
MUNICIPAL NOTICES • MUNISIPALE KENNISGEWINGS

MUNICIPAL NOTICE 123 OF 2017**MTUBATUBA LOCAL MUNICIPAL PROPERTY RATES BY – LAW**

Mtubatuba local Municipality, hereby, in terms of section 6 of the Local Government: Municipal Property Rates Act, 2004 has by way of resolution adopted the Municipality's Property Rates By-Law set out hereunder.

MTUBATUBA MUNICIPALITY MUNICIPAL PROPERTY RATES BY-LAW(S)**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 municipality Systems Act read section 162 of the Constitution required a Municipality to promulgate Municipal By-Laws by publishing them in the gazette of Kwazulu Natal 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 BE IT ENACTED by the Council of the Mtubatuba 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 Mtubatuba Local Municipality

'Property Rates Act' means the Local Government: Municipality property Rates Act, 2004 (Act No6 of 2004)

'Rates Policy' means the policy on the levying of rates on rateable property of the Mtubatuba Local Municipality, contemplated in chapter 2 of the Municipal Property Rates Act.

2. OBJECTS

The object of this By-Law is to give effect to the implementation of the Rates Policy as contemplated in section 6 of the Municipality Property Rates Act.

3. ADOPTION AND IMPLEMENTATION OF RATES POLICY

3.1 The Municipality shall adopt and implement its Rates Policy consistent with the Municipality Property Rates Act on the levying of rates on rateable property within the jurisdiction of the Municipality; and

3.2 The Municipality shall not be entitled to levy rates other than in terms of its Rates Policy.

4. CONTENTS OF RATES POLICY

The Rates Policy shall, inter alia:

4.1 Apply to all rates levied by the Municipality pursuant to the adoption of its Annual Budget;

4.2 Comply with the requirement for:

4.2.1 The adoption and contents of a rates policy specified in section 3 of the Act;

4.2.2 The process of community participation specified in section 4 of the Act; and

4.2.3 The annual review of a rates Policy specified in section 5 of the Act.

4.3 Provide for principles, criteria and implementation measures that are consistent with the Municipality Property Rates Act for the levying of rates which the Council may adopt; and

4.4 Provide for enforcement mechanism that are consistent with the Municipal Property Rates Act and the Local Government: Municipal System Act, 2000 (Act No. 32 of 2000)

5. ENFORCEMENT OF THE RATES POLICY

The Municipality's Rates Policy shall be forced through the Credit Control and Debt Collection Policy and any further enforcement mechanisms stipulated in the Act the Municipality's Rates Policy.

6. SHORT TITLE AND COMMENCEMENT

This By-Law is called the Mtubatuba Local Municipality Property Rates By- Law, and takes effect 01 July 2017



MTUBATUBA LOCAL MUNICIPALITY

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

RESOLUTION LEVYING PROPERTY RATES FOR THE FINANCIAL YEAR 1 JULY 2017 TO 30 JUNE 2018

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 MTMC 163/2017 to levy the rates on property reflected in the schedule below with effect from 1 July 2017.

Category of property Cent amount in the Rand rate determined for the relevant property category

FINAL BUDGET 2017-2018 TARIFFS

	Tariffs 2016/2017	% Increase/ Decrease	Increment	Tariffs 2017/2018
Agriculture	0.00197	4.0%	0.00008	0.00197
Business/Commercial	0.01375	4.0%	0.00055	0.01375
Public Service Infrastructure	0.00197	4.0%	0.00008	0.00197
Vacant stand	0.00786	4.0%	0.00031	0.00786
Residential	0.00786	4.0%	0.00031	0.00786
Hospitality Industry	0.01375	4.0%	0.00055	0.01375
residential 2	0.00520	4.0%	0.00021	0.00541

Full details of the Council resolution and rebates, reductions and exclusions specific to 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 at the municipality's offices and website

(www.mtubatuba.org.za).

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