SCHEDULE 20: CITY PLANNING TARIFFS





SCHEDULE "20"

CITY OF EKURHULENI

TARIFFS: CITY PLANNING TARIFFS

In terms of the relevant legislation the City of Ekurhuleni at a meeting held on **25**th **May 2023**, resolved to amend its Tariffs for City Planning with effect from **1 July 2023** as follows:

<u>LAND USE MANAGEMENT: these proposed tariffs must be</u> read together with the Ekurhuleni Spatial Planning and Land Use Management By-law 2019.

TYPE OF APPLICATION	NOTES	Fees 2022/2023 VAT Included	Fees 2023/2024 VAT included	
	TOWNSHIP ESTABLISHMENT			
Township Application fee	This application fee includes compliance certificates. The applicant must pay for all advertisements.	R8 064.36	R8 443.38	
Advertisement of	Applicant to place advertisement	Not	Not	
Township Application		applicable	applicable	
Phasing/Division of Township	Cost is per phase from the 1st phase	R3 230.98	R3 382.83	
Extension of Boundaries	The applicant must pay for all advertisements.	R8 064.36	R8 443.38	
Township Application fee	This application fee includes compliance certificates. The applicant must pay for all advertisements.	R8 064.36	R8 443.38	
Advertisement of	Applicant to place advertisement	Not	Not	
Township Application		applicable	applicable	
Phasing/Division of Township	Cost is per phase from the 1st phase	R3 230.98	R3 382.83	
Extension of Boundaries	The applicant must pay for all advertisements.	R8 064.36	R8 443.38	
REZONING				
Amendment Scheme (rezoning).	This is the application fee only. The applicant must pay for all advertisements.	R4 736.96	R4 959.73	
Advertisement of Rezoning Application	Applicant to place advertisement	Not applicable	Not applicable	

	SUBDIVISION		
Subdivision of Property –	Includes compliance certificate	R716.83	R750.52
	CONSOLIDATION		
Consolidation of	Consolidation only	R570.11	R596.90
Properties	•		

REMOVAL OF RESTRICTIVE CONDITIONS				
Removal of restrictive conditions	Removal of restrictive conditions only. The applicant must pay for all advertisements.(If a simultaneous Removal of restrictive conditions and other application is submitted, only the higher fee will be payable)	R751.41	R786.72	

No Land Use Management tariffs would be charged for Government Related and Housing Projects /applications provided that no tariffs have been catered for in the quotation by the applicant.

APPLICATION IN TERMS OF THE LAND USE SCHEME				
Building Line Relaxation	Residential 1 and 2 Zonings: R245.23 Residential 3 and 4 and Non-residential zonings R486.27	Residential 1 and 2 Zonings: R256.75 Residential 3 and 4 and Non-residential zonings R509.12		
Special Consent	Residential Zonings: R813.25 Non-residential zonings: R1 289.04	Residential Zonings: R851.47 Non-residential zonings: R1 349.62		
Written Consent	Residential Zonings: R332.21 Non-Residential Zonings R1 289.04	Residential Zonings: R347.82 Non-Residential Zonings R1 349.62		
Relaxation of Height/Coverage as permitted by the Scheme	Residential Zonings: R332.21 Non-Residential Zonings: R1 289.04	Residential Zonings: R347.82 Non-Residential Zonings: R1 349.62		
Relaxation of parking requirements as permitted by the Scheme	Residential Zonings: R332.21 Non-Residential Zonings: R1 289.04	Residential Zonings: R347.82 Non-Residential Zonings: R1 349.62		
OTHER				
Zoning Certificates	R36.68	R38.40		

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	ADMINSTRATIVE PENALTIES i.t.o SECTION 110 OF THE SPATIAL PLANNING AND LAND USE MANAGEMENT BY-LAW, 2019		
Category	Unauthorized Use(s) For Which approval Must Be Obtained From The Municipality	Fees 2022/2023VAT included	Fees 2023/2024 VAT included

		Minimum Daily Administrative Penalty	Minimum Daily Administrative Penalty
Residential 1	Land uses which may be obtained by special and written consent of the Municipality.	R524.00	R548,63
	Residential 4 Uses	N/A	R4 389,06
	Business 1, Business 2, Business 3, Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation, Private Open Space Uses or any other land use not authorised by the land use scheme.	N/A	R5 000.00
Residential 2	Land uses which may be obtained by special and written consent of the Municipality.	R524.00	R548,63
	Residential 1 AND 3 Uses	N/A	R548,63
	Residential 4 Uses	N/A	R4 389,06
	Business 1, Business 2, Business 3, Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation, Private Open Space Uses or any other land use not authorised by the land use scheme.	N/A	R5 000.00
Residential 3	Land uses which may be obtained by special and written consent of the Municipality.	R524.00	R548,63
	Residential 1 AND 2 Uses	N/A	R548,63
	Residential 4 Uses	N/A	R4 389,06
	Business 1, Business 2, Business 3, Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation, Private Open Space Uses or any other land use not authorised by the land use scheme.	N/A	R5 000.00

Residential 4	Land uses which may be obtained by special and written consent of the Municipality.	R4 192.00	R4 389,06
	Residential 1 AND 2 Uses	N/A	R548,63
	Residential 3 Uses	N/A	R548,63
	Business 1, Business 2, Business 3, Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation, Private Open Space Uses, or any other land use not authorised by the land use scheme.	N/A	R5 000.00
Business 1	Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation, Private Open Space Uses or any other land use not authorised by the land use scheme.	R5 240.00	R5 000.00
Business 2	Land uses which may be obtained with the special and written consent of the Municipality.	N/A	R548,63
	Residential 1 AND 2 Uses	N/A	R548,63
	Business 3	N/A	R548,63
	Residential 4 Uses	N/A	R4 389,06
	Business 1, Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation, Private Open Space Land Uses or any other land use not authorised by the land use scheme.	R5 240.00	R5 000.00
Business 3	Land uses which may be obtained with the special and written consent of the Municipality.	N/A	R5 000.00
	Residential 1 AND 2 Uses	N/A	R548,63
	Residential 4 Uses	N/A	R4 389, 03
	Business 1, Business 2, Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation, Private Open	R5 240.00	R5 000.00

	Space Uses or any other land use not authorised by the land use scheme.		
Industrial 1	Land uses which may be obtained with the special and written consent of the Municipality	N/A	R548, 63
•	Residential 1, 2, 3, 4 Land Uses	R5240.00	R5 000.00
	Business 1, 2, 3 Land Uses		
	Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation, Private Open Space Uses Land Uses or any other land use not authorised by the land use scheme.		
Industrial 2	Land uses which may be obtained with the special and written consent of the Municipality	N/A	R548, 63
	Residential 1, 2, 3, 4 Uses	R5240.00	R5 000.00
	Business 1, 2, 3 Uses		
	Industrial 1, Public Garage, Mining, Agriculture, Recreation, Private Open Space or any other land use not authorised by the land use scheme.		
Public Garage	Land uses which may be obtained with the special and written consent A of the Municipality.	N/A	R548,63
	Residential 1, 2, 3 Land Uses	N/A	R548,63
	Residential 4 Land Uses	N/A	R4 389,06
	Business 1, Business 2, Business 3, Industrial 1, Industrial 2, Mining, Agriculture, Recreation, Private Open Space Uses or any other land use not authorised by the land use scheme.	R5 240.00	R5 000.00

Mining	All unauthorised land uses	R5 240.00	R5 000.00
Agriculture	Land uses which may be obtained with the special and written consent of the Municipality.	N/A	R548,63
	Residential 1 AND 2 Uses	N/A	R548,63
	Residential 3 AND 4 Uses	N/A	R4 389,06
	Business 1, Business 2, Business 3, Industrial 1, Industrial 2, Public Garage, Mining, Recreation, Private Open Space Uses or any other land use not authorised by the land use scheme.	R5 240.00	R5 000.00
Recreation	Ancillary shops	N/A	R548,63
	Land uses which may be obtained with the special consent of the Municipality	N/A	R5 000.00
	Residential 1, 2 AND 3 Uses	R5 240.00	R5 000.00
	Residential 4 Uses	N/A	R4 389,06
	Business 1, Business 2, Business 3, Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation, Private Open Space Uses or any other land use not authorised by the land use scheme	R5 240.00	R5 000.00
Private Open Space	Land uses which may be obtained with the special and written consent of the Municipality Residential 1 AND 2 Uses	NAG	R5 000.00
	Residential 3 AND 4 Uses	N/A	R4 389,06
	Business 1, Business 2, Business 3, Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation, Private Open Space Uses or any other land use not authorised by the land use scheme	R5 240.00	R5 000.00

Public Open	All unauthorised uses	NAG	AG Fine
Space			R800.00
Community Facility	Land uses which may be obtained with the special and written consent of the Municipality	NAG	AG Fine R500.00
	Residential 1, Residential 2, Residential 3 AND Residential 4, Business 1, 2 AND 3, Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation, Private Open Space Uses or any other land use not authorised by the land use scheme.	NAG	AG Fine R800,00
Social Services	Land uses which may be obtained with the special and written consent of the Municipality.	NAG	AG Fine R500.00
	Residential 1, Residential 2, Residential 3 AND 4, Business 1, Business 2 Business 3, Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation, Private Open Space Uses or any other land use not authorised by the land use scheme.	NAG	AG Fine R800,00
Public Services	All Unauthorised Uses	NAG	NAG (Properties owned by other spheres of Government)
		NAG	AG Fine R800. 00 (Properties owned by the Municipality)
Parking	Land uses which may be obtained with the special and written consent of the Municipality	NAG	R548, 63
	Residential 1, Residential 2, Residential 3 AND Residential 4, Business 1, Business 2, Business 3, Industrial 1, Industrial 2, Public Garage, Mining, Agriculture, Recreation,	N/A	R5 000.00

	Private Open Space Uses or any other land use not authorised by the land use scheme		
	ass not dumented by the fairs does somethic		
Roads	Land uses which may be obtained with the special and written consent of the Municipality	NAG	NAG (Properties owned by other spheres of Government) AG Fine R800. 00 (Properties owned by the Municipality)
	All other unauthorised uses	NAG	NAG (Properties owned by other spheres of Government) AG Fine R1200. 00 (Properties owned by the Municipality)
Transportation	uses which are subservient and ancillary to that which are mentioned in Column 2, special uses	NAG	N/A
	Informal trading, dwelling units for key personnel, restaurants, shops (greater than 150m²)		
	Car wash		
Special	All unauthorised uses	Fine to be determined by use	Fine to be determined by use
APPLICABLE SECTION	ONCE OFF PENALTIES FOR OFFENCES LISTED IN SECTION 116 OF THE BY- LAW	Fees 2023/2024 VAT included Minimum Daily	Fees 2023/2024 VAT included Minimum Daily Administrative Penalty

		Administrative Penalty	
116 (c)	Unlawfully prevents an authorised person entry to his or her premises or causes or permits any other person to prevent entry.	N/A	R500. 00
116 (d)	Obstructs or hinders an authorised person in the performance of his or her duties or causes or permits any other person to so obstruct or hinder the authorised person.	N/A	R500. 00
116 (e)	Refuses or fails to provide to an authorised person such information as is required to allow an authorised person to perform a function in terms of this By-law;	N/A	R500.00
116 (f)	Furnishes false or misleading information to an official of the Municipality when called upon to furnish information.	N/A	R500.00
116 (g)	Impersonates a development compliance officer	N/A	AG Fine R1000.00
116 (h)	Fails to display a zoning certificate as required in section 120 of this By-law or displays a fraudulent zoning certificate.	N/A	R500.00
116 (k)	Supplies particulars, information or answers in a land development application, request or other application, hearing or in an appeal knowing it to be false, incorrect or misleading.	N/A	AG Fine R1000.00
116 (n)(i)	Permit the use of his/her property by a person who is not legally permitted to be in the country.	N/A	AG Fine R1000.00
116 (o)	Permit and or use any property, land or building for any of the following: (i) preparing, selling, buying, storing or exchange of illegal drugs (ii) human trafficking (iii) prostitution (iv) accommodation where the conditions of the property are violating human dignity	N/A	AG Fine R 2500.00

*AG- Admission of Guilt

*NAG- National Administration Guideline

GIS

SERVICES RENDERED	NOTES	2022/23 TARIFFS R (Incl VAT)	2023/24 TARIFFS R (Incl VAT)
A0 plain paper		R182.35	R190.92
A0 glossy paper		R379.38	R397,21
A1 plain paper		R110.04	R115.21
A1 glossy paper		R226.37	R237.00
A2 plain paper		R74.41	R77.90
A2 glossy paper		R153.00	R160,19
A3 plain paper		R25.15	R26.33
A3 glossy paper		R46.11	R48.27
A4 plain paper		R14.67	R15.35
A4 glossy paper		R27.25	R28.53
Material: (i) CD	(i) CD Cost per CD used	N/A	N/A
(ii) DVD	(ii) DVD Cost per DVD used	N/A	N/A
Images 2018	- 1	R74,457.26	R77,956.75
Images 2018 (Individual Tiles)	(285 tiles available)	R262.00	R274.31
Images 2019		R82,089.84	R85,948.06
Images 2019 (Individual Tiles)		R289.25	R302.84
Oblique Images 2015		R135,402.6 5	R141,766.5 7
Oblique Images 2015 (per CBD)	(10 CBDs)	R13,543.30	R14,179.83
GIS Package	will consist of – City Development Base Data, Administrative Boundary Data, Environmental Data, Spatial Development Framework Data, Facilities Data Cadastral Package breakdown:	R1,085.73	R1,136.75
	Cadastre (current & SG) Scheme Parcels Township (current & SG) Addresses Street Centrelines Sectional Titles (Stands & Units) SDF Data Administrative Boundaries Flood Lines Housing Parcels Facilities	R138.34 R138.34 R71.26 R138.34 R71.26 R71.26 R138.34 R71.26 R138.34 R71.26	R144.84 R144.84 R74.60 R144.84 R74.60 R144.84 R74.60 R144.84 R74.60 R74.60
City Planning Layers not in Cadastral Package		R71.26 per layer	R74.60 per layer

2009 Digital Elevation Model: 13cm Accuracy		R35,306.07	R36,965.45
2009 Digital Elevation Model: 13cm Accuracy (Individual tiles)	(96 tiles available)	R368.90	R386.23
2009 Digital Elevation Model: 22cm Accuracy		R26,500.78	R27,746.31
2009 Digital Elevation Model: 22cm Accuracy (Individual tiles)	(96 tiles available)	R276.67	R289.67
2018/19 Digital Elevation Model		R40,169.84	R42,057.82
2018/19 Digital Elevation Model (Individual tiles)	(285 tiles available)	R142.53	R149.22
2018/19 LiDAR		R40,092.29	R41,976.62
2018/19 LiDAR (individual tiles)	(285 tiles available)	R142.53	R149.22
2009 Contours: 1 metre interval		R17,653.56	R18,483.27
2009 Contours: 1 metre interval (Individual tiles)	(96 tiles available)	R185.50	R194.21
2018 Contours: 0.5 metre interval		R22,910.33	R23,987.11
2018 Contours: 0.5 metre interval (Individual tiles)	(285 tiles available)	R80.70	R84.49