

BULK INFRASTRUCTURE CONTRIBUTION LEVY (BICL) CHARGES FOR 2017/2018

a) **Non-residential developments:**

- * Electricity - R764.00 per kVA
- * Water - R98 430.00 per extra L/sec of flow required
- * Sewerage - R200 760.00 per extra L/sec of flow required
- * Solid Waste - R625.00 per additional person

b) **Residential developments:**

7.5% of the market value of each erf determined by agreement between the Council and the developer provided that, in the event of a dispute as to market value, same will be determined by the mean of two valuations obtained by the Council at the expense of the developer.

For purposes of this paragraph, a residential development includes any separate erf zoned for single residential purposed and, in the case of town and group housing developments, each separate residential erf in such development.

Where, in a township developed essentially for residential purposes, there are non-residential erven e.g. business sites, then paragraph (a) will be applied in respect of such erven to determine the levy;

- c) that above BICL shall be paid to Council when a zoning/rezoning is activated i.e. when building plans are submitted for approval in respect of non-residential development or when application is made for authority to transfer a residential erf in an approved residential township or Sub-division;
- d) that a special trust account be opened into which all BICL will be paid and from which contributions towards the cost of providing bulk infrastructure will be withdrawn;
- e) that all expenditure in regard to the investigation referred to in paragraph (a) and (b) where necessary be paid from the aforesaid trust account;
- f) that above BICL charges be adopted as a Council Policy and be incorporated as a condition in all Council resolutions approving new development projects;
- g) that above BICL charges be adjusted annually;
- h) that developers be required to acknowledge their indebtedness to the Council in respect of BICL by signing a standard Acknowledgement of Debt; and
- i) that the following amendment be noted and accepted:

The BICL will be applicable to all developments except the following:

- Midland Hospital - Almost completed
- Education Offices in Murray Street - Under construction
- Town Houses Donkin Street - Under construction
- H.C.K. (Spandau Housing Project)