



a world class African city

ZONING INFORMATION NOTE PAD

REQUESTED BY:

LAND USE SCHEME: **CITY OF JOHANNESBURG LAND USE SCHEME**, 2018

NAME OF APPLICANT:

ERF / HOLDING / FARM PORTION: **RE/153 (11333 m²) & 302 (10735 m²)**

TOWNSHIP NAME / HOLDING NAME / FARM NAME: **BUCCLEUCH**

STREET NAME AND NUMBER: **CNR JOHN & STIRLING AVENUE**

ZONING INFORMATION

USE ZONE: **RESIDENTIAL 2**

HEIGHT ZONE: **A (REFER TO AMENDMENT SCHEME)**

FLOOR AREA RATIO: **REFER TO AMENDMENT SCHEME**

COVERAGE: **REFER TO AMENDMENT SCHEME**

DENSITY: **1 dwelling per - m²**

BUILDING LINE: **REFER TO AMENDMENT SCHEME**

PARKING: **AS PER SCHEME**

AMENDMENT SCHEME APPLICABLE: **13-1457**

SERVED BY:

DATE: **2023/05/04**

The Town Planning Scheme is open for inspection at the 8th floor, 158 Civic Boulevard between 08:00 and 15:30 weekdays. The applicant must verify the information contained herein by inspection of the Town Planning Scheme. Whilst the utmost is done to ensure accuracy, the City of Johannesburg does not accept responsibility for any incorrect information given on this form.

The applicant's attention is drawn to the general provisions of the Town Planning Scheme.

It should be noted that the provisions of the Town Planning Scheme do not override any restrictive conditions that may be contained in the Title Deeds.

PLEASE NOTE:

No information will be given telephonically due to the technical and interpretive complications.

KODE
CODE

116 • SANDTON

DORPSBEPLANNINGSKEMA
TOWN PLANNING SCHEME

1980

• BYLAE
ANNEXURE 13-1457

• WYSIGINGSKEMA
AMENDMENT SCHEME

13-1457 VEL VAN VELLE
SHEET 2 OF 2 SHEETS

The erven shall be subject to the following conditions:

Use Zone: Residential 2

Primary Rights : As per Scheme
Secondary Rights : As per Scheme
No Rights : As per Scheme

Density: 25 dwelling units per ha.

Height: Two storeys.

Coverage: 40%.

Floor Area Ratio: 0,6.

Building Line: Five metres along all streets, and three metres along all other boundaries.

General Conditions:

1. Ingress and egress shall be to the satisfaction of the City of Johannesburg.
2. A Site Development Plan shall be submitted to the local authority for approval where such plan shall be approved, prior to the approval of any building plans.

RESTANT VAN ERF 153
REMAINDER OF
EN / AND ERF 302
BUCCLEUCH

GOEDGEKEUR
APPROVED

EXECUTIVE DIRECTOR DEVELOPMENT PLANNING,
TRANSPORTATION AND ENVIRONMENT
(CITY OF JOHANNESBURG)

DATE:

25/11/04