

LOCAL AUTHORITY NOTICE 528 OF 2025

**LOCAL GOVERNMENT: MUNICIPAL PROPERTY RATES ACT NO.6 OF 2004
REVISED SPECIMEN MUNICIPAL PROPERTY RATES BY-LAW (ISSUED ON 16
FEBRUARY 2021)**

REPLACES THE SPECIMEN ISSUED ON 10 APRIL 2014

Notice No. XX

Date: May 2025

Bushbuckridge Local Municipality, hereby, in terms of section 6 of the Local Government: Municipal Property Rates Act, 2004, has by way of (.....) adopted the Municipality's Property Rates By-law set out hereunder.

BUSHBUCKRIDGE LOCAL MUNICIPALITY



MUNICIPAL PROPERTY RATES BY-LAW

PREAMBLE

WHEREAS section 229(1) of the Constitution requires a municipality to impose rates on property and surcharges on fees for the services provided by or on behalf of the municipality;

AND WHEREAS section 13 of the Municipal Systems Act read with section 162 of the Constitution requires a municipality to promulgate municipal by-laws by publishing them in the gazette of the relevant province.

AND WHEREAS section 6 of the Local Government: Municipal Property Rates Act, 2004 requires a municipality to adopt by-laws to give effect to the implementation of its property rates policy; the by-laws may differentiate between the different categories of properties and different categories of owners of properties liable for the payment of rates.

NOW THEREFORE IT IS ENACTED by the Council of the Bushbuckridge Local Municipality, as follows:

1. DEFINITIONS

In this By-law, any word or expression to which a meaning has been assigned in the Local Government: Municipal Property Rates Act, 2004 (Act No. 6 of 2004), shall bear the same meaning unless the context indicates otherwise-

'Municipality' means Bushbuckridge Local Municipality.

'Municipal Property Rates Act' means the Local Government: Municipal Property Rates Act, 2004 (Act No 6 of 2004);

'Rates Policy' means the Bushbuckridge Local Municipality's property rates policy adopted by the Council in terms of section 3(1) of the Local Government: Municipal Property Rates Act, 2004.

2. OBJECTS

The object of this By-law is to give effect to the implementation of the municipality's Rates Policy as contemplated in section 6 of the Municipal Property Rates Act.

3. THE RATES POLICY

The municipality prepared and adopted a Rates Policy as contemplated in terms of the provisions of section 3(1) of the Municipal Property Rates Act. The Rates Policy outlines the municipality's rating practices; therefore, it is not necessary for this By-law to restate and repeat same.

The Rates Policy is hereby incorporated by reference in this By-law. All amendments to the Rates Policy as the Council may approve from time to time, shall be deemed to be likewise incorporated.

The Municipality does not levy rates other than in terms of its Rates Policy and the annually promulgated resolution levying rates which reflects the cent amount in the Rand rate for each category of rateables property.

The Rates Policy is available at Bushbuckridge Local Municipality website: www.bushbuckridge.gov.za

*list the places such as the municipality's head office, satellite offices and libraries and electronically e.g. website where members of the public can easily access the Rates Policy because it must be easily accessible to the persons it affects.

4. CATEGORIES OF RATEABLE PROPERTIES

The Rates Policy provides for categories of rateables properties determined in terms of section 8 of the Act.

5. CATEGORIES OF PROPERTIES AND CATEGORIES OF OWNERS OF PROPERTIES

The Rates Policy provides for categories of properties and categories of owners of properties for the purposes of granting relief measures (exemptions, reductions and rebates) in terms of section 15 of the Act.

6. ENFORCEMENT OF THE RATES POLICY

The Municipality's Rates Policy is enforced through the municipality's Credit Control and Debt Collection Policy and any further enforcement mechanisms stipulated in the Act and the Municipality's Rates Policy.

7. SHORT TITLE AND COMMENCEMENT

This By-law is called the Bushbuckridge Local Municipality, Municipal Property Rates By-law and takes effect on the date on which it is published in the *Provincial Gazette*.

RESOLUTION ON LEVYING PROPERTY RATES IN TERMS OF SECTION 14 OF THE LOCAL GOVERNMENT: MUNICIPAL PROPERTY RATESACT, 2004. (ACT NO.6 OF2004)

Notice No.

Date: 31 May 2025

MUNICIPAL NOTICE NO:

BUSHBUCKRIDGELOCALMUNICIPALITY



RESOLUTION LEVYING PROPERTY RATES FOR THE FINANCIALYEAR 1 JULY 2025 TO JUNE 2026

Notice is hereby given in terms of section 14(1) and (2) of the Local Government: Municipal Property Rates Act, 2004; that the council resolved by way of council resolution number..... to levy the rates on property reflected in the schedule below with effect from 1 July 2025.

Category of Property	Cent amount in the Rand rate category	Ratios
Residential Properties**	0.0126	1
Industrial Properties**	0.0336	2.67
Business & Commercial Properties**	0.0336	2.67
Farm Properties: use for Agricultural	0.0032	0.25
Farm Properties use for Business/Commercial	0.0336	2.67
Farm Properties use for Education (Private	0.0336	2.67
Farm Properties owned by Government**	0.0032	0.25
Farm Properties not used for Any Purpose**	0.0032	0.25
Farm Properties used for Other Purposes not	0.0032	0.25
Government Properties: Residential**	0.0126	1
Government Properties: schools**	0.0336	2.67

Government Properties: Business& Other**	0.0336	2.67
Municipal Properties**	0.00	
Public Service Infrastructure**	0.0032	0.25
Protected Areas **	-	
Protected Areas Residential	0.0126	1
Protected Area Business	0.0336	2.67
Properties Owned by Public Benefit Organization&	0.0032	0.25
Properties used for Mining**		
Vacant Residential Stands**	0.0546	4.33
Vacant Business/Commercial Stands**	0.0546	4.33
Vacant Industrial Stands**	0.0546	4.33
Vacant Government stands**	0.0546	4.33
Handling of lodged objections*	1000	

The rates levied in terms of paragraph 1 above **SHALL BECOME DUE AND PAYABLE** in twelve equal instalments on fixed days for twelve consecutive months, these being the due date stipulated in the account sent to the ratepayer.

Interest at the prime rate will **BE CHARGED** per month or part thereof on all arrear assessment rates at the applicable interest rate, adjusted quarterly as specified in Schedule E - Tariffs for Financial Services.

10% additional rebates for Nature reserve will be provided if there is CSI initiative programs.

5 % rebates for businesses will be provided by the Municipality to businesses implementing CSI initiative programs within the municipality jurisdiction.

In terms of Section 15(1)(b) of the Act read with the Council's Property Rates Policy, the Council grants, the following reduction in market value and rebates on the rate levied for the financial year **2025/2026** to any owner of rateable property in the following circumstances:

- a) That in terms of section 17(h) of the Municipal Property Rates Act, No. 6 of 2004, the impermissible value of the market value of a property assigned to the residential category in the valuation roll or supplementary valuation roll, **BE DETERMINED as R 15 000.**

- b) Indigent **household** – Owner of residential property, registered in terms of

The council's approved indigent policy, **BE EXEMPTED** from paying property rates.

- c) **Child headed households** – That a child headed household registered in terms of Council's approved indigent policy, **BE EXEMPTED** from paying of Property Rates.
- d) **Age / Pensioners reduction, Disability grantees and medically boarded persons** – That in addition to the reduction in a) above and subject to requirements as set out in Council's Rates Policy, an additional reduction of **R15,000.00** on the market value of residential property owned by person older than 60 years of age or registered as "Life right use" tenant in deeds office (Age /Pensioner reduction), disability grantees and medically boarded persons **BE GRANTED**.
- e) **Aged / Pensioners rebate, Disability grantees and medically boarded persons** – That in addition to the reduction in a) and d) above, an additional rebate **BE GRANTED** in respect of sliding scale based on average monthly earnings.

The applicant must:

- i. be the registered owner of the property or registered as "Life right use" tenant in deeds office.
- ii. produce a valid identity document;
- iii. must be at least 60 years of age upon application, provided that where couples are married in community of property and the property is registered in both their name, the age of the eldest will be the qualifying factor, **or** approved disability grantee **or** approved medically boarded person;
- iv. not be in receipt of an indigent assessment rate rebate;
- v. must reside permanently on the property concerned

which consists of one dwelling only and no part thereof is sub-let;

- vi. confirm the aforementioned details by means of a sworn affidavit and / or latest income tax assessment.
- vii. On approval, the following rebates will be applicable

R0.00 to R4 500.00	100% rebate on assessment rates
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- viii. That the minimum "average monthly earnings" be adjusted annually and effective in accordance with National Government Budget announcement in respect of state pensions.

- f) **Municipal** – That non-trading service **BE EXEMPTED** from paying of property rates.
- g) **Welfare organisations** - registered in terms of the National Welfare Act, 1978 (Act No. 100 of 1978), **BE REBATED 100%** in respect of the amount levied as rates on the property.
- h) **Public benefit organizations**- A place of worship/Public benefit organisation, including an official residence registered in the name of the community shall be 100% excluded from levying of property rates; and other properties stated in terms of section 17(b), (c), (d), (e), (f) and (g) of the Act shall be excluded from levying of property.
- i) **Protected areas/nature reserves/conservation areas** – That protected areas/nature reserves/conservation areas **BE EXEMPTED 100%** from paying of Property Rates.
- j) Museums, libraries, art galleries and botanical gardens areas **BE EXEMPTED 100%** from paying of Property Rates.
- k) Youth development organisations **BE EXEMPTED 100%** from paying of Property Rates.
- l) Private Educational institutions **BE EXEMPTED 100%** from paying of Property Rates.
- m) Charitable institutions **BE EXEMPTED 100%** from paying of Property Rates.

Full details of the council resolution and rebates, reduction and exclusion specific for each category of owners of properties or owners of a specific category of properties as determined through criteria in the municipality's rates policy are available for inspection on the municipality's offices ,website (www.bushbuckridge.gov.za) and all the public libraries.

Mr J NGOBENI
MUNICIPAL MANAGER
PRIVATE BAG X9308
BUSHBUCKRIDGE
1280
013 065098

BUSHBUCKRIDGE LOCAL MUNICIPALITY FINAL TARIFFS STRUCTURE FOR 2025/2026 FY

NO	FACILITY OR SERVICE RENDERED	TARIFF CHARGE	
		2025/26	
		VAT excl	VAT incl
1	WATER CHARGES: Residential		
1.1	- Variable Charge 6 kl		
1.2	- Variable Charge 6 to 24 kl	14.35	16.50
1.3	- Variable Charge 25kl and above	15.04	17.29
1.4	- Fixed Water charge	153.79	176.86
1.7	- Indigent: Variable Charge 0 to 24 kl	6.21	7.14
1.8	- Indigent: Variable Charge 25kl and above	9.46	10.88
2	WATER CHARGES: Business		
2.1	Water Variable	18.45	21.21
2.2	- Fixed water charges: Business	650.64	748.24
3	WATER : Religious inst., NPO's & NGO's		
3.1	- Metered water charge	15.22	17.50
3.2	- Fixed Water Charge	455.65	523.99
3.3	Estimate-unread meters (Locked Gates, Dogs, Etc) Res.	30kl	30kl
3.4	Estimate-unread meters (Locked Gates, Dogs, Etc) Bus.	30kl	30kl
4	SEWER CHARGES: RESIDENTIAL		
4.1	- Variable charge: 6kl	-	-
4.2	- Variable charge: 7kl and above	1.22	1.41
4.3	- Fixed: Metered sewer	76.13	87.54
4.4	- Fixed: UnMetered Sewer	100.60	115.68
4.5	- Sludge Removal	690.57	794.16
4.6	- Sewer Blockage Fee	508.41	584.68
5	SEWER CHARGES: Business / Institutions/ NPO		
5.1	- Variable Charge	3.26	3.75
5.2	- Fixed Charge	186.51	214.49
5.3	- Sludge Removal	2 072.53	2 383.41
5.4	- Sewer Blockage Fee	2 355.15	2 708.42
5.5	- Communal Sludge Removal per Annum	690.84	794.47
6	REFUSE REMOVAL CHARGE		
6.1	- Residential Properties (once every week)	63.83	73.41
6.2	- Indigent Residential Properties (once every week)	40.05	46.06
6.3	- Churches (once every week)	82.07	94.38
6.4	- Business Properties (once every week)	182.38	209.74
6.5	- Office Complex (once every week)	2 136.19	2 456.62
6.6	- Shopping Complex per unit	267.02	307.08
6.7	- Flats (once a week)	801.07	921.23
6.8	Skip bin lease	5 815.64	6 687.98
6.9	- Hostels / Boarding complex (once every week)	400.54	460.62
6.1	Private dumping by individual per dumping	58.18	66.91
6	REFUSE REMOVAL CHARGE - Cont.		
6.11	- Industrial complex (once every week)	4 005.36	4 606.16
6.12	- Schools(once every week)	400.54	460.62

* VAT inclusive AND ** VAT @ 0%

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6.13	- Government Institutions (once every week)	2 136.19	2 456.62
6.12	- Rubble Removal per Truck Load	1 233.65	1 418.70
6.14	- Sludge Waste Disposal per application	3 084.13	3 546.74
6.15	- Private Dumping at Dumping Sites per Month	6 168.25	7 093.49
6.16	Private Disposal -Per light deliver van/trailer load not exceeding 1 ton (once Off)	151.14	173.81
6.17	Load exceeding 1 ton but not exceeding 3 ton (Once Off)	360.47	414.54
6.18	Load exceeding 3 tons but not exceeding 6 tons (Once Off)	720.94	829.08
6.19	Load exceeding 6 tons but not exceeding 10 tons (Once Off)	1 511.42	1 738.14
6.19	Per vehicle exceeding 10 tons (Once- Off)	2 442.35	2 808.71
6.2	Special solid waste collection and disposal by the municipality per 6m ³ (Once-Off)	1 744.16	2 005.78
2025/2026			
7	WATER CONNECTION CHARGE	VAT excl	VAT incl
7.1	- Residential per application	1 174.52	1 350.69
7.1.1	- Residential per meter	245.12	281.89
7.2	- Business / Institutions per application	2 072.53	2 383.41
7.2.1	- Business / Institution per meter	510.67	587.27
7.3	- Contractors per application	4 710.30	5 416.85
7.3.1	- Contractors per meter	714.93	822.17
8	WATER RECONNECTION CHARGE	-	-
8.1	- Residential	412.71	474.62
8.2	- Business / Institutions	1 036.27	1 191.71
8.3	- Contractors	1 087.52	1 250.64
9	SEWER CONNECTION CHARGE	-	-
9.1	- Residential per application	1 036.27	1 191.71
	- Residential per meter	306.40	352.36
9.2	- Business / Institutions per application	2 417.95	2 780.65
	- Business / Institution per meter	612.80	704.72
10	SERVICE CHARGE PER MONTH	-	-
10.1	- Residential	54.65	62.85
10.2	- Indigent residential	29.78	34.24
10.3	- Business	335.65	386.00
10.4	- Institutions (Clinics, School,Circuits, Etc)	192.32	221.17
10.5	- Village	29.78	34.24
11	PLAN APPROVAL	-	-
11.1	- Residential & NPO's per m ²	8.51	9.78
11.2	- Churches and NPO's, NGO's	11.60	13.34
11.3	- Business per m ²	12.89	14.82
12	RENTALS	-	-
12.1	- Municipal House/Room (Excluding Services)*	761.00	875.15
12.2	- Municipal Office Space per m ² *	152.20	175.03
12.3	- Market Stall *	164.19	188.82
12.4	- Taxi Rank per m ² *	8.43	9.70
12.5	- Hiring of halls/day	1 172.00	1 347.81
12.6	- Hiring of hall security fee	304.40	350.06
	Hiring of Halls for Wedding	3 323.48	3 822.00
	Hiring of Halls for Concerts	5 538.70	6 369.51
	Hiring of Halls for Church Gatherings	2 215.23	2 547.51
12.9	- Hiring Municipal properties, Halls, staduim .etc -	1 107.61	1 273.76
12.10	- Hiring of regional office chamber hall / day	891.46	1 025.17
12.11	- Hiring of water tanker (excl. funerals) / load	1 369.80	1 575.27

* VAT inclusive AND ** VAT @ 0%

	- Hiring of water tanker (2200 L JOJO TANKS)	283.56	326.09
	STADIUM	-	-
12.15	(a) Music festival	-	-
	- Day time/day	6 696.79	7 701.31
	- Night time/day	16 741.98	19 253.28
12.16	(b) Professional soccer games	-	-
	- Day time	10 045.19	11 551.97
	- Night time	18 416.18	21 178.61
12.17	(c) International soccer games	-	-
	- Day time	39 532.43	45 462.30
	- Night time	52 709.91	60 616.39
12.18	(d) Local soccer practice	-	-
	- Day time	263.55	303.08
	- Night time	395.32	454.62
12	RENTALS - Cont.	2025/26	
	STADIUM	VAT excl	VAT incl
12.19	(e) International soccer practice	-	-
	- Day time	7 906.49	9 092.46
	- Night time	13 177.48	15 154.10
12.20	(f) Professional soccer practice	-	-
	- Day time	3 953.24	4 546.23
	- Night time	5 270.99	6 061.64
12.21	- PSL day time	18 414.73	21 176.94
12.22	- PSL night time	28 461.37	32 730.58
12.23	- Tournament per day time	28 461.37	32 730.58
12.24	- Tournament per night time	35 158.17	40 431.89
12.25	- Amateur soccer games	-	-
	- Day time	501.53	576.76
	- Night time	837.03	962.59
12.26	- Church services per day	837.03	962.59
12.27	- Church service per night	1 674.20	1 925.33
12.28	- School sports per day	1 171.74	1 347.50
12.29	- Festive season: festival p/day	32 875.17	37 806.44
12.30	- Festive season: festival p/night	49 182.30	56 559.64
12.31	- Film show	334.71	384.91
12.32	Hiring of Stadium for Funerals per day	1 162.99	1 337.44
		-	-
13	SITE RENTAL	-	-
13.1	- Fixed (1 - 50 m ²) - Contractors *	1 004.52	1 155.20
13.2	- Variable (above 50m ²) - Contractors *	33.47	38.49
13.3	- Hymast Site Rental *	2 651.97	3 049.76
13.4	- Informal Trading Containers *	328.65	377.94
14	SITE PURCHASES	-	-
14.1	- Business/church Site per m ² (Unserviced)	129.36	148.77
14.2	- Business Site (Serviced) per m ²	172.56	198.45
14.3	- Residential Site (Unserviced) per m ²	97.79	112.46
14.4	- Residential Site (Serviced) per m ²	143.80	165.38
		-	-
15	OTHER SITE RELATED FEES	2025/26	
		VAT excl	VAT incl
15.1	- Bond Registration	205.45	236.27
15.2	- Bond Cancellation	205.45	236.27

* VAT inclusive AND ** VAT @ 0%

15.3	- Lost Deed of Grant / Title Deed	798.92	918.76
15.5	- Zoning Certificate	217.84	250.52
15.6	- Rezoning / Change of land used application fees.	3 515.45	4 042.76
15.7	- Extension of Boundaries per m ²	142.31	163.65
	- Site Demarcation Fee - Residential	1 293.50	1 487.52
	- Site Demarcation Fee - Business	1 851.51	2 129.23
	- Site Demarcation Fee - Business	2 297.92	2 642.61
	- Site Demarcation Fee - Business	2 521.12	2 899.29
	- Site Demarcation Fee - Business	2 744.31	3 155.96
	- Site Demarcation Fee - Business	2 343.63	2 695.18
	- Site Demarcation Fee - Business	4 306.74	4 952.75
	- Site Demarcation Fee - Business	5 422.76	6 236.17
	- Site Demarcation Fee - Business	7 654.78	8 803.00
15.8	- Consent used application fee	1 101.51	1 266.73
	New special Consent Land Use	3 355.44	3 858.75
	SPLUMA Certificate	1 054.56	1 212.75
	Liquor Consent Fee	1 246.30	1 433.25
	Re-issuing of any notice of approval	431.41	496.13
	Re-issuing of lost documents	1 438.04	1 653.75
15.9	- Sub-division of stand per application	3 375.30	3 881.60
15.10	- Consolidation fee	1 101.51	1 266.73
15.11	- Site Development Plan/Second Dwelling Unit Application	1 101.51	1 266.73
15.13	- Valuation Certificate	386.70	444.70
15.14	- Clearance Certificate	272.03	312.83
16	HOLDING / ACCOUNT DEPOSIT		
16.1	- Residential Account *	773.40	889.41
16.2	- Business Account (Small; Medium & NGO's) *	1 289.00	1 482.35
16.3	- Business Account (Macro / Large) *	2 062.39	2 371.75
16.4	- Business Account(Shopping/Office Complex) *	3 866.99	4 447.04
16.5	- Government (Schools) *	2 062.39	2 371.75
16.6	- Government (Departments) *	3 866.99	4 447.04
16.7	Sameday Clearance Per transactions	95.87	110.25
16.8	Third Party Payments	0.05	0.06
17	OUTDOOR ADVERTISING		
17.1	- Electronic billboard per application	4 913.01	5 649.96
17.2	- Large billboards per application (4 913.01	5 649.96
17.3	- Small billboards Per application	982.60	1 129.99
17.4	- Small billboards per month / m ²	232.33	267.18
17.5	- Electronic billboards per Month / m ²	1 637.67	1 883.32
17.6	- Large billboards per Month / m ²	255.48	293.80
17.7	- Banner or flags per application	327.53	376.66
17.8	- Once off payment per Banner or Flag	196.44	225.91
17.9	- Auction or Function or Events or sale of goods/livestock posters per application	327.41	376.52
17.10	- Estate agent's temporary directional indicator per annum	3 275.34	3 766.64
17.11	- Pamphlets – High Volume (Reg. per year)	3 275.34	3 766.64
17.12	- Election Posters application per party	16 376.70	18 833.21
17	OUTDOOR ADVERTISING		
17.13	- Roof signs or Developmental adverts per month	964.69	1 109.39

* VAT inclusive AND ** VAT @ 0%

17.14	- On premises Business advertisement per month	964.69	1 109.39
17.15	- Tower or Bridge or Pylon adverts per month	964.69	1 109.39
17.16	- Adverts at Educational Institutions/month	964.69	1 109.39
17.17	- Tourism signs or Service Facility Adverts per month	964.69	1 109.39
17.18	- Sign removal fee	982.60	1 129.99
17.19	- Election poster removal fee per poster	116.01	133.41
18	RE-INSTATEMENT OF BILLBOARDS/ADVERTS	-	-
18.1	- Electronic billboard per application	2 577.99	2 964.69
18.2	- Large billboards per application	1 289.00	1 482.35
18.3	- Small billboards Per application	515.60	592.94
19	TOWN MAPS		
19.1	- Town Maps (1xA0) colour	491.37	565.07
19.2	- Town Maps (1xA0) black and white	282.81	325.23
19.3	- Town Maps (1xA1) colour	327.53	376.66
19.4	- Town Maps (1xA1) black and white	184.33	211.98
19.5	- Town Maps (1xA2) colour	241.04	277.20
19.6	- Town Maps (1xA2) black and white	127.61	146.75
19.7	- Town Maps (1xA3) colour	155.97	179.36
19.8	- Town Maps (1xA3) black and white	85.07	97.83
19.9	- Town Maps (1xA4) colour	70.89	81.53
19.10	- Town Maps (1xA4) black and white	28.36	32.61
19.11	- Town Maps CD	773.40	889.41
19.12	- Town Maps DVD	1 289.00	1 482.35
19.13	- Contour Information /stand (A4 = 1:2000) /A1 copy	163.70	188.26
	- Topocadastral Information per A4	163.70	188.26
19.14	(1:2000 / 1:10,000)		-
19.15	- Topocadastral Information per A4	163.70	188.26
20	CEMETERY		-
20.1	Residential adult cemetery	163.70	188.26
20.2	Residential child cemetery	65.48	75.30
20.3	Non resident adult cemetery	1 488.79	1 712.11
20.4	Non resident child cemetery	595.52	684.84
20.5	Tunnel	5 955.17	6 848.44
20.6	LEVY FOR VACANT STAND		-
20.6.1	Residential	193.69	222.74
20.6.2	Business	484.22	556.85
21	PENALTIES	2025/26	
21.1	Illegal Sand Mining	25 779.94	29 646.93
21.2	Illegal dumping – Individuals	3 119.37	3 587.28
21.3	Illegal dumping – Businesses	28 357.93	32 611.62
21.4	Illegal connection – Residential	14 178.97	16 305.81
21.5	Illegal connection – Business & Government	28 357.93	32 611.62
21.6	Illegal Connections- Schools	19 920.86	22 908.99
21.7	Estimate-unread meters (Locked Gates, Dogs, Etc) Res.	30kl	30kl
21.8	Estimate-unread meters (Locked Gates, Dogs, Etc) Bus.	100kl	100kl
21	PENALTIES	-	-
21.8	Tempering with Water Meters - Residential	1 498.19	1 722.92
21.9	Tempering with Water Meters - Businesses	8 156.36	9 379.82
21.10	Construction of House without Plan approval	2 990.67	3 439.27

* VAT inclusive AND ** VAT @ 0%

21.11	Construction of Bus. without Plan Approval	27 187.88	31 266.06
21.12	Construction of Bus. Complex without plan approval	54 375.76	62 532.12
22	FEES FOR OTHER SERVICES	-	-
22.1	- Hymast Site Rental *	2 594.11	2 983.22
22.2	- Hymast Construction / Application	1 637.67	1 883.32
22.3	Informal Trading Containers per month	321.48	369.70
22.4	Storage for impounded containers per day	321.48	369.70
22.5	Fuel pumps, tanks, etc per application	1 637.67	1 883.32
22.6	Re issuing of approval letter per applicant	196.44	225.91
22.7	Provision of any certificate	196.44	225.91
22.8	Impound fee- / goat/sheep per day	81.98	94.28
22.9	Tender documents	588-4796	676-5515
22.9.1	Quatations	66.13	76.04
22.10	Copy of by-laws per chapter	148.88	171.21
22.11	Copy of by-laws per book/file	744.40	856.06
22.12	Policies per book/file	297.76	342.42
22.13	Escort – Weddings, Sports (Motor racing, marathon)	1 488.79	1 712.11
22.14	Administration fee (stop order) *	-	-
22.15	Photostat copy fee / Page	1.61	1.85
22.16	Information fee per page	29.78	34.24
22.17	Proof of residence – Individuals	11.30	13.00
22.18	Proof of residence –Groups/Business'/Societies	60.23	70.00
22.19	Issuing of SMS Reminder	25.49	29.31
22.20	Issuing of Final written Notice - residential	51.56	59.29
22.21	Issuing of Notice for Restriction - residential	51.56	59.29
22.22	Issuing of final written Notice - Bus/Gov/other	128.90	148.23
22.23	Issuing notice of disconnection - Bus/Gov/Other	130.85	150.47
23	FIRE MANAGEMENT (COMMUNITY SERVICE)	2025/26	
		VAT excl	VAT incl
23.1	Turnout Fees	280.54	322.62
23.2	First Machine	140.27	161.31
23.3	Additional Machines	70.13	80.65
23.4	Additional vehicles	70.13	80.65
23.5	KM used	-	-
23.6	Officer (cfo,director,disaster)	42.09	48.40
23.7	Fire Fighter	28.05	32.25
23.8	Dry Powder Extinguisher	420.81	483.93
23.9	Foam material (class A)	2 198.69	2 528.49
23.1	Foam material (class B)	2 597.75	2 987.41
23.11	Material (Bio I & 2)	2 286.64	2 629.63
23.12	Chemicals materials (Absorbent)	2 454.95	2 823.20
23.13	Use of Fire hose	28.05	32.25
23.14	Rescue(water, building)	42.09	48.40
23.15	Vehicle extrication	56.11	64.53
23.16	Structural fire(house residential)	56.11	64.53
23.17	Vehicle fires	56.11	64.53
23.18	Business fire	70.13	80.65
23.19	Spillage/Hazmat	84.16	96.78
23.2	Building inspection(occupancy) f1	435.26	500.55
23.2	Building inspection(occupancy) F2	223.93	257.52
23.21	Fireworks (cricket)	434.83	500.05
23.22	Flammable liquid/gases/dangerous goods inspection	434.83	500.05
23.23	Liquid Fire Plan	829.46	953.88
23.24		829.46	953.88

* VAT inclusive AND ** VAT @ 0%

23.25	Approval of fire plans (a) Residential per m2	1.16	1.34
23.25.1	(b) Business per m2	2.90	3.34
23.26	Fire Shell Clearance Certificate per m2	5.82	6.69
	TRANSPORT (COMMUNITY SERVICE)	-	-
23.27	Impoundment Fee	1 124.27	1 292.91
24	SPATIAL PLANNING AND LAND USE MANAGEMENT (TOWN PLANNING)	*2025/25	
		VAT excl	VAT incl
	Zoning Certificate	217.84	250.52
	Liquor Consent Fee	1 030.74	1 185.35
	Consent Use Application	1101.51	1 266.74
24.2	SDP Application	1 101.51	1 266.73
24.3	Rezoning Application	7 570.96	8 706.60
24.4	- Site Development Plan & Second Dwelling Unit Application	1 101.51	1 266.74
24.1	New Special consent Use Application	3 355.44	3 858.76
24.7	SPLUMA Certificate	1 054.56	1 212.74
	Re-issuing of approval /land use rights	1 438.04	1 653.75
24.8	Re-issuing of lost documents	1 438.04	1 653.75
24.4	Township Establishment	18 622.58	21 415.96
24.5	Subdivision	3 375.11	3 881.38
24.6	Consolidation	3 375.30	3 881.60
	Extension of validity period of approval	1 761.89	2 026.17
25	Any other certificate / exemption certificate	214.11	246.23
	Site Demarcation Fee- Business	2 521.12	2 899.29
	Site Demarcation Fee- Business	2 744.31	3 155.96
	Site Demarcation Fee- Business	2 343.63	2 695.18
	Site Demarcation Fee- Business	4 306.74	4 952.75
	Site Demarcation Fee- Business	5 422.76	6 236.17
	Site Demarcation Fee- Business	7 654.78	8 803.00
24.7	Relaxation of Building Line	1 101.51	1 266.73
	Removal, amendment, suspension of a restrictive or obsolete condition, servitude or reservation against the title deeds		6 188.05
	The removal, amendment or suspension of a restrictive title condition relating to the density of residential development	921.84	1 060.11
	Permanent closure of a public place per closure	789.51	907.94
	Appeal Fee	29 076.85	33 438.38
	Temporary use : Other rights	1 918.02	2 205.72
	Material amendments to original application prior approval/ refusal	50% of original application fee	
	Material amendments to original application after approval/ refusal	50% of original application fee	
	Relaxation of development controls (building line/ height restriction/ Coverage/ FAR/ Parking)	8 292.00	9 535.80
	Division of township	18 622.58	21 415.96
	Amendment or cancellation of a general plan of township	3 515.45	4 042.76
	Phasing/cancellation of approved layout plan	2 368.58	2 723.87
	OUTDOOR ADVERTISING	*2025/2026	
		VAT excl	VAT incl
	- Small billboards Per application	982.60	1 129.99

* VAT inclusive AND ** VAT @ 0%

7

	- Large billboards per application	4 913.01	5 649.96
	- Electronic billboard per application	4 913.01	5 649.96
	- Small billboards per month / m ²	232.33	267.18
	- Electronic billboards per Month / m ²	1 637.67	1 883.32
	- Large billboards per Month / m ²	1 637.67	1 883, 32
	- Banner or flags per application	327.53	376.66
	- Once off payment per Banner or Flag	196.44	225.91
	- Auction or Function or Events or sale of goods/livestock	327.41	376.52
	- Estate agent's temporary directional indicator per annum	3 275.34	3 766.64
	- Pamphlets – High Volume (Reg. per year)	3 275.34	3 766.64
	- Election Posters application per party	50 000.00	57 500.00
	a) Removal of poster per application per party	50% of election application	
	- Roof signs or Developmental adverts per month	964.69	1 109.39
	- On premises Business advertisement per month	964.69	1 109.39
	- Tower or Bridge or Pylon adverts per month	964.69	1 109.39
	- Tourism signs or Service Facility Adverts per month	964.69	1 109.39
	- Adverts at Educational Institutions/month	964.69	1 109.39
	- Sign removal fee	982.6	1 129.99
24.1	- Election poster removal fee per poster	310.00	356.50
24.11	Extension of Boundries		-
	RE-INSTATEMENT OF BILLBOARDS/ADVERTS		
	- Electronic billboard per application	2 577.99	2 964.69
	- Large billboards per application	2 577,99	2 964,69
	- Small billboards Per application	515.60	592.94
24.12	Amendment of township establishment application: (a) If already approved by the Municipality	18 622.58	21 415.96
24.12	(b) If not already approved by the Municipality	5 649.96	6 497.45
24.13	Division of township	18 622.58	21 415.96
24.14	Phasing/cancellation of approved layout plan	2 368.58	2 723.87
24.15	Rezoning : (a) One erf	7 570.96	8 706.60
24.15	(b) Every Erf Additional to the first erf	822.22	945.56
24.16	Removal, amendment, suspension of a restrictive or obsolete condition, servitude or reservation against the title deeds	921.84	1 060.11
24.17	Amendment or cancellation of a general plan of township	1 122.56	1 290.94
24.18	Division of Farm Land	5 649.96	6 497.45
24.19	Subdivision of Farm Land (a) for first time	774.64	890.84
24.19	(b) For every additional to the first five erven	102.60	117.99
24.2	Consolidation of land	774.64	890.84
24.21	Subdivision and consolidation of land	774.64	890.84
24.22	Permanent closure of a public place per closure	789.51	907.94
24.23	Development and communal land	7 570.96	8 706.60
24.24	Material amendments to original application prior approval/ refusal	-	-
24.24	Appeal Fee	29 076.85	33 438.38
	MISCELLANEOUS FEES (TOWN PLANNING)	2025/2026	
		VAT excl	VAT incl

* VAT inclusive AND ** VAT @ 0%

24.32	Erection of a second dwelling	1 761.89	2 026.17
24.33	Relaxation of height restriction	1 800.55	2 070.64
24.34	Relaxation of building line	1 772.30	2 038.14
24.35	Consideration of site development plan	1 772.30	2 038.14
24.36	Extension of validity period of approval	1 761.89	2 026.17
24.37	Certificate : (a) Zoning Certificate	214.11	246.23
24.38	(b) Any other certificate	214.11	246.23
24.39	Public Hearing and inspection	5 175.67	5 952.02
24.4	Reason for decision of municipal planning tribunal, land development officer or appeal authority	2 630.20	3 024.73
24.41	Re-issuing of any notice of approval	382.12	439.44
24.42	Deed search and copy of the title deeds	242.35	278.70
24.43	Public Notice: (a) Public Notice and advertisement in the legal section of the paper	2 368.58	2 723.87
24.44	(b) Public works and advertisement in the body of the paper.	4 264.24	4 903.87
24.45	Way leave application (application to determine where the council's services are located or a specific area where new services are to be installed)	3 730.47	4 290.04
24.46	Bulk Infrastructure Contribution as per the policy	See Note 5.	See Note 5.
24.47	Any other application not provided for elsewhere in this schedule of fees	5 175.67	5 952.02
COPIES (TOWN PLANNING)		2025/26	
24.48	Spatial development framework: (a) Hard Copy per region	258.71	297.51
24.48	(b) In electronic format	121.92	140.21
24.49	Copy of Land Use Scheme or Town Planning Scheme(Scheme Book)	594.74	683.95
24.5	Scheme Regulations set	991.72	1 140.48
24.51	Search Fees erf	40.14	46.16
24.52	Diagrammes	40.14	46.16
BUSINESS LICENCING		2025/2026	
		VAT excl	VAT incl
24.53	New application-Business Licensing- (a) Wholesalers		
		2 230.25	2 564.79
24.53.1	(b) Supermarket	1 486.83	1 709.85
24.53.2	(c) General Dealer	1 486.83	1 709.85
24.53.3	(d) Hardware	1 784.20	2 051.83
24.53.4	(e) Café /restaurant	1 174.59	1 350.78
24.53.5	(f) Tuck-shop/spaza shop	1 174.59	1 350.78
24.53.6	(g) Motor Spares/workshop related	1 486.83	1 709.85
24.53.7	(h) Butchery	1 174.59	1 350.78
24.53.8	(i) Street hawkers/Market Stall	371.71	427.47
24.53.9	(j) Accommodation & Lodging	1 486.83	1 709.85
24.53.10	Endorsement of existing licence (a) Amendments	1 412.49	1 624.36
24.53.11	(b) Compliance	2 230.25	2 564.79
24.53.12	(c) Extension	1 412.49	1 624.36
24.53.13	Driving School	1 397.40	1 607.01
24.53.14	Mortuary	1 397.40	1 607.01
24.53.15	Brickyard	1 397.40	1 607.01
24.53.16	Hair Salon	1 103.42	1 268.93
24.53.17	Poultry Farm	1 397.40	1 607.01
24.53.19	Phone Booth	1 397.40	1 607.01
24.53.20	Fresh Produce Farm	1 397.40	1 607.01
24.53.21	Car Wash	1 103.42	1 268.93

* VAT inclusive AND ** VAT @ 0%

24.53.22	Cultural Village	1 676.88	1 928.41
24.53.23	Cash and Carry	1 397.40	1 607.01
24.53.24	Filling Station	3 493.50	4 017.52
24.53.25	Electronics (Hawker)	1 103.42	1 268.93
24.53.26	Furniture Shop	1 676.88	1 928.41
24.53.27	Fruit and Vegetables Shop/Market	1 103.42	1 268.93
24.53.28	Tyre Sales and Repairs Stall	576.10	662.51
24.53.29	Welding Works Workshop	1 103.42	1 268.93
24.53.30	Motor Repairs Workshop	1 397.40	1 607.01
24.53.31	Distribution Depot	3 493.50	4 017.52
24.53.32	Gymnasium/Dojo	1 397.40	1 607.01
24.53.33	Office Park/Campus	3 493.50	4 017.52
24.53.34	Entertainment Centre	3 493.50	4 017.52
24.54	Transfer of business ownership	3 717.08	4 274.64
24.55	Issue of duplicate Trading licence	3 717.08	4 274.64
24.56	Penalty for non - compliance	2 230.25	2 564.79
24.57	Annual renewal of trading licence *	-	-
24.57.1	a) Wholesalers	1 486.83	1 709.85
24.57.2	(b) Supermarket	966.45	1 111.41
24.57.3	(c) General Dealer	966.45	1 111.41
24.57.4	(d) Hardware	817.77	940.43
24.57.5	(e) Café /restaurant	520.39	598.45
24.57.6	(f) Tuck-shop/spaza shop	446.05	512.96
24.57.7	(g) Motor Spares/workshop related	669.07	769.43
24.57.8	(h) Butchery	371.71	427.47
24.57.9	(i) Street hawkers/Market Stall	223.02	256.47
24.57.10	(j) Accommodation & Lodging	1 040.77	1 196.89
24.57.11	Driving School	908.31	1 044.56
24.57.12	Mortuary	908.31	1 044.56
24.57.14	Hair Salon	489.09	562.45
24.57.15	Poultry Farm	908.31	1 044.56
24.57.16	Brick Yard	908.31	1 044.56
24.57.17	Phone Booth	908.31	1 044.56
24.57.18	Fresh Produce Farm	908.31	1 044.56
24.57.19	Car Wash	489.09	562.45
24.57.20	Cultural Village	768.57	883.86
24.57.21	Cash and Carry	908.31	1 044.56
24.57.22	Petrol Station	1 397.40	1 607.01
24.57.23	Electronics (Hawker)	419.22	482.10
24.57.24	Furniture Shop	768.57	883.86
24.57.25	Fruit and Vegetables Shop/Market	349.35	401.75
24.57.26	Tyre Sales and Repairs Stall	209.61	241.05
24.57.27	Welding Works Workshop	489.09	562.45
24.57.28	Motor Repairs Workshop	908.31	1 044.56
24.57.29	Distribution Depot	1 397.40	1 607.01
24.57.30	Gymnasium/Dojo	908.31	1 044.56
24.57.31	Office Park/Campus	1 397.40	1 607.01
24.57.32	Entertainment Centre	1 397.40	1 607.01
24.57.23	FLAT RATE BILLING (Clause 5.4 of rates policy)	VAT excl.	VAT incl.
24.57.24	Business - Large enterprises	932.24	1 072.08
24.57.25	Business - Medium enterprises	932.24	1 072.08
24.57.26	Business - Small enterprises	372.90	428.83
24.57.27	Office complex	932.24	1 072.08
24.57.28	Shopping complex	932.24	1 072.08
24.57.29	Industrial complex	932.24	1 072.08
24.57.30	Flats	932.24	1 072.08
24.57.31	Hostels / Boarding complex	932.24	1 072.08

1 Refuse is collected 4 times a month once a week. Request for additional collection will be charged at 50%

* VAT inclusive AND ** VAT @ 0%

of the normal rate per collection.

- 2 Water connection per application covers meter plus one meter pipe.
- 3 Water connection above one meter length will be charged an additional fee for every meter above the basic charge.
- 4 Large billboards refers to any board that is above 5m²
- 5 Bulk Infrastructure Contribution will be based on calculations as per the policy.

LOCAL AUTHORITY NOTICE 529 OF 2025

R533 Graskop Road.
Opp Mapulaneng DLTC
Bushbuckridge
Co-ordinates: 31°3'59.796" E 24°50'24.3304" S
Tel: 013 065 0983



Private bag x 9308
Bushbuckridge
1280
Email: Info@bushbuckridge.gov.za
Website: www.bushbuckridge.gov.za

**PUBLIC NOTICE CALLING FOR INSPECTION OF THE
SUPPLEMENTARY VALUATION ROLL AND LODGING OF OBJECTIONS**

Notice is hereby given in terms of Section 49(1)(a)(i)(c) of the Local Government: Municipal Rates Act, 2004 (Act No. 6 of 2004), herein referred to as the "Act", that the valuation roll for the financial years 1 July 2019 to 30 June 2026, is open for public inspection at all municipal offices of the Bushbuckridge Municipality, from 23 June 2025 to 29 August 2025 during office hours. In addition, the supplementary valuation roll is available at this Municipality's official website: www.bushbuckridge.gov.za

An invitation is hereby made in terms of the Section 49(1)(a)(ii) of the Act that any owner of a property or other person who so desires can lodge an objection with the municipal manager in respect of any matter reflected in, or omitted from the valuation roll within the abovementioned period.

Attention is specifically drawn to the fact that in terms of Section 50(2) of the Act, an objection must be in relation to a specific individual property and not against the valuation roll as such. The form for the lodging of an objection is obtainable at all offices of the Bushbuckridge Municipality, or at the following websites: www.bushbuckridge.gov.za

The completed form must be returned to one of the addresses listed below before or on 29 August 2025. **No objections received by fax or e-mail will be accepted.**

Please note the following:

- A) The date of valuation is 2nd July 2018.
- B) The amount of property rates payable on the new valuation is not yet determined. The new tariff will be established during the budget process.

Enquiries : Ms L Gubudela – 013 065 0983 / 072 300 0364
: Ms G Chiloane – 013 065 0983 / 072 095 6673
: Mr RN Gazide – 013 065 0983 / 074 542 8646

Municipal Offices
Mkhuhlu Office Matikwane Road
Marite Office Main Road (R40)
Maviljan Office Next to Mapulaneng
Dwarsloop Office Opposite Total Garage (R40)
Shatale Office Next to Shatale Post Office
Casteel Office Main Road (R40)
Acornhoek Office Next to Total Garage
Hluvukani Office Main Road to Manyeleti Game Reserve
Thulamahashe Office Next to Home Affairs

Social Media handles

Twitter : @Bbr municipality

Facebook : Bushbuckridge Municipality



ISSUED BY THE MUNICIPAL MANAGER

BLM COMMUNICATIONS

NOTICE NUMBER: 20/06/2025/41

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