

FORM C: AGRICULTURAL HOLDINGS OR FARMS

Objection No.

Date: _____

The Municipal Manager
Mogalakwena Municipality
P O Box 34
MOKOPANE
0600

LODGING OF AN OBJECTION AGAINST A MATTER REFLECTED IN OR OMITTED FROM THE SUPPLEMENTARY VALUATION ROLL FOR THE PERIOD 1 JULY 2008 TO 30 JUNE 2012

Description of property in respect of which the objection is made
(Complete a separate form for each entry objected to)

1.1 Objector Information

Registered Owner of Property

Identity No.

Company or CC
Registration No.

Physical Address
of Owner

Code

Postal Address of
Owner

Code

Telephone Home
No.:

()

Work

()

Cell

Fax

()

E-mail Address

1.2 Objector is not the Owner or Municipality is the Objector

Complete: Erf / Unit No. _____ Area / Scheme Name

Name of Objector:

Identity No. Company or CC Registration No.

Postal Address of Objector Code

Telephone No.: Home () Work ()

Cell Fax ()

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 Code

Telephone No.: Home () Work ()

Cell Fax ()

E-mail Address

* If a representative is appointed, proof of authorization must be attached

Section 2: Property details (For Sectional Titles see section 4)

Physical Address

Code

Extent of Property

m²

Municipal Account No.

(if available)

Name of Bond Holder

Registered Amount of Bond

(if applicable)

| | |
|---------------------|---------------------------|
| Name of Bond Holder | Registered Amount of Bond |
| | |

Provide full details of all servitudes, road proclamations or other endorsements against the property (if applicable)

| | | | |
|------------------|--|---------------|----------------|
| | | | |
| Servitude No. | | Affected Area | m ² |
| In favour or | | | |
| For what purpose | | | |

Was Compensation paid

| | |
|-----|----|
| Yes | No |
|-----|----|

If Yes: - Date of Payment

Amount

Section 3: Description of buildings

Complete: Erf / Unit No. _____ Area / Scheme Name

Please complete the bottom of each page.

3.1 Main dwelling on farm / holding

(Indicate number or state YES / NO in appropriate box)

| | | | | | | | |
|-----------------|--|-------------------------|--|-----------------------|--|----------|----------------|
| No. of Bedrooms | | No. of Bathrooms | | Kitchen | | Lounge | |
| Dining Room | | Lounge with Dining room | | Study | | Playroom | |
| Television Room | | Laundry | | Separate Toilet | | | |
| Other | | | | Size of main dwelling | | | m ² |

3.2 Other buildings – attach as Annexure A

| Building No. | Description | Size m ² | Condition | Is the building functional |
|--------------|-------------|---------------------|-----------|----------------------------|
| | | | | |

3.3 Is any portion of the property used for an purpose other than agriculture?

(e.g. Business, mining, eco-tourism, trading in or hunting of game)

| | |
|-----|----|
| Yes | No |
| | |

If Yes: - Describe the use(s)

If necessary provide Annexure B

3.4 Land use analysis:

| | |
|---------------------------------|--|
| Non Agricultural (refer to 3.3) | |
| Grazing | |
| Under irrigation | |
| Dry land | |
| Permanent crops | |
| Other | |
| Other | |
| Other | |
| Total | |

| Condition of fences | | |
|---------------------|---------|------|
| Good | Average | Poor |
| | | |

Area game fenced _____ ha

Number or boreholes _____

Output litres / hour _____

| | |
|-------|----|
| _____ | ha |
| _____ | |
| _____ | |

Dams Capacity _____

Is the property exposed to a river?

| | | | |
|-----|--|----|--|
| Yes | | No | |
|-----|--|----|--|

3.5 Other

Is your property affected by a land claim?

| | | | |
|-----|--|----|--|
| Yes | | No | |
|-----|--|----|--|

Complete: Erf / Unit No. _____ Area / Scheme Name _____

Please complete the bottom of each page.

If yes:

Date of claim

| |
|--|
| |
|--|

Gazette number

| |
|--|
| |
|--|

Do you have water rights?

| | | | |
|-----|--|----|--|
| Yes | | No | |
|-----|--|----|--|

If yes: - Details

Have you applied for a rezoning or consent use?

| | | | |
|-----|--|----|--|
| Yes | | No | |
|-----|--|----|--|

Consent use e.g. as guest houses, business *et cetera*.

If yes: - Details

Has your agricultural holdings property been exercised?

| | | | |
|-----|--|----|--|
| Yes | | No | |
|-----|--|----|--|

If yes: - New farm description

Has the township been applied for or proclaimed?

| | | | |
|-----|--|----|--|
| Yes | | No | |
|-----|--|----|--|

If yes: - Details

Tenant and rent information – Annexure C

| Name of tenant | Size | Rental (Excl VAT) |
|----------------|------|-------------------|
| | | |

Complete: Erf / Unit No. _____ Area / Scheme Name

Please complete the bottom of each page.

| | | |
|--|--|--|
| | | |
|--|--|--|

| Escalation of rental | Other Contribution | Term of lease | Start date | Use |
|----------------------|--------------------|---------------|------------|-----|
| | | | | |

Section 4: Market Information

If your property is currently on the market. What is the asking price?

If your property has been on the market in the last 3 years what was the asking price?

| | | | | |
|----------------|---|--|----------|--|
| | R | | | |
| Offer received | R | | Received | |
| Name of agent: | | | Tel. No. | |

Sale transactions used by the objector in determining the market value of property objected to (if insufficient space provide Annexure D).

| Holding / portion no. | Agricultural holding / Farm | Date of Sale | Selling price |
|-----------------------|-----------------------------|--------------|---------------|
| | | | |
| | | | |
| | | | |

Section 5: Objection Details

| | Particulars as reflected in the valuation roll | Changes requested by objector |
|-----------------------------|--|-------------------------------|
| Description of the property | | |
| Category | | |
| Physical address | | |
| Extent | | |
| Market value | | |
| Name of owner | | |

Adverse features and/or further reasons in support of this objection (Annexure E can be provided).

Complete: Erf / Unit No. _____ Area / Scheme Name

Please complete the bottom of each page.

Section 6: 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 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.

Date:

| Year | Month | Day |
|------|-------|-----|
| | | |

Signature

OFFICIAL USE

Section 7: Decision of Municipal Valuer

| | |
|-----------------------------|--|
| Description of the property | |
| Category | |
| Physical address | |
| Extent | |
| Market value | |
| Name of owner | |

Reasons of the Municipal Valuer

Complete: Erf / Unit No. _____ Area / Scheme Name

Please complete the bottom of each page.

Name of Municipal Valuer / Assistant Municipal Valuer *
 *Delete whichever is not applicable

| |
|--|
| |
| |

Signature:

Date:

| Year | Month | Day |
|------|-------|-----|
| | | |

Section 8: Notification of outcome

| | Signature | Date |
|-----------------------------------|-----------|------|
| Valuation Roll adjusted | | |
| Objector notified | | |
| Owner notified | | |
| Section 52(1)(a) where applicable | | |

Complete: Erf / Unit No. _____ Area / Scheme Name

Please complete the bottom of each page.