Drakenstein Municipality

Supplementary Valuation 4
Financial Year 2026/2027
Batch 1 to 5 Combined

(Saron - Valuation Roll)

In accordance with Section 78 of the Municipal Property Rates Act 6 of 2004
Kragtens Artikel 78 van die Munisipale Eiendomsbelastingwet 6 van 2004

Date of valuation : 2024/07/01

© 2010 PenSoft CC (Mass Appraisal Software Solution)

Categories Reference

Category	Description
RES	8(2)(a) Residential properties
COM	8(2)(c) Business and Commercial properties
MUN	8(2)(j) Municipal - Refer to 6(2)(i) Rating Policy
MULTI*	8(2)(i) Properties used for multiple purposes

© 2010 PenSoft CC (Mass Appraisal Software Solution)

Geographical Area : Saron

Erf No	Portion	Category	Physical Address	Extent	Value	Other Particulars
755	0	MUN	Paaie Saron 0	800 m²	425 000	Note :- Sect.78(1)(e) Incorrectly valued/Foutiewe waardasie SV4 B2
1291	0	MUN	Saron 1291	21.2589 Ha	100 000	Note :- Sect.78(1)(e) Incorrectly valued/Foutiewe waardasie SV4 B2
1710	0	MULTI*	Veertiende Laan 0	204 m²	311 000	Note :- Sect.78(1)(g) Category change/Verandering in Kategorie Sect.78(4)(e) E.D. SV4B4
	0	RES	Veertiende Laan 0	0 m²	151 000	Apportionment A :- House
	0	COM	Veertiende Laan 0	0 m²	160 000	Apportionment B :- Shop
Saron Totals :- (3 proper sites, 2 multipurpose, 0 site apportionments and 0 dummy records)				21.3593 Ha	R 836 000	

© 2010 PenSoft CC (Mass Appraisal Software Solution)

Totals per Category for Saron

Category	Sites	Extent	Previous extent	Current Value	Previous value
RES	0	0 m²	0 m²	151 000	151 000
COM	0	0 m²	0 m²	160 000	160 000
MUN	2	21.3389 Ha	21.3389 Ha	525 000	525 000
MULTI*	1	204 m²	204 m²	0	0
Totals	**3**	**21.3593 Ha**	**21.3593 Ha**	**R 836 000**	**R 836 000**

*** Multipurpose Category - Current value = R311 000.00. Pre-Dispute value = R311 000.00. These values were apportioned To the relevant individual Categories.**

© 2010 PenSoft CC (Mass Appraisal Software Solution)

CERTIFICATION BY MUNICIPAL VALUER AS CONTEMPLATED IN SECTION 34(C) OF THE ACT

I, Hendrik Coenraad Botha, Identity number 8204085152080 do certify that I have, in accordance with the provisions of the Local Government: Municipal Property Rates Act, 2004 (Act No. 6 of 2004), hereinafter referred to as the Act, to the best of my skills and knowledge and without fear, favour or prejudice, prepared the valuation roll for Drakenstein Municipality in terms of the provisions of the Act. In the discharge of my duties as municipal valuer I have complied with sections 43 and 44 of the Act.

Certified at Moorreesburg this 19th day of October 2026.

Professional Registration Number with the South African Council for the Property Valuers Profession: 5601
Category of Professional Registration: Professional Valuer.



Hendrik Coenraad Botha

MUNICIPAL VALUER