



MOGALAKWENA MUNICIPALITY

FORM C: AGRICULTURAL HOLDINGS OR FARMS

Objection No

THE MUNICIPAL MANAGER
MOGALAKWENA LOCAL MUNICIPALITY

LOGGING OF AN OBJECTION AGAINST THE DECISION OF THE MUNICIPAL VALUER REGARDING MATTERS PERTAINING TO A SPECIFIC PROPERTY AS REFLECTED IN OR OMITTED FROM THE **GENERAL VALUATION ROLL** FOR THE PERIOD **1 JULY 2024 TO 30 JUNE 2029**.

Delete whichever is not applicable.

DESCRIPTION OF PROPERTY IN RESPECT OF WHICH THE OBJECTION IS MADE (COMPLETE A SEPARATE FORM FOR EACH ENTRY OBJECTED TO), DELETE SECTIONS WHICH ARE NOT APPLICABLE.

| | | | |
|------------|----------------------|----------------------------------|----------------------|
| PORTION NO | <input type="text"/> | AGRICULTURAL HOLDING / FARM NAME | <input type="text"/> |
| FARM NO | <input type="text"/> | REGISTRATION DIVISION | <input type="text"/> |

SECTION 1: OBJECTOR INFORMATION

1.1 OBJECTOR IS THE OWNER

| | | | | |
|------------------------------|----------------------|-------------------------------|----------------------|----------------------|
| REGISTERED OWNER OF PROPERTY | <input type="text"/> | | | |
| IDENTITY NO. | <input type="text"/> | COMPANY OR CC REGISTRATION NO | <input type="text"/> | |
| PHYSICAL ADDRESS OF OWNER | <input type="text"/> | | | CODE |
| POSTAL ADDRESS OF OWNER | <input type="text"/> | | | CODE |
| TELEPHONE NO | HOME | <input type="text"/> | WORK | <input type="text"/> |
| | CELL | <input type="text"/> | FAX | <input type="text"/> |
| E-MAIL ADDRESS | <input type="text"/> | | | |

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

| | | | | |
|---|----------------------|-------------------------------|----------------------|----------------------|
| NAME OF OBJECTOR | <input type="text"/> | | | |
| IDENTITY NO. | <input type="text"/> | COMPANY OR CC REGISTRATION NO | <input type="text"/> | |
| POSTAL ADDRESS OF OBJECTOR | <input type="text"/> | | | CODE |
| TELEPHONE NO | HOME | <input type="text"/> | WORK | <input type="text"/> |
| | CELL | <input type="text"/> | FAX | <input type="text"/> |
| E-MAIL ADDRESS | <input type="text"/> | | | |
| STATUS OF OBJECTOR e.g., Tenant, Pending Purchaser, Municipality, other | <input type="text"/> | | | |

1.1 AUTHORISED REPRESENTATIVE OF THE OBJECTOR

| | | | | |
|----------------------------------|----------------------|-------------------------------|----------------------|----------------------|
| NAME OF REPRESENTATIVE | <input type="text"/> | | | |
| IDENTITY NO. | <input type="text"/> | COMPANY OR CC REGISTRATION NO | <input type="text"/> | |
| POSTAL ADDRESS OF REPRESENTATIVE | <input type="text"/> | | | CODE |
| TELEPHONE NO | HOME | <input type="text"/> | WORK | <input type="text"/> |
| | CELL | <input type="text"/> | FAX | <input type="text"/> |
| E-MAIL ADDRESS | <input type="text"/> | | | |

Note – All data fields on the form must be completed in full and omitted data may invalidate your objection. For fields that do not apply to your circumstance then to reflect as Not Applicable (N/A). The onus is on the objector to confirm that your objection has been received by the Municipality within the prescribed objection period for the validation, and late objections received after the close of the objection period, will not be accepted.



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

SECTION 2: PROPERTY DETAILS

PHYSICAL ADDRESS CODE

EXTENT OF PROPERTY M²

MUNICIPAL ACCOUNT NO (If available)

| NAME OF BOND HOLDER | REGISTERED AMOUNT OF BOND |
|----------------------|---------------------------|
| <input type="text"/> | <input type="text"/> |

(If available)

PROVIDE FULL DETAILS OF ALL SERVITUDES, ROADS PROCLAMATIONS OR OTHER ENDORSEMENTS AGAINST THE PROPERTY (IF APPLICABLE)

| SERVITUDE NO | AFFECTED AREA | M ² |
|----------------------|----------------------|----------------------|
| <input type="text"/> | <input type="text"/> | <input type="text"/> |
| IN FAVOUR OF | <input type="text"/> | |
| FOR WHAT PURPOSE | <input type="text"/> | |

| WAS COMPENSATION PAID | YES | NO |
|----------------------------|----------------------|--|
| <input type="text"/> | <input type="text"/> | <input type="text"/> |
| IF YES: DATE OF PAYMENT | <input type="text"/> | AMOUNT <input type="text"/> R <input type="text"/> |

SECTION 3: DESCRIPTION OF RESIDENTIAL DWELLING (FOR SECTIONAL TITLE COMPLETE SECTION 4) (INDICATE NUMBER OR STATE YES/NO IN APPROPRIATE BOX)

| | | | | | | | |
|-----------------|----------------------|--------------------------|----------------------|--|----------------------|----------|----------------------|
| NO. OF BEDROOMS | <input type="text"/> | NO. OF BATHROOMS | <input type="text"/> | KITCHEN | <input type="text"/> | LOUNGE | <input type="text"/> |
| DINING ROOM | <input type="text"/> | LOUNGE WITH DINNING ROOM | <input type="text"/> | STUDY | <input type="text"/> | PLAYROOM | <input type="text"/> |
| TELEVISION ROOM | <input type="text"/> | LAUNDRY | <input type="text"/> | SEPARATE TOILET | <input type="text"/> | | |
| OTHER | <input type="text"/> | | | SIZE OF MAIN DWELLING (m ²) <input type="text"/> | | | |

3.2 OTHE BUILDINGS – ATTACH AS ANNEXURE A

| BUILDING NO. | DESCRIPTION | SIZE M2 | CONDITION | IS THE BUILDING FUNCTIONAL |
|----------------------|----------------------|----------------------|----------------------|----------------------------|
| <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> |

3.3 IS ANY PORTION OF THE PROPERTY USED FOR ANY PURPOSE OTHER THAN AGRICULTURE? (E.G. Business, mining, eco-tourism, trading in or hunting game)

| TICK | |
|----------------------|----------------------|
| YES | NO |
| <input type="text"/> | <input type="text"/> |

IF YES – DESCRIBE THE USE(S) _____

IF NECESSARY, PROVIDE ANNEXURE B _____

3.4 LAND USE ANALYSIS

| CONDITION OF FENCES | | |
|----------------------|----------------------|-------------------------|
| GOOD | AVERAGE | POOR |
| <input type="text"/> | <input type="text"/> | <input type="text"/> |
| AREA GAME FENCED | | Ha <input type="text"/> |

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| | |
|---------------------------------|----|
| NON-AGRICULTURAL (REFER TO 3.3) | ha |
| GRAZING | ha |
| UNDER IRRIGATION | ha |
| DRY LAND | ha |
| PERMANENT CROPS | ha |
| OTHER | ha |
| OTHER | ha |
| OTHER | ha |
| TOTAL | ha |

| | |
|---------------------|--|
| NUMBER OF BOREHOLES | |
| OUTPUT LITRES/HOUR | |
| DAMS | |
| CAPACITY | |

| | | | |
|-------------------------------------|--|----|--|
| IS THE PROPERTY EXPOSED TO A RIVER? | | | |
| YES | | NO | |

3.5 OTHER

| | | | | |
|--|-----|--|----|--|
| IS YOUR PROPERTY AFFECTED BY A LAND CLAIM? | YES | | NO | |
|--|-----|--|----|--|

| | | |
|-----------|---------------|--|
| IF YES: - | DATE OF CLAIM | |
| | GAZETTE NO. | |

| | | | | |
|---------------------------|-----|--|----|--|
| DO YOU HAVE WATER RIGHTS? | YES | | NO | |
|---------------------------|-----|--|----|--|

IF YES: - PROVIDE DETAILS _____

| | | | | |
|---|-----|--|----|--|
| HAVE YOU APPLIED FOR REZONING OR CONSENT USE? CONSENT USE e.g., guest houses, business etc. | YES | | NO | |
|---|-----|--|----|--|

IF YES: - PROVIDE DETAILS _____

| | | | | |
|--|-----|--|----|--|
| HAS YOUR AGRICULTURAL HOLDINGS PROPERTY BEEN EXCISED | YES | | NO | |
|--|-----|--|----|--|

IF YES: - FULL DETAILS _____

| | | | | |
|--|-----|--|----|--|
| HAS THE TOWNSHIP BEEN APPLIED FOR OR PROCLAIMED? | YES | | NO | |
|--|-----|--|----|--|

IF YES: - NEW FARM DESCRIPTION _____

TENANT AND RENT INFORMATION – ANNEXURE C

| NAME OF TENANT | SIZE | RENTAL EXCL VAT) | ESCALATION | OTHER CONTRIBUTIONS | TERM OF LEASE | START DATE | USE |
|----------------|------|------------------|------------|---------------------|---------------|------------|-----|
|----------------|------|------------------|------------|---------------------|---------------|------------|-----|

SECTION 4: MARKET INFORMATION

IF YOUR PROPERTY IS CURRENTLY ON THE MARKET

| | |
|---------------------------|---|
| WHAT IS THE ASKING PRICE? | R |
| OFFER RECEIVED | R |
| NAME OF AGENT | |

IF YOUR PROPERTY HAS BEEN ON THE MARKET THE LAST 3 YEARS

| | |
|----------------------------|---|
| WHAT WAS THE ASKING PRICE? | R |
| OFFER RECEIVED | R |
| TEL NO | |

SALE TRANSACTIONS (OF OTHER PROPERTIES IN THE VICINITY) USED BY THE OBJECTOR IN DETERMINING THE MARKET VALUE OF PROPERTY OBJECTED TO _____

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

SECTION 6: OBJECTION DETAILS

| | PARTICULARS AS REFLECTED IN THE VALUATION ROLL | CHANGES REQUESTED BY OBJECTOR |
|---------------------------------------|--|-------------------------------|
| DESCRIPTION OF THE PROPERTY/ UNIT NO. | | |
| CATEGORY | | |
| PHYSICAL ADDRESS/DOOR NO./FLAT NO. | | |
| EXTENT | | |
| MARKET VALUE | | |
| NAME OF OWNER | | |

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

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 HAVE PROVIDED ANY SUCH DOCUMENT, INFORMATION OR PARTICULARS HAS PLACED AN UNNECESSARY BURDEN ON THE FUNCTIONS OF THE MUNICIPAL VALUER OR THE APPEAL BOARD.

I / WE..... HEREBY DECLARE THAT THE INFORMATION AND PARTICULARS SUPPLIED ARE TRUE AND CORRECT.

| YEAR | MONTH | DAY |
|------|-------|-----|
| | | |

SIGNATURE

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