



Information Statement

Purpose

In terms of the legislative requirements of Section 33 (a) of the Municipal Finance Management Act (Act 56 of 2003):

" A municipality may enter a contract which will impose financial obligations on the municipality beyond a financial year, but if the contract will impose financial obligations on the municipality beyond the three years in the annual budget for that financial year, it may do so only if—

(a) the municipal manager, at least 60 days before the meeting of the municipal council at which the contract is to be approved—

(i) has, in accordance with section 21A of the Municipal Systems Act—

(aa) made public the draft contract and an information statement summarising the municipality's obligations in terms of the proposed contract; and

(bb) invited the local community and other interested persons to submit to the municipality comments or representations in respect of the proposed contract; and

(ii) has solicited the views and recommendations of—

(aa) the National Treasury and the relevant Provincial Treasury.

(bb) the National Department responsible for Local government; and

(cc) if the contract involves the provision of water, sanitation, electricity, or any other service as may be prescribed, the responsible national department."

Background

Municipalities are mandated to raise revenue by the Local Government: Municipal Property rates act No 6 of 2004.

The act requires that a new general valuation roll be compiled every 5 years or less. The current contract with the current valuer will be expiring on 30 June 2025, therefore the Langeberg Municipality intends on entering a 5 year contract with experienced and suitably qualified valuers for the compilation and maintenance of the valuation roll and supplementary valuation rolls as well as the supply of other valuation related services in compliance with the MPRA for 5 years. The new valuation rolls must be compiled for implementation on 01 July 2025. Valuation rolls are compiled and certified by professional valuers only, hence the procuring of valuation services.

The service provider and the Langeberg Municipality will keep the community informed of all processes during all phases of

the General Valuation and Supplementary Valuations.

For any further enquiries regarding the contract, please contact Mr Bjorn Cavernelis on 023-615 8000 or email bcavernelis@langeberg.gov.za



PUBLIC NOTICE

INFORMATION STATEMENT IN TERMS OF SECTION 33 OF THE LOCAL GOVERNMENT: MUNICIPAL FINANCE MANAGEMENT ACT NO. 56 OF 2003, WITH REGARD TO CONTRACTS HAVING FUTURE BUDGETARY IMPLICATIONS

COMPILATION AND MAINTENANCE OF THE GENERAL VALUATION AND SUPPLEMENTARY VALUATION ROLL FOR A PERIOD OF 5 YEARS.

Notice is hereby given that the Langeberg Municipality is intending to appoint Qhawekasi Global Pty Ltd, which is a Valuation Company to assist with the General Valuation Roll. The Municipality has followed an open tender in procuring the service provider.

The current contract with the current service provider is coming to an end on the 30 June 2025, the process for implementing a General Valuation requires more or less 12 months gathering of information and data before implementation. The contract will be for 5 years on a per items rate as per below pricing schedule.

Item No.	Item Description	Unit measurement	Unit Rate (incl. all applicable taxes)	Estimated Quantity	Amount (incl. all applicable taxes)
1.1	Valuations				
	Business and Commercial	Per entry	302.50	786	237 765.00
	Agricultural	Per entry	302.50	2316	700 590.00
	Industrial	Per entry	302.50	339	102 547.50
	Public Benefit Organizations	Per entry	302.50	41	12 402.50
	Place of Worship	Per entry	302.50	125	37 812.50
	Public Service Infrastructure	Per entry	302.50	140	42 380.00
	Residential	Per entry	96.60	14152	1 367 083.20
	Public Service Purposes	Per entry	302.50	968	292 820.00
	Vacant	Per entry	70.15	994	69 729.10
	Multiple use Properties	Per entry	96.60	138	13 330.80

In terms of section 33 of the Municipal Finance Management Act, No 56 of 2003 read with section 21A of the Municipal Systems Act, No 32 of 2000 the public is hereby invited to submit written comments or representations to the Director

Financial Services, Langeberg Local Municipality, 28 Main Road, Ashton 6715 on or before **30 October 2024** via e-mail to the following address: jbuis@langeberg.gov.za.

Any person who cannot write may come during office hours to 28 Main Road, Ashton 6715 where Mr B Cavernelis (Senior Accountant Income) of the municipality will assist that person to transcribe that person's comments or representations.

To obtain the draft contract please do not hesitate to contact jbuis@langeberg.gov.za

The Municipal Council will at a council meeting, scheduled for **04 December 2024**, consider the approval of the contract for the **COMPILATION AND MAINTENANCE OF THE GENERAL VALUATION AND SUPPLEMENTARY VALUATION ROLL FOR A PERIOD OF 5 YEARS.**

For further information and enquiries in this regard, please do not hesitate to contact Mr M Shude on telephone number 023 615 8031.

D LUBBE
MUNICIPAL MANAGER

PUBLIEKE KENNISGEWING

INLIGTINGSVERKLARING INGEVOLGE ARTIKEL 33 VAN DIE PLAASLIKE REGERING: WET OP MUNISIPALE FINANSIËLE BESTUUR NR. 56 VAN 2003, MET BETREKKING TOT KONTRAKTE WAT TOEKOMSTIGE BEGROTINGSIMPLIKASIES HET

SAMESTELLING EN ONDERHOUD VAN DIE ALGEMENE WAARDASIE- EN AANVULLENDE WAARDASIEROL VIR 'N TYDPERK VAN 5 JAAR.

Kennis word hiermee gegee dat die Langeberg Munisipaliteit van voorneme is om Qhawekasi Global Pty Ltd, wat 'n waardasiemaatskappy is, aan te stel om te help met die Algemene Waardasierol. Die Munisipaliteit het 'n oop tender gevolg met die verkryging van die diensverskaffer.

Die huidige kontrak met die huidige diensverskaffer kom tot 'n einde op 30 Junie 2025, die proses vir die implementering van 'n Algemene Waardasie vereis min of meer 12 maande insameling van inligting en data voor implementering. Die kontrak sal vir 5 jaar geld teen 'n Per item-koers volgens onderste pryskedule.

Item No.	Item Beskrywing	Eenheid Meting	Eenheidskoste	Gemiddelde Hoeveelhede	Bedrag
1.1	Waardasie				
	Besigheid en Kommersieel	Per Inskrywing	302.50	786	237 765.00
	Landbou	Per Inskrywing	302.50	2316	700 590.00
	Industriële	Per Inskrywing	302.50	339	102 547.50
	Openbare weldaadsorganisasies	Per Inskrywing	302.50	41	12 402.50
	Plek van aanbidding	Per Inskrywing	302.50	125	37 812.50
	Staatsdiensinfrastruktuur	Per Inskrywing	302.50	140	42 380.00
	Residensieel	Per Inskrywing	96.60	14152	1 367 083.20
	Staatsdiensdoeleindes	Per Inskrywing	302.50	968	292 820.00
	Vakant	Per Inskrywing	70.15	994	69 729.10
	Veelvuldige gebruik	Per Inskrywing	96.60	138	13 330.80

Ingevolge Artikel 33 van die Wet op Munisipale Finansiële Bestuur, No 56 van 2003, saamgelees met Artikel 21A van die Munisipale Stelselwet, No 32 van 2000, word die publiek hiermee uitgenooi om skriftelike kommentaar of vertoë aan die Direkteur Finansiële Dienste, Langeberg Plaaslike Munisipaliteit, Hoofweg 28, Ashton 6715 voor te lê, voor of op **30 Oktober 2024** via e-pos na die volgende e-pos adres: jbuis@langeberg.gov.za.

Enige persoon wat nie kan skryf nie, kan gedurende kantoorure Hoofweg 28, Ashton 6715, besoek waar Mr Bjorn Cavernelis (Hoofrekenmeester: Inkomste) die persoon sal help om sy/haar kommentaar of versoë af te skryf.

Om die konsepkontrak te bekom, moet u asseblief nie huiwer om **jbuis@langeberg.gov.za** te kontak nie.

Die Munisipale Raad sal tydens die Raadsvergadering, geskeduleer vir **04 Desember 2024**, die goedkeuring van die kontrak vir die SAMESTELLING EN ONDERHOUD VAN DIE ALGEMENE WAARDASIE- EN AANVULLENDE WAARDASIEROL VIR 'N TYDPERK VAN 5 JAAR, oorweeg.

Vir verdere inligting en navrae in hierdie verband, moet asseblief nie huiwer om Mnr M Shude by telefoonnommer 023 615 8031 te kontak nie.

D LUBBE
MUNISIPALE BESTUURDER