



**LAND
DEVELOPMENT
INFORMANT**
EFFICIENT PUBLIC PARTICIPATION

LIMPOPO PROVINCE EDITION



09 October 2026

SMARTER NOTICES. STRONGER PARTICIPATION.

Promoting Organised, Convenient, Efficient
and Transparent, Inclusive Public Participation
on Land Development Notices
across all Local Municipalities under:



CAPRICORN
DISTRICT MUNICIPALITY



MOPANI
DISTRICT MUNICIPALITY



SEKHUKHUNE
DISTRICT MUNICIPALITY



VHEMBE
DISTRICT MUNICIPALITY



WATERBERG
DISTRICT MUNICIPALITY



ENGLISH



AFRIKAANS



SEPEDI



TSHIVENDA



XITSONGA



PUBLICATIONS OF THE LDI
(LIMPOPO PROVINCE EDITION)
WILL BE AVAILABLE ONLINE
EVERY FRIDAY

FOR ENQUIRIES CONTACT US ON:



061 586 1894

or

Enquiries@developmentinformant.co.za



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ACCESSIBLE. | ACCOUNTABLE. | TRANSPARENT. | INCLUSIVE.



LAND DEVELOPMENT INFORMANT

EFFICIENT PUBLIC PARTICIPATION



INTRODUCING THE LAND DEVELOPMENT INFORMANT (LDI)

A digital newspaper for land development and land use application notices



For Fellow Town Planners and Professionals within the Built Environment

KEY HIGHLIGHTS



1. Specifically focused on land development and land use application notices.



2. Easier to access online from anywhere at any time.



3. Remains available beyond the short lifespan of a printed edition, including archived access.



4. Groups notices according to district and local municipalities.



5. Makes notices easier to find, understand, and follow.



6. Provides a more organised, accessible, and user-friendly digital platform.



7. Makes it easier for municipalities, planning consultants, developers, interested and affected parties, and ordinary citizens to follow land development matters in their own areas and beyond.



8. Does not replace the role of the printed newspaper, but complements and strengthens the public participation process.



The Land Development Informant (LDI) is a dedicated digital newspaper platform that promotes organised, convenient, transparent, and inclusive public participation in land development and land use matters.



1. The LDI is available in 9 Provincial Editions across South Africa.



2. The LDI Limpopo Edition was officially launched in March 2026.



3. The objective is to launch the remaining provincial editions before the end of 2026.



4. Publications of the LDI can be accessed on www.developmentinformant.co.za.

CONTACT US



061 586 1894



info@developmentinformant.co.za



www.developmentinformant.co.za



EFFICIENT PUBLIC PARTICIPATION

Connecting planning professionals and communities through accessible digital notices.





**LAND
DEVELOPMENT
INFORMANT**
EFFICIENT PUBLIC PARTICIPATION



“ Our mission is simple:
to improve access to planning
information and make public
participation more inclusive,
transparent, and efficient
for all.



MEET OUR DIRECTOR & FOUNDER

Mr Nkateko Sammy Marcus Muchavi

Qualified and Registered Professional Town Planner with SACPLAN

Mr Muchavi has more than 10 years of experience as a town planning consultant working across South Africa. Through his work on a wide range of land development and land use applications, he identified key challenges during the public participation stage of the application process.



CHALLENGES WITH TRADITIONAL LOCAL PRINTED NEWSPAPERS

- Many local newspapers operate within the same area, creating inconsistency in where notices are published.
- Traditional newspapers publish a mixture of general news and land development notices, making planning notices easy to overlook.
- Their circulation is often limited to smaller local audiences.
- They do not adequately serve affected persons who work or live outside the immediate local area.
- Access to information is less convenient, especially for people who rely on digital platforms.
- Finding and tracking land use notices can be time-consuming and inefficient.



THE OPPORTUNITY IDENTIFIED

Having experienced these challenges first-hand, Mr Muchavi identified the opportunity to establish a newspaper dedicated exclusively to land development and land use notices. This vision led to the creation of the Land Development Informant — a digital newspaper designed to reach a broader audience and improve access to planning information.



ADVANTAGES OF THE LAND DEVELOPMENT INFORMANT

- Exclusive focus on land development and land use notices only.
- Digital accessibility for a wider audience, including people outside the local area.
- More organised and easier to navigate than traditional printed newspapers.
- Improves transparency, convenience, and efficiency in public participation.
- Supports inclusive access to information across communities.
- Easy sharing and access on phones, tablets, and computers.
- Helps municipalities, consultants, developers, and the public stay informed.
- Aligns with modern digital communication and the evolving planning environment.



**This is how the Land Development Informant was founded —
to provide a focused, modern, and accessible platform for
efficient public participation in land development and land use matters.**



**LAND
DEVELOPMENT
INFORMANT**
EFFICIENT PUBLIC PARTICIPATION

**LIMPOPO PROVINCE
EDITION**

No.0603-32

Friday, 09 October 2026

LDI PARTNERS



**MZANSI
PLANNERS
— CONNECT —**

CONNECT. COLLABORATE. BUILD BETTER COMMUNITIES.

**The digital hub linking South Africa's planning ecosystem –
people, projects and information, all in one place.**



WHAT IS IT?

Mzansi Planners Connect is a digital platform that unifies town planners, built environment professionals, developers, government stakeholders, and the public into one central, accessible network.



CORE PURPOSE

To solve fragmentation in the planning industry by centralising connections, information and opportunities – improving collaboration, transparency and efficiency across South Africa.

KEY FEATURES



PROFESSIONAL PROFILES

Create detailed profiles to showcase your experience, services and projects. Build credibility and visibility.



DOCUMENT SHARING HUB

Upload and access key planning documents such as SDFs, LUS and IDPs. Encourages knowledge sharing across municipalities.



NETWORKING & COLLABORATION

Connect directly with other professionals and stakeholders. Collaborate faster and more effectively.



OPPORTUNITY ACCESS

Access job opportunities, projects, collaborations and industry insights. Ideal for students, candidates and young professionals.



INDUSTRY VISIBILITY

Increase your discoverability. Developers, municipalities and clients can find the right professionals faster.



www.mzansi plannersconnect.com



0722516358



mzansi plannersconnect@gmail.com

**SMARTER NOTICES.
STRONGER PARTICIPATION.**



LDI CLIENTS

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 Rian Beukes Town & Regional Planners and Property Consultants Cell: 082 821 7500 Email: beukesrian@gmail.com	 EnviroSana ENVIRONMENTAL CONSULTANTS Cell: 015 004 0013 Email: info@envirosana.co.za
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LIMPOPO PROVINCE

MUNICIPALITIES

LEGEND

-  Provincial Boundary
-  District Municipality Boundary
-  Local Municipality Boundary
-  National Roads
-  Major Town / City

MUNICIPALITY CATEGORIES

METROPOLITAN MUNICIPALITIES: None

DISTRICT MUNICIPALITIES

-  VHEMBE DISTRICT MUNICIPALITY
-  CAPRICORN DISTRICT MUNICIPALITY
-  MOPANI DISTRICT MUNICIPALITY
-  SEKHUKHUNE DISTRICT MUNICIPALITY
-  WATERBERG DISTRICT MUNICIPALITY

SOUTH AFRICA CONTEXT



**LAND
DEVELOPMENT
INFORMANT**
EFFICIENT PUBLIC PARTICIPATION

Regards,

Nkateko Sammy Marcus Muchavi
(Pr.Pl.n. A2144/2015)

Director - Land Development Informant

 078 5762 176 / 061 586 1894

 www.developmentinformant.co.za

NOTES

- Map not to scale
- Boundaries are approximate
- Source: Demarcation Board
- Imagery: Esri, Maxar, Earthstar Geographics





1. CAPRICORN DISTRICT NOTICES

1.1. BLOUBERG LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

1.2. LEPELLE NKUMPI LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

1.3. MOLEMOLE LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE



1.4. POLOKWANE LOCAL MUNICIPALITY NOTICES

NOTICES AVAILABLE



Mahlogonolo Consulting CC t/a

Rian Beukes

Town & Regional Planners and Property Consultants

POLOKWANE LOCAL MUNICIPALITY NOTICE

POLOKWANE LOCAL MUNICIPALITY NOTICE OF A REZONING APPLICATION IN TERMS OF SECTION 61 OF THE POLOKWANE MUNICIPAL PLANNING BY-LAW - AMENDMENT SCHEME 355

I, Rian Beukes of the firm Rian Beukes Town & Regional Planners and Property Consultant being the authorized agent of the owner of Erf 191 Welgelegen, hereby gives notice in terms of Section 95(1)(a) of the Municipal Planning By-Law, 2017, that I have applied to the Polokwane Municipality for the amendment of the Polokwane Integrated Land Use Scheme, 2022 by the rezoning in terms of Section 61 of the Polokwane Municipal Planning By-law, 2017 for the rezoning of: Erf 191 Welgelegen, located at 87 Genl Viljoen Street, from "Residential 1" to "Residential 3" and simultaneous consent to Clause 36 of the Polokwane Integrated Land Use Scheme, 2022 to permit student accommodation, with a maximum of 100 student rooms on the property.

Any objections and or comments, including grounds for such objections and or comments with full contact details, without which the municipality cannot correspond with the person or body submitting the objections and or comments, shall be lodge with, or made to; Manager: City Planning and Property Management, PO Box 111 Polokwane 0700, from **2 October 2026 to 30 October 2026**. Full particulars and plans may be inspected during normal office hours at the Municipal offices as set out below, for a period of 28 days from the date of the first publication of the notice in the Provincial Gazette/ Land Development Informant. Address of Municipal Offices: 2nd floor, Civic Centre, cnr Landdros Mare and Bodenstein Streets, Polokwane.

Closing date for objections / comments: 30 October 2026. Address of applicant: Rian Beukes Town & Regional Planners and Property Consultants, PO Box 12417, BENDOR, 0713. (015) 297 1140 – beukesrian@gmail.com. Date of first notice: 2 October 2026



Mahlogonolo Consulting CC t/a

Rian Beukes

Town & Regional Planners and Property Consultants

POLOKWANE LOCAL MUNICIPALITY NOTICE

**POLOKWANE PLAASLIKE MUNISIPALITEIT
KENNISGEWING TEN OPSIGTE VAN HERSONERING IN TERME VAN ARTIKEL 61 VAN DIE
POLOKWANE MUNISIPALE BEPLANNINGS BYWET, 2017 –WYSIGINGSKEMA 355**

Ek, Rian Beukes van die firma Rian Beukes Stads en Streekbeplanners en Eiendomskonsultante, synde die gemagtigde agent van die eienaar van Erf 191 Welgelegen, gee hiermee kennis dat ek aansoek gedoen het by die Polokwane Munisipaliteit vir die wysiging van die Polokwane Geïntegreerde Grondgebruikskema, 2022, vir die hersonering van: Erf 191 Welgelegen, geleë te 87 Gen. Viljoenstraat vanaf "Residensieel 1" na "Residensieel 3" en aansoek ingevolge Klousule 36 van die Polokwane Geïntegreerde Grondgebruikskema, 2022 ten einde studentebehuising met 'n maksimum van 100 studentekamers op die perseel toe te laat.

Enige besware en of kommentaar, insluitende die gronde van beswaar en of kommentaar, met volledige kontakbesonderhede, waarsonder die Munisipaliteit nie met die beswaarmaker of instansie wat die beswaar maak of kommentaar lewer, kan kommunikeer nie, moet gerig word aan; Die Bestuurder, Stadsbeplanning en Eiendomsbestuur, Posbus 111 Polokwane, 0700, vanaf **2 Oktober 2026 tot 30 Oktober 2026**. Volle besonderhede en planne ten opsigte van die aansoek kan gedurende normale kantoorure besigtig word by die Munisipale kantore, binne 'n tydperk van 28 dae vanaf die datum van eerste publiskasie in die Provinsiale Gazette / Land Development Informant.

Adres van die Munisipale kantore; 2de vloer, Burgersentrum, h.v Landdros Mare en Bodensteinstrate, Polokwane. Sluitingsdatum vir besware / kommentare: 30 Oktober 2026. Adres van applikant: Rian Beukes Stads en Streekbeplanners en Eiendomskonsultante, Posbus 12417, Bendor, 0713 (Tel 015 297 1140, e-pos: beukesrian@gmail.com. Datum van eerste publiskasie: 2 Oktober 2026.



POLOKWANE LOCAL MUNICIPALITY NOTICE

AMENDMENT OF POLOKWANE INTEGRATED LAND USE SCHEME, 2022

We, Open Space Agency being the authorized agent of the owner of **AMENDMENT SCHEME 354**: Portion 1 of Erf 736 Pietersburg situated at 40 Thabo Mbeki Street, hereby give notice in terms of Section 95(1)(a) of the Polokwane Municipal Planning By-Law, 2017, that we have applied to Polokwane Municipality for the amendment of the Polokwane Integrated Land Use Scheme, 2022, by rezoning the abovementioned properties from "Special" for Medical Consulting Rooms to "Special" for Restaurant, Salon and Office in terms of Section 61 of the Polokwane Municipal Planning By-Law, 2017.

We, Open Space Agency being the authorized agent of the owner of **AMENDMENT SCHEME 356**: Erf 3120 Pietersburg Extension 11 situated at 121 Grobler Street, hereby give notice in terms of Section 95(1)(a) of the Polokwane Municipal Planning By-Law, 2017, that we have applied to Polokwane Municipality for the amendment of the Polokwane Integrated Land Use Scheme, 2022, by rezoning the abovementioned properties from "Special" for Office to "Special" for Office and Guesthouse in terms of Section 61 of the Polokwane Municipal Planning By-Law, 2017.

We, Open Space Agency being the authorized agent of the owner of **Portion 1 of Holding 51 Ivydale A.H. and Portion 61 (a portion of portion 3) of the farm Sterkloop 688** situated at Cnr Church and Kidds Road, hereby give notice in terms of Section 95(1)(a) of the Polokwane Municipal Planning By-Law, 2017, that we have applied to Polokwane Municipality for the amendment of the Polokwane Integrated Land Use Scheme, 2022, through Removal of Restrictive Title Conditions and Excision of land from Agricultural Holding Register in terms of Section 62 & 173 of the Polokwane Municipal Planning By-Law, 2017 and Simultaneous Consolidation in terms of Section 67 of the Polokwane Municipal Planning By-Law, 2017 (as amended, 2025).

Particulars of the application will lie for inspection during normal office hours at the office of the Town Planners, Second Floor, West Wing, Civic Centre, Cnr Boddenstein & Landdros Marè Street, Polokwane Municipality.

Objections to or representations in respect of the application must be lodged with or made in writing within a period of 28 days from 09 October 2026 to 06 November 2026 to Manager: City and Regional Planning at the abovementioned address or at P.O. Box 111, Polokwane, 0700.



POLOKWANE LOCAL MUNICIPALITY NOTICE

WYSIGING VAN POLOKWANE GEÏNTEGREERDE GRONDGEBRUIKSKEMA 2022

Ons, Open Space Agency, synde die gemagtigde agent van die eienaar van **WYSIGINGSKEMA 354**: Gedeelte 1 van Erf 736 Pietersburg, geleë te Thabo Mbekistraat 40, gee hiermee kennis ingevolge Artikel 95(1)(a) van die Polokwane Munisipale Beplanningsverordening, 2017, dat ons by die Polokwane-munisipaliteit aansoek gedoen het om die wysiging van die Polokwane Geïntegreerde Grondgebruikskema, 2022, deur die hersonering van die bogenoemde eiendomme vanaf "Spesiaal" vir Mediese Spreekkamers na "Spesiaal" vir Restaurant, Salon en Kantoor ingevolge Artikel 61 van die Polokwane Munisipale Beplanningsverordening, 2017.

Ons, Open Space Agency, synde die gemagtigde agent van die eienaar van **WYSIGINGSKEMA 356**: Erf 3120 Pietersburg Uitbreiding 11, geleë te Groblerstraat 121, gee hiermee kennis ingevolge Artikel 95(1)(a) van die Polokwane Munisipale Beplanningsverordening, 2017, dat ons by die Polokwane-munisipaliteit aansoek gedoen het om die wysiging van die Polokwane Geïntegreerde Grondgebruikskema, 2022, deur die hersonering van die bogenoemde eiendomme vanaf "Spesiaal" vir Kantore na "Spesiaal" vir Kantore en Gastehuis ingevolge Artikel 61 van die Polokwane Munisipale Beplanningsverordening, 2017.

Ons, Open Space Agency, as die gemagtigde agent van die eienaar van **Gedeelte 1 van Hoewe 51 Ivydale A.H. en Gedeelte 61 ('n gedeelte van gedeelte 3) van die plaas Sterkloop 688**, geleë op die hoek van Church- en Kidds-weg, gee hiermee kennis ingevolge Artikel 95(1)(a) van die Polokwane Munisipale Beplanningsverordening, 2017, dat ons by die Polokwane-munisipaliteit aansoek gedoen het om die wysiging van die Polokwane Geïntegreerde Grondgebruikskema, 2022, deur middel van die opheffing van beperkende titelvoorwaardes en die uitsnyding van grond uit die Landbouhoeweregister ingevolge Artikels 62 en 173 van die Polokwane Munisipale Beplanningsverordening, 2017, asook gelyktydige konsolidasie ingevolge Artikel 67 van die Polokwane Munisipale Beplanningsverordening, 2017 (soos gewysig, 2025).

Besonderhede van die aansoek lê ter insae gedurende normale kantoorure by die kantoor van die Stadsbeplanners, Tweede Vloer, Wesvleuel, Burgersentrum, h/v Boddenstein- en Landdros Marèstraat, Polokwane-munisipaliteit.

Besware teen of verhoë ten opsigte van die aansoek moet skriftelik ingedien of gerig word binne 'n tydperk van 28 dae, vanaf 9 Oktober 2026 tot 6 November 2026, aan die Bestuurder: Stads- en Streeksbeplanning by die bogenoemde adres of by Posbus 111, Polokwane, 0700.



2. MOPANI DISTRICT NOTICES

2.1. BA-PHALABORWA LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

2.2. GREATER GIYANI MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

2.3. GREATER LETABA LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

2.4. GREATER TZANEEN LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

2.5. MARULENG LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE



3. SEKHUKHUNE DISTRICT NOTICES

3.1. ELIAS MOTSOLEDI LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

3.2. EPHRAIM MOGALE LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

3.3. FETAKGOMO TUBATSE LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

3.4. MAKHUDUTHAMAGA LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE



4. VHEMBE DISTRICT NOTICES

4.1. COLLINS CHABANE LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

4.2. MAKHADO LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

4.3. MUSINA LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

4.4. THULAMELA LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE



5. WATERBERG DISTRICT NOTICES

5.1. BELA BELA LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

5.2. LEPHALALE LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE



5.3. MODIMOLLE MOOKHOPHONG LOCAL MUNICIPALITY NOTICES

NOTICES AVAILABLE



NEW VISION
TOWN PLANNERS & DEVELOPERS

MODIMOLLE MOOKHOPHONG LOCAL MUNICIPALITY NOTICES

CONSENT USE APPLICATION FOR A GUESTHOUSE ON PORTION 6 OF ERF 2964 OF NYLSTROOM EXTENSION 1

We, New Vision Town Planners And Developers being the authorized agent of the owners of Portion 6 of Erf 2964 of Nylstroom Extension 1, situated within Koro Creek Golf Estate, hereby give notice in terms Modimolle- Mookgophong Municipal Spatial Planning and Land Use Management By-Law 2019 and Modimolle-Mookgophong Local Municipality Land Use Management Scheme, 2023, that we have applied to the Modimolle- Mookgophong Municipality for consent for a guesthouse the abovementioned property in terms Section 66 (1) of Modimolle- Mookgophong Municipal Spatial Planning and Land Use Management By-Law 2019 and Modimolle-Mookgophong Local Municipality Land Use Management Scheme, 2023.

Particulars of the application will lie for inspection during normal office hours at the executive manager planning from directorate for a period of 28 days from 02 October 2026 to 02 November 2026. Objections to or representations in respect of the applications must be lodged with or made in writing within a period of 28 days from 02 October 2026 to 02 November 2026 or the applicants address below.

Address Of Agent: Info@Nvtownplanners.Co.Za / New Vision Developers & Developers, No. 21 Gujarat Street, Polokwane Ext. 123, Polokwane, 0699



NEW VISION
TOWN PLANNERS & DEVELOPERS

**MODIMOLLE MOOKHOPHONG PLAASLIKE
MUNISIPALITEIT KENNISGEWINGS**

**TOESTEMMINGSAANSOEK VIR 'N GESINSHUIS OP GEDEELTE 6 VAN ERF 2964 VAN
NYLSTROOM UITBREIDING 1**

Ons, New Vision Town Planners en Ontwikkelaars, as gemagtigde agent van die eienars van Gedeelte 6 van Erf 2964 Van Nylstroom Uitbreiding 1, geleë binne Koro Creek Golf Estate, gewen hiermee kennis kegewen Ingevolge die Modimolle-Mookgophong Munisipale Ruimtelike Beplanning en Grondgebruiksbestuur Verordening 2019 en Modimolle-Mookgophong Plaaslike Munisipaliteit Grondgebruiksbestuurskema, 2023, Dat Ons Aangesoek Het By Die Modimolle-Mookgophong Munisipaliteit Vir Toestemming Vir 'N Gesinshuis Op Bovenvermelde Eiendom Ingevolge Artikel 66 (1) Van Die Modimolle-Mookgophong Munisipale Ruimtelike Beplanning En Grondgebruiksbestuur Verordening 2019 En Modimolle-Mookgophong Plaaslike Munisipaliteit Grondgebruiksbestuurskema, 2023.

Partikuliere Van Die Aansoek Sal Besig Wees Vir Inspeksie Tjdens Normale Kantoorure By Die Uitvoerende Bestuurder Beplanning Van Die Direkorate Vir 'N Periode Van 28 Dae Van 02 Oktober 2026 Tot 02 November 2026.

Bewarepte Teen Of Verteenwoordigings Met Betrekking Tot Die Aansoeke Moet Binne 28 Dae van 02 Oktober 2026 tot 02 November 2026 by of Skriftelik aan die adres Hieronder Ingesdien Word.

Adres Van Agent: Info@Nvtownplanners.Co.Za / New Vision Developers & Developers, No. 21 Gujaratstraat, Polokwane Uitb. 123, Polokwane, 0699

5.4. MOKGALAKWENA LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE

5.5. THABAZIMBI LOCAL MUNICIPALITY NOTICES

NO NOTICES AVAILABLE