

FORM B: COMMERCIAL / INDUSTRIAL [PROPERTIES USED FOR BUSINESS PURPOSES]

SWARTLAND Municipality

LODGING OF AN OBJECTION AGAINST A MATTER REFLECTED IN, OR OMITTED FROM THE SUPPLEMENTARY VALUATION 2025/2026

DATE OF VALUATION : 1 July 2023

[COMPLETE A SEPARATE FORM FOR EACH ENTRY OBJECTED TO]

ERF/ FARM

TOWN

NAME AND STATUS OF OBJECTOR
(owner,tenant,pending purchaser,neighbour,municipality)

IDENTITY NUMBER

COMPANY OR CC
REGISTRATION NO.

PHYSICAL ADDRESS

CODE

POSTAL ADDRESS

CODE

TELEPHONE NUMBERS

(W)

(H)

CELL

E-MAIL

MY OBJECTION IS BASED ON THE FOLLOWING DETAILED REASONS:

(annexures may be used to support the objection)

- Real Estate appraisals – Independent valuations
- Attempts to sell (if yes, when, asking price? Best offer?)
- Sales evidence of comparable properties

YOUR OPINION OF MARKET VALUE: R

PROPERTY DETAILS

PHYSICAL ADDRESS

CODE

EXTENT OF
PROPERTY

m²

MUNICIPAL
ACCOUNT NUMBER

Please see reverse side

DESCRIPTION OF BUILDINGS

(Information under (a) to (d) to be supplied by means of Annexures as follows:)

(a) TENANT AND RENT INFORMATION – ANNEXURE A

NAME OF TENANT	SIZE	RENT (excl. VAT)	ESCALATION OF RENT	OTHER CONTRIBUTIONS	TERM OF LEASE	START DATE OF LEASE

(b) SCHEDULE OF EXPENSES INCLUDING MUNICIPAL, ADMINISTRATION, INSURANCES, SECURITY etc. – ANNEXURE B

(c) STATEMENT OF INCOME & EXPENDITURE FOR PREVIOUS FINANCIAL YEAR – ANNEXURE C

(d) BUILDING SIZES – ANNEXURE D

BUILDING NO.	SIZE m ²	DESCRIPTION (eg. Use as shop,office etc.)	CONDITION

IF THE PROPERTY HAS NOT BEEN DEVELOPED TO IT'S HIGHEST AND BEST USE, INDICATE THE EXTENT OF LAND THAT IS AVAILABLE FOR FURTHER DEVELOPMENT.

m²

I/ We _____ hereby declare that the information and particulars supplied are true and correct.

DATE	YEAR	MONTH	DAY

SIGNATURE

Completed objection form can be returned to ViljoenW@swartland.org.za