

SOL PLAATJE MUNICIPALITY



Office of the City Manager

Kantoro ya Motsamaisi wa Toropo

Kantoor van die Stadsbestuurder

Private Bag X5030,
Kimberley 8300
Tel: (053) 830 6065
www.solplaatje.org.za

NC CUPIDO
67 PETRUS STREET
HILLCREST
KIMBERLEY
8301

31 August 2024

Dear Sir/Madam

SECTION 78 NOTICE IN RESPECT OF THE MUNICIPAL PROPERTY RATES AMENDED ACT 29 OF 2014.

Notice is hereby given in terms of Section 78(5) of the above-mentioned Act, that a supplementary valuation was conducted on your property. The details of this Supplementary Valuation and the reason thereof, are as follows:

Erf number and Township:	35794 KIMBERLEY
Category:	RES - RESIDENTIAL
Physical Address:	5A VAN DER STEL STREET
Suburb:	HILLCREST
Extent:	674m ²
Market Value:	R 2350000
Name of Owner:	NC CUPIDO
Reason for Change:	SECTION 78 (1) (D)
Effective Date (As per Sect. 78, 4):	THE DATE ON WHICH THE EVENT OCCURRED

You are further advised that you may lodge a **Request for Review** with the Municipal Manager in writing, **within 30 days from the date of this notice**, in respect of any matter reflected in this notice, by completing the mandatory review form overleaf.

The completed forms must be returned to the following address:

Postal Address: Municipal Manager
Valuations Section
Sol Plaatje Municipality
Private Bag x 5030
Kimberley
8300

Physical Addresses: Jim Summers Hall
Valuations Section
10 Schmidtsdrift Road
Diamant Park
Kimberley

Sol Plaatje Municipality
Rates Section
Sol Plaatje Drive
Civic Centre
Kimberley

Incomplete forms will not be considered.

For enquiries please contact Ms Joy Boraine at 053 830 6071 (e-mail: jboraine@solplaatje.org.za) or the SPM Call Centre at the Civic Centre on the number 053 830 6111.

Kind regards,

A handwritten signature in black ink, appearing to read 'B.S. Matlala', with a long horizontal stroke extending from the end of the signature.

B.S Matlala
MUNICIPAL MANAGER

SOL PLAATJE MUNICIPALITY - VALUATIONS

REQUEST FOR REVIEW

TYPE	PARTICULARS AS REFLECTED IN THE VALUATION ROLL	CHANGES REQUESTED BY PROPERTY OWNER
DESCRIPTION OF PROPERTY		
CATEGORY		
PHYSICAL ADDRESS		
EXTENT (m ²)		
MARKET VALUE (R)		
NAME OF OWNER		

DESCRIPTION OF RESIDENTIAL DWELLING

MAIN DWELLING (INDICATE NUMBER OR STATE YES / NO IN APPROPRIATE BOX)

							SIZE	m ²
NUMBER OF BEDROOMS		NUMBER OF BATHROOMS		KITCHEN		LOUNGE		
DINING ROOM		LOUNGE WITH DINING ROOM		STUDY		PLAYROOM		
TV ROOM		LAUNDRY		SEPARATE TOILET				
SECURITY SYSTEM				OTHER				
OTHER				OTHER				

OUTBUILDINGS ATTACHED TO MAIN DWELLING (*SCRATCH ITEM NOT APPLICABLE)

							SIZE	m ²	
NUMBER OF GARAGES		FLAT		TOILET		SHOWER OR BATHROOM			
ROOM		OTHER							

OUTBUILDINGS (*SCRATCH ITEM NOT APPLICABLE)

				SIZE	m ²
*SINGLE / DOUBLE GARAGE / ROOM / SHOWER / BATHROOM / TOILET		*ROOM + SHOWER / BATHROOM / TOILET			
GRANNY FLAT		OTHER			

OTHER

SWIMMING POOL	±m²	BORE HOLE		TENNIS COURT		PAVING / DRIVEWAY	±m²
PAVING / DRIVEWAY	BRICK	PAVERS	CONCRETE	OTHER		OTHER	

GARDEN

GOOD	AVERAGE	POOR		IRRIGATION SYSTEM	MANUAL	TIMER

FENCING

	FRONT	BACK	SIDE 1	SIDE 2
TYPE				

HEIGHT				
GENERAL CONDITION OF PROPERTY	GOOD		AVERAGE	POOR

DESCRIPTION OF COMMERCIAL BUILDINGS – INFORMATION TO BE ATTACHED TO REVIEW REQUEST

A. ANNEXURE A - TENANT AND RENT INFORMATION (Use information below)

NAME OF TENANT	SIZE	RENTAL (Excl VAT)	ESCALATION OF RENTAL	OTHER CONTRIBUTIONS	TERM OF LEASE	START DATE

B. ANNEXURE B - SCHEDULE OF EXPENCES INCLUDING: MUNICIPAL, ADMINISTRATION, INSURANCE, SECURITY, etc.

C. ANNEXURE C - STATEMENT OF INCOME & EXPENDITURES FOR PREVIOUS FINANCIAL YEAR

D. ANNEXURE D - BUILDING SIZES (Use information below)

BUILDING NO	SIZE m ²	DESCRIPTION e.g. USED AS ASHOP, OFFICE, etc.	CONDITION

E. ANNEXURE E - IF THE PROPERTY HAS NOT BEEN DEVELOPED TO ITS HIGHEST AND BEST USE, INDICATE THE EXTENT OF LAND THAT IS AVAILABLE FOR FURTHER DEVELOPMENT

m ²

F. ANNEXURE E - (IF NECESSARY) OTHER FEATURES OF BUILDINGS:

PLEASE NOTE:

The outcome of this review will be reflected in the Supplementary Valuation Roll, at which point you may object to the reviewed value, should you wish to do so.

Date

Name (Print)

Signature