

Form C : Agricultural Holdings and Farms



THE MUNICIPAL MANAGER
Dr. Pixley Ka Isaka Seme Local Mun.

OBJECTION NO.

LOGGING OF AN OBJECTION AGAINST A MATTER REFLECTED IN OR OMITTED FROM THE VALUATION ROLL FOR THE PERIOD 1 JULY 2024 TO 30 JUNE 2030

DESCRIPTION OF PROPERTY IN RESPECT OF WHICH THE OBJECTION IS MADE

(COMPLETE A SEPARATE FORM FOR EACH ENTRY OBJECTED TO)

HOLDING/PTN NO.

AGRICULTURAL
HOLDING/FARM

SECTION 1: OBJECTOR INFORMATION

FARM NO.

REG. DIV

1.1 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 (

)

CELL

FAX NO. (

)

E-MAIL ADDRESS

**1.2 OBJECTOR IS NOT THE OWNER OR MUNICIPALITY IS THE OBJECTOR*
 (*AUTHORITY OF MUNICIPALITY MUST BE PROVIDED ON REQUEST)**

NAME OF OBJECTOR:

IDENTITY NO.

COMPANY OR C.C.
REGISTRATION NO.

POSTAL ADDRESS OF
OBJECTOR

CODE

TELEPHONE NO.:

HOME (

)

WORK (

)

CELL

FAX NO. (

)

E-MAIL ADDRESS

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

1.3 REPRESENTATION

NAME OF REPRESENTATIVE:

POSTAL ADDRESS

CODE

TELEPHONE NO.:

HOME (

)

WORK (

)

CELL

FAX NO. (

)

E-MAIL ADDRESS

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

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

PHYSICAL ADDRESS (IF AVAILABLE) CODE

EXTENT OF PROPERTY m² (As per Title Deed)

MUNICIPAL ACCOUNT NO. (If available)

NAME OF BOND HOLDER	REGISTERED AMOUNT OF BOND

PROVIDE FULL DETAILS OF ALL SERVITUDES, ROAD PROCLAMATIONS OR OTHER ENDORSEMENTS AGAINST THE PROPERTY

SERVITUDE NO.		AFFECTED AREA	m ²
IN FAVOUR OF			
FOR WHAT PURPOSE			

WAS COMPENSATION PAID IF YES:-

YES	NO
-----	----

 DATE OF PAYMENT AMOUNT R

SECTION 3: DESCRIPTION OF BUILDINGS

3.1 MAIN DWELLING ON FARM/HOLDING (INDICATE NUMBER OR STATE YES/NO IN APPROPRIATE BOX)

NO. OF BEDROOMS		NO. OF BATHROOMS		KITCHEN		SEP LOUNGE	
SEP DINING ROOM		LOUNGE/DINING ROOM		STUDY		PLAYROOM	
FAMILY ROOM		LAUNDRY		OTHER			
OTHER				SIZE	m ²		

3.2 OTHER BUILDINGS - ATTACH AS ANNEXURE A

BUILDING NO.	DESCRIPTION	SIZE m2	CONDITION	IS THE BUILDING FUNCTIONAL

3.3 IS ANY PORTION OF THE PROPERTY USED FOR ANY PURPOSE OTHER THAN AGRICULTURAL? (e.g. Business, mining, eco-tourism, trading in or hunting of game)

Tick YES NO IF YES: DESCRIBE THE USE(S)

IF NECESSARY PROVIDE ANNEXURE B

3.4 LAND USE ANALYSIS:

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 AS PER TITLE DEED		ha

CONDITION OF FENCES		
GOOD	AVERAGE	POOR
AREA GAME FENCED		
NUMBER OF BOREHOLES		
OUTPUT LITRES/HOUR		
DAMS		
CAPACITY		
IS THE PROPERTY EXPOSED TO A RIVER?		
YES	NO	

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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:- DETAILS:

HAVE YOU APPLIED FOR A REZONING OR CONSENT USE?

YES		NO	
-----	--	----	--

IF YES:- DETAILS:

HAS YOUR PROPERTY BEEN EXCISED?

YES		NO	
-----	--	----	--

IF YES:- NEW FARM DESCRIPTION

HAVE YOU PROCLAIMED A TOWNSHIP OR OPENED A TOWNSHIP REGISTER OVER THE PROPERTY?

YES		NO	
-----	--	----	--

IF YES:- FULL DETAILS

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 IN

THE LAST 3 YEARS WHAT WAS THE ASKING PRICE?

R	
---	--

OFFER RECEIVED

R	
---	--

TEL NO.

--

THE FOLLOWING TRANSACTIONS WERE USED IN DETERMINING THE MARKET VALUE AS REQUESTED BY OBJECTOR (IF INSUFFICIENT SPACE PROVIDE ANNEXURE D)

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

SECTION 5: OBJECTION DETAILS

DESCRIPTION OF THE PROPERTY	VALUATION ROLL PARTICULARS	PARTICULARS REQUESTED BY OBJECTOR
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)

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SECTION 6: DECLARATION

ATTENTION IS HEREBY DRAWN TO SECTION 42(2) OF THE ACT WHICH STATES THAT IF INFORMATION OR PARTICULARS ARE NOT FULLY PROVIDED HEREIN AND AN APPEAL IS SUBSEQUENTLY LODGED BY AN OBJECTOR AND ADDITIONAL PARTICULARS ARE PROVIDED AT THE HEARING THAT WOULD HAVE INFLUENCED THE MUNICIPAL VALUER IN ARRIVING AT HIS/HER DECISION HEREIN COSTS MAY BE AWARDED BY THE APPEAL BOARD AGAINST THE APPELLANT.

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	

7.1 REASONS OF THE MUNICIPAL VALUER

NAME OF MUNICIPAL VALUER/
ASSISTANT MUNICIPAL VALUER* _____

SIGNATURE: _____

DATE

YEAR	MONTH	DAY

7.2 OBJECTOR: I ACCEPT THE DECISION OF THE MUNICIPAL VALUER

NAME OF OBJECTOR: _____

SIGNATURE: _____

DATE

YEAR	MONTH	DAY

SECTION 8: NOTIFICATION OF OUTCOME

	SIGNATURE	DATE
VALUATION ROLL ADJUSTED		
OBJECTOR NOTIFIED		
OWNER NOTIFIED		
SECTION 51(1)(a) NOTICE WHERE APPLICABLE		

* Delete whichever is not applicable