

**GREATER TAUNG LOCAL MUNICIPALITY  
GENERAL VALUATION OBJECTION FORM  
MUNICIPAL OFFICE, TAUNG  
NORTH-WEST PROVINCE**

**FORM B: BUSINESS PROPERTIES** (e.g. Business, factory .office, Schools) (PROPERTIES OTHER THAN RESIDENTIAL OR AGRICULTURAL)

OBJECTION NO.

**THE MUNICIPAL MANAGER:**

**GREATER TAUNG LOCAL MUNICIPALITY**

FORM/RECEIPT NO.

**LODGING OF AN OBJECTION AGAINST A MATTER REFLECTED IN OR OMITTED FROM THE GENERAL VALUATION ROLL FOR THE PERIOD 01 JULY 2020 TO 30 JUNE 2025, IN TERMS OF SECTION 50(1) OF THE LOCAL GOVERNMENT: MUNICIPAL PROPERTY RATES ACT, 2004{ACT NO 6 OF 2004}**



(COMPLETE A SEPARATE FORM FOR EACH ENTRY OBJECTED TO)

ERF/UNIT NO.  SUBURB/ SCHEME NAME

**SECTION 1: OBJECTION INFORMATION**

**1.1 WHERE THE OBJECTOR IS THE OWNER**

REGISTERED OWNER OF PROPERTY

IDENTITY NO  COMPANY OR C.C. REGISTRATION NO.

PHYSICAL ADDRESS OF OWNER  DDE

POSTAL ADDRESS OF OWNER  DDE

TELEPHONE NO.: HOME  ( ) WORK  ( )

CEL  FAX NO  ( )

E-MAIL ADDRESS

**1.2 WHERE THE OBJECTOR IS NOT THE OWNER OR THE MUNICIPALITY IS THE OBJECTOR**

NAME OR OBJECTOR:

IDENTITY NO.  COMPANY OR C.C. REGISTRATION NO.

POSTAL ADDRESS OF OWNER  DDE

TELEPHONE NO.: HOME  ( ) WORK  ( )

CEL  FAX NO  ( )

E-MAIL ADDRESS

STATUS OF OBJECTOR (e.g. Tenant, Pending, Purchaser, Municipality etc)

**1.3 AUTHORISED REPRESENTATIVE OF THE OBJECTOR**

NAME OF REPRESENTATIVE:

POSTAL ADDRESS  DDE

TELEPHONE NO.: HOME  ( ) WORK  ( )

CEL  FAX NO  ( )

E-MAIL ADDRESS

**IF A REPRESENTATIVE IS APPOINTED, PROOF OF AUTHORISATION MUST BE ATTACHED**

**FORM B: BUSINESS PROPERTIES (FULL TITLE)**

**SECTION 2: PROPERTY DETAILS (FOR SECTIONAL TITLES SEE SECTION 4)**

PHYSICAL ADDRESS (IF AVAILABLE)  CODE

EXTENT OF PROPERTY/STAND  m<sup>2</sup>

MUNICIPAL ACCOUNT NO:  (if available)

NAME OF BOND HOLDER	REGISTERED AMOUNT OF BOND	(If applicable)
<input type="text"/>	<input type="text"/>	

PROVIDE FULL DETAILS OF ALL SERVITUDES, ROAD PROCLAMATIONS OR OTHER ENDORSEMENTS AGAINST THE PROPERTY (If applicable)

SERVITUDE NO.  AFFECTED AREA  m<sup>2</sup>

IN FAVOUR OF

FOR WHAT PURPOSE

WAS COMPENSATION PAID  YES  NO  YES: . DATE OF PAYMENT  AMOUNT  R.....

**SECTION 3: DESCRIPTION OF BUILDING ( For sectional titles see section 4)**  
(INFORMATION UNDER 3.1 TO 3.4 TO BE SUPPLIED BY MEANS OF ANNEXURE AS FOLLOWS)

**3.1 TENANT AND RENT INFORMATION-ANNEXURE A**

NAME OF TENANT	SIZE	RENTAL(EXCL VAT	EXCLATION OF RENTAL	OTHER CONTRIBUTION	TERM CONTRIBUTION	START DATE
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

3.2 SCHEDULE OF EXPENSES INCLUDING: MUNICIPAL, ADMINISTRATION, INSURANCE, SECURITY etc- ANNEXURE

3.3 STATEMENT OF INCOME AND EXPENDITURE FOR PREVIOUS FINACIAL YEAR-ANNEXURE C

3.4 BUILDING SIZE-ANNEXURE D

BUILDING NO	SIZE M <sup>2</sup>	DESCRIPTION e.g used as shop,office,etc	CONDITION
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

3.5 IF THE PROPERTY HAS NOT BEEN DEVELOPED TO ITS HIGHEST AND BEST USE, INDICATE THE EXTENT OF THE LAND THAT IS AVAILABLE FOR FURTHER DEVELOPMENT

M<sup>2</sup>

OTHER FEATURES OF THE BUILDING: (PROVIDE ANNEXURE IF NECESSARY) \_\_\_\_\_

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**FORM B: BUSINESS PROPERTIES (e.g. Business, Factories, offices, school)(PROPERTIES OTHER THAN RESIDENTIAL OR AGRICULTURAL)**

**SECTION 4: SECTIONAL TITLE UNITS**

SCHEME NO:  NAME OF SCHEME  NO  SIZE

NAME OF MANAGING AGENT  TEL NO.

SHOPS	M <sup>2</sup>	OTHER		M <sup>2</sup>
OFFICES	M <sup>2</sup>	OTHER		M <sup>2</sup>
FACTORIES	M <sup>2</sup>	OTHER		M <sup>2</sup>

MONTHLY LEVY

DETAILS OF EXCLUSIVE USE AREAS

COMMON PROPERTY CONSISTS OF:		GARAGE	
SWIMMING POOL		CARPORT	
TENNIS COURT		OPEN PARKING	
OTHER		STORE ROOM	
OTHER		GARDEN	
OTHER		OTHER	

**SECTION 5: MARKET INFORMATION**

IF YOUR PROPERTY IS CURRENTLY ON THE MARKET  
WHAT IS THE ASKING PRICE?

R

IF YOUR PROPERTY HAS BEEN ON THE MARKET IN  
THE PAST 12 MONTHS, WHAT WAS THE ASKING  
PRICE?

R

OFFER RECEIVED R

OFFER RECEIVED R

NAME OF AGENT:

TEL NO:

SALE TRANSACTIONS (OF OTHER SIMILAR PROPERTIES IN THE VICINITY) USED BY THE OBJECTOR IN DETERMINING THE DEEMED MARKET VALUE OF THE PROPERTY OBJECTED TO. (IF INSUFFICIENT SPACE PROVIDE ANNEXURE E)

ERF / UNIT NO	SUBURB / SCHEME NAME	DATE OF SALE	SELLING PRICE

**SECTION 6: OBJECTION DETAILS**

	PARTICULARS AS REFLECTED IN VALUATION ROLL AS ON 1/07/2020	CHANGES REQUESTED BY OBJECTOR
DESCRIPTION OF THE PROPERTY/ UNIT NO.		
RATING CATEGORY		
PHYSICAL ADDRESS		
EXTENT m <sup>2</sup>		
MARKET VALUE		
NAME OF OWNER		

ADVERSE FEATURES AND/OR FURTHER REASONS IN SUPPORT OF THIS OBJECTION (ANNEXURE E CAN BE PROVIDED)

**FORM B: BUSINESS PROPERTIES** (e.g. business, factories, offices, school ;)( **PROPERTIES OTHER THAN RESIDENTIAL OR AGRICULTURAL**

**SECTION 7: DECLARATION**

ATTENTION IS HEREBY DRAWN TO SECTION 42(2) OF THE ACT WHICH STATES THAT WHERE ANY DOCUMENT, INFORMATION OR PARTICULARS WERE NOT PROVIDED WHEN REQUIRED IN TERMS OF SUBSECTION 42 (1) OF THE ACT AND THE OWNER CONCERNED RELIES ON SUCH DOCUMENT, INFORMATION OR PARTICULARS IN AN APPEAL TO AN APPEAL BOARD, THE APPEAL BOARD MAY MAKE AN ORDER AS TO COSTS IN TERMS OF SECTION 70 OF THE ACT IF THE APPEAL BOARD IS OF THE VIEW THAT THE FAILURE TO SO HAVE PROVIDED ANY SUCH DOCUMENTS OR INFORMATION OR PARTICULARS HAS PLACED AN UNNECESSARY BURDEN ON THE FUNCTION OF THE MUNICIPAL VALUER OR THE APPEAL BOARD.

I/WE \_\_\_\_\_ HEREBY DECLARE THAT THE ABOVE INFORMATION AND ATTACHED PARTICULARS SUPPLIED ARE TRUE AND CORRECT.

DATE:

YEAR	MONTH	DAY

SIGNATURE: \_\_\_\_\_

<b><u>OFFICIAL USE</u></b>		
<b>SECTION 8: DECISION OF MUNICIPAL VALUER</b>		
DISCRIPTION OF THE PROPERTY		
CATEGORY		
PHYSICAL ADDRESS /DOOR/FLAT		
EXTENT		
MARKET VALUE AS ON 1/07/2020		
NAME OF OWNER		
REASON OF THE MUNICIPAL VALUER		
_____		
_____		
_____		
_____		
NAME OF MUNICIPAL VALUER/ ASSISTANT MUNICIPAL VALUER	DATE: _____	
SIGNATURE:		
<b>SECTION 9: NOTIFICATION OF OUTCOME</b>		
VALUATION ROLL ADJUSTED	SIGNATURE	DATE
OBJECTOR NOTIFIED		
OWNER NOTIFIED		
SECTION 52(1) (a)		
WHERE APPLICABLE		