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LOCAL AUTHORITY NOTICES • PLAASLIKE OWERHEIDS KENNISGEWINGS

LOCAL AUTHORITY NOTICE 156 OF 2019**ENOCH MGIJIMA**

LOCAL MUNICIPALITY

Notice **31/05/2019**

Date No 31 May 2019

Enoch Mgijima Municipality, hereby in terms of section 6 of the Local Government: Municipal property Rates Act, 2004, has by way of **31/05/2019** adopted the Municipality's Property Rates By-law set out hereunder.

ENOCH MGIJIMA MUNICIPALITY**MUNICIPAL PROPERTY RATES BY-LAW(S)****PREAMBLE**

WHEREAS section 229(1) of the Constitution requires a municipality to impose rates on property and surcharges on fees for the services provided by or on behalf of the municipality.

AND WHEREAS section 13 of the Municipal Systems Act read with section 162 of the Constitution require a municipality to promulgate municipal by-laws by publishing them in the gazette of the relevant province.

AND WHEREAS section 6 of the Local Government :Municipal Property Rates Act, 2004 requires a municipality to adopt by –laws to give effect to the implementation of its property rates policy , the by –laws may differentiate between the different categories of properties and different categories of owners of properties liable for the payment of rates,

1. DEFINITIONS

In this by-law, any word or expressions to which a meaning has been assigned in the Local Government: Municipal Property Rates, 2004 (Act No. 6 of 2004), shall bear the same meaning unless the context indicates otherwise.

“Municipality” means Enoch Mgijima Municipality;

‘Property Rates Act’ means the Local Government: Municipal Property Rates Act, 2004 (Act No. 6 of 2004)

‘Rates Policy’ means the policy on the levying of rates on rateable properties of the Enoch Mgijima Municipality, contemplated in chapter 2 of the Municipal Property Rates Act.

2. OBJECTS

The object of this by-law is to give effect to the implementation of the Rates Policy as contemplated in section 6 of the Municipal Property Rates Act.

3. ADOPTION AND IMPLEMENTATION OF RATES POLICY

3.1 The municipality shall adopt and implement its Rates Policy consistent with the Municipal Property Rates Act on the levying of rates on rateable property within the jurisdiction of the municipality; and

3.2 The Municipality shall not be entitled to levy rates other than in terms of its Rates Policy.

4. CONTENTS OF RATES POLICY

The Rates Policy shall inter alia:

- a. Apply to all rates levied by the Municipality pursuant to the adoption of its Annual Budget;
- b. Comply with the requirements for:
 - i. the adoption and contents of a rates policy specified in section 3 of the Act;
 - ii. the process of community participation specified in section 4 of the Act; and

- iii. the annual review of a Rates Policy specified in section in section 5 of the Act
- c. Provide for principles ,criteria and implementation measures that are consistent with the Municipality Property Rates Act for the levying of rates which the council may adopt;and
- d. Provide for enforcement mechanisms that are consistent with the Municipal Property Rates Act and the Local Government :Municipal Systems Act, 2000(Act No 32 of 2000)

5. PROPERTY CATEGORIES

Enoch Mgijima Local Municipality has the following property categories:

- 5.1 Residential properties
- 5.2 Industrial properties
- 5.3 Business and commercial properties
- 5.4 Agricultural properties
- 5.5 Properties owned by an organ of state and used for public service purposes
- 5.6 Public Service Infrastructure properties
- 5.7 Properties owned by public benefit organisation and used for specified public benefit activities
- 5.8 Vacant land, excluding agricultural land
- 5.9 Mining properties
- 5.10 Properties owned by public benefit organisation and used for specified public

6. ENFORCEMENT OF THE RATES POLICY

The Municipality's Rates Policy shall be enforced through the Credit Control and Debt Collection Policy and any futher enforcement mechanisms stipulated in the Act and the Municipality's Rates Policy

7. SHORT TITLE AND COMMENCEMENT

This By-law is called the Municipal Property Rates By-law, and takes effect on the date of publication in the Provincial Gazette.



ENOCH MGIJIMA
LOCAL MUNICIPALITY

RESOLUTION ON LEVYING PROPERTY RATES IN TERMS OF SECTION 14 OF THE LOCAL GOVERNMENT: MUNICIPAL PROPERTY RATES ACT, 2004. (ACT NO.6 of 2004).

Notice No. 31/05/2019

Date: 31 May 2019

MUNICIPAL NOTICE NO: 31/05/2019

ENOCH MGIJIMA MUNICIPALITY RESOLUTION LEVYING PROPERTY RATES FOR THE FINANCIAL YEAR 1 JULY 2019 TO 30 JUNE 2020

Notice is hereby given terms of section 14(1) and (2) of the Local Government: Municipal Property Rates Act, 2004; that at its meeting of 20 June 2019, the Council resolved by way of council resolution number xxx, to levy the rates on property reflected in the schedule below with effect from 1 July 2019.

<u>PROPERTY RATES AND LEVIES</u>			
<u>Proposed 2019/20</u>			
General Rate	2019/2020	2018/2019	
Domestic (cents in a Rand)	0.00839055	0.00839055	Cents in a Rand
Business/ Commercial (cents in a Rand)	0.01060689	0.01060689	Cents in a Rand
Government/ Parastatals (State Owned) (cents in a Rand)	0.00839202	0.00839202	Cents in a Rand
Agricultural (cents in a Rand)	0.00214305	0.00214305	Cents in a Rand

PSI (cents in a Rand)	0.00214305	0.00214305	Cents in a Rand
Parking Development Rate (cents in a Rand)			Cents in a Rand
Vacant land	0.03918873	0.03918873	Cents in a Rand
Municipal Properties			Exempted
Places of Worship			Exempted
PBO			Exempted

Full details of the Council resolution and rebates, reductions and exclusions specific to each category of owners of properties or owners of a specific category of properties as determined through criteria in the municipality's rates policy are available for inspection on the municipality's offices, website (www.enochmgijima.gov.za) and all public libraries.

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