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PROVINCE OF WESTERN CAPE

PROVINSIE WES-KAAP

Provincial Gazette

Provinsiale Koerant

8855

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INHOUD

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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.

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**KENNISGEWINGS DEUR PLAASLIKE OWERHEDE****BEAUFORT WEST MUNICIPALITY****Notice No. 201/2023**

**PROPOSED CONSENT USE & SUBDIVISION USE FOR RENEWABLE ENERGY STRUCTURES AND UTILITY SERVICE:
PTN 1 FARM ARTHURSKRAAL NO. 386, PTN 2 (BOOM SPRUIT) OF THE FARM ARTHURSKRAAL NO. 386,
PTN 3 (DANIELSRIVIER) OF THE FARM ARTHURSKRAAL NO. 386, REM EXTENT OF PTN 5 (PTN OF PTN 7) OF THE FARM
MUISKRAAL NO. 373, PTN 7 OF FARM MUISKRAAL NO. 373: KWAGGA 3 WIND ENERGY FACILITY: BEAUFORT WEST**

Notice is hereby given in terms of Section 61 of the Municipal Land Use Planning By-Law for Beaufort West Municipality, Notice No. 21/2019 that the Authorized Official in terms of Section 60 of the same **approved** the following applications:

1. **Consent uses:** in accordance with Section 15(2)(o) of the Beaufort West By-Law on Municipal Land Use Planning in order to permit renewable energy structures on Portion 1 of the Farm Arthurskraal No. 386, Portion 2 (Boom Spruit) of the Farm Arthurskraal No. 386, Portion 3 (Danielsrivier) of the Farm Arthurskraal No.386, Remaining Extent of Portion 5 (A Portion of Portion 7) of the Farm Muis Kraal No. 373 and Portion 7 of the Farm Muis Kraal No. 373; and
2. **Subdivisions:** in accordance with Section 15(2)(d) of the Beaufort West By-Law on Municipal Land Use Planning in order to permit registration of a long-term lease areas over Portion 1 of the Farm Arthurskraal No. 386, Portion 2 (Boom Spruit) of the Farm Arthurskraal No. 386, Portion 3 (Danielrivier) of the Farm Arthurskraal No. 386, Remaining Extent of Portion 5 (A Portion of Portion 7) of the Farm Muis Kraal No. 373 and Portion 7 of the Farm Muis Kraal No. 373;

as a whole to allow for the development of the Kwagga WEF 3, as applied for to the Municipality, subject to the following conditions imposed in terms of Section 66 of the said by-law:

Conditions of approval:

- (a) The applicant must submit a detailed site development plan, and associated building plans, which illustrates the compliance with the proposed development to the various conditions of approval as well as the requirements of the Beaufort West Municipal Planning By-law, 2019, for approval by the municipality, prior to the commencement of construction.
- (b) All construction and operational phase activities and materials must be accommodated on site within the identified Appurtenant Structures Site.
- (c) The applicant must submit a diagram to the Surveyor-General for approval, including proof to the satisfaction of the Surveyor-General of the Municipality's support of the registration of associated transmission line servitudes, where required.
- (d) Should the Municipality provide services or if the developer use bulk services of the Municipality, a Service Level Agreement (SLA) will have to be concluded between the Developer and the Municipality and any Development Contributions (DC's) required should be included in the SLA.
- (e) Access to the development will be gained from the N12 (via R308main road) from existing and newly planned internal farm and access roads, to be upgraded to a width not exceeding 10m.
- (f) The colours of buildings, roofs etc. should be muted and designed to blend with the natural landscape.
- (g) Lighting must be designed to minimize light pollution (e.g. use of down lighting. Motion sensors etc).

Conditions of approval relating to Development Parameters:

During the evaluation process of the application, it was noticed that the overall Renewable Energy Structure height exceeds 100m therefore:

In accordance with Section 66(2)(v) of the Beaufort West Land Use Planning By-law (2019) the following conditions relating to the development parameters are further imposed.

Setback:

- a distance of 1,5 times the overall blade tip height of the turbine, measured from the cadastral boundary of the land unit, unless the wind energy facility comprises more than one cadastral unit, in which case the setback will only be applicable to the outer boundaries of the cadastral units which forms part of the wind energy facility;
- a distance of 1,5 times the overall blade tip height of the turbine, measured from any public road or private or public right of way, unless it provides access to the turbine;
- a distance of 1,5 times the overall blade tip height of the turbine, measured from any electrical infrastructure;
- a distance of 1,5 times the overall blade tip height of the turbine, measured from the nearest residential, commercial or critical agricultural structures including animal housing, outbuildings, store rooms, excluding structures such as water troughs, feed dispensers, and windmills.

Additional Information:

- (a) That all costs in terms of the proposed development, including any service connections will be the responsibility of the applicant.
- (b) Accesses to and from any Provincial roads must be applied for to, and approved by, the Western Cape Department of Transport & Public Works: Roads (Chief Directorate: Road Planning).
- (c) A further conditional approval will need to be applied for from the South African Civil Aviation Authority, together with its final approval after construction.

- (d) Any conditions included within the Environmental Authorizations (and its amendments) or subsequent amendments thereof, be always adhered to, to the satisfaction of the department.
- (e) The conditions included within any National, Western Cape or other Departments' comments on the application, be always adhered to, to the satisfaction of the relevant department.
- (f) It should be further noted that approval for consent use is not a permanent right but will be given for the duration/life span of the facility. Any renewable energy structure and associated infrastructure that has reached the end of its productive life or has been abandoned, including buildings, cables, and roads, must be removed by the owner. A renewable structure is considered abandoned when the structure fails to continuously operate for more than two years and upon such event the consent use hereby granted shall be considered to have automatically lapsed.
- (g) According to Section 42(2)(a) of the Spatial Planning and Land Use Management Act of 2013, this approval will be valid for a maximum of 5 years from date of final approval. If the intended development is not implemented within the aforesaid period of 5 years this approval will automatically expire and the applicant will have to submit a new application.

Reasons for approval:

- (i) All specialist studies appear to have been considered during the compilation phase and where considerations or changes have been required, they have been adequately done.
- (ii) The development proposal is consistent with National, Provincial, Regional and Municipal planning and policy frameworks.
- (iii) There appears to be no direct impact on the surrounding environment, farms or communities and the developer will have to ensure the integrity of the environment in all phases of the project. Environmental impacts on fauna and flora could be mitigated, based on the conditions imposed within the Environmental Authorization.
- (iv) That the proposed consent use for a wind- energy facility will not have a detrimental impact on the character of the surrounding area.
- (v) The proposed wind energy facility will not place additional strain on the ability of the Municipality to provide services

Any person whose rights are affected by the above decision and or conditions may appeal to the Appeal Authority by submitting a written appeal to the Municipal Manager, Beaufort West Municipality, Private Bag 582, 112 Donkin Street, Beaufort West, 6970, so to reach the undersigned within **21 days** from the date of publication of this notice. Official appeal forms are available on request from Mrs. E. du Plessis at Tel. No. 023-414 8117 or e-mail: admin@beaufortwestmun.co.za.

D.E. Welgemoed
Municipal Manager
 Municipal Offices
 112 Donkin Street
Beaufort-West
 6970

Ref. No.12/3/2; 12/4/5/2; Farm 373/5, Beaufort-West

24 November 2023

23733

HESSEQUA MUNICIPALITY

**REMOVAL OF RESTRICTIVE TITLE DEED CONDITIONS:
 ERF 105 GOURITSMOND (The Fisheries)**

Notice is hereby given in terms of Section 33(7) of the Hessequa Municipality: By-law on Municipal Land Use Planning, 2015, that the Authorized Official, removed restrictive conditions B.(1) to (6) on page 3 of Deed of Transfer T41382/2006, in terms of Section 15(2)(f) of the Hessequa Municipality: Land Use Planning, 2015, in respect of Erf 105, Gouritsmond (The Fisheries), of the said By-law.

HS VISSER
 DIRECTOR DEVELOPMENT PLANNING
 HESSEQUA MUNICIPALITY
 P.O Box 29
 RIVERSDALE
 6670

24 November 2023

23734

HESSEQUA MUNISIPALITEIT

**OPHEFFING VAN BEPERKENDE TITEL VOORWAARDES:
 ERF 105 GOURITSMOND (The Fisheries)**

Kennis word hiermee gegee, in terme van Artikel 33(7) van die Hessequa Munisipaliteit: Verordening op Grondgebruikbeplanning (2015), dat die Bevoegde Gesag titel voorwaarde B.(1) tot (6) op bladsy 3 van Titelakte T41382/2006, ingevolge Artikel 15(2)(f) van die Hessequa Munisipaliteit: Verordening op Grondgebruikbeplanning, 2015, aangaande Erf 105, Gouritsmond van die genoemde Verordening verwyder het.

HS VISSER
 DIREKTEUR ONTWIKKELINGSBEPLANNING
 HESSEQUA MUNISIPALITEIT
 Posbus 29
 RIVERSDAL
 6670

24 November 2023

23734

MOSSSEL BAY MUNICIPALITY

**REMOVAL OF RESTRICTIVE TITLE CONDITION:
 ERF 3240 MOSSSEL BAY**

Notice is hereby given in terms of Section 33(6) of the Mossel Bay By-Law on Municipal Land Use Planning, 2021, that the Director: Planning & Economic Development has under resolution PT28-11/2023 approved the removal of restrictive condition [C.4.(a)] of Title Deed Nr.T5677/2009 in terms of Section 15(2)(f) of the said By-Law, applicable to the abovementioned property.

Colin Puren (Acting) Municipal Manager,
 101 Marsh Street, Mossel Bay, 6500

24 November 2023

23740

MOSSSELBAAI MUNISIPALITEIT

**OPHEFFING VAN BEPERKENDE TITEL VOORWAARDE:
 ERF 3240 MOSSSELBAAI**

Kennis geskied hiermee in terme van Artikel 33(6) van die Verordening op Munisipale Grondgebruikbeplanning, 2021, dat die Direkteur: Beplanning en Ekonomiese ontwikkeling onder Resolusie PT28-11/2023 die opheffing van beperkende voorwaarde [C.4.(a)] in Titelakte Nr. T5677/2009 goedkeur in terme van Artikel 15(2)(f) van die genoemde Verordening, van toepassing op die bogenoemde eiendom.

Colin Puren (Waarnemend) Munisipale Bestuurder,
 Marshstraat 101Mosselbaai, 6500

24 November 2023

23740

OVERSTRAND MUNICIPALITY

**APPOINTMENT OF THE
VALUATION APPEAL BOARD MEMBERS**

In terms of Section 58 of the Municipal Property Rates Act, 2004 (Act 6 of 2004) notice is hereby given for the appointment of Ms C Hall as Valuer/member for the area of jurisdiction of Overstrand Municipality.

The members appointed for the Valuation Appeal Board, are as follows:

Chairperson: Mr WJ Zybrands;

Valuer/Member: Ms C Hall;

Member: Ms A van Zyl.

Dated at Cape Town this 14th day of November 2023.

**MR AW BREDELL
MINISTER OF LOCAL GOVERNMENT, ENVIRONMENTAL
AFFAIRS AND DEVELOPMENT PLANNING**

24 November 2023

23735

THEEWATERSKLOOF MUNISIPALITEIT

**APPOINTMENT OF THE
VALUATION APPEAL BOARD MEMBERS**

In terms of Section 58 of the Municipal Property Rates Act, 2004 (Act 6 of 2004) notice is hereby given for the appointment of Ms C Hall as Valuer/member for the area of jurisdiction of Theewaterskloof Municipality.

The members appointed for the Valuation Appeal Board, are as follows:

Chairperson: Mr WJ Zybrands;

Valuer/Member: Ms C Hall; and

Member: Ms A van Zyl.

Dated at Cape Town this 14th day of November 2023.

**MR AW BREDELL
MINISTER OF LOCAL GOVERNMENT, ENVIRONMENTAL
AFFAIRS AND DEVELOPMENT PLANNING**

24 November 2023

23736

CITY OF CAPE TOWN

**CITY OF CAPE TOWN MUNICIPAL PLANNING
BY-LAW, 2015**

Notice is hereby given in terms of the requirements of section 48(5)(a) of the City of Cape Town Municipal Planning By-Law, 2015 that the City has on application by the owners of Erf 449 Goodwood removed conditions as contained in Title Deed No. T59966/2015, in respect of Erf 449, Goodwood, 6 Barrow Street Monte Vista, in the following manner:

Removed condition:

Clause B (a): That this erf be used for shop purposes only.

24 November 2023

23739

OVERSTRAND MUNISIPALITEIT

**AANSTELLING VAN
WAARDASIE-APPËLRAADSLEDE**

Kennis word gegee kragtens Artikel 58 van die Munisipale Eiendomsbelastingwet, (Wet no. 6 of 2004) vir die aanstelling van Me C Hall as Waardeerder/lid vir die regsgebied van die Overstrand Munisipaliteit.

Die lede wat aangestel is vir die Waardasie Appëlraad is soos volg:

Voorsitter: Mnr WJ Zybrands;

Waardeerder/Lid: Me C Hall; and

Lid: Me A van Zyl.

Gedateer te Kaapstad op hierdie 14de dag van November 2023.

**MNR AW BREDELL
MINISTER VAN PLAASLIKE REGERING, OMGEWINGSAKE
EN ONTWIKKELINGSBEPLANNING**

24 November 2023

23735

THEEWATERSKLOOF MUNISIPALITEIT

**AANSTELLING VAN
WAARDASIE-APPËLRAADSLEDE**

Kennis word gegee kragtens Artikel 58 van die Munisipale Eiendomsbelastingwet, (Wet no. 6 of 2004) vir die aanstelling van Me C Hall as Waardeerder/lid vir die regsgebied van die Theewaterskloof Munisipaliteit.

Die lede wat aangestel is vir die Waardasie Appëlraad is soos volg:

Voorsitter: Mnr WJ Zybrands;

Waardeerder/Lid: Me C Hall;

Lid: Me A van Zyl.

Gedateer te Kaapstad op hierdie 14de dag van November 2023.

**MNR AW BREDELL
MINISTER VAN PLAASLIKE REGERING, OMGEWINGSAKE
EN ONTWIKKELINGSBEPLANNING**

24 November 2023

23736

STAD KAAPSTAD

**STAD KAAPSTAD VERORDENING OP MUNISIPALE
BEPLANNING, 2015**

Kennis geskied hiermee ingevolge die vereistes van artikel 48(5)(a) van die Stad Kaapstad: Verordening op Munisipale Beplanning, 2015 dat die Stad na aanleiding van 'n aansoek deur die eienaars van Erf 449 Goodwood, die voorwaarde soos vervat in titelakteno. T59966/2015 ten opsigte van Erf 449 Goodwood, Barrowstraat 6, Monte Vista, soos volg opgehef het:

Voorwaarde opgehef:

Klousule B (a): Dat hierdie erf slegs vir winkeldoeleindes gebruik word.

24 November 2023

23739

CITY OF CAPE TOWN
CLOSURE OF PUBLIC PLACE
ERF 1603 SCOTTSDENE

Notice is hereby given in terms of Section 4 of the City of Cape Town Immovable Property By-Law 2015, to the Director of Local Government that the City of Cape Town has closed Public Place Erf 1603 Scottsdene.

SG ref. no.: stel.19 v.5 p61

LUNGELO MBANDAZAYO
CITY MANAGER

24 November 2023

23738

STAD KAAPSTAD
SLUITING VAN 'N OPENBARE PLEK
ERF 1603 SCOTTSDENE

Kennis geskied hiermee ingevolge artikel 4 van die Stad Kaapstad: Verordening op Onroerende Eiendom, 2015, aan die direkteur van plaaslike regering, dat die Stad Kaapstad 'n openbare plek, Erf 1603 Scottsdene, gesluit het.

LG-verw.: stel.19 v.5 p61

LUNGELO MBANDAZAYO
STADSBESTUURDER

24 November 2023

23738

Map1



Thursday, 02 November 2023 09:55

Tel: (021) 467 4800

Fax: (021) 465 3008

THE SURVEYOR-GENERAL- WC
PRIVATE BAG X9028
CAPE TOWN
8000

2023-11-02

DIRECTOR: PROPERTY MANAGEMENT
13th FLOOR CIVIC CENTRE
12 HERTZOG BOULEVARD
CAPE TOWN
8000

MY REF: STEL.19 v.5 p61

Your ref

Dated: 2023-10-17

Attention: Siyabonga Mquba

Sir

FINAL CERTIFICATE

CLOSING OF PUBLIC PLACE ERF 1603 SCOTTSDENE.

It is hereby certified that all my requirements in regard to the above have been met.

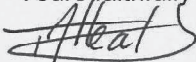
NB:

When submitting the final closure notice in terms of **Section 43(1)(f)** of **LUPA ACT 3/2014** OR **Section 4 of the City of Cape Town Immovable Property By-Law 2015** to the Director of Local Government, it must be accompanied by a copy of this certificate. Failure to do so, will lead to the refusal by the Director to publish the notice.

To expedite this matter please notify me after the final notice of closure has appeared in the Official Gazette or has been advertised in the local media.

The wording must be strictly in accordance with the above heading.

Yours faithfully



TJ HEATH
For **SURVEYOR-GENERAL: WESTERN CAPE**

NB: The Surveyor-General's reference must be quoted in the Notice of closure in the Official Gazette or in the advertisement in the local media.

SWARTLAND MUNICIPALITY

CORRECTION: NOTICE 24/2023/2024**AMENDMENT OF RESTRICTIVE TITLE CONDITION ON
ERF 4416, DARLING**

Notice is hereby given that the Authorized Official, Alwyn Malherbe Zaayman in terms of section 79(1) of Swartland Municipality: Municipal Land Use Planning By-law (PN 8226 of 25 March 2020), amend condition B.6(b) registered against Erf 4416, Darling, as contained in Deed of transfer T18673/2023 applicable on erf Erf 4416, Darling.

Condition B.6(b) that reads as follows:

“Geen gebou of struktuur of enige gedeelte daarvan, behalwe grensmure en heinigns, mag behalwe met die toestemming van die Administrateur nader as 7,87 meter van die straatlyn wat 'n grens van hierdie erf uitmaak, asook nie binne 3,15 meter van die agtergrens of 3,15 meter van die sygrens gemeen aan enige aangrensende erf opgerig word nie, met dien verstande dat met die toestemng van die Plaaslike Owerheid:-“

is amended as follows:

“Geen gebou of struktuur of enige gedeelte daarvan, behalwe grensmure en heinigns, mag behalwe met die toestemming van die Administrateur nader as 4 meter van die straatlyn wat 'n grens van hierdie erf uitmaak, asook nie binne 3,15 meter van die agtergrens of 3,15 meter van die sygrens gemeen aan enige aangrensende erf opgerig word nie, met dien verstande dat met die toestemng van die Plaaslike Owerheid:-“

**J J SCHOLTZ
MUNISIPALE BESTURDER
MUNISIPALE KANTOOR
PRIVAATSAK X52
MALMESBURY**

24 November 2023

23737

SWARTLAND MUNISIPALITEIT

REGSTELLING: KENNISGEWING 24/2023/2024**WYSIGING VAN BEPERKENDE TITELVOORWAARDE OP
ERF 4416, DARLING**

Kennis geskied hiermee dat die Gemagtigde Beampte, Alwyn Malherbe Zaayman in terme van artikel 79(1) van die Swartland Munisipaliteit: Verordening insake Munisipale Grondgebruikbeplanning (PK 8226 van 25 Maart 2020) wysig die voorwaarde B.6(b) van toepassing op erf Erf 4416, Darling soos vervat in Transportakte no. T18673/2023.

Voorwaarde B.6(b) wat as volg lees:

“Geen gebou of struktuur of enige gedeelte daarvan, behalwe grensmure en heinigns, mag behalwe met die toestemming van die Administrateur nader as 7,87 meter van die straatlyn wat 'n grens van hierdie erf uitmaak, asook nie binne 3,15 meter van die agtergrens of 3,15 meter van die sygrens gemeen aan enige aangrensende erf opgerig word nie, met dien verstande dat met die toestemng van die Plaaslike Owerheid:-“

is as volg gewysig:

“Geen gebou of struktuur of enige gedeelte daarvan, behalwe grensmure en heinigns, mag behalwe met die toestemming van die Administrateur nader as 4 meter van die straatlyn wat 'n grens van hierdie erf uitmaak, asook nie binne 3,15 meter van die agtergrens of 3,15 meter van die sygrens gemeen aan enige aangrensende erf opgerig word nie, met dien verstande dat met die toestemng van die Plaaslike Owerheid:-“

**J J SCHOLTZ
MUNISIPALE BESTURDER
MUNISIPALE KANTOOR
PRIVAATSAK X52
MALMESBURY**

24 November 2023

23737

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Notices must reach our offices not later than 10:00 on the last working day but one before the issue of the *Gazette*.

Whilst every effort will be made to ensure that notices are published as submitted and on the date desired, the Administration does not accept responsibility for errors, omissions, late publications or failure to publish.

All correspondence must be addressed to the Director-General, PO Box 9043, Cape Town 8000, and cheques, bank drafts, postal orders and money orders must be made payable to the Department of the Premier.

Die “Provinsiale Koerant” van die Wes-Kaap

verskyn elke Vrydag of, as die dag ’n openbare vakansiedag is, op die laaste vorige werkdag.

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Prys per eksemplaar oor die toonbank is R23,00

Prys per eksemplaar per pos is R32,00

Intekengeld moet vooruitbetaal word.

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Advertensietarief

Eerste plasing, R59,00 per cm, dubbelkolom.

Gedeeltes van ’n cm word as een cm beskou.

Kennisgewings moet by ons kantore voor 10:00 op die voorlaaste werksdag voor die uitgawe van die *Koerant* bereik.

Hoewel alle pogings aangewend sal word om te sorg dat kennisgewings soos ingedien en op die vereiste datum gepubliseer word, aanvaar die Administrasie nie verantwoordelikheid vir foute, weglatings, laat publikasies of versuim om dit te publiseer nie.

Alle briefwisseling moet aan die Direkteur-generaal, Posbus 9043, Kaapstad 8000, gerig word en tjeks, bankwissels, posorders en poswissels moet aan die Departement van die Premier betaalbaar gemaak word.