

BULK INFRASTRUCTURE CONTRIBUTION LEVY (BICL) CHARGES FOR 2025/2026

	2024/25 Tariff vat incl.	2025/26 Tariff vat incl.	2025/26 Tariff vat incl. rounded
a) Non-residential developments:			
* Electricity - per kVA	1589,50	1662,62	1662,60
* Water - per extra L/sec of flow required	128258,10	134157,97	134157,90
* Sewerage - per extra L/sec of flow required	261599,50	273633,08	273633,00
* Solid Waste - per additional person	816,30	853,85	853,80
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into which all BICL will be paid and from which contributions towards the cost of providing bulk infrastructure will be withdrawn;			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)			

Temporary Festival supply points

Single phase Pre-paid meter supply point 60 Amp – R 1000-00 (No Refund)
Three phase Pre-paid meter supply point 60 Amp – R 2000 -00 (No Refund)

All material remains the property of Municipality