



NOTICE NR: 14/2016

BUDGET FOR 2016/2017

This notice serves to notify all interested parties of the following:

On the 6th June 2016, the Council of the Kannaland Municipality determined, in terms of the Local Government: Municipal Property Rates Act, 2004 (Act no.6 of 2004), the Local Government: Municipal Systems Act, 2000 (Act no.32 of 2000) and the Municipal Finance Management Act, 2003 (Act no.56 of 2003), property rates and services charges in order to balance its 2015/2016 budget. The property rates and services charges become effective from 1 July 2015.

A. PROPERTY RATES:

1.1 **PROPERTY TAX ON ALL RESIDENTIAL PROPERTIES DESCRIBED IN SECTION 17(1)(h)(ii) OF ACT NO. 6 OF 2004** are as follows:

The tariff applied to the total valuation: R0,0121280

1.2 **PROPERTY TAX ON ALL BUSINESS / INDUSTRIAL ZONED SITES** are as follows:

The tariff applied to the total valuation: R0,0221290

1.3 **PROPERTY TAX ON ALL AGRICULTURE AND PUBLIC SERVICE INFRASTRUCTURE** are as follows:

The tariff applied to the total valuation: R0.0030337

1.4 **PROPERTY TAX ON ALL GUESTHOUSES** are as follows:

The tariff applied to the total valuation: R0.0151572

1.5 **PROPERTY TAX ON ALL SPAZA SHOPS** are as follows:

The tariff applied to the total valuation R0.0127336

1.6 **PROPERTY TAX ON ALL PUBLIC BENEFIT ORGANISATION PROPERTIES** are as follows:

The tariff applied to the total valuation R0.0024270

2. THE FOLLOWING EXCLUSIONS / EXEMPTIONS / REBATES ON PROPERTY RATES WILL BE GRANTED:

2.1 **EXCLUSION OF IMPERMISSIBLE RATES**

In terms of Section 17 of the Municipal Property Rates Act, 2004 (Act no. 6 of 2004) a Municipality may not levy a rate

2.1.1 on those parts of a nature reserve, national park or nature reserve within the meaning of the Protected Areas Act;

2.1.2 on the first R15 000.00 of the market value of a property assigned in the valuation or supplementary roll to a category determined by the Municipality:

- (i) for improved residential properties;
- (ii) for properties used for multiple purposes;

2.1.3 on a property registered in the name of and used primarily as a place of public worship, including an official residence which is occupied by an office-bearer.

2.2 **REBATE IN RESPECT OF ZONING**

2.2.1 Sites zoned for residential purposes and used for residential purposes only and of which the total valuation is R40 000.00 or less, will automatically be exempt from property rates;

2.2.2 Regarding sites zoned for improved residential purposes and used for improved residential purposes only and of which the valuation is R40 001.00 or more no exemption as stipulated in 2.2.1 above will apply. Section 2.1.3 will apply in these circumstances where an impermissible exclusion will be awarded on the first R15 000.00 of the valuation of the property.

2.3 **REBATE IN RESPECT OF PENSIONERS**

With regard to paragraph 2.2.2 a 30% additional rebate will be granted to persons at the age of 60 years and older.

For the purposes of 2.3 a ratepayer will be defined as follows: "A registered owner of rateable property who inhabits and controls the property and is responsible for the payment of rates on the property";

2.4 **REBATE IN RESPECT OF AGRICULTURAL AND PUBLIC SERVICE INFRASTRUCTURE PROPERTIES**

2.4.1 A rebate of 75% on rates (refer to 1.3) will be granted in respect of properties which are zoned and used for agricultural purposes;

2.4.2 A rebate of 75% on rates (refer to 1.3) will be granted in respect of properties which are zoned for public service infrastructure

2.4.3 No rebate on rates will be granted to businesses operating on agricultural properties.

2.4.4 The rebate granted to agricultural properties will be equal to seventy five percent (75%) of the rate payable by other rate payers. The differential rate will be calculated as follows:

- (a) a 5% differential due to the fact that the municipality does not provide municipal roads;
- (b) a 5% differential due to the fact that the municipality does not provide sewerage services;
- (c) a 5% differential due to the fact that the municipality does not provide electricity services;
- (d) a 10% differential due to the fact that the municipality does not provide water services;
- (e) a 10% differential due to the fact that the municipality does not provide refuse removal services,
- (f) a 10% differential due to the fact that the farm owner supplies 1 to 10 houses to farm workers.
- (g) a 20 differential due to the fact that the farm owner supplies more than 10 houses to farm workers.
- (h) a 10% differential due to the fact that the owner supplies work opportunities for less than 10 permanent workers.



- (l) a 20% differential due to the fact that the farm owner supplies work opportunities for more than 10 permanent farm workers.

1.) ONLY ONE OF (F) & (G) CAN BE APPLICABLE

2.) ONLY ONE OF (H) & (I) CAN BE APPLICABLE

2.5 **REBATE FOR PROPERTY TO SOCIAL-ECONOMIC ORGANISATIONS.**

2.5.1 A rebate of 80% on rates will be granted to social-economic organisations based on the tariff applicable in the Kannaland area as outlined in section 1.6 above, but only when a tax-certificate is provided.

B. **CONSUMER TARIFFS AND MUNICIPAL TAXES (OTHER THAN PROPERTY RATES)**

In terms of Section 75A(1)(a) of the Local Government: Municipal Systems Act, 2000 (Act 32 of 2000) and Section 12 of the Municipal Fiscal Powers and Functions Act, 2007 (Act No 12 of 2007) the following tariffs is approved:

Electricity	:	7.64% (Awaiting NERSA approval)
Water	:	10%
Rates	:	8%
Refuse	:	8%
Sewerage	:	8%
All other tariffs	:	8%

- C. The complete tariff list and further relevant information are available for perusal at the Municipal offices and libraries in Ladismith, Vanwyksdorp, Zoar and Calitzdorp.


MM HOOGBAARD
MUNICIPAL MANAGER