



CITY OF CAPE TOWN
ISIXEKO SASEKAPA
STAD KAAPSTAD

SPECIAL COUNCIL AGENDA

31 MAY 2024

ITEM SPC 10/05/24

REPORT TO COUNCIL

BUDGET 2024/25 TO 2026/27

*UHLAHLO-LWABIWOMALI OLUSUSELA KU-2024/25 UKUYA
KU-2026/27*

BEGROTING 2024/25 TOT 2026/27



**CITY OF CAPE TOWN
ISIXEKO SASEKAPA
STAD KAAPSTAD**

**ANNEXURE 3
CITY IMPROVEMENT DISTRICTS
ADDITIONAL RATES**

2024/25 BUDGET (MAY 2024)



CITY IMPROVEMENT DISTRICTS (CIDs) ADDITIONAL RATES 2024/2025

Each CID must submit a budget to the City annually in accordance with the approved Business Plan of the CID and be approved by the company members at an Annual General Meeting (AGM) or Members Meeting. The budgets for 2024/25 for all existing CIDs included in the table below were all approved in terms of this requirement prior to submission to the City for inclusion in the City's budget document. The CIDs have a 5-year budget as per their approved Business Plan and as such cannot anticipate future development or valuation fluctuations due to successful appeals etc. Communities are informed from the outset regarding the impact of valuation fluctuations on CID budgets and also individual contributions. Accordingly, various scenarios materialize in later years where the CID budget may be spread over a broader community thus reducing the burden on individuals. Similarly, successful valuation objections could result in a larger than anticipated burden on other individuals due to the valuation base reducing concomitant to annual budget increases. The impact on individuals is extensively modelled to ensure that the financial impact remains within the threshold of affordability and sustainability.

The amount of any additional rate levied in a CID area is determined by Council. The additional rate is a debt owing to the City and is payable and collected in the same manner as any other property rates imposed by Council. Two different rating categories are identified when imposing an additional rate in a CID, namely Residential and Non-residential. The CID Policy, as approved by Council, further clarifies that any non-residential property with a municipal valuation of 50% or more of the total municipal valuation of the CID it is located in will not fund more than 25% of the budget. At this stage, this scenario only exists in the Glosderry CID.

All the CIDs approved their budgets at their Members' meetings with an overwhelming majority support. Seven CIDs (Brackenfell, Kalk Bay & St James, Llandudno, Mitchells Plain Town Centre, Oakwood | Hughenden | Meadows, Salt River and Strand) applied for a new 5-year term commencing on the 1st of July 2024. At their Members' meetings, members voted in favour of the continuation of the CIDs and these were approved by Council on 27 March 2024.

Four applications were received for the establishment of new CIDs, namely Camps Bay, Eastlake Island, Newlands, and Simon's Kloof, included in the table below. Camps Bay and Simon's Kloof were approved at a Council meeting held on 24 April 2024, and Eastlake Island and Newlands are subject to approval by Council at its meeting in June 2024.

The additional rates for 2024/25, expressed as a rate-in-the-land and based on the total property valuation per CID, are submitted for Council approval.

CID additional rates are rated at 15% for VAT. Additional rates below are shown as a rate-in-the-Rand.



City Improvement District	2024/25 Budget R	2024/25 Residential Additional Rate R	2024/25 Non-Residential Additional Rate R
Airport Industria	6 989 187	N/A	0.002792
Beaconvale	4 935 334	N/A	0.003194
Blackheath	4 256 013	N/A	0.001520
Boston	4 720 087	0.001125	0.001789
Brackenfell	4 292 420	N/A	0.002892
Camps Bay	30 085 270	0.000915	0.001694
Cape Town Central City	106 211 875	0.001562	0.002994
Claremont	14 116 248	0.000498	0.002109
Clifton	9 933 338	0.000917	0.001516
Eastlake Island *	550 722	0.001284	N/A
Elsies River	4 281 308	N/A	0.004786
Epping	15 174 173	N/A	0.001753
Fish Hoek	1 436 287	0.000568	0.002009
Glosderry	2 444 424	0.000403	0.003113 > 50% = 0.000617
Green Point	14 488 007	0.000444	0.002656
Groote Schuur	9 998 293	N/A	0.002296
Kalk Bay and St James	3 021 031	0.000580	0.001718
Little Mowbray / Rosebank	2 900 062	0.000684	0.001774
Llandudno	5 066 443	0.000815	0.000967
Lower Kenilworth	1 761 631	0.000873	0.001377
Maitland	4 928 580	N/A	0.002920
Mitchells Plain Town Centre	2 590 870	0.000966	0.003775
Montague Gardens-Marconi Beam	9 431 338	N/A	0.001110
Mount Rhodes	770 133	0.001765	0.002378
Muizenberg	3 280 000	0.001140	0.003276
Newlands *	7 002 318	0.000639	0.001538
Northpine	3 109 334	0.001201	0.002468
Oakwood Hughenden Meadows	1 307 778	0.002052	0.002972
Observatory	11 023 766	0.000972	0.002830
Oranjekloof	9 560 965	0.000506	0.002590
Overkloof	565 185	0.001628	0.001628
Paarden Eiland	6 342 645	N/A	0.001206
Park Island	706 000	0.001216	0.002319
Parow East Industrial	2 031 488	N/A	0.003681
Parow Industria	7 096 862	N/A	0.002175
Penzance Estate	1 530 928	0.001662	0.003872
Pinelands	10 887 159	0.000627	0.001262
Salt River	5 625 742	N/A	0.002951
Scott Estate & Baviaanskloof	3 401 813	0.001258	0.002165
Sea Point	9 520 000	0.000862	0.001884
Simon's Kloof	380 303	0.000612	0.000831
Somerset West	4 396 598	N/A	0.003804
Stikland Industrial	6 528 393	N/A	0.002662
Strand	1 917 680	N/A	0.003619
Triangle Industrial	3 210 732	N/A	0.003863



Tygervalley	5 112 385	N/A	0.002670
Upper Kenilworth	4 316 472	0.000836	0.001906
Voortrekker Road Corridor	30 248 135	N/A	0.003546
Vredeklouf	4 303 212	0.001673	0.002704
Welgemoed	4 172 519	0.000698	0.001220
Woodstock	7 824 237	N/A	0.001664
Wynberg	7 922 104	0.001560	0.003830
Zeekoevlei Peninsula	647 396	0.001915	0.002788
Zwaanswyk	1 407 257	0.000884	0.000926

Note: Additional rates are reflected exclusive of VAT. VAT inclusive rates can be found in the City's Tariffs, Fees and Charges book.

* Subject to Council approving the establishment of the CID with effect from 1 July 2024.

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