



transport

Department:
Transport
Province of KwaZulu-Natal

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TRANSPORTATION ENGINEERING SUB - DIRECTORATE

DEPARTMENTAL REQUIREMENTS FOR PROPOSED PETROL FILLING STATION SITES ADJACENT TO PROVINCIAL ROADS

1. To assess and approve a development proposal for Petrol Filling Stations (PFS) on Provincial roads the following need to be addressed and a detailed to scale development plan submitted in terms of section 21 of the Kwazulu-Natal Provincial Roads Act No 4 Of 2001 to this Department.
2. A 15 meters building line measured from the road reserve boundary is imposed on all structures including the positioning of bowsers, canopies, fuel holding tanks etc.

In order for the Department to ensure operational efficiency of the Provincial Road Network so as to ensure Road Safety is not compromised the Department maintains a level of control over Structures and Services, both within the declared or expropriated road reserve and in that portion of land immediately adjacent to the road reserve, known as the building restriction area, as defined in Section 13 (1) (a) & (b) of the Kwazulu-Natal Roads Act No. 4 of 2001.
 - 2.1 No buildings or any structures whatsoever, other than a fence, hedge or a wall which does not rise higher than 2,1 meters above or below the surface of the land on which it stands, shall be erected on the land within a distance of 15 meters measured from the road reserve boundary of a Blacktop surfaced Main or District Road, or within a distance of 30 meters measured from the center line of a Gravel surfaced Main Road; or within a distance of 25 meters measured from the center line of a Gravel surfaced District Road.
 - 2.2 Service roads and parking as required in terms of the Town Planning Scheme (if there is one) may be positioned within the 15 meters building line but no closer than 7,5 meters measured from the road reserve boundary of a Provincial Road. **The road reserve boundary of the Provincial road must be confirmed in consultation with this Departments Road Information Services Component. (Tel: 031-355 8600)**
 - 2.3 The disposal of stormwater emanating from the road reserve through the layout, or any stormwater emanating from the layout through the road reserve must be shown on plan. Any requirements or amendments determined by this Department shall be implemented in consultation with and to the satisfaction of this Department's Regional Cost Centre Manager, during the development of the property concerned.
 - 2.4 In terms of section 10 access to the PFS shall be positioned a minimum of 60 meters from the stop position of the connecting access road with the Provincial road.
 - 2.5 The property must be big enough so that fuel delivery vehicles can meet the necessary safety requirements of the petroleum safety regulations when delivering fuel.
3. All Structures and Services are to be approved and placed in consultation with and to the satisfaction of the relevant Cost Centre Manager.

***Structures** means any structure, erection or other improvement, aboveground or underground, whether permanent or temporary and irrespective of its nature or size, including but not limited to advertisements, any enclosures, fences, driveways, garden walls, golf course fairways, loading areas, parking areas, patios, signs, swimming pools, tennis courts, thatched shelters or utility service.

4. Any approval by this Department does not exempt the applicant from the provisions of any other Act required in the approval thereof.