



**MADIBENG LOCAL MUNICIPALITY**  
**GENERAL VALUATION OBJECTION FORM**  
**MUNICIPAL OFFICE, VAN VELDEN STREET, BRITS**  
**NORTH-WEST PROVINCE**

**FORM C: AGRICULTURAL HOLDINGS OR FARMS**

**THE MUNICIPAL MANAGER:**  
**MADIBENG LOCAL MUNICIPALITY**

OBJECTION NO.

FORM/RECEIPT NO.

LODGING OF AN OBJECTION AGAINST A MATTER REFLECTED IN OR OMITTED FROM THE GENERAL VALUATION ROLL FOR THE PERIOD 01 JULY 2024 TO 30 JUNE 2029, 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)

HOLDING/PORION  NAME OF AGRICULTURAL HOLDING/FARM

SECTION 1: OBJECTION INFORMATION FARM NO  REG.DEV.

**1.1 WHERE THE OBJECTOR IS THE OWNER**

REGISTERED OWNER OF PROPERTY

IDENTITY NO  COMPANY OR C.C. REGISTRATION NO.

PHYSICAL ADDRESS OF OWNER  CODE

POSTAL ADDRESS OF OWNER  CODE

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  CODE

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  CODE

TELEPHONE NO.: HOME ( )  WORK ( )

CEL  FAX NO ( )

E-MAIL ADDRESS

IS THIS PROPERTY EXPOSED TO A RIVER?	
YES	NO

**FORM C: AGRICULTURAL HOLDINGS OR FARMS**

**3.5 OTHER**

IS YOUR PROPERTY AFFECTED BY A LAND CLAIM? TICK

IF YES -DATE OF CLAIM   
 GAZETTE NO:

DO YOU HAVE WATER RIGHTS? TICK YES

IF YES-DETAILS

HAVE YOU APPLIED FOR REZONING OR COSENT USE    
 COSENT USE, EG AS GUEST HOUSE, BUSINESS, DETAILS

HAS YOUR AGRICULTURAL HOLDING PROPERTY BEEN EXCISED, TICK YES

IF YES -NEW FARM DESCRIPTION

HAS THE TOWNSHIP BEEN APPLIED FOR OR PROCLAIMED?

IF YES DETAILS

**TENANT AND RENT INFORMATION-ANNEXURE**

NAME OF TENANT	SIZE	RENTAL(EXCLVAT)	ESCALATION	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?

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	CHANGES REQUESTED BY OBJECTOR
DESCRIPTION OF THE PROPERTY/ UNIT NO.		
RATING CATEGORY		
PHYSICAL ADDRESS		
EXTENT m <sup>2</sup>		
MARKET VALUE AS ON 1 July 2024		
NAME OF OWNER		

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

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

**FORM C: AGRICULTURAL HOLDINGS OR FARM**

**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 IF 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**

NO. OF BEDROOM		NO. OF BATHROOMS		KITCHEN	LOUNGE		TERM CONTRIBUTION	
DINING ROOM				STUDY	PLAYROOM			
TELEVISION ROOM				SEPARATE TOILET				
OTHER				SIZE OF MAIN DWELLING M <sup>2</sup>				

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

3.2 IS ANY PORTION OF THE PROPERTY USED FOR ANY PURPOSE OTHER THAN AGRICULTURAL?

TICK  YES  NO

IF YES DESCRIBE THE USE(S) \_\_\_\_\_  
IF NECESSARY PROVIDE ANNEXURE B

**3.3 BUILDING SIZE-ANNEXURE D**

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

**3.4 LAND USE ANALYSIS**

NON AGRICULTURAL REFER TO 3.3	HECTORS	CONDITION OF FENCE		
		GOOD	AVERAGE	POOR
GRAZING				
UNDER IRRIGATION				
DRY LAND		AREA GAME FENCED		
PERMANENT CROPS				
OTHER		NUMBER OF BOREHOLES		
OTHER				
OTHER		OUTPUT: LITRES/HOURS		
TOTAL	ha			

# FORM C: AGRICULTURAL HOLDINGS OR FARMS

## 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: \_\_\_\_\_

### OFFICIAL USE

#### SECTION 8: DECISION OF MUNICIPAL VALUER

DISCRIPTION OF THE PROPERTY	
CATEGORY	
PHYSICAL ADDRESS /DOOR/FLAT	
EXTENT	
MARKET VALUE AS ON 1/7/2024	
NAME OF OWNER	

REASON OF THE MUNICIPAL VALUER

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

NAME OF MUNICIPAL VALUER/  
ASSISTANT MUNICIPAL VALUER

-----

DATE: -----

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

#### SECTION 9: NOTIFICATION OF OUTCOME

VALUATION ROLL ADJUSTED

OBJECTOR NOTIFIED

OWNER NOTIFIED

SECTION 52(1) (a)

WHERE APPLICABLE

SIGNATURE	DATE