikel 2(1) van die Wet op Opheffing van Beperkings, 1967 (Wet 84 van 1967), en op aansoek van die eienaar van Erf 3681, Oranjezicht, wysig voorwaarde D. soos vervat in Sertifikaat van Gekonsolideerde Titel Nr. T. 63701 van 2015, om soos volg te lees:

Voorwaarde D.: "No building on the erf shall be used or converted for use other than as a single dwelling or two dwellings with such outbuildings as are ordinarily required to be used thereof. Such building shall be roofed with tiles or slate only and shall not cost less than R7 000,00."

P.K. 287/2016

15 Julie 2016

STAD KAAPSTAD (TAFELBAAI-DISTRIK)

WET OP OPHEFFING VAN BEPERKINGS, 1967
(WET 84 VAN 1967)

Kennis geskied hiermee dat die Minister van Plaaslike Regering, Omgewingsake en Ontwikkelingsbeplanning, behoorlik aangewys as Bevoegde Gesag ingevolge paragraaf (a) van Staatspresident Proklamasie Nr. 160 van 31 Oktober 1994, kragtens artikel 2(1) van die Wet op Opheffing van Beperkings, 1967 (Wet 84 van 1967), en op aansoek van die eienaar van Erf 3082, Kampsbaai, wysig voorwaarde E. (c) soos vervat in Transportakte Nr. T. 17646 van 2012 om soos volg te lees:

Voorwaarde E. (c) "That no building or structure or any portion thereof, except boundary walls, fences, a covered entrance, a terrace/balcony and a double garage, shall be erected nearer than 10 feet (3.15m) to the street line that forms a boundary of this erf."

TENDERS

L.W. Tenders vir kommoditeite/dienste waarvan die beraamde waarde meer as R20 000 beloop, word in die Staatstenderbulletin gepubliseer wat by die Staatsdrukker, Privaatsak X85, Pretoria, teen betaling van 'n intekengeld verkrygbaar is.

NOTICES BY LOCAL AUTHORITIES**SALDANHA BAY MUNICIPALITY****CLOSING OF A PORTION OF VELDDRIF ROAD ADJACENT, ERVEN 2309 AND 15414 VREDENBURG**

Notice is hereby given in terms of Section 137(1) of the Municipal Ordinance No 20 of 1974 that a portion of Velddrif Road adjacent to Erven 2309 and 15414 Vredenburg, is closed.

[S/1205/2 v4 p24]

N102/15

L SCHEEPERS, MUNICIPAL MANAGER, Saldanha Bay Municipality, Private Bag X12, VREDENBURG, 7380

15 July 2016

61541

GEORGE MUNICIPALITY**NOTICE NO: 090/2016****PROPOSED CONSENT USE: DIEPEKLOOF 226/38, DIVISION GEORGE**

Notice is hereby given in terms of Section 45 of the George Municipality's By-Law on Municipal Land Use Planning that the undermentioned application has been received and is open to inspection during weekdays between 07:45 and 16:30 at the Department: Human Settlements, Land Affairs and Planning, Civic Centre, 5th Floor, York Street, George.

Any comments or objections with full reasons therefor, should be lodged in writing in terms of Section 50 of the said legislation at the office of the Senior Manager: Land Use Planning, PO Box 19, George, 6530, on or before **15 August 2016**, quoting the reference number, your property description and physical address. Telephonic enquiries in this regard may be made at 044-8019473 (Marisa Arries) or e-mail: marisa@george.org.za. Any person, who is unable to write, can submit their objection verbally to the Council's office where they will be assisted by a staff member to put their comments in writing. Any comments received after the aforementioned closing date may be disregarded.

Applicant: JAN VROLIJK

Nature of application: Consent Use in terms of Section 15(2)(o) of the George Municipality: Land Use Planning By-Law (2015) for 2 existing additional dwelling units on Portion 38 of the Farm Diepeklouf 226, George.

T BOTHA, MUNICIPAL MANAGER, Civic Centre, York Street, GEORGE, 6530. Tel: (044) 801 9473, Fax: 086 570 1900
Email: marisa@george.org.za

15 July 2016

61554

KENNISGEWINGS DEUR PLAASLIKE OWERHEDE**SALDANHABAAI MUNISIPALITEIT****SLUITING VAN 'N GEDEELTE VAN VELDDRIFWEG, AANGRENSEND TOT ERWE 2309 EN 15414 VREDENBURG**

Kennis geskied hiermee ingevolge artikel 137(1) van die Munisipale Ordonnansie Nr 20 van 1974 dat 'n gedeelte van Velddrifweg, aangrensend tot Erwe 2309 en 15414 Vredenburg, gesluit is.

[S/1205/2 v4 p24]

K102/15

L SCHEEPERS, MUNISIPALE BESTUURDER, Munisipaliteit Saldanhabaai, Privaatsak X12, VREDENBURG, 7380

15 Julie 2016

61541

GEORGE MUNISIPALITEIT**KENNISGEWING NR: 090/2016****VOORGESTELDE VERGUNNINGSGEBRUIK: DIEPEKLOOF 226/38, AFDELING GEORGE**

Kragtens Artikel 45 van die George Munisipaliteit se Verordening op Munisipale Grondgebruiksbeplanning word hiermee kennis gegee dat die onderstaande aansoek ontvang is en ter insae lê gedurende weekdae tussen 07:45 en 16:30 by die Departement: Menslike Nedersettings, Grondsake en Beplanning, Burgersentrum, 5de Vloer, Yorkstraat, George.

Enige kommentare of besware met die volledige redes daarvoor, moet skriftelik in terme van Artikel 50 van die genoemde wetgewing by die kantoor van die Senior Bestuurder: Grondgebruikbeplanning, Posbus 19, George, 6530 ingedien word op of voor **15 Augustus 2016**, met vermelding van die verwysingsnommer, u eiendomsbeskrywing en fisiese adres. Telefoniese navrae in hierdie verband kan gerig word by 044-801 9473 (Marisa Arries) of e-pos: marisa@george.org.za. Indien 'n persoon nie kan skryf nie, kan sodanige persoon sy beswaar mondelings by die Raad se kantoor aflê waar 'n persoooneelid sal help om die kommentaar op skrif te stel. Enige kommentaar wat na die voorge-melde sluitingsdatum ontvang word, mag moontlik nie in ag geneem word nie.

Aansoeker: JAN VROLIJK

Aard van aansoek: Vergunningsgebruik in terme van Artikel 15(2)(o) van die George Munisipaliteit: Verordening op Grongebruiksbeplanning (2015) vir 2 bestaande addisionele wooneenhede op Gedeelte 38 van die Plaas Diepeklouf 226, George.

T BOTHA, MUNISIPALE BESTUURDER, Burgersentrum, Yorkstraat, GEORGE, 6530. Tel: (044) 801 9473, Faks: 086 570 1900
Epos: marisa@george.org.za

15 Julie 2016

61554

CITY OF CAPE TOWN (HELDERBERG DISTRICT)**CLOSING OF PORTION OF PUBLIC PLACE ERF 3918 GORDON'S BAY ADJOINING ERVEN 3907 AND 3908**

Notice is hereby given in terms of section 4 of the City of Cape Town Immovable Property By-law 2015 that the Council has closed a portion of Public Place, Erf 3918 Gordon's Bay adjoining Erven 3907 and 3908 (S/2905/158/1 v3 p50)

ACHMAT EBRAHIM, CITY MANAGER

15 July 2016

61542

GEORGE MUNICIPALITY

NOTICE NO 088/2016

**PROPOSED SUBDIVISION AND CONSOLIDATION:
ERF 24943, GEORGE**

Notice is hereby given in terms of Section 45 of the George Municipality's By-Law on Municipal Land Use Planning that the undermentioned application has been received and is open to inspection during weekdays between 07:45 and 16:30 at the Department: Human Settlements, Land Affairs and Planning, Civic Centre, 5th Floor, York Street, George

Any comments or objections with full reasons therefor, should be lodged in writing in terms of Section 50 of the said legislation at the office of the Senior Manager: Land Use Planning, PO Box 19, George, 6530, on or before **15 August 2016**, quoting the reference number, your property description and physical address. Telephonic enquiries in this regard may be made at 044-801 9473 (Marisa Arries) or e-mail: marisa@george.org.za. Any person, who is unable to write, can submit their objection verbally to the Council's office where they will be assisted by a staff member to put their comments in writing. Any comments received after the aforementioned closing date may be disregarded.

Applicant: Plandev Town and Regional Planners

Nature of application:

1. Subdivision in terms of Section 15(2)(d) of the George Municipality: Land Use Planning By-Law (2015) of Erf 24943, George into two portions:
Portion 1: 1196m² and
Remainder: 1851m²;
2. Consolidation in terms of Section 15(2)(e) of the mentioned By-Law (2015) of the proposed Portion 1 with Erf 24944, George and proposed Remainder with Erf 24945, George

T BOTHA, MUNICIPAL MANAGER, Civic Centre, York Street, GEORGE, 6530. Tel: (044) 801 9473, Fax: 086 570 1900
Email: marisa@george.org.za

15 July 2016

61555

GEORGE MUNISIPALITEIT

KENNISGEWING NR: 088/2016

**VOORGESTELDE ONDERVERDELING EN KONSOLIDASIE:
ERF 24943, GEORGE**

Kragtens Artikel 45 van die George Munisipaliteit se Verordening op Munisipale Grondgebruiksbeplanning word hiermee kennis gegee dat die onderstaande aansoek ontvang is en ter insae lê gedurende weekdae tussen 07:45 en 16:30 by die Department: Menslike Nedersttings, Grondsake en Beplanning, Burgersentrum, 5de Vloer, Yorkstraat, George.

Enige kommentare of besware met die volledige redes daarvoor, moet skriftelik in terme van Artikel 50 van die genoemde wetgewing by die kantoor van die Senior Bestuurder Grondgebruiksbeplanning, Posbus 19, George, 6530 ingedien word op of voor **15 Augustus 2016**, met vermelding van die verwysingsnommer, u eiendomsbeskrywing en fisiese adres. Telefoniese navrae in hierdie verband kan gerig word by 044-801 9473 (Marisa Arries) of e-pos: marisa@george.org.za. Indien 'n persoon nie kan skryf nie, kan sodanige persoon sy beswaar mondelings by die Raad se kantoor aflê waar 'n persoooneel sal help om die kommentaar op skrif te stel. Enige kommentaar wat na die voorgemelde sluitingsdatum ontvang word, mag moontlik nie in ag geneem word nie.

Aansoeker: Plandev Stads- en Streekbeplanners

Aard van aansoek:

1. Onderverdeling in terme van Artikel 15(2)(d) van die George Munisipaliteit: Verordening op Grondgebruiksbeplanning (2015) van Erf 24943, George in twee gedeeltes:
Gedeelte 1: 1196m² en
Restant: 1851m²;
2. Konsolidasie in terme van Artikel 15(2)(e) van die genoemde Verordening van die voorgestelde Gedeelte 1 met Erf 24944, George en voorgestelde Restant met Erf 24945, George.

T BOTHA, MUNISIPALE BESTUURDER, Burgersentrum, Yorkstraat, GEORGE, 6530. Tel: (044) 801 9473, Faks: 086 570 1900
Epos: marisa@george.org.za

15 Julie 2016

61555

BERGRIVIER MUNICIPALITY

**APPLICATION FOR SUBDIVISION AND REZONING:
FARM GROOTE FONTEIN NO. 241 DIVISION PIKETBERG**

Applicant: Bergrivier Municipality

Owner: Bergrivier Municipality

Reference number: Farm 241 PB

Property Description: Farm Groote Fontein No. 241 Division Piketberg

Physical Address: Piketberg Industrial Area

Detailed description of proposal: Subdivision of Remainder Farm Groote Fontein No. 241 Division Piketberg into three portions namely Portion 1 (approximately 4 ha), Portion 2 (Street) and Remainder as well as rezoning of Portion 1 from Agriculture Zone 1 to Industrial Zone 2 and rezoning of Portion 2 from Agriculture Zone 1 to Transport Zone 2.

Notice is hereby given in terms of Section 45 of Bergrivier Municipal By-Law relating to Land Use Planning that the abovementioned application is available for inspection during weekdays between 07:30 and 16:30 from Mondays to Thursdays and between 7:30 and 15:30 on Fridays at this Municipality's Department Planning and Development at 13 Church Street, Piketberg, 7320. Any written comments must be addressed in terms of Section 50 of the said legislation to the Municipal Manager, Bergrivier Municipality, 13 Church Street or P.O. Box 60, Piketberg, 7320; Fax nr: 022 913 1406 or e-mail: bergmun@telkomsa.net on or before **22 August 2016** from the date of publication of this notice, quoting your, name, address or contact details, interest in the application and reasons for comments. Telephonic enquiries can be made to Mr. W. Wagener at tel no. 022 913 6000. The Municipality may refuse to accept comment received after the closing date. Any person who cannot write may visit the municipal offices during office hours where a staff member of the municipality, will assist such person to transcribe that person's comments or representations.

MN 131/2016

ADV HANLIE LINDE, MUNICIPAL MANAGER, Municipal Offices, 13 Church Street, PIKETBERG, 7320

15 July 2016

61558

BERGRIVIER MUNISIPALITEIT

**AANSOEK OM ONDERVERDELING EN HERSONERING:
PLAAS GROOTE FONTEIN NO. 241 AFDELING PIKETBERG**

Applikant: Bergrivier Munisipaliteit

Eienaar: Bergrivier Munisipaliteit

Verwysingsnommer: Farm 241 PB

Eiendom beskrywing: Plaas Groote Fontein No. 241 Afdeling Piketberg

Fisiese adres: Piketberg Nywerheidsarea

Volledige beskrywing van voorstel: Onderverdeling van Restant Plaas Groote Fontein No. 241 Afdeling Piketberg in drie gedeeltes naamlik Gedeelte 1 (ongeveer 4 ha), Gedeelte 2 (Straat) en Restant asook hersonering van Gedeelte 1 vanaf Landbousone 1 na Nywerheidsone 2 en hersonering van Gedeelte 2 vanaf Landbousone 1 na Vervoersone 2.

Kragtens Artikel 45 van Bergrivier Munisipale Verordening insake Grondgebruiksbeplanning word hiermee kennis gegee dat die bogenoemde aansoek oop is vir inspeksie gedurende weekdae tussen 7:30 en 16:30 vanaf Maandae tot Donderdae en tussen 7:30 en 15:30 op Vrydae by hierdie Munisipaliteit se Afdeling Beplanning en Ontwikkeling te Kerkstraat 13, Piketberg, 7320. Enige skriftelike kommentaar moet geadresseer word ingevolge Artikel 50 van genoemde wetgewing aan die Munisipale Bestuurder, Bergrivier Munisipaliteit, Kerkstraat 13 of Posbus 60, Piketberg, 7320; Faks no. 022 913 1406 en e-pos: bergmun@telkomsa.net op of voor **22 Augustus 2016**, vanaf die datum van publikasie van hierdie kennisgewing, met vermelding, van u naam, adres of kontakbesonderhede, belange in die aansoek en redes vir kommentaar. Telefoniese navrae kan gerig word aan Mnr. W. Wagener, by tel nr. (022) 913 6000. Die munisipaliteit mag kommentaar, ontvang na die sluitingsdatum weier. Enige persone wat nie kan skryf nie kan gedurende kantoorure na die munisipale kantore gaan waar 'n persoooneel van die munisipaliteit so 'n persoon sal help om die persoon se kommentaar of vertoë af te skryf.

MK131/2016

ADV HANLIE LINDE, MUNISIPALE BESTUURDER, Munisipale Kantore, Kerkstraat 13, PIKETBERG, 7320

15 Julie 2016

61558

WESTERN CAPE GAMBLING AND RACING BOARD

OFFICIAL NOTICE

RECEIPT OF AN APPLICATION FOR THE PROCUREMENT OF A FINANCIAL INTEREST

In terms of the provisions of Section 32(2) of the Western Cape Gambling and Racing Act, 1996 (Act 4 of 1996), as amended, the Western Cape Gambling and Racing Board hereby gives notice that the following application for the procurement of a financial interest, as provided for in Section 58 of the Act, has been received.

Name of licence holder:	VbetSA Western Cape (Pty) Ltd — A South African registered company
Registration number:	2012/125109/07
Current shareholding structure of the licence holder:	Vbet Africa (Pty) Ltd (100%)
Name of applicant and percentage financial interest of 5% or more to be procured directly in VbetSA Western Cape (Pty) Ltd:	AG Business Trust (60%) Cherry Moss Trade and Invest 188 (Pty) Ltd (40%)

Section 33 of the Western Cape Gambling and Racing Act, 1996 (hereinafter “the Act”) requires the Western Cape Gambling and Racing Board (hereinafter “the Board”) to ask the public to submit comments and/or objections to gambling licence applications that are filed with the Board. The conduct of gambling operations is regulated in terms of both the Act and the National Gambling Act, 2004. This notice serves to notify members of the public that they may lodge objections and/or comments to the above application on or before the closing date at the undermentioned address and contacts. Since licensed gambling constitutes a legitimate business operation, moral objections for or against gambling will not be considered by the Board. An objection that merely states that one is opposed to gambling, without much substantiation, will not be viewed with much favour. You are hereby encouraged to read the Act and learn more about the Board’s powers and the matters pursuant to which objections may be lodged. These are outlined in Sections 28, 30, 31 and 35 of the Act. Members of the public can obtain a copy of the objection guidelines, which are an explanatory guide through the legal framework governing the lodgement of objections and the Board’s adjudication procedures. The objection guidelines are accessible from the Board’s website at www.wcgrb.co.za and copies can also be made available on request. The Board will consider all comments and objections lodged on or before the closing date during the adjudication of the application.

In the case of written objections to an application, the grounds on which such objections are founded must be furnished. Where comment in respect of an application is furnished, full particulars and facts to substantiate such comment must be provided. The name, address and telephone number of the person submitting the objection or offering the comment must also be provided. Comments or objections must reach the Board by no later than **16:00 on Friday, 5 August 2016**.

Objections or comments must be forwarded to the Chief Executive Officer, Western Cape Gambling and Racing Board, P.O. Box 8175, Rogge Bay 8012 or handed to the Chief Executive Officer, Western Cape Gambling and Racing Board, Seafare House, 68 Orange Street, Gardens, Cape Town or faxed to the Chief Executive Officer on (021) 422 2602, or emailed to Objections.Licensing@wcgrb.co.za

WES-KAAPSE RAAD OP DOBBELARY EN WEDRENNE

AMPTELIKE KENNISGEWING

ONTVANGS VAN 'N AANSOEK VIR DIE VERKRYGING VAN 'N FINANSIËLE BELANG

Ingevolge die bepalings van Artikel 32(2) van die Wes-Kaapse Wet op Dobbelary en Wedrenne, 1996 (Wet 4 van 1996), soos gewysig, gee die Wes-Kaapse Raad op Dobbelary en Wedrenne hiermee kennis dat die volgende aansoek vir die verkryging van 'n finansiële belang, soos beoog in Artikel 58) van die Wet, ontvang is.

Naam van lisensiehouer	VbetSA Western Cape (Edms) Bpk — 'n Suid-Afrikaans-geregistreerde maatskappy
Registrasienuommer:	2012/125109/07
Huidige aandeelstruktuur van die lisensiehouer:	Vbet Africa (Edms) Bpk (100%)
Naam van aansoeker en persentasie finansiële belang van 5% of meer wat die aansoeker beoog in VbetSA Western Cape (Edms) Bpk:	AG Business Trust (60%) Cherry Moss Trade and Invest 188 (Edms) Bpk (40%)

Artikel 33 van die Wes-Kaapse Wet op Dobbelary en Wedrenne, 1996 (hierna “die Wet” genoem) bepaal dat die Wes-Kaapse Raad op Dobbelary en Wedrenne (hierna “die Raad” genoem) die publiek moet vra om kommentaar te lewer op en/of besware aan te teken teen dobbellisensie-aansoeke wat by die Raad ingedien word. Dobbelwerk-saamhede word kragtens die Wet sowel as die Nasionale Wet op Dobbelary, 2004 gereuleer. Hierdie kennisgewing dien om lede van die publiek in kennis te stel dat hulle voor die sluitingsdatum by ondergemelde adres en kontakte op bogenoemde aansoek beswaar kan aanteken teen en/of kommentaar kan lewer. Aangesien gelisensieerde dobbelary 'n wettige besigheidsonderneming uitmaak, word morele besware ten gunste van of teen dobbelary nie deur die Raad oorweeg nie. 'n Beswaar wat bloot meld dat iemand teen dobbelary gekant, is sonder veel stawing, sal nie gunstig oorweeg word nie. U word hiermee aangemoedig om die Wet te lees en meer inligting te verkry oor die Raad se magte en die aangeleentheid op grond waarvan besware ingedien kan word. Dit word in Artikel 28, 30, 31 en 35 van die Wet uitgestippel. Lede van die publiek kan 'n afskrif van die riglyne vir besware bekom, wat 'n gids is wat die werking van die regsraamwerk verduidelik wat die indiening van besware, publieke verhore en die Raad se beoordelingsprosedures reguleer. Die riglyne vir besware is verkrygbaar op die Raad se webwerf by www.wcgrb.co.za en afskrifte kan ook op versoek beskikbaar gestel word. Die Raad sal alle kommentaar en besware oorweeg wat op of voor die sluitingsdatum tydens die beoordeling van die aansoek ingedien word.

In die geval van skriftelike besware teen 'n aansoek moet die gronde waarop sodanige besware berus, verskaf word. Waar kommentaar ten opsigte van 'n aansoek gegee word, moet volle besonderhede en feite om sodanige kommentaar te staaf, verskaf word. Die persoon wat die beswaar of kommentaar indien se naam, adres en telefoonnommer moet ook verstrek word. Kommentaar of besware moet die Raad bereik teen nie later nie as **16:00 op Vrydag, 5 Augustus 2016**.

Besware of kommentaar moet gestuur word aan die Hoof-Uitvoerende Beampste, Wes-Kaapse Raad op Dobbelary en Wedrenne, Posbus 8175, Roggebaai 8012, of ingehandig word by die Hoof-Uitvoerende Beampste, Wes-Kaapse Raad op Dobbelary en Wedrenne, Seafare Huis, Oranjestraat 68, Tuine, Kaapstad 8001 of aan die Hoof-Uitvoerende Beampste gefaks word na (021) 422 2602 of per e-pos na Objections.Licensing@wcgrb.co.za gestuur word.

CAPE AGULHAS MUNICIPALITY

RECTIFICATION

REMOVAL OF RESTRICTIVE CONDITION(S):
ERF 1224 BREDASDORPSTANDARD BY-LAW ON MUNICIPAL
LAND USE PLANNING

Notice is hereby given that the Authorised Employee on 28 January 2016, removed condition B (b), applicable to Erf 1224 Bredasdorp as contained in Title Deed, T 170997/2001 in terms of section 33(7) of the Standard By-law on Municipal Land Use Planning.

15 July 2016

61543

CAPE AGULHAS MUNICIPALITY

RECTIFICATION

REMOVAL OF RESTRICTIVE CONDITION:
ERF 1237 BREDASDORPSTANDARD BY-LAW ON MUNICIPAL
LAND USE PLANNING

Notice is hereby given that the Authorised Employee on 28 January 2016, removed condition C (b), applicable to Erf 1237 Bredasdorp as contained in Title Deed, T 53161/1986 in terms of section 33(7) of the Standard By-law on Municipal Land Use Planning.

15 July 2016

61544

GEORGE MUNICIPALITY

NOTICE NO: 087/2016

REMOVAL OF RESTRICTION AND DEPARTURE:
ERF 2602, VICTORIA STREET, GEORGE

Notice is hereby given in terms of Section 45 of the George Municipality's By-Law on Municipal Land Use Planning that the undermentioned application has been received and is open to inspection during weekdays between 07:45 and 16:30 at the Department: Human Settlements, Land Affairs and Planning, Civic Centre, 5th Floor, York Street, George.

Any comments or objections with full reasons therefor, should be lodged in writing in terms of Section 50 of the said legislation at the office of the Senior Manager: Land Use Planning, PO Box 19, George, 6530, on or before **15 August 2016**, quoting the reference number, your property description and physical address. Telephonic enquiries in this regard may be made at 044 801-9473 (Marina Welman) or e-mail: marina@george.org.za. Any person, who is unable to write, can submit their objection verbally to the Council's office where they will be assisted by a staff member to put their comments in writing. Any comments received after the aforementioned closing date may be disregarded.

Applicant: PERCEPTION PLANNING

Nature of application:

1. Removal in terms of Section 15(2)(f) of the George Municipality: Land Use Planning By-Law (2015) of Condition I (d) on page 3 of the Title Deed of Erf 2602, George to enable the owner to relax the south eastern side boundary building line from 1,57m to 1,5m for a double garage;
2. Departure in terms of Section 15(2)(b) of the mentioned By-Law for the relaxation of the following building lines for a double garage:
 - (i) South eastern side boundary building line from 3,0m to 1,5m;
 - (ii) Rear boundary building line from 3,0 m to 1,5m.

T BOTHA, MUNICIPAL MANAGER, Civic Centre, York Street, GEORGE, 6530. Tel: (044) 801 9171, Fax: 086 570 1900
Email: marina@george.org.za

15 July 2016

61546

KAAP AGULHAS MUNISIPALITEIT

REGSTELLING

OPHEFFING VAN BEPERKENDE VOORWAARDE:
ERF 1224 BREDASDORPSTANDAARD VERORDENING OP MUNISIPALE
GRONDGEBRUIKBEPLANNING

Hiermee word kennis gegee dat die Gemagtigde Werknemer op 28 Januarie 2016, voorwaarde B (b), wat betrekking het op Erf 1224 Bredasdorp soos vervat in Transportakte, T170997/2001 ingevolge artikel 33(7) van die Standaard Verordening op Munisipale Grondgebruikbeplanning opgehef het.

15 Julie 2016

61543

KAAP AGULHAS MUNISIPALITEIT

REGSTELLING

OPHEFFING VAN BEPERKENDE VOORWAARDE:
ERF 1237 BREDASDORPSTANDAARD VERORDENING OP MUNISIPALE
GRONDGEBRUIKBEPLANNING

Hiermee word kennis gegee dat die Gemagtigde Werknemer op 28 Januarie 2016, voorwaarde C (b), wat betrekking het op Erf 1237 Bredasdorp soos vervat in Transportakte, T53161/1986 ingevolge artikel 33(7) van die Standaard Verordening op Munisipale Grondgebruikbeplanning opgehef het.

15 Julie 2016

61544

GEORGE MUNISIPALITEIT

KENNISGEWING NR: 087/2016

OPHEFFING VAN BEPERKING EN AFWYKING:
ERF 2602, VICTORIA STRAAT, GEORGE

Kragtens Artikel 45 van die George Munisipaliteit se Verordening op Munisipale Grondgebruiksbeplanning word hiermee kennis gegee dat die onderstaande aansoek ontvang is en ter insae lê gedurende weeksdag tussen 07:45 en 16:30 by die Departement: Menslike Nederstings, Grondsake en Beplanning, Burgersentrum, 5de Vloer, Yorkstraat, George.

Enige kommentare of besware met die volledige redes daarvoor, moet skriftelik in terme van Artikel 50 van die genoemde wetgewing by die kantoor van die Senior Bestuurder: Grondgebruikbeplanning, Posbus 19, George, 6530 ingedien word op of voor **15 Augustus 2016**, met vermelding van die verwysingsnommer, u eiendomsbeskrywing en fisiese adres. Telefoniese navrae in hierdie verband kan gerig word by 044 801-9473 (Marina Welman) of e-pos: marina@george.org.za. Indien 'n persoon nie kan skryf nie, kan sodanige persoon sy beswaar mondelings by die Raad se kantoor aflê waar 'n personeelid sal help om die kommentaar op skrif te stel. Enige kommentaar wat na die voorgemelde sluitingsdatum ontvang word, mag moontlik nie in ag geneem word nie.

Aansoeker: PERCEPTION BEPLANNING

Aard van aansoek:

1. Opheffing ingevolge Artikel 15(2)(f) van die George Munisipaliteit: Verordening op Grongebruiksbeplanning (2015) van voorwaarde I (d) op bladsy 3 van die Titelakte van Erf 2602, George vir die verslapping van die suid-oostelike sygrens boulyn vanaf 1,57m na 1,5m vir 'n dubbel motorhuis;
2. Afwyking in terme van Artikel 15(2)(b) van die genoemde Verordening vir die verslapping van die volgende boulyne vir 'n dubbel motorhuis:
 - (i) Suid-oostelike sygrens boulyn vanaf 3,0m na 1,5m;
 - (ii) Agtergrens boulyn vanaf 3,0m na 1,5m.

T BOTHA, MUNISIPALE BESTUURDER, Burgersentrum, Yorkstraat, GEORGE, 6530. Tel: (044) 801 9171, Faks: 086 570 1900
Epos: marina@george.org.za

15 Julie 2016

61546

HESSEQUA MUNICIPALITY

**CLOSING OF PORTION OF GOODMAN AVENUE
ADJOINING ERF 2111 HEIDELBERG**

Notice is hereby given in terms of Section 45(1)(f) of LUPA Act 3/2014 that a portion of Goodman Avenue, adjoining Erf 2111 Heidelberg, has been closed (SWEL.521v2 p21)

MUNICIPAL MANAGER, HESSEQUA MUNICIPALITY, PO Box 29, Riversdal 6670

15 July 2016

61547

SALDANHA BAY MUNICIPALITY

CLOSURE AND REZONING

Applicant: Saldanha Bay Municipality — lindsey.gaffley@sbm.gov.za

Owner: (022 – 7017051)

Reference number: 520/St H

Property Description: Erf 520, St Helena Bay

Physical Address: 4 Albatros Street, St Helena Bay

Notice is hereby given in terms of Sections 45 and 46 of the Saldanha Bay Municipal Land Use Planning By-law that Council is considering the following:

- (i) closure of the Public Open Space, Erf 520, St Helena Bay, in terms of Section 15(2)(n); and
- (ii) rezoning of Erf 520, St Helena Bay, from Public Open Space to Business Zone, in terms of Section 15(2)(a).

Details are available for scrutiny at the Municipal Manager's office during weekdays between 08:30 and 16:30, contact the Town Planning Department at 17 Main Street, Vredenburg. Any written comments may be addressed to the Municipal Manager at Private Bag X12/17 Main Street, Vredenburg/doreen.dunn@sbm.gov.za on or before **8 August 2016**, quoting your, name, address or contact details, interest in the application and reasons for comments. Telephonic enquiries can be made to Bronwyn Hans at 022–701 6986. The Municipality may refuse to accept comment received after the closing date. Any person who cannot write will be assisted by a Municipal official by transcribing their comments.

N73/16

15 July 2016

61548

CITY OF CAPE TOWN (SOUTHERN DISTRICT)

CLOSURE

- **Portions of Village Green Road adjoining Erven 11306, 11307, 11310 and 11311 Constantia**

Notice is hereby given, in terms of section 4 of the City of Cape Town Immovable Property By-law 2015, that the City of Cape Town has closed portion of Village Green Road adjoining Erven 11306, 11307, 11310 and 11311 Constantia.

Such closure is effective from the date of publication of this notice. (S.G. Ref No.: S/343 v3 p231)

ACHMAT EBRAHIM, CITY MANAGER

15 July 2016

61551

HESSEQUA MUNISIPALITEIT

**SLUITING VAN GEDEELTE VAN GOODMANLAAN
GRESEND AAN ERF 2111 HEIDELBERG**

Kennis geskied hiermee ingevolge Artikel 45(1)(f) van LUPA Wet 3/2014 dat 'n gedeelte van Goodmanlaan grensend aan Erf 2111 Heidelberg gesluit is. (SWEL.521v2 p21)

MUNISIPALE BESTUURDER, HESSEQUA MUNISIPALITEIT, Posbus 29, Riversdal 6670

15 Julie 2016

61547

SALDANHABAAI MUNISIPALITEIT

SLUITING EN HERSONERING

Aansoeker: Saldanhaabai Munisipaliteit — lindsey.gaffley@sbm.gov.za

Eienaar: (022 – 7017051)

Verwysingsnommer: 520/St H

Eiendomsbeskrywing: Erf 520, St Helenabai

Fisiese adres: Albatrosstraat 4, St Helenabai

Kennis word hiermee gegee in terme van Artikels 45 en 46 van die Saldanhaabai Munisipale Grondgebruikbeplanningsverordening dat die Raad die volgende oorweeg:

- (i) sluiting van Publieke Oopruimte, Erf 520, St Helenabai, in terme van Artikel 15(2)(n); en
- (ii) hersonering van Erf 520, St Helenabai, vanaf Publieke Oopruimte na Besigheidsone, in terme van Artikel 15(2)(a).

Nadere besonderhede lê ter insae by die Munisipale Bestuurder se kantoor gedurende weksdae tussen 08:30 and 16:30; kontak die Departement Stadsbeplanning, by Hoofstraat 17, Vredenburg. Enige skriftelike kommentaar kan gerig word aan die Munisipale Bestuurder, Privaatsak X12/Hoofstraat 17, Vredenburg/doreen.dunn@sbm.gov.za op of voor **8 Augustus 2016**, met vermelding van u naam, adres of kontakbesonderhede, belangstelling in die aansoek en redes vir kommentaar. Telefoniese navrae kan gerig word aan Bronwyn Hans by 022–701 6986. Die Munisipaliteit mag weier om kommentaar te aanvaar wat na die sluitingsdatum ontvang word. Enige persoon wat nie kan skryf sal bygestaan word deur 'n munisipale amptenaar vir transkribering van hul kommentaar.

K73/16

15 Julie 2016

61548

STAD KAAPSTAD (SUIDELIKE DISTRIK)

SLUITING

- **Gedeeltes van Village Greenweg aangrensend aan Erwe 11306, 11307, 11310 en 11311 Constantia**

Kennis geskied hiermee ingevolge artikel 4 van die Stad Kaapstad se Verordening op Onroerende Eiendom, 2015, dat die Stad Kaapstad 'n gedeelte van Village Greenweg aangrensend aan Erwe 11306, 11307, 11310 en 11311 Constantia gesluit het.

Hierdie sluiting tree op die publikasiedatum van hierdie kennisgewing in werking. (S.G. verw. no.: S/343 v3 p231)

ACHMAT EBRAHIM, STADSBESTUURDER

15 Julie 2016

61551

SALDANHA BAY MUNICIPALITY

CLOSURE AND REZONING

Applicant: Saldanha Bay Municipality — lindsey.gaffley@sbm.gov.za

Owner: (022 – 7017051)

Reference number: 1685/VB

Property Description: Erf 1685, Vredenburg

Physical Address: 3 Loubser Street, Vredenburg

Notice is hereby given in terms of Sections 45 and 46 of the Saldanha Bay Municipal Land Use Planning By-law that Council is considering the following:

- (i) closure of the Public Open Space, Erf 1685, Vredenburg, in terms of Section 15(2)(n); and
- (ii) rezoning of Erf 1685, Vredenburg, from Public Open Space to Business Zone, in terms of Section 15(2)(a).

Details are available for scrutiny at the Municipal Manager's office during weekdays between 08:30 and 16:30, contact the Town Planning Department at 17 Main Street, Vredenburg. Any written comments may be addressed to the Municipal Manager at Private Bag X12/17 Main Street, Vredenburg/doreen.dunn@sbm.gov.za on or before **8 August 2016**, quoting your, name, address or contact details, interest in the application and reasons for comments. Telephonic enquiries can be made to Bronwyn Hans at 022–701 6986. The Municipality may refuse to accept comment received after the closing date. Any person who cannot write will be assisted by a Municipal official by transcribing their comments.

N74/16

15 July 2016

61545

SALDANHABAAI MUNISIPALITEIT

SLUITING EN HERSONERING

Aansoeker: Saldanhaabaai Munisipaliteit — lindsey.gaffley@sbm.gov.za

Eienaar: (022 – 7017051)

Verwysingsnommer: 1685/VB

Eiendomsbeskrywing: Erf 1685, Vredenburg

Fisiese adres: Loubserstraat 3, Vredenburg

Kennis word hiermee gegee in terme van Artikels 45 en 46 van die Saldanhaabaai Munisipale Grondgebruikbeplanningsverordening dat die Raad die volgende oorweeg:

- (i) sluiting van Publieke Oopruimte, Erf 1685, Vredenburg, in terme van Artikel 15(2)(n); en
- (ii) hersonering van Erf 1685, Vredenburg, vanaf Publieke Oopruimte na Besigheidsone, in terme van Artikel 15(2)(a).

Nadere besonderhede lê ter insae by die Munisipale Bestuurder se kantoor gedurende weksdae tussen 08:30 and 16:30; kontak die Departement Stadsbeplanning, by Hoofstraat 17, Vredenburg. Enige skriftelike kommentaar kan gerig word aan die Munisipale Bestuurder, Privaatsak X12/Hoofstraat 17, Vredenburg/doreen.dunn@sbm.gov.za op of voor **8 Augustus 2016**, met vermelding van u naam, adres of kontakbesonderhede, belangstelling in die aansoek en redes vir kommentaar. Telefoniese navrae kan gerig word aan Bronwyn Hans by 022–701 6986. Die Munisipaliteit mag weier om kommentaar te aanvaar wat na die sluitingsdatum ontvang word. Enige persoon wat nie kan skryf sal bygestaan word deur 'n munisipale amptenaar vir transkribering van hul kommentaar.

K74/16

15 Julie 2016

61545

CITY OF CAPE TOWN (TYGERBERG DISTRICT)

CLOSURE

- **Portion of Blom Street, Station Road and Gerrys Street adjoining Erf 11777 Kuils River**

Notice is hereby given in terms of section 4 of the City of Cape Town Immovable Property By-law 2015 that the Council has closed the portion of Blom Street, Station Road and Gerrys Street adjoining Erf 11777 Kuils River.

ACHMAT EBRAHIM, CITY MANAGER

15 July 2016

61562

STAD KAAPSTAD (TYGERBERG-DISTRIK)

SLUITING

- **Gedeelte van Blomstraat, Stasieweg en Gerrysweg aangrensend aan Erf 11777 Kuilsrivier**

Kennis geskied hiermee ingevolge artikel 4 van die Stad Kaapstad se Verordening op Onroerende Eiendom, 2015, dat die Raad 'n gedeelte van Blomstraat, Stasieweg en Gerrysstraat, aangrensend aan Erf 11777 Kuilsrivier, gesluit het.

ACHMAT EBRAHIM, STADSBESTUURDER

15 Julie 2016

61562

CITY OF CAPE TOWN (HELDERBERG DISTRICT)

CLOSURE

- **Portion of public place Erf 3918 Gordon's Bay adjoining Erven 3907 and 3908**

Notice is hereby given in terms of section 4 of the City of Cape Town Immovable Property By-law 2015 that the Council has closed a portion of Public Place, Erf 3918 Gordon's Bay adjoining Erven 3907 and 3908.

ACHMAT EBRAHIM, CITY MANAGER

15 July 2016

61563

STAD KAAPSTAD (HELDERBERG-DISTRIK)

SLUITING

- **Gedeelte van openbare plek Erf 3918 Gordonsbaai aangrensend aan Erve 3907 en 3908**

Kennis geskied hiermee ingevolge artikel 4 van die Stad Kaapstad se Verordening op Onroerende Eiendom, 2015, dat die Raad 'n gedeelte van 'n Openbare Plek, Erf 3918 Gordonsbaai, aangrensend aan Erve 3907 en 3908, gesluit het.

ACHMAT EBRAHIM, STADSBESTUURDER

15 Julie 2016

61563

BITOU MUNICIPALITY

**PROPOSED SUBDIVISION AND CONSOLIDATION:
REMAINDER OF THE FARM LEERMANSDRIFT NO 312 AND
REMAINDER OF THE FARM BOSKY DELL
NO 539, DIVISION KNYSNA**

Notice is hereby given that Bitou Municipality received an application for Subdivision & Consolidation in terms of Section 15(2) of the Bitou Municipality: Land Use Planning By-Law. The property is zoned 'Agriculture Zone I' and the application details are as follows:

- (1) The Subdivision of the Remainder of the Farm Leermansdrift No 312 into two (2) Portions: Portion A of the Farm Leermansdrift measuring 8.91ha and the Remainder of the Farm Leermansdrift No 312 measuring 95.9667ha, in terms of Section 15(2)(c) of the Bitou By-Law on Municipal Planning;
- (2) The Subdivision of Remainder of the Farm Bosky Dell No 539 into two (2) Portions: Portion A of the Farm Bosky Dell measuring 8.89ha and the Remainder of the Farm Bosky Dell measuring 64.0124ha, in terms of Section 15(2)(c) of the Bitou By-Law on Municipal Planning;
- (3) The Consolidation Portion A of the Farm Leermansdrift No 312 with the Remainder of the Farm Bosky Dell No 539 in terms of Section 15(2)(e) of the Bitou By-Law on Municipal Planning to create a new property measuring 72.9224ha;
- (4) The Consolidation Portion A of Remainder of the Farm Farm Bosky Dell No 539 with the Remainder of Leermansdrift No 3129 in terms of Section 15(2)(e) of the Bitou By-Law on Municipal Planning to create a new property measuring 104.8567ha;
- (5) Application in terms of the Subdivision of Agricultural Land Act, 1970 (Act 70 of 1970), for the amendment of the common farm boundaries between the Remainder of the Farm Leermansdrift No 312 and the Remainder of the Farm Bosky Dell No 539.

The application is available for inspection at the Municipal Town Planning Office (Monks View, Church Street, Plettenberg Bay) during normal office hours. Telephonic enquiries in this regard may be directed to the Town Planner, Adel Stander, Bitou Municipality (Tel: 044-501-3321/3303). A copy of the application can also be downloaded from www.vreken.co.za.

Any comments/objections to the proposal should be lodged in writing to reach the undersigned (Municipal Manager, Bitou Municipality, Private Bag X1002, Plettenberg Bay, 6600 and/or fax number 044 533 3485 and/or be hand-delivered at the Municipal Offices, Sewell Street, Plettenberg Bay) by not later than **Monday, 15 August 2016**, and should include the details (name and postal address) of the person concerned. Comments or objections received after the aforementioned closing date may be disregarded.

A person who cannot read or write but wishes to comment on the proposals may visit the Department: Strategic Services (Town Planning Section) where a member of staff will assist them to formalise their comment.

A PAULSE, MUNICIPAL MANAGER, Bitou Local Municipality, Private Bag X1002, PLETTENBERG BAY, 6600

15 July 2016

61549

BITOU MUNISIPALITEIT

**VOORGESTELDE ONDERVERDELING EN KONSOLIDASIE:
REstant VAN DIE PLAAS LEERMANSDRIFT NO 312 EN
REstant VAN DIE PLAAS DIE PLAAS BOSKY DELL
NO 539, AFDELING KNYSNA**

Kennis geskied hiermee dat die Bitou Munisipaliteit 'n aansoek om onderverdeling & konsolidasie ontvang het in terme van Artikel 15(2) van die Bitou Munisipaliteit se Verordening op Grondgebruikbeplanning. Die eiendom is gesoneer 'Landbou Sone I' en die aansoek besonderhede soos volg:

- (1) Die Onderverdeling van die Restant van die Plaas Leermansdrift No 312 in twee (2) gedeeltes: Gedeelte A van die Plaas Leermansdrift (8.91ha) en die Restant van die Plaas Leermansdrift No 312 (95.9667ha), ingevolge Artikel 15(2)(c) van die Bitou Verordening op Munisipale Beplanning;
- (2) Die Onderverdeling van Restant van die Plaas Bosky Dell No 539 in twee (2) gedeeltes: Gedeelte A van die Plaas Bosky Dell (8.89ha) en die Restant van die Plaas Bosky Dell (64.0124ha), ingevolge Artikel 15(2)(c) van die Bitou Verordening op Munisipale Beplanning;
- (3) Die Konsolidasie Gedeelte A van die Plaas Leermansdrift No 312 met die Restant van die Plaas Bosky Dell No 539 ingevolge Artikel 15(2)(e) van die Bitou Verordening op Munisipale Beplanning om 'n nuwe eiendom te skep wat 72.9224ha meet;
- (4) Die konsolidasie Gedeelte A van die Restant van die Plaas Farm Bosky Dell No 539 met die Restant van Leermansdrift No 3129 ingevolge Artikel 15(2)(e) van die Bitou Verordening op Munisipale Beplanning om 'n nuwe eiendom te skep wat 104,8567ha meet;
- (5) Aansoek ingevolge die Onderverdeling van Landbougrond, 1970 (Wet 70 van 1970), vir die wysiging van die gemeenskaplike plaas grense tussen die Restant van die Plaas Leermansdrift No 312 en die Restant van die Plaas Bosky Dell No 539.

Die aansoek lê ter insae by die Munisipale Stadsbeplanningskantoor (Monks View, Kerkstraat, Plettenbergbaai) gedurende normale kantoorure. Telefoniese navrae in hierdie verband kan gerig word aan die Stadsbeplanner, Adel Stander, Bitou Munisipaliteit (Tel: 044-501-3321/3303). Afskrif van die aansoek kan ook aanlyn afgelaai word vanaf www.vreken.co.za.

Enige kommentaar/besware teen die aansoek moet skriftelik gerig word aan die ondergetekende (Munisipale Bestuurder, Bitou Munisipaliteit, Privaatsak X1002, Plettenbergbaai, 6600 en/of faksnommer 044 533 3485 en/of per hand afgelewer om die Munisipale Kantore te bereik, Sewellstraat, Plettenbergbaai) teen nie later as **Maandag 15 Augustus 2016** nie, met die besonderhede (naam en posadres) van die betrokke persoon aangeheg. Kommentaar of besware wat na die voormelde sluitingsdatum, mag buite rekening gelaat word.

Persoon wat nie in staat is om te lees of kan skryf nie maar kommentaar wil lewer rakende die aansoek mag gerus die Strategiese Dienste (Stadsbeplanningsafdeling) besoek, waar 'n personeellid sal help om hul kommentaar te formaliseer.

A PAULSE, MUNISIPALE BESTUURDER, Bitou Plaaslike Munisipaliteit, Privaatsak X1002, PLETTENBERGBAAI, 6600

15 Julie 2016

61549

GEORGE MUNICIPALITY

NOTICE NO: 092/2016

**PROPOSED CONSENT USE:
FARM KLEINKRANTZ 192/84, DIVISION GEORGE**

Notice is hereby given in terms of Section 45 of the George Municipality's By-Law on Municipal Land Use Planning that the undermentioned application has been received and is open to inspection during weekdays between 07:45 and 16:30 at the Department: Human Settlements, Land Affairs and Planning, Civic Centre, 5th Floor, York Street, George.

Any comments or objections with full reasons therefor, should be lodged in writing in terms of Section 50 of the said legislation at the office of the Senior Manager: Land Use Planning, PO Box 19, George, 6530, on or before **15 August 2016**, quoting the reference number, your property description and physical address. Telephonic enquiries in this regard may be made at 044 801-9473 (Marisa Arries) or e-mail: marisa@george.org.za. Any person, who is unable to write, can submit their objection verbally to the Council's office where they will be assisted by a staff member to put their comments in writing. Any comments received after the aforementioned closing date may be disregarded.

Applicant: JAN VROLIJK TOWN PLANNER

Nature of application: Consent Use in terms of Section 15(2)(o) of the George Municipality: Land Use Planning By-Law (2015) for a guest house (5 bedrooms and 1 self-catering unit) on Portion 84 of the farm Kleinkrantz 192, George.

T BOTHA, MUNICIPAL MANAGER, Civic Centre, York Street, GEORGE, 6530. Tel: (044) 801 9473, Fax: 086 570 1900
Email: marisa@george.org.za

15 July 2016

61552

GEORGE MUNICIPALITY

NOTICE NO: 091/2016

**REMOVAL OF RESTRICTION, CONSENT USE
AND DEPARTURE: ERF 656, WILDERNESS**

Notice is hereby given in terms of Section 45 of the George Municipality's By-Law on Municipal Land Use Planning that the undermentioned application has been received and is open to inspection during weekdays between 07:45 and 16:30 at the Department: Human Settlements, Land Affairs and Planning, Civic Centre, 5th Floor, York Street, George.

Any comments or objections with full reasons therefor, should be lodged in writing in terms of Section 50 of the said legislation at the office of the Senior Manager: Land Use Planning, PO Box 19, George, 6530, on or before **15 August 2016**, quoting the reference number, your property description and physical address. Telephonic enquiries in this regard may be made at 044 801-9473 (Marisa Arries) or e-mail: marisa@george.org.za. Any person, who is unable to write, can submit their objection verbally to the Council's office where they will be assisted by a staff member to put their comments in writing. Any comments received after the aforementioned closing date may be disregarded.

Applicant: JAN VROLIJK TOWN PLANNER

Nature of application:

1. Removal in terms of Section 15(2)(f) of the George Municipality: Land Use Planning By-Law (2015) of condition B(d)2 out of the Title Deed (T24489/2015) of Erf 656, Wilderness to develop an additional dwelling unit on the property;
2. Consent Use in terms of Section 15(2)(o) of the mentioned By-Law for a guest house (3 bedrooms);
3. Departure in terms of Section 15(2)(b) of the mentioned By-Law for the following on Erf 656, Wilderness:
 - (a) Additional dwelling unit;
 - (b) Relaxation of the street boundary building line from 5,0m to 4,0m for changes to the kitchen and to 0,0m for the existing entrance.

T BOTHA, MUNICIPAL MANAGER, Civic Centre, York Street, GEORGE, 6530. Tel: (044) 801 9473, Fax: 086 570 1900
Email: marisa@george.org.za

15 July 2016

61553

GEORGE MUNISIPALITEIT

KENNISGEWING NR: 092/2016

**VOORGESTELDE VERGUNNINGSGEBRUIK:
FARM KLEINKRANTZ 192/84, AFDELING GEORGE**

Kragtens Artikel 45 van die George Munisipaliteit se Verordening op Munisipale Grondgebruiksbeplanning word hiermee kennis gegee dat die onderstaande aansoek ontvang is en ter insae lê gedurende weksdae tussen 07:45 en 16:30 by die Departement: Menslike Nederstings, Grondsake en Beplanning, Burgersentrum, 5de Vloer, Yorkstraat, George.

Enige kommentare of besware met die volledige redes daarvoor, moet skriftelik in terme van Artikel 50 van die genoemde wetgewing by die kantoor van die Senior Bestuurder: Grondgebruikbeplanning, Posbus 19, George, 6530 ingedien word op of voor **15 Augustus 2016**, met vermelding van die verwysingsnommer, u eiendomsbeskrywing en fisiese adres. Telefoniese navrae in hierdie verband kan gerig word by 044 801-9473 (Marisa Arries) of e-pos: marisa@george.org.za. Indien 'n persoon nie kan skryf nie, kan sodanige persoon sy beswaar mondelings by die Raad se kantoor aflê waar 'n persoonellid sal help om die kommentaar op skrif te stel. Enige kommentaar wat na die voorge-melde sluitingsdatum ontvang word, mag moontlik nie in ag geneem word nie.

Aansoeker: JAN VROLIJK STADSBEPLANNER

Aard van aansoek: Vergunningsgebruik in terme van Artikel 15(2)(o) van die George Munisipaliteit: Verordening op Grongebruiksbeplanning (2015) vir 'n gastehuis (5 slaapkamers en 1 selfsorg eenheid) op Gedeelte 84 van die plaas Kleinkrantz 192, George.

T BOTHA, MUNICIPAL MANAGER, Civic Centre, York Street, GEORGE, 6530. Tel: (044) 801 9473, Fax: 086 570 1900
Email: marisa@george.org.za

15 Julie 2016

61552

GEORGE MUNISIPALITEIT

KENNISGEWING NR: 091/2016

**OPHEFFING VAN BEPERKING, VERGUNNINGSGEBRUIK
EN AFWYKING: ERF 656, WILDERNESS**

Kragtens Artikel 45 van die George Munisipaliteit se Verordening op Munisipale Grondgebruiksbeplanning word hiermee kennis gegee dat die onderstaande aansoek ontvang is en ter insae lê gedurende weksdae tussen 07:45 en 16:30 by die Departement, Menslike Nederstings, Grondsake en Beplanning, Burgersentrum. 5de Vloer, Yorkstraat, George.

Enige kommentare of besware met die volledige redes daarvoor, moet skriftelik in terme van Artikel 50 van die genoemde wetgewing by die kantoor van die Senior Bestuurder: Grondgebruikbeplanning, Posbus 19, George, 6530 ingedien word op of voor **15 Augustus 2016**, met vermelding van die verwysingsnommer, u eiendomsbeskrywing en fisiese adres. Telefoniese navrae in hierdie verband kan gerig word by 044 801-9473 (Marisa Arries) of e-pos: marisa@george.org.za. Indien 'n persoon nie kan skryf nie, kan sodanige persoon sy beswaar mondelings by die Raad se kantoor aflê waar 'n persoonellid sal help om die kommentaar op skrif te stel. Enige kommentaar wat na die voorge-melde sluitingsdatum ontvang word, mag moontlik nie in ag geneem word nie.

Aansoeker: JAN VROLIJK STADSBEPLANNER

Aard van aansoek:

1. Opheffing ingevolge artikel 15(2)(f) van die George Munisipaliteit: Verordening op Grondgebruiksbeplanning (2015) van voorwaarde B(d)2 uit die Titelakte (T24489/2015) van Erf 656, Wilderness om 'n addisionele wooneenheid op die erf te ontwikkel;
2. Toestemmingsgebruik ingevolge Artikel 15(2)(o) van genoemde Verordening vir 'n gastehuis (3 slaapkamers);
3. Afwyking in terme van Artikel 15(2)(b) van die genoemde Verordening vir die volgende Erf 656, Wilderness:
 - (a) Addisionele wooneenheid;
 - (b) Verslapping van die straatgrens boulyn vanaf 5,0m na 4,0m vir veranderinge aan die kombuis en na 0,0m vir die bestaande aantrede.

T BOTHA, MUNISIPALE BESTUURDER, Burgersentrum, Yorkstraat, GEORGE, 6530. Tel: (044) 801 9473, Faks: 086 570 1900
Epos: marisa@george.org.za

15 Julie 2016

61553

THEEWATERSKLOOF MUNICIPALITY

APPLICATION FOR SUBDIVISION: ERF 595 GREYTON

Notice is hereby given in terms of Section 24 of the Land Use Planning Ordinance, 1985 (Ordinance 15 of 1985) that an application has been submitted to the Theewaterskloof Municipality for the subdivision of the abovementioned property. The development proposal entails the following:

1. Subdivision of Erf 595 Greyton into two (2) portions, namely Portion A (4,1012ha) and Remainder (1455,426702ha)

Further particulars regarding the proposal are available for inspection at the Department: Town Planning and Building Control, Caledon during office hours from 12 July 2016 to 11 August 2016. Objections or comments to the proposal, if any, must reach the undermentioned on or before **11 August 2016**. Persons who are unable to write or read will be assisted during office hours, at the Municipal office, Caledon, to write down their objections or Comments. Enquiries: Mrs. S. Du Toit: Administrator Town Planning (Tel: 028 2143300/Fax: 028 2141289), e-mail enquiries: sunetdu@twk.org.za.

Reference number: G/595

Notice number: KOR 47/2016

S WALLACE, MUNICIPAL MANAGER, Municipal Offices, PO Box 24, CALEDON, 7230

15 July 2016

61556

THEEWATERSKLOOF MUNICIPALITY

APPLICATION FOR AMENDMENT OF APPROVED RESORT ZONE SITE DEVELOPMENT PLAN AND COUNCIL CONDITION: PORTION 26 OF THE FARM JAN NIEMANDS BOSCH NO. 465, CALEDON DISTRICT

Applicant: Boland Plan Town & Regional Planners

Owner: Daddy Long Legs Hotel (Pty) Ltd

Reference number: Farm 465/26

Property Description: Portion 26 of the Farm Jan Niemands Bosch No. 465

Notice Number: KOR 42/2016

Detailed description of proposal: Amendment of existing approval to allow for 12 additional eco-friendly chalets each having a building footprint of 68m² in terms of Section 15(2)(h) of the Theewaterskloof Municipal By-Law on Municipal Land Use Planning.

Notice is hereby given in terms of Section 45 of the Theewaterskloof Municipality: By-law on Municipal Land Use Planning that the abovementioned application has been received and is available for inspection during office hours at the **Town Planning and Building Control department at 6 Plein Street, Caledon, 7230**. Any written comments or objections may be addressed in terms of section 50 of the said legislation to the Municipal Manager, **P.O Box 24, Caledon, 7230/ Fax: 028 214 1289/E-mail: twkmun@twk.org.za** on or before **10 August 2016** from the date of publication of this notice, quoting your, name, address or contact details, interest in the application and reasons for comments. Telephonic enquiries can be made to **Ms E. Moolman: Administrator/Town Planning at 028 214 3300**. The Municipality may refuse to accept comment received after the closing date. Any person who cannot write will be assisted by a Municipal official by transcribing their comments.

15 July 2016

61557

THEEWATERSKLOOF MUNISIPALITEIT

AANSOEK OM ONDERVERDELING: ERF 595, GREYTON

Kennis geskied hiermee ingevolge Artikel 24 van die Ordonnansie op Grondgebruikbeplanning, 1985 (Ordonnansie 15 van 1985) dat 'n aansoek vir die onderverdeling van die bogenoemde eiendom ingedien is by die Theewaterskloof Munisipaliteit. Die voorstel behels die volgende:

1. Onderverdeling van Erf 595 Greyton in twee (2) gedeeltes, naamlik Gedeelte A (4,1012He) en die Restant (1455,426702he).

Verdere besonderhede rakende die voorstel lê ter insae by die Departement Stadsbeplanning en Boubeheer, Caledon vanaf 12 Julie 2016 tot 11 Augustus 2016. Skriftelike besware of kommentaar teen die voorstel, indien enige, moet die ondergemelde bereik voor of **11 Augustus 2016**. Persone wat nie kan lees of skryf nie, sal gedurende kantoorure by die Munisipale Kantoor, Caledon gehelp word om hul besware neer te skryf. Navrae: Mev. S. Du Toit (Adminstrateur: Stadsbeplanning) (Tel: 028 2143300/Fax: 028 2141289) E-mail: sunetdu@twk.org.za.

Verwysingsnommer: G/595

Kennisgewing Nr.: KOR 47/2016

S WALLACE, MUNISIPALE BESTUURDER, Munisipale Kantore, Posbus 24, CALEDON, 7230

15 Julie 2016

61556

THEEWATERSKLOOF MUNISIPALITEIT

AANSOEK OM VIR DIE WYSIGING VAN GOEDKEURDE OORDSONE TERREIN ONTWIKKELINGSPLAN EN RAADSBSLUIT: GEDEELTE 26 VAN DIE PLAAS JAN NIEMANDS BOSCH NR. 465, CALEDON DISTRIK

Aansoeker: Boland Plan Stads & Streekbeplanners

Eienaar: Daddy Long Legs Hotel Pty Ltd

Verwysingsnommer: Farm 465/26

Grond Beskrywing: Gedeelte 26 van die Plaas Jan Niemands Bosch Nr. 465

Kennisgewingsnommer: KOR 42/2016

Volledige beskrywing van aansoek: Wysiging van bestaande goedkeuring om 12 addisionele "eco-friendly" chalets elkeen met 'n voetprint van 68m² ingevolge Artikel 15(2)(h) van die Theewaterskloof Munisipaliteit se Verordening op Munisipale Grondgebruiksbeplanning.

Kennis word hiermee gegee ingevolge van Artikel 45 van die Theewaterskloof Munisipaliteit se Verordening op Munisipale Grondgebruikbeplanning dat bogenoemde aansoek ontvang is en beskikbaar is vir inspeksie gedurende kantoorure by die **Departement Stadsbeplanning en Boubeheer, Caledon by 6 Plein straat, Caledon, 7230**. Enige skriftelike besware of kommentaar teen die voorstel kan ingevolge Artikel 50 van die genoemde wetgewing aan die Munisipale Bestuurder, **Posbus 24, Caledon, 7230/Faks no. 028 214 1289/E-pos twkmun@twk.org.za** gestuur word op of voor **10 Augustus 2016** na die publikasie van hierdie kennisgewing, met vermelding van jou naam, adres of kontakbesonderhede, belang in die aansoek en redes vir kommentaar. Telefoniese navrae kan gerig word na **Me. E. Moolman: Administrateur/Stadsbeplanning by 028 214 3300**. Die Munisipaliteit kan weier om enige kommentaar te aanvaar wat na die sluitingsdatum ontvang word. Persone wie nie kan skryf nie, kan by die munisipale kantoor aanmeld en 'n munisipale amptenaar sal behulpsaam wees om die relevante kommentaar of inligting skriftelik te dokumenteer.

15 Julie 2016

61557

BERGRIVIER MUNICIPALITY

**REMOVAL OF RESTRICTIVE TITLE CONDITION:
ERF 298, VELDDRIF****BERGRIVIER MUNICIPALITY: BY-LAW RELATING TO
MUNICIPAL LAND USE PLANNING**

Notice is hereby given in terms of Section 33(7) of the Bergrivier Municipality: By-Law Relating to Municipal Land Use Planning that Bergrivier Municipality's Authorised Official, on application by the owners of Erf 298, Velddrif, on 7 June 2016 via decision number AON004/06/2016, removed condition E.6.(a) contained in Deed of Transfer No. T61979/2015.

MN133/2016

ADV HANLIE LINDE, MUNICIPAL MANAGER, Municipal Offices,
13 Church Street, PIKETBERG, 7320

15 July 2016

61559

BERGRIVIER MUNISIPALITEIT

**OPHEFFING VAN BEPERKENDE TITELVOORWAARDE:
ERF 298, VELDDRIF****BERGRIVIER MUNISIPALITEIT: VERORDENING INSAKE
MUNISIPALE GRONDGEBRUIKBEPLANNING**

Kennis word hiermee gegee in terme van Artikel 33(7) van die Bergrivier Munisipaliteit: Verordening Insaake Munisipale Grondgebruikbeplanning dat Bergrivier Munisipaliteit se Gemagtigde Beampte, op aansoek van die eienaars van Erf 298, Velddrif, op 7 Junie 2016 via besluit nommer AON004/06/2016, voorwaarde E.6.(a) soos vervat in Transportakte Nr. T61979/2015, opgehef het.

MK133/2016

ADV HANLIE LINDE, MUNISIPALE BESTUURDER, Munisipale
Kantore, Kerkstraat 13, PIKETBERG, 7320

15 Julie 2016

61559

OVERSTRAND MUNICIPALITY

**ERF 5967, 88 MAIN ROAD, KLEINMOND, OVERSTRAND MUNICIPAL AREA:
REMOVAL OF RESTRICTIVE CONDITIONS, REZONING AND DEPARTURE: WRAP (obo CE KELLY)**

Notice is hereby given in terms of Section 47 of the Overstrand Municipality By-Law on Municipal Land Use Planning, 2016 of the applications mentioned below applicable to Erf 5967, Kleinmond namely:

1. Application for a removal of restrictive title conditions with reference to Clause C(2) of Title Deed T102217/2004 in terms of Section 16(2)(f) of the aforementioned By-Law, to enable the owner to establish offices on the property.
2. Application for a rezoning in terms of Section 16(2)(a) of the aforementioned By-Law, in order to rezone to Erf 5967, Kleinmond from Single Residential Zone I to Business Zone III (Local Business) in order to accommodate the proposed offices of approximately 150m² on the property.
3. Application for a departure in terms of Section 16(2)(b) of the aforementioned By-Law, to enable the owners to utilise approximately 86m² of the building on the rezoned property for residential purposes.

Detail regarding the proposal is available for inspection during weekdays between 08:00 and 16:30 at the Department: Town Planning at 16 Paterson Street, Hermanus and at the Kleinmond Library, Fifth Avenue, Kleinmond.

Any written comments must be submitted in accordance with the provisions of Sections 51 and 52 of the said By-Law to the Municipality (16 Paterson Street, Hermanus/(f) 0283132093/(e) loretta@overstrand.gov.za) on or before **Friday, 26 August 2016**, quoting your name, address, contact details, interest in the application and reasons for comments. Telephonic enquiries can be made to the **Senior Town Planner, Ms. H van der Stoep** at 028-313 8900. The Municipality may refuse to accept comment received after the closing date. Any person who cannot read or write may visit the Town Planning Department where a municipal official will assist them in order to formalise their comment.

Municipal Notice No. 94/2016

Municipal Manager, Overstrand Municipality, P.O. Box 20, **HERMANUS**, 7200

15 July 2016

61550

OVERSTRAND MUNISIPALITEIT

**ERF 5967, HOOFWEG 88, KLEINMOND, OVERSTRAND MUNISIPALE AREA:
OPHEFFING VAN BEPERKENDE VOORWAARDES, HERSONERING EN AFWYKING: WRAP (nms CE KELLY)**

Kragtens Artikel 47 van die Overstrand Munisipaliteit Verordening vir Munisipale Grondgebruikbeplanning, 2016 word hiermee kennis gegee van die onderstaande aansoeke van toepassing op Erf 5967, Kleinmond, naamlik:

1. Aansoek om opheffing van beperkende titelvoorwaardes met verwysing na Klousule C(2) van Titelakte T102217/2004 in terme van Artikel 16(2)(f) van bogenoemde verordening, ten einde die eienaar in staat te stel om kantore op die eiendom op te rig.
2. Aansoek om hersonering in terme van Artikel 16(2)(a) van bogenoemde verordening ten einde Erf 5967, Kleinmond te hersoneer vanaf Residensiële Sone I na Sakesone III (Plaaslike Sake) ten einde voorgestelde kantoorruimte van ongeveer 150m² op die eiendom te akkommodeer.
3. Aansoek om afwyking in terme van Artikel 16(2)(b) van bogenoemde verordening ten einde die eienaars in staat te stel om ongeveer 86m² van die gebou op die gehersoneerde eiendom vir residensiële doeleindes aan te wend.

Besonderhede aangaande die voorstel lê ter insae gedurende weksdae tussen 08:00 and 16:30 by die Departement: Stadsbeplanning te Patersonstraat 16, Hermanus en by die Kleinmond Biblioteek, Vyfdelaan, Kleinmond.

Enige kommentaar moet skriftelik ingedien word in terme van Artikels 51 en 52 van die bogenoemde Verordening aan die Munisipaliteit (Patersonstraat 16, Hermanus/(f) 0283132093/(e) loretta@overstrand.gov.za) voor of op **Vrydag, 26 Augustus 2016**, stipuleer u naam, adres, kontak besonderhede, belang in die aansoek en redes vir kommentaar. Telefoniese navrae kan gerig word aan die **Senior Stadsbeplanner, Me. H. Van der Stoep** by 028-3138900. Die Munisipaliteit mag weier om kommentare te aanvaar na die sluitingsdatum. Enige persoon wat nie kan lees of skryf nie kan die Departement Stadsbeplanning besoek waar hul deur 'n munisipale amptenaar bygestaan sal word ten einde hul kommentaar te formuleer.

Munisipale Kennisgewing Nr. 94/2016

Munisipale Bestuurder, Overstrand Munisipaliteit, Posbus 20, **HERMANUS**, 7200

15 Julie 2016

61550

UMASIPALA WASE OVERSTRAND

**ISIZA 5967, 88 MAIN ROAD, eKLEINMOND, KUMMANDLA KAMASIPALA WASE-OVERSTRAND:
UKUSHENXISWA KWEMIQATHANGO ETHINTELAYO, UKUCANDWA KWAKHONA NOKUPHAMBUKA:
WRAP (egameni CE KELLY)**

Esi saziso, sikhutshwa ngokweSoloty lama-47 loMthethwana kaMasipala wase-Overstrand Ngesicwangciso Sokusetyenziswa koMhlaba wowama-2016, sezicelo ezikhankanywe apha ngezantsi ezichaphazela iSiza 5967, eKleinmond:

1. Isicelo sokushenxiswa kwemiqathango ethintelayo yetayitile malunga noMhlathi C(2) woMqulu weTayitile T102217/2004 ngokweSoloty 16(2)(f) lalo Mthethwana ukhankanywe apha ngentla ukwenzela ukuba umnini ake iifosi kulo mhlaba.
2. Isicelo sokucandwa kwakhona ngokweSoloty 16(2)(a) salo Mthethwana ukhankanywe ngasentla ukwenzela ukucanda kwakhona iSiza 5967, eKleinmond ukusuka kwiZowuni I ukuya kuZowuni III wezoShishini (ushishino lwasekhaya) ukulungiselela ukuba iifosi ezicetywayo ezimalunga ne-150m² zingene kulo mhlaba.
3. Isicelo sokuphambuka ngokweSoloty 16(2)(b) salo Mthethwana ukhankanywe ngasentla ukwenzela ukuba abaninimhlaba bakwazi ukusebenzisa malunga nama-86m² zesakhiwo kulo mhlaba ucandwe ngokutsha njengowokuhlala.

Ngeentsuku zokusebenza phakathi kwentsimbi ye-08:00 neye-16:30 iinkcukacha malunga nesi sindululo ziyafumaneka ukuba umntu azifundele kwiCandelo: Izicwangciso ngeDolophu kwa-16 Paterson Street, Hermanus naseKleinmond Library, Fifth Avenue, Kleinmond.

Naziphi na izimvo ezibhaliweyo mazingeniswe kuMasipala (16 Paterson Street, Hermanus/(f) 0283132093/(e) loretta@overstrand.gov.za) ngokwezibonelelo zamaSoloty ama-51 nama-52 alo mthethwana ukhankanyiweyo ngoLwesihlanu, umhla **koLwesihlanu, 26 Agasti 2016** okanye ngaphambi kwalo mhla, unike igama lakho, idilesi, iinkcukacha zonxibelelwano nawe, umdla wakho kwesi sicelo nezizathu zokunika izimvo. **Ungafonela uMphathi kuCwangciso lweDolophu, Nks. H van der Stoep** ku-028-313 8900. UMasipala angala ukwamkela izimvo ezifike emva komhla wokuvala. Nabani na ongakwaziyo ukufunda okanye ukubhala angaya kwiCandelo loCwangciso lweDolophu apho igosa likamasipala liya kumnceda avakalise izimvo zakhe ngokusemthethweni.

UMLawuli kaMasipala, Kwii-ofisi zikaMasipala, PO Box 20, **HERMANUS**, 7200

Inombolo yesaziso sikaMasipala 94/2016

15 kweyeKhala 2016

61550

CITY OF CAPE TOWN (TABLE BAY DISTRICT)

REMOVAL OF RESTRICTIONS, DEPARTURES, COUNCIL'S CONSENT AND ADMINISTRATIVE PENALTY

- **Erf 502 Fresnaye, 6 Chateau Avenue** (*second placement*)

Notice is hereby given in terms of section 81 of the City of Cape Town Municipal Planning By-Law, 2015 that the undermentioned application has been received and is open to inspection at the office of the District Manager at (2nd Floor, Media City corner of Hertzog Boulevard and Heerengracht Street, Cape Town) during office hours.

Application number: Case ID 70289192

Applicant/Owner's details: Willem Bührmann Associates

Purpose of the application: It is proposed to accommodate an Early Childhood Development Centre (nursery school) on the property. In order to do so the title deed restrictions which reads:

“B (1) That the above erf be used for residential purposes only.” and

“B (3) That no more than one dwelling or tenement be erected on the said erf and that not more than half the area of the said erf be built upon.” will be removed/deleted.

In addition thereto an application for Council's Consent is required in terms of item 21 of the DMS for to accommodate an Early Childhood Development Centre (nursery school) on a portion of the property. In addition thereto, a departure is required from Item 25 of the DMS to permit 20 children on the property. The operator will be permanently resident on the property.

An application has also been submitted for an administrative penalty in light of unauthorized building work undertaken on the property which include a

- terrace/deck and
- the conversion of the garage to a playroom
- spiral staircase to the terrace/deck.
- new covered laundry.

Enquiries may be directed to Joy San Giorgio, tel 021 400 6453, 021 419 4694 (PO Box 4529, Cape Town, 8000) on weekdays 08:00–14:30.

Closing date for comments or objections:

Any comment or objection, with full reasons, may be lodged in writing at the office of the abovementioned District Manager (or by using the following email comments_objections.tablebay@capetown.gov.za) on or before **8 August 2016**.

Further details to accompany any comment or objection:

- (1) Effect the application will have on a person or the area;
- (2) Any aspect of the application that is considered to be inconsistent with policy;
- (3) The application number and the objector's full name, interest in the application, address and method and contact details for notification purposes.

General:

Any comment/objection received after abovementioned closing date or which does not contain the required details may be disregarded. Any person who cannot write may come during office hours to the abovementioned district office, where the office will assist in transcribing any comment or objection and reasons.

ACHMAT EBRAHIM, CITY MANAGER

15 July 2016

61564

STAD KAAPSTAD (TAFELBAAI-DISTRIK)

OPHEFFING VAN BEPERKINGS, AFWYKINGS, DIE RAAD SE TOESTEMMING EN ADMINISTRATIEWE BOETE**• Erf 502 Fresnaye, Chateau Avenue 6 (tweede plasing)**

Kennisgewing geskied hiermee ingevolge artikel 81 van die Stad Kaapstad Munisipale Beplanningsverordening, 2015 dat die ondergenoemde aansoek ontvang en ter insae beskikbaar is by die kantoor van die distriksbestuurder, tweede verdieping, Media City, h.v. Hertzog-boulevard en Heerengrachtstraat, Kaapstad, gedurende gewone kantoorure.

Aansoeknommer: Saaknommer ID 70289192

Aansoeker/eienaar se besonderhede: Willem Bührmann Vennote

Doel van die aansoek: Daar word voorgestel om vroeëkindontwikkelingsentrum (kleuterskool) op die eiendom op te rig. Ten einde dit te doen, sal die beperkende titelvoorwaardes wat soos volg lees:

“B (1) Dat die bogenoemde erf slegs vir residensiële doeleindes gebruik word.” en

“B (3) Dat nie meer as een woning of huiseenheid op die genoemde erf opgerig word nie en dat daar op nie meer as die helfte van die genoemde erf gebou word nie.”

verwyder/geskrap word.

Daarbenewens word aansoek om die Raad se toestemming ingevolge 21 van die OMS vereis vir die oprigting van vroeëkindontwikkelingsentrum (kleuterskool) op gedeelte van die eiendom. Verder word afwyking vereis van item 25 van die OBS om 20 kinders op die eiendom toe te laat. Die ondernemer sal permanent op die eiendom woon.

Aansoek is ook ingedien vir administratiewe boete in die lig van ongemagtigde bouwerk wat op die eiendom onderneem word en die volgende insluit

- terras/dek, en
- die ombouing van die motorhuis in speelkamer
- spirale trap na die terras/dek
- nuwe bedekte wassery.

Navrae kan gerig word aan Joy San Giorgio, tel. 021 400 6453, 021 419 4694, Posbus 4529, Kaapstad 8000, op woensdae van 08:00 tot 14:30.

Sluitingsdatum vir kommentaar of besware:

Enige kommentaar of beswaar, tesame met die redes daarvoor, moet skriftelik by die kantoor van die bogenoemde distriksbestuurder ingedien word of deur die volgende e-pos te gebruik: comments_objections.tablebay@capetown.gov.za op of voor **8 Augustus 2016**.

Verdere besonderhede wat enige kommentaar of beswaar moet vergesel:

- (1) Die uitwerking wat die aansoek op persoon of die gebied sal hê.
- (2) Enige aspek van die aansoek wat as teenstrydig met beleid beskou kan word, en hoe.
- (3) Die aansoeknommer en die beswaarmaker se volle naam, belange in die aansoek, adres, kontakbesonderhede en die manier waarop hulle in kennis gestel kan word.

Algemeen:

Enige kommentaar/beswaar wat na die bogenoemde sluitingsdatum ontvang word en nie die vereiste besonderhede bevat nie, sal van die hand gewys word. Enigiemand wat nie kan skryf nie kan gedurende bogenoemde kantoorure die distrikskantoor besoek waar hy of sy gehelp sal word om enige kommentaar of beswaar en die redes daarvoor, op skrif te stel.

ACHMAT EBRAHIM, STADSBESTUURDER

15 Julie 2016

61564

ISITHILI SASE (TABLE BAY)

UKUSUSWA KWEZITHINTELO, UTYESHELO LWEMIQATHANGO, IMVUME YEBHUNGA KUNYE NESOHLWAYO SOKUNGATHOBELI UMTHETHO

- **Isiza 502 Fresnaye, 6 Chateau Avenue** (*sikhutshwa okwesibini*)

Kukhutshwa isaziso ngokwecandelo-81 loMthetho kaMasipala woCwangciso likaMasipala weSixeko saseKapa, wango-2015 sokuba sifunyenwe isicelo esikhankanywe ngezantsi apha, kwaye sivulelekile ukuba sihlolwe kwi-ofisi yoMphathi weSithili kumgangatho we-2, Media City Building kwikona yeHertzog Boulevard neHeerengracht Street ngeeyure zomsebenzi.

Inombolo yesicelo: Isazisi sombandela: 70289192

Umfaki-sicelo okanye iinkcukacha zomnini: Willem Buhrmann Associates

Injongo yesicelo: Kuphakanyiswa ukuba makulungiselelwe iZiko loPhuculo lwaBantwana abaseLula (isikolo sokunakelela) kwipropati. Ukuze kwenzekwe ngolo hlobo izithintelo zetayitile yobunini ezifundeka ngolu hlobo:

B (1) Ukuba isiza esingentla masisetyenziselwe iinjongo zendawo yokuhlala kuphela.” kunye

B (3) Ukuba akusayi kwakhiwa ndawo yokuhlala okanye isakhiwo esingaphezulu kwesinye kwisiza kwaye akuvumelekanga ukuba kwakhiwe ngaphezulu kwesiqingatha sommandla wesiza esichaziweyo.”

zizakususwa okanye zizakucinywa.

Ukongeza apho, isicelo semvume yeBhunga siyafuneka ngokungqinelana nombandela 21 weDMS ukuze kulungiselelwe iZiko loPhuculo lwaBantwana abaseLula (isikolo sokunakelela) kwisiqephu sepropati. Ukongeza, utyeshelo lwemiqathango luyafuneka ngokombandela 25 weDMS ukuze kuvumeleke abantwana abangama-20 kwipropati. Umsebenzi uzakuba ngumhlali osisigxina kule propati.

Kungeniswe isicelo sesohlwayo sokungathobeli umthetho ngokuphathelene nomsebenzi wolwakhiwo olungagunyaziswanga owenziwe kwipropati oquka

- umgangatho/iveranda
- ukuguqulwa kwegaraji ibeligumbi lokudlalela
- izitepisi eziya kwiveranda.
- indawo yokuhlamba impahla entsha egqumathelweyo.

Imibuzo ingajoliswa kuJoy San Giorgio, umnxeba 021 400-6453, ifeksi 021 419 4694, (PO Box 4529, Cape Town, 8000) kwiintsuku eziphakathi evekini ukususela ngeye-08:00-14:30.

Umhla wokuvala wezimvo nezichaso:

Naziphina izimvo okanye izichaso, enezizathu ezizeleyo zoko, zingangeniswa ngokubhaliweyo kule ofisi ikhankanywe ngentla yoMphathi weSithili (okanye ngokusebenzisa le dilesi ilandelayo ye-imeyile: comments_objections.tablebay@capetown.gov.za phambi okanye ngomhla we-**8 Agasti 2016**).

Ezinye iinkcukacha ezihamba nazo naziphi na izimvo okanye izichaso:

- (1) Ifuthe isicelo esizakubanaso emntwini okanye kummandla;
- (2) Naliphi na isoloty lesicelo elithatyathwa njengelingahambelaniyo nomgaqo-nkqubo;
- (3) Inombolo yesicelo kunye namagama apheleleyo omchasi, umdla kwisicelo, idilesi, iinkcukacha zoqhagamshelwano kunye nohlobo lonxibelelwano neenkukacha zoqhagamshelwano ngeenjongo zokufumana izaziso.

Ngokuthe gabalala:

Naziphi na izimvo okanye izichaso ezifunyenwe emva kwalo mhla wokuvala ukhankanywe ngentla okanye naziphi na izimvo okanye izichaso ezingenazo iinkcukacha ezifuniweyo zisenokungananzwa. Nawuphi na umntu ongakwaziyo ukubhala angeza kule ofisi yesithili ikhankanywe apha ngentla ngeeyure zomsebenzi apho azakuthi ancediswe ukuba abhale izimvo okanye izichaso kunye nezizathu zoko.

ACHMAT EBRAHIM, CITY MANAGER

BITOU MUNICIPALITY
PROPERTY RATES BY-LAW

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BITOU LOCAL MUNICIPALITY

PROPERTY RATES BY-LAW

Whereas section 156 (2) of the Constitution empowers a municipality to make and administer by-laws for the effective administration of matters which it has the right to administer and Whereas section 6 of the Local Government: Municipal Property Rates Act, 2004 (No. 6 of 2004) requires a municipality to adopt By-Laws to give effect to the implementation of its Rates Policy.

Now therefore the Municipal Council of **Bitou Local Municipality** approves and adopts the following Rates By-Law.

1. Definitions:

For the purpose of this by-law any word or expression to which a meaning has been assigned in the Local Government: Municipal Property Rates Act, 2004 (No. 6 of 2004) and the Rates Policy adopted and implemented in terms thereof shall bear the same meaning in this by-law, and unless the context indicates otherwise-

“**act**” means the Local Government: Municipal Property Rates Act, 2004 (No. 6 of 2004).

“**municipality**” means the municipal council for the **municipal area of Bitou**

“**rates policy**” means the policy adopted and implemented by the council in terms of section 3 of the act.

2. Rating of property:

In terms of section 2(3) of the Act the power of the municipality to levy rates on property is subject to-

- (a) Section 229 and other applicable provisions of the Constitution
- (b) The provisions of the Act
- (c) The municipality’s Rates Policy; and
- (d) This By-Law

3. General principles:

- (1) Rates to balance the operating budget after taking into account the profits generated on trading and economic services and the amounts required to finance the exemptions, rebates and reductions as approved by council are levied as an amount in the Rand based on the market value of all rateable property contained in the municipality’s valuation roll.
- (2) Criteria are provided for the determination of categories of property and owners and for the purpose of levying different rates on categories of property and owners.

- (3) Different rates will be levied for different categories of rateable property.
- (4) Relief measures in respect of payment for rates will not be granted to any category of property or owners on an individual basis, other than by way of an exemption, rebate or reduction.
- (5) All ratepayers with similar properties will be treated the same.
- (6) The financial ability of a person to pay rates will be taken into account.
- (7) Provision may be made for the promotion of local social development and sustainable local government.
- (8) The rate imposed by council will be equitable, affordable, sustainable and cost effective
- (9) Property rates will be used to finance subsidised and community services only.
- (10) Take into account the effect of rates on the poor.
- (11) The cost and benefit of exemptions, rebates, reductions, and phasing –in of rates must be identified and qualified.
- (12) The effect of rates on public benefit organisations must be taken into account.
- (13) Promote local and social economic development.

4. Classification of services and expenditure:

- (1) The municipal manager or his/her nominee subject to the guidelines provided by the National Treasury and Executive Mayor or Committee and principles contained in the Rates Policy will classify services, categorise expenditure and create cost centres to prevent that property rates subsidise trading and economic services
- (2) Trading and economic services will be ringfenced and financed from service charges while community and subsidised services will be financed from rates, rates related income and regulatory fees. Surpluses on the trading and economic services may be transferred to subsidise the community and subsidised services.

5. Categories of properties and owners:

- (1) In terms of section 3(3) of the Act the municipality must determine the criteria for the determination of categories of property and owners for granting exemptions, reductions and rebates and criteria if it levies different rates for different categories of property.
- (2) In terms of sections 8(1) and 15(1) read in conjunction with section 19 of the Act the municipality may exempt a category of owner of property from rates or grant a rebate or reduction in the rates.
- (3) The criteria for categories of property and owners and the different categories of property and owners are reflected in the municipality's Rates Policy and may be adjusted annually, if required, during the budget process.

6. Properties used for multiple purposes:

Rates on properties used for multiple purposes will be levied on properties used for-

- (a) a purpose corresponding with the permitted use of the property, if the permitted use of the property is regulated;
- (b) a purpose corresponding with the dominant (main or primary) use of the property; or
- (c) by apportioning the market value of a property to the different purposes for which the property is used. ***If the market value of the property can be apportioned each portion must be categorized according to its individual use. If the market value of the property cannot be apportioned to its various use purposes, then such a property must be categorised as either (a) or (b) above ; and***
- (d) applying the relevant cent amount in the rand to the corresponding apportioned market value.

7. Differential rating:

- (1) Criteria for differential rating on different categories of properties in terms of section 8(1) of the Act will be according to-
 - (a) The use of the property.
 - (b) Permitted use of the property; or
 - (c) Geographical area in which the property is situated.
 - (d) The nature of the property, including its sensitivity for rating
 - (e) Promotion of social and economic development of the municipality.

- (2) Differential rating among the various property categories will be done by way of setting different cent amount in the rand for each property category and/or by way of reductions and rebates

8. Criteria for exemptions, reductions and rebates:

Criteria for determining categories of owners of property for the purpose of granting exemptions, rebates and reductions in terms of section 15(2) of the Act will be according to-

- (a) indigent status of the owner of a property
- (b) sources of income of the owner of a property
- (c) owners of property situated within an area affected by-
 - i. a disaster within the meaning of the Disaster Management Act, 2002 (Act No. 57 of 2002); or
 - ii. any other serious adverse social or economic conditions;
- (d) owners of residential properties with a market value below a determined threshold
- (e) owners temporarily without income
- (f) the services provided to the community by public service organisations
- (g) the need to preserve the cultural heritage of the local community
- (h) the need to accommodate indigents, less affluent pensioners and people depending on social grants for their livelihood.
- (i) the inability of residential property owners to pass on the burden of rates, as opposed to the ability of the owners of business, commercial, industrial and certain other properties to recover such rates as part of the expenses associated with the goods or services, they produce
- (j) the value of agricultural activities to the local economy coupled with the limited municipal services extended to such activities, but also taking into account the municipal services provided to municipal residents who are employed in such activities. ; or
- (k) owners of agricultural properties who are *bona fide* farmers
- (l) owners of agricultural properties who are not *bona fide* farmers, (Rural Lifestyle)
- (m) owners of game farms
- (n) owners of eco –tourism farms
- (o) the requirements of the Act

9. Impermissible Rates:

The municipality may not levy rates on categories of property and categories of owners of property as determined in sections 16(1) & 17(1) of the Act.

10. Exemptions:

Categories of properties:

- (1) Over and above the exemptions provided for in paragraph 9 above, specific categories of property as indicated in the table below are exempted from the payment of rates within the meaning of section 15(1)(a) of the Act and 9(2) to 9(7) of this by-law.

Description of category of property	Criteria
Municipal properties	10(2)
Residential properties	10(3)
Cemeteries and Crematoriums	10(4)
Public Benefit organisations	10(6)
Museums	10(7)
National Monuments	10(8)
A right registered against immovable Property	10(9)

- (2) Municipal properties are exempted from paying rates as it will increase the rates burden or service charges to property owners or consumers.
- (3) All residential properties (including informal settlements) with a market value of less than an amount annually determined by council will be exempted from paying rates. The R 15 000 impermissible rates contemplated in terms of section 17 (1) (h) of the Property Rates Act is included in the amount. This is an important part of the council's indigent policy and is aimed primarily at alleviating poverty.
- (4) Cemeteries and crematoriums registered in the names of private persons and operated not for gain.
- (5) Public benefit organisations as provided for in the Rates Policy may apply for the exemption of property rates subject to producing a tax exemption certificate issued by the South African Revenue Services (SARS) as contemplated in Part 1 of the Ninth Schedule of the Income Tax Act, 1962 (No 58 of 1962):
- (6) Registered Museums

- (7) Registered National monuments
- (8) A right registered in the deeds office against immovable property
- (9) Exemptions will be subject to the following conditions:
 - (a) all applications must be addressed in writing to the municipality;
 - (b) all applications must be completed on the prescribed application form
 - (c) a SARS tax exemption certificate must be attached to all applicable applications;
 - (d) the municipal manager or his/her nominee must approve all applications;
 - (e) applications must reach the municipality before the end of October preceding the start of the new municipal financial year for which relief is sought or as otherwise determined by the municipal manager; and
 - (f) the municipality retains the right to refuse exemptions if the details supplied in the application form were incomplete, incorrect or false.

11. **Rebates:**

- (1) **Categories of properties**
 - (a) The municipality may grant rebates within the meaning of section 15(1) (b) of the Act on the rates to the owners of the following categories of properties and subject to the criteria and conditions contained in 10(1)(b) to 10(1)(f) of this by-law:

Description of category of property	Criteria
(a) Residential	11(1)(d)
(b) Industrial	11(1)(b)
(c) Business/commercial	11(1)(b)
(d) Agricultural: farming/Eco tourism/game farming & -hunting	11(1)(e)
(f) Property below a prescribed valuation level	11(1)(f)

- (b) The municipality may grant rebates to rateable enterprises that promote local, social and economic development in its area of jurisdiction, based on its Local, Social and Economic Development Policy.
 - i. The following criteria will apply:
 - a. job creation in the municipal area;
 - b. social upliftment of the local community; and
 - c. creation of infrastructure for the benefit of the community.

- ii. Rebates will be granted on application subject to:
 - a. a business plan issued by the directors of the company indicating how the local, social and economic development objectives of the municipality are going to be met;
 - b. a continuation plan issued by the directors and certified by auditors of the company stating that the objectives have been met in the first year after establishment and how the company plan to continue to meet the objectives;
 - c. an assessment by the municipal manager or his/her nominee indicating that the company qualifies; and
 - d. a municipal resolution.

- (c) Residential properties
 - i. used predominantly for residential purposes, with not more than two dwelling units per property,
 - ii. registered in terms of the Sectional Title Act,
 - iii. owned by a share-block company,
 - iv. a rateable residence on property used for or related to educational purposes

- (d) Agricultural property rebate:
 - i. Agricultural properties use for farming, eco-tourism, game farming & -hunting may be granted a rebate based on certain applicable information in an affidavit by 30 September each year, or as otherwise determined by the Municipal Manager.

The rebate for eco-tourism, game farming & game hunting is not included in the rate ratio determined by the minister from time to time and must annually be determined by the council during their budget process.
 - ii. Qualifying requirements are that the owner should be taxed by SARS as a *bona fide* farmer and the last tax assessment must be attached to the prescribed application form as proof.
 - iii. The following rebate ratio will apply:
The rate ratio that the Minister for Provincial and Local Government in concurrence with the Minister of Finance from time to time may determine and publish in the *Government Gazette*

- (e) Properties with a market value below a prescribed value level may, instead of a rate determined on the market value,
be levied a uniform fixed amount per property.

(2) **Categories of owners:**

- (a) The following categories of owners of rateable properties may be granted a rebate on rates within the municipality within the meaning of section 15(1) (b) of the Act:

Description of Category of Owners	Criteria
Retired and disabled persons	10(2)(b)
Owners temporarily without income	10 (2) (c)
Public benefit organisations	10(2) (d)

(b) Criteria for granting rebates to category of owners

i. Retired and Disabled Persons Rate Rebate

To qualify for the rebate a property owner must:

- a. occupy the property as his/her normal residence;
- b. be at least 60 years of age or in receipt of a disability pension from the Department of Welfare and Population Development;
- c. be in receipt of a total monthly income from all sources (including income of spouses of owner) not exceeding the amount annually set by the council
- d. not be the owner of more than one property; and

provided that where the owner is unable to occupy the property due to no fault of his/her own, the spouse or minor children may satisfy the occupancy requirement.

ii. Property owners must apply on a prescribed application form for a rebate as determined by the municipality.

iii. Applications must be accompanied by-

- a. a certified copy of the identity document or any other proof of the owners age which is acceptable to the municipality;
- b. sufficient proof of income of the owner and his/her spouse;
- c. an affidavit from the owner;
- d. if the owner is a disabled person proof of a disability pension payable by the state must be supplied; and
- e. if the owner has retired at an earlier stage for medical reasons proof thereof must be submitted.

- iv. These applications must reach the municipality before the end of October preceding the start of the new municipal financial year for which relief is sought, or as otherwise determined by the municipal manager.
- v. The municipality retains the right to refuse rebates if the details supplied in the application form are incomplete, incorrect or false.

- (c) Owners who are temporarily without income due to economic/labour circumstances or for reasons beyond their control

These applications must reach the municipality before the end of October preceding the start of the new municipal financial year for which relief is sought.

The municipality retains the right to refuse rebates if the details supplied in the application form are incomplete, incorrect or false

- (d) Owners of rateable property registered in the name of institutions or organisations, which in the opinion of the council, performs welfare, charitable and humanitarian work; cultural work; amateur sport and social activities; protect or maintain collections or buildings of historical or cultural interest, including art galleries, archives and libraries; conservation; environment and animal welfare; education and development; health care; agricultural (Experimental farms); municipal property and usage where the council is engaged in land sales transactions which take place after the financial year has started; where the municipality register a road reserve or servitude on a privately owned property a pro-rata rebate equal to the value of the reserve or servitude will be given to the owner; state hospitals, clinics and institutions for mentally ill persons, which are no performed for gain.

These applications must reach the municipality before the end of October preceding the start of the new municipal financial year for which relief is sought, or as otherwise determined by the municipal manager.

The municipality retains the right to refuse rebates if the details supplied in the application form are incomplete, incorrect or false

12. Reductions:

(1) **Categories of property and owners**

- (a) A reduction in the municipal valuation as contemplated in section 15(1)(b) of the Act will be granted where the value of a property is affected by-
- i. a disaster within the meaning of the Disaster Management Act, 2002 (Act No. 57 of 2002); or
 - ii. any other serious adverse social or economic conditions
- (b) The reduction will be in relation to the certificate issued for this purpose by the municipal valuer
- (c) All categories of owners can apply for a reduction in the rates payable as described above
- (d) Owners of the following categories of rateable property situated within the municipality may be granted a reduction within the meaning of section 15(1) (b) of the Act on the rates payable in respect of their properties and subject to the conditions contained in 12(1)(e) of this by-law:

Description of category of property	Criteria
(a) Residential	12(1)(e)
(b) Industrial	12(1)(e)
(c) Business	12(1)(e)
(d) Agricultural	12(1)(e)
(e) State-owned properties	12(1)(e)
(f) Municipal properties	12(1)(e)
(g) Informal settlements	12(1)(e)
(h) Properties -	
(i) Acquired through the Provision of Land Assistance Act, 1993, or the Restitution of Land Rights Act, 1994, or	12(1)(e)
(ii) which is subject to the Communal Property Associations Act, 1996	12(1)(e)
(i) Protected areas	12(1)(e)
(j) National monuments	12(1)(e)
(k) Public benefit organizations (Part 1 of the Ninth Schedule to the Income Tax Act)	12(1)(e)
(l) Multiple purposes	12(1)(e)
(m) Private towns serviced by the developers	12(1)(e)
(n) private towns serviced and maintained by the developers	12(1)(e)

- (e) Criteria for granting reductions
 - i. A reduction in the municipal valuation as contemplated in section 15(1)(b) of the Act will be granted where the value of a property is affected by fire damage, demolition or floods.
 - ii. The reduction will be in relation to the certificate issued for this purpose by the municipal valuer.

13. Cost of exemptions, rebates & reductions:

The Chief financial Officer must inform the council of all the costs associated with the exemptions, rebates & reductions. Provisions must be made in the operating budget for the full potential income associated with property rates, and the full cost of the exemptions, rebates & reductions. A list of all exemptions, rebates & reductions must be tabled before council.

14. Phasing-in of certain rates:

Rates levied on newly rateable property must be phased in over a three year period, the MEC for Local Government may extend, on written request by the municipality, this period to a maximum of six financial years. When extending the period the MEC must determine the minimum phasing-in discount on the rate payable during each financial year in the extended period.

15. Rates increases:

- (1) The municipality will consider increasing rates annually during the budget process in terms of the guidelines issued by National Treasury from time to time.
- (2) Rate increases will be used to finance the increase in operating costs of community and subsidised services.
- (3) Relating to community and subsidised services the following annual adjustments will be made:
 - (a) All salary and wage increases as agreed at the South African Local Government Bargaining Council
 - (b) An inflation adjustment for general expenditure, repairs and maintenance and contributions to statutory funds, and
 - (c) Additional depreciation costs or interest and redemption on loans associated with the assets created during the previous financial year.

- (4) Extraordinary expenditure related to community services not foreseen during the previous budget period and approved by the council during a budget review process will be financed by an increase in property rates.
- (5) Affordability of rates to ratepayers.
- (6) All increases in property rates will be communicated to the local community in terms of the municipality's policy on community participation.

16. Notification of rates:

- (1) The municipality will give notice of all rates approved at the annual budget meeting at least 30 days prior to the date that the rates become effective. Accounts delivered after the 30 days notice will be based on the new rates.
- (2) A notice stating the purport of the municipality's resolution and the date on which the new rates become operational will be displayed by the municipality at places provide for in legislation, council's resolutions, the Provincial Gazette and the council's web site

17. Payment of rates:

- (1) Ratepayers may, by special written arrangements with the council, choose to pay rates annually in one instalment on or before 30 September, normally the rates will be payable in twelve equal instalments on or before the tenth day of the month following on the month in which it becomes payable.
- (2) The municipality must furnished each person liable for rates with a detailed account as set out in section 27 of the Act.
- (3) Interest on arrears rates, whether payable on or before 30 September or in equal monthly instalments, shall be calculated in accordance with the provisions of the credit control, debt collection and indigent policy of the municipality.
- (4) If a property owner who is responsible for the payment of property rates in terms of this policy, fails to pay such rates in the prescribed manner, it will be recovered from him/her in accordance with the provisions of the Credit Control, Debt Collection and indigent policy of the Municipality.

- (5) Joint owners are jointly and severally liable for the amount due for rates. In the case of agricultural property the rates due will be recovered as stipulated in the council's Rates Policy
- (6) Arrears rates shall be recovered from tenants, occupiers and agents of the owner, in terms of section 28 and 29 of the Act.
- (7) Where the rates levied on a particular property have been incorrectly determined, whether because of an error or omission on the part of the municipality or false information provided by the property owner concerned or a contravention of the permitted use to which the property concerned may be put, the rates payable shall be appropriately adjusted for the period extending from the date on which the error or omission is detected back to the date on which rates were first levied in terms of the current valuation roll.
- (8) In addition, where the error occurred because of false contravention of the permitted use of the property concerned, interest on the unpaid portion of the adjusted rates payable shall be levied at the maximum rate permitted by prevailing legislation.

18. Deferral of payment of rates liabilities:

The municipality will consider each application for deferral of rates, taking into account the merits and demerits of each and the financial implications thereof in so far as the cash-flow of the municipality is concerned

19. Special rating area:

The municipality may by council resolution, after consultation with the local community to obtain the majority's consent, determine an area within its boundaries as a special rating area for the purpose of raising funds for improving or upgrading that area; and differentiate between categories of property when levying an additional rate.

The municipality must determine the boundaries and indicate how the area is to be improved by the additional rates. Establish a separate accounting and record-keeping system regarding the income & expenditure.

The municipality may establish a committee representing the community to act as a consultative and advisory forum. Representivity, including gender must be taken into account when establishing such a committee.

20. Interim Valuation Debits:

A Municipality must regularly but at least once a year cause a supplementary valuation roll to be made in respect of any rateable property:

- (a) Incorrectly omitted from the valuation roll;
- (b) Included in a municipality after the last general valuation;
- (c) Subdivided or consolidated after the last general valuation;
- (d) Of which the market value has substantially increased or decreased for any reason after the last general valuation;
- (e) Substantially incorrectly valued during the last valuation;
- (f) That must be revalued for any other exceptional reason;
- (g) Of which the category have changed;
- (h) The value of which was incorrectly recorded in the valuation roll as a result of a clerical or typing error.

Rates on a property, based on the valuation of that property in a supplementary valuation roll become payable with effect from –

- (a) The effective date of the supplementary roll - the first day of the month following the posting of the notice contemplated in subsection 78 (5) (a) of the Municipal Property Rates Act, in the case of a property referred to in subsection 78 (1) (a),(e), (f) or (h) of the Act: Provided that in a case of a decrease in value in respect of a property referred to in subsection 78(1) (e), the rates become payable on the date the property was incorrectly valued or the clerical typing error was made.
- (b) The date on which the property was included in the municipality, in the case of a property referred to in 78 (1) (b) of the Act
- (c) The date on which the subdivision or consolidation of the property was registered in the Deeds Office, in the case of a property referred to in 78(1)(c) of the Act
- (d) The date on which the event referred to in subsection 78 (1) (d) of the Act has occurred.
- (e) The date on which the change in category referred to in section 78 (1) (g) of the Act occurred.

In the event that a property has been transferred to a new owner and an Interim Valuation took place, the previous owner as well as the new owner will jointly and separately be held responsible for the outstanding amount due for rates

- 21. Ownership:**
Properties which vests in the municipality during developments, i.e open spaces and roads should be transferred at the cost of the developer to the municipality. Until such time, rates levied will be for the account of the developer
- 22. Rates Clearance Certificate:**
Rates clearance certificates will be valid for 120 days after date of issue; monies must be paid in full for the financial year in which application is made. However, should attorneys wish to extend the certificate, beyond 30 June of a financial year, the New Year's rates become payable in full.
- 23. Sectional Title Schemes:**
A rate on property which is subject to a sectional title scheme, will be levied on the individual sectional title units in the scheme.
- 24. General and Supplementary valuations:**
A municipality intending to levy a rate on property must cause a general valuation based on the market value of the property to be made on all properties, and prepare a valuation roll in terms of such valuation. The municipality shall prepare a new general valuation roll of all properties every (4) four years, and cause a supplementary valuation roll to be made at least once a year. If the municipality does not intend to levy rates on its own properties, public infrastructure in the name of the municipality, on rights in properties and properties of which it is impossible or unreasonably difficult to establish the market value because of legal insecure tenure resulting from past racial discrimination, the municipality is not obliged to value such property. The General valuation roll takes effect from the start of the financial year following completion of the public inspection period and remains valid for that financial year or for one or more subsequent financial years, as the municipality may decide, but in total not for more than 5 (five) financial years in the case of a local municipality. The Supplementary Valuation roll takes effect on the first day of the month following posting of the notice contemplated in subsection 78(5) in the case of a property referred to in subsection 78 (1) (a), (e) or (f) and remains valid for the duration of the current general valuation roll.
- 25. Disregarded items for valuation purposes:**
The items described in section 45(3) of the Act must not be taken into account in determining the market value of the property.
- 26. Short title:**
This By-Law is the Property Rates By-law of the Bitou Local Municipality.
- 27. Commencement:**
This By-Law comes into force and effect on 1 July 2014.

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