

**LOCAL AUTHORITY NOTICE**  
**CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY**  
**PUBLIC PARTICIPATION IN RESPECT OF THE PROPOSED DEVELOPMENT AND LONG-TERM LEASE OF ERVEN 729, 730, 731 AND 732**  
**YEOVILLE INTO MIXED USE DEVELOPMENT**

**INFORMATION STATEMENT**

Erven 729, 730, 731 and 732 Yeoville currently houses the Yeoville market which is run by the JPC and the Yeoville Taxi rank. There is currently no parking on the site to support the informal traders and their customers. The Yeoville market is full of unrealised potential but has never been able to absorb all traders.

The Yeoville area has experienced rapid transformation over the past 30 years and now consist of a significant proportion of dilapidated and hijacked buildings.

PROPERTY DESCRIPTION	Erf 729 Yeoville	Erf 730 Yeoville	Erf 731 Yeoville	Erf 732 Yeoville
EXTENT	2 250m <sup>2</sup>			
ZONING	Parking			
PROPERTY VALUATION (03 SEPTEMBER 2024)	R9 600 000.00 ( Nine Million Six Hundred Thousand rand only)			

The vision is to consolidate Erven 729, 730, 731 and 732 Yeoville into the Yeoville priority block development, and densify in terms of the RSDF and applicable town planning scheme.

The proposed Yeoville priority block development comprises of high density residential units, retail to complement the existing retail along Cavendish Road and well-designed informal traders space (Yeoville market) as part of the redevelopment of the area.

As part of the trend towards public entrepreneurialism, the City of Joburg Property Company has been pioneering the development of public land since its inception in 2000 and has been creating property assets for the COJ in such a way that social economic and financial returns are maximised.

The JPC employs a Development Facilitation process to create these assets in terms of which land is packaged and prepared for development by JPC and development is undertaken by third party developers procured in terms of the MFMA. This approach ensures that COJ obtains optimal benefits from development while not being exposed to the large capital requirements and development risk associated with property development. Development is normally undertaken based on a long term development lease/sales in terms of which entire development reverts to the COJ at no cost at the end of the lease period if leased.

Notice is hereby given, in terms of Regulation 35 read with Regulation 34 (1) (a) of the Municipal Asset Transfer Regulations, published under GN R 878 in Government Gazette 31346 of 22 August 2008.

The Notice, is further published in accordance with the provisions of section 21 of the Local Government: Municipal Systems Act, act no 32 of 2000, as amended, of both the proposal and intention of the City of Johannesburg Metropolitan Municipality to make the aforesaid properties available for development by private sector development partners.

The details of each of the projects and the venues where the information can be inspected at the following sites :

- The City of Joburg Property Company (SOC) Ltd offices at Johannesburg, Braamfontein, 33 Hoofd Street, Braampark, Forum I, B- Block, 3<sup>rd</sup> Floor (entrance level)
- The City of Johannesburg's Region F offices at CJ Cronje Building, 80 Loveday Street JHB
- The City of Joburg Property Company (SOC) Ltd website [www.jhbproperty.co.za](http://www.jhbproperty.co.za)
- On site, Cavendish Road.

Anyone, who has a comment or representation in respect of the proposed granting of the rights or on the proposed development of the aforesaid properties, submit their comments in writing with the Chief Executive Officer, City of Joburg Property Company SOC Ltd, before or ..... **2025**.

Plans of the project be may be inspected between 09:00 to 15:00 (Monday to Friday) Working days from **20 ..... 2025 until ..... 2025**, at the City of Joburg Property Company SOC Ltd Office, Forum I Block A Building, Braampark Office Park, 33 Hoofd Street, Braamfontein, Johannesburg. In addition, information related to the other venues where the plans may be inspected during the same period for each of the projects are available on JPC's website.

Any person who cannot write may come to offices of the City of Joburg Property Company where a staff member will assist that person to transcribe that person's comments and representation.



a world class African city

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Non-Executive Directors: Simon Motha (Chairperson)  
Bettycourt Tefo | Fulufhelo Ratshikhopha | Sandy Collophen | Mxolisi Zondo |  
Ntombikayise Tini | Thapelo Mashamaite |  
Tshepang Thatelo | Yolisa Ngxabazi | Moeketsi Rabodila |

Executive Directors: Musah Makhunga (Acting Chief Executive Officer)  
Mfanafuthi Zondo (Acting Chief Financial Officer)

Company Secretary: Gontse Dlamini  
City of Joburg Property Company SOC Ltd.  
Registration Number: 2000/017147/07