

Volume 1



AGENDA

BUFFALO CITY METROPOLITAN COUNCIL MEETING

28 MAY 2026

9.00 A.M.

URGENT NOTES:

1. On Monday, 4 April 2022 President Cyril Ramaphosa informed the Nation that Cabinet had resolved to **terminate the Covid National State of Disaster** with effect from **Tuesday, 5 April 2022.**
2. In accordance with the following resolution taken *inter alia* on 29 April 2022 *vide* Minute No. VBCMC 271/22, the meeting of 27 July 2022 will be a contact face to face meeting :-
 - "2. That the Council, having considered Options 1 and 2, set out in the report referred to in Resolution No. 1 hereof, **ADOPTS Option 1** which encompasses the following, as this Option will assist the Municipality to continue with the current financial trajectory, which is dependent on ailing revenue collection :
 - (a) The approach of having four (4) contact (face to face) Ordinary Council meetings per year, in the Auditorium, City Hall, East London as guided by Section 18 (2) of the Local Government Structures Act 117 of 1998".
3. Councillors and officials are to be **seated** by **8.45 a.m.**
4. Councillors are reminded that in terms of Minute No. BCC 10/06(NC) dated 17 March 2006, the onus is on each Councillor to sign the attendance register, failing which the Councillor cannot be recorded as present.
5. Count down to Electronic Document Management System/Sharepoint implementation in respect of Council meetings.
6. Councillors and Officials already **using Electronic Document Management System/Sharepoint** are **encouraged to download the agenda and minutes and to save it on their desktops.**
7. Please bring your **laptops** with you to the meeting, **batteries fully charged.**
8. However, although there will be generator power in the event of loadshedding, Councillors and Officials are encouraged to bring **all hardcopy volumes** of the agenda and minutes with them to the meeting, as well as hardcopies of any loose reports circulated prior to the meeting.
9. The password for the WIFI at the City Hall will be provided for exclusive use by Councillors and officials for Council meeting purposes at the Auditorium on the day of the meeting.
10. **Four (4) ICT Technicians** will be available **from 8.00 a.m.** to provide required **ICT support prior to the meeting** and to address challenges during the meeting.]

1



BUFFALO CITY METROPOLITAN COUNCIL

Notice is hereby given in terms of Section 29(1) of the Local Government : Municipal Structures Act, No. 117 of 1998, read in conjunction with Section 19 (a) of the Local Government : Municipal Systems Act, No. 32 of 2000 that the **SECOND (2ND) (ORDINARY)** meeting of the **BUFFALO CITY METROPOLITAN COUNCIL** for 2026 will be held on

THURSDAY, 28 MAY 2026

at

9.00 A.M.

in the

AUDITORIUM, City Hall, East London

to discuss the matters on the attached agenda.


COUNCILLOR C.H.M. MAXEGWANA
SPEAKER
MG/AM/pvz
(AGENDAS/2026/F-PAGE/Bcmc (METRO)/BCMC28-5)

City Hall
EAST LONDON

18 May 2026

Total number of seats : 100

Quorum : 51

The Speaker, Councillor C.H.M. Maxegwana
The Executive Mayor, Councillor P. Faku
Chief Whip of Council, Councillor S.T. Matwele

[NOTE: Councillors are reminded that in terms of Minute No. BCC 10/06(NC) dated 17 March 2006, the onus is on each Councillor to SIGN THE ATTENDANCE REGISTER AT THE ENTRANCE, failing which the Councillor cannot be recorded as present.]

Councillors: Angelbeck, R.E.
 Bamla, P.
 Bangani, B.
 Basopu, P.M.
 Batala, C.N.
 Bentley, S.E.
 Bernardo, A.P.
 Booij, S.
 Botha, A.M.C.
 Caga, S.W.
 Daniso, M.
 Dywili, Z.A.
 Faku, K.T.
 Faku, M.
 Fritz, T.F.
 Gcobo, A.
 Gida, S.P.
 Goci, N.M.
 Gqola, L.
 Green, J.D.
 Gulwa, S.S.
 Gunyazile, A.
 Hali, L.
 Hlekiso, M.
 Hoffman, S.M.
 Holmes, V.A.
 Jaxa, P.
 Kalani, B.
 Kese-Ndotyi, N.L.
 Kilimani, N.W.
 Knoetze, V.D.
 Kosani, M.
 Kumbaca, N.L.N.
 Libala, S.
 Luhadi, N.E.
 Mahanjana, D.A.
 Majeke, A.
 Majeke, K.
 Mangxola, O.
 Mashiya, M.J.
 Masiki, Y.
 Maxongo, N.
 Mcako, M.
 McDowell, J.S.
 Mcwabeni, N.
 Mfazwe, M.M.
 Mfene, M.
 Mhlauli, O.
 Mhlola, N.M.
 Mndi, N.
 Mnyute, A.O.
 Mpupha, K.H.
 Mrwebi, V.A.
 Mtyingizane, Z.
 Mxabanisi-Gakrishe, C.
 Mzekeli, L.
 Nkala, A.
 Nkungwini, S.
 Nokoyo, A.S.
 Noyakhe, Z.
 Ntsasela, S.
 Ntshebe, N.M.
 Ntyabontyi, D.
 Nyusile, M.L.
 Pakati, X.A.
 Peter, V.
 Phandliwe, S.
 Pisane, L.
 Pohl, F.C.
 Qali, N.
 Ralasi, A.
 Rumbu, S.P.
 Sauli, B.
 Siboyana, V.
 Skepe, S.G.
 Skoti, A.J.
 Sobende, T.
 Stemela, N.C.
 Stewart, L.A.
 Tempi, T.
 Theron, D.A.
 Thomas, M.D.
 Tshabe, N.E.
 Tutu, M.
 Tutu, V.
 Tyali, Y.
 Vallabh, D.
 Walton, G.K.
 Wetsetse, M.
 Whittington, N.
 Wolose, F.S.
 Wood, B.F.
 Yekiso-Morolong, M.C.
 Zonke, K.
 3 Vacancies

(100)

TRADITIONAL LEADERS:

Zwelizolile Toise
Jongilanga, Nomaxhosa
Makinana, Andile

(3)



AGENDA

1. Notice Convening the Meeting
2. Opportunity for Silent Prayer or Meditation
3. Statements by the Speaker
4. Apologies

[NOTE All applications for Leave of Absence submitted by Councillors for the date of the Council meeting, 28 May 2026, approved by the Speaker before/on 28 May 2026, will be officially placed on record by the Speaker at the Council meeting on 28 May 2026, for record purposes.]

5. Adoption of Agenda/Matters of Exigency
6. Confirmation of Minutes :
 - Third (Special) Virtual Meeting : 12 March 2026
 - First (Ordinary) Virtual Meeting : 31 March 2026
 - Fourth (Special) Virtual Meeting : 29 April 2026 (Adjourned)
 - Fourth (Special) Virtual Meeting : 30 April 2026 (Reconvened from 29 April 2026)
7. Communications by the City Manager
8. **MATTERS OUTSTANDING:**
Refer to Report No. 3 on Page No. 53 of Volume No. 2 and Report No. 7 (Confidential) on Page No. 4 of Volume No. 6
9. **MATTERS ARISING:**
Refer to Report No. 4 on Page No. 728 of Volume No. 4

10. Reports of the Acting City Manager

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
1	Leasing of a Portion of Erf RE/16226 East London to Border Cricket	7
2	Deviation of Tender for the Procurement of the Fresh Produce Market Trading System for a Period of Twelve Months	27

1 LEASING OF A PORTION OF ERF RE/16226 EAST LONDON TO BORDER CRICKET

1. PURPOSE

The purpose of this report is for Council to **SUSTAIN** the Council resolution as per Minute No. VBCMC 128/26, leasing of a portion of Erf Re/16226 East London for recreational (cricket) purposes for a period of 9 (Nine) years and 11 (Eleven) months with an option to renew. The Council to further **APPROVE** a 20-year renewal option after the end of the first 9 years, 11 months subject to the National Lottery Commission confirming funding for the upgrade of the Buffalo Park Cricket Stadium to Cricket South Africa.

2. AUTHORITY

Council

3. LEGAL / STATUTORY REQUIREMENTS

- 3.1 Constitution of the Republic of South Africa, 1996
- 3.2 Local Government: Municipal Finance Management Act (MFMA) 56 of 2003
- 3.3 Local Government: Municipal Systems Act 32 of 2000
- 3.4 The Preferential Procurement Policy Framework Act 5 of 2000
- 3.5 Buffalo City Metropolitan Municipality Supply Chain Management Policy of 2015/2016

4. BACKGROUND / REASONING

Border Cricket recently concluded a lease agreement with Buffalo City Metropolitan Municipality for the Buffalo Park Cricket Stadium for a period of 9(Nine) years and 11(Eleven) months.

Upon consultations with Border Cricket, Buffalo City Metropolitan Municipality received a request to review and renew the lease agreement, and processes were followed which resulted in the Council Resolution appended herewith.

Council resolved as per Minute No_VBCMC 128/26: -

“That the Council APPROVES the Lease of Portion of Erf 16226, East London, collectively measuring Sixty Six Thousand and Twenty-Seven Square Metres (66027 m²) in extent to Border Cricket for Recreational (Cricket) Purposes, for a period of nine (9) years eleven (11) months with an option to renew, at an amount of One Thousand Seven Hundred and Thirty Rand (R1 730,00) per month (Excluding VAT), with an escalation of six percent (6%) per annum, as at the date of the valuation being 1 July 2025, as set out in Report No. 9 of the Acting City Manager, under the above heading, to the Council meeting scheduled for 26 March 2026, but postponed and held virtually on 31 March 2026.”

Council resolution is attached as **Annexure “A”**

5. EXPOSITION OF FACTS

The request to renew the Border Cricket Lease for a period of 9(Nine) years and 11(Eleven) months was processed, and a report was submitted to the structures of Council. Prior to the Council’s consideration, consultation meetings were convened with the Border Cricket Club.

After the Council resolved as per Minute No_VBCMC 128/26, a lease agreement for 9 (Nine) years and 11 (Eleven) months was concluded with the Border Cricket Board. The Border Cricket Board has been awarded the hosting rights of some of the 2027 Cricket World Cup matches. This award is provisional as the Border Cricket Board still needs to meet all the relevant requirements as per the Cricket World Cup standards. A request was received from Border Cricket informing Buffalo City Metropolitan Municipality that they require a 30-year lease term in order to secure funding from the National Lotteries Commission. This funding is required in order to uplift/improve the Municipal Facility (Buffalo Park Stadium) so that it meets the requirements of the Cricket World Cup standards.

Communication from the Border Cricket Board and National Lottery Commission is attached as **ANNEXURE “B”**

The proposed lease rental is at R1 730.00 (One Thousand Seven Hundred and Thirty Rand) per month excluding VAT, with an escalation of 6 % per annum.

Council to maintain the previous approved resolution of 9 (Nine) years and 11 (Eleven) months and include the 20 years renewal at the end of the first term subject to the National Lottery Commission confirming funding to Cricket South Africa for the upgrading of the stadium in preparation for the 2027 Cricket World Cup and follow through public tender processes.

The determination of market related rental valuation report dated 01 July 2025 is attached as **ANNEXURE "C"**.

6. **CHALLENGES**

CHALLENGE	SOLUTION
The tenant is unable to obtain the required funding with the absence of a 30 (Thirty) years lease agreement from the National Lottery Board.	Council expands the Council resolution as per Minute No_VBCMC 128/26 to include a 20 years renewal option subject to the National Lottery Commission confirming the funding to upgrade the Stadium and a public tender process would be followed.

7. **STAFF IMPLICATIONS**

None

8. **FINANCIAL IMPLICATIONS**

The determination of market related rental valuation report dated 01 July 2025 suggests a monthly rental of R1 730.00 (One Thousand Seven Hundred and Thirty Rand) excluding VAT, with an escalation of 6% per annum.

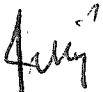
9. **OTHER PARTIES CONSULTED**

- 9.1 Border Cricket Board
- 9.2 Directorate of Finance
- 9.3 Office of the City Manager (COO)

10. **RECOMMENDATIONS**

It is **recommended** that:

- 10.1 Council **NOTES** that Council resolution as per Minute No. VBCMC 128/26, leasing of a portion of Erf Re/16226 East London for recreational (cricket) purposes for a period of 9 (Nine) years and 11 (Eleven) months with an option to renew is sustained.
- 10.2 The Council further **APPROVES** a 20-year renewal option after the end of the first 9 years, 11 months subject to the National Lottery Commission confirming funding for the upgrade of the Buffalo Park Cricket Stadium to Cricket South Africa.



V. PILLAY

ACTING CITY MANAGER

S. BOOI

ANNEXURES

- ANNEXURE A : COUNCIL RESOLUTION MINUTE NO_VBCMC 128/26.
- ANNEXURE B: COMMUNICATION FROM BORDER CRICKET BORDER AND NATIONAL LOTTERY COMMISSION
- ANNEXURE C : DETERMINATION OF MARKET RELATED RENTAL VALUATION REPORT DATED 01 JULY 2025

VBCMC
128/26

LEASING OF A PORTION OF ERF RE/16226
EAST LONDON, TO BORDER CRICKET

RESOLVED:

1. That the Council RESCINDS Minute No. VBCMC 788/21 (FF) (Resolution No. VMMC 336/21) dated 1 October 2021 regarding the Lease of the Buffalo Park Cricket Stadium : Remainder Erf 16226, East London.
2. That the Council APPROVES the Lease of Portion of Erf 16226, East London, collectively measuring Sixty Six Thousand and Twenty-Seven Square Metres (66027 m²) in extent to Border Cricket for Recreational (Cricket) Purposes, for a period of nine (9) years eleven (11) months with an option to renew, at an amount of One Thousand Seven Hundred and Thirty Rand (R1 730,00) per month (Excluding VAT), with an escalation of six percent (6%) per annum, as at the date of the valuation being 1 July 2025, as set out in Report No. 9 of the Acting City Manager, under the above heading, to the Council meeting scheduled for 26 March 2026, but postponed and held virtually on 31 March 2026.

Sandile Boo

From: Greg Fredericks <greg.f@cricket.co.za>
Sent: Friday, 24 April 2026 11:56
To: Sandile Boo
Subject: FW: BUFFALO PARK LEASE

You don't often get email from greg.f@cricket.co.za. [Learn why this is important](#)

From: Greg Fredericks <greg.f@cricket.co.za>
Date: Friday, 24 April 2026 at 11:51
To: Sean Wesley Beyer <SeanB@cricket.co.za>, Greg Fredericks <greg.f@cricket.co.za>, vincentp@buffalocity.gov.za <vincentp@buffalocity.gov.za>, Princess Faku <princessf@buffalocity.gov.za>, Greg <gregfredericks54@gmail.com>, yomelelat@buffalocity.gov.za <yomelelat@buffalocity.gov.za>
Subject: BUFFALO PARK LEASE

Dear Hon, Executive Mayor, MMC, and officials

Below please find a series of emails, including from the national lotteries Commission which confirms that they require a 30-year lease before they can release the funds.

We signed the lease which is for 9 years and 11 months with an option to renew on 22 April. This will not satisfy the lotteries. They require a 20-year extension. We are aware of the processes that need to be followed to have the 20-year extension. **We really do not expect you to commit Council to a decision that they have not made. What we are asking you is for a letter in which you as the officials, with the concurrence of you MMCs, commit to follow the process to have the lease extended for 20 years - that includes council approval, advertising, treasury approval, and registration with the deeds office, which could take several months.**

We desperately need that letter by **TODAY** which we will send with the lease signed this morning to CSA and the Lotteries.

Your understanding and support will be greatly appreciated.

I thank you

GA Fredericks
0824603154

From: Sean Wesley Beyer <SeanB@cricket.co.za>
Date: Friday, 24 April 2026 at 09:29
To: Siphiwo Bam <siphiwob@buffalocity.gov.za>
Cc: Greg Fredericks <greg.f@cricket.co.za>, Ashley Nel <AshleyN@cricket.co.za>
Subject: FW: Border Cricket lease

Good day Mr Bam

Please find below the letter from National Lotteries Commission where they state that they require a 30 year least in order to release the funds for the new media centre.

Regards
Sean

From: Tjaart Van der Walt <tjaartv@cricket.co.za>
Sent: 23 March 2026 15:02
To: Sean Wesley Beyer <SeanB@cricket.co.za>; Greg Fredericks <greg.f@cricket.co.za>
Subject: FW: Border Cricket lease



FYI below – important to get BCM to commit to this and get it over the line asap, then we can potentially get the R10m for Alford’s project



Tjaart Van der Walt CA(SA)
Chief Financial Officer (CFO)

T: +27 11 880 2810
M: +27 83 327 3947
E: tjaartv@cricket.co.za

www.cricket.co.za



2021/22 SA Sport
Federation Of
The Year

Momentum
GSport Federation of the
Year 2023 & 2024

#EndGBV



From: Sarah Hugow <Sarah@nlcsa.org.za>
Sent: Monday, 23 March 2026 13:50
To: Tjaart Van der Walt <tjaartv@cricket.co.za>
Cc: Lipolelo Motsomi <Lipolelo@nlcsa.org.za>; Mbalenhle Buthelezi <Mbalenhle@nlcsa.org.za>
Subject: Re: Border Cricket lease

Caution: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe. When in doubt, contact your IT Department

Dear Tjaart
We can take
the project to

adjudication with a recommendation to the DA to award the grant for BCM stadium with the proviso that construction can only start once the 30-year lease has been submitted.

To this end, kindly request the Mayor to issue a letter outlining the points below regarding the tender process etc.

Kind regards

Sarah Hugow
Research Manager - M&E



0124321337

Sarah@nlcsa.org.za

Business Development

www.nlcsa.org.za

333 Grosvenor Street, Block D, Hatfield Gardens, Pretoria, 0083



Regulating Lotteries

Funding for Impact

Changing Lives

Disclaimer:

The information contained in this e-mail and any attachment thereto is confidential and is intended solely for the addressee. No confidentiality or privilege is waived or lost by any mistransmission. If you are not the intended recipient of this e-mail you are hereby notified that any disclosure, copying, distribution or reliance upon the contents of this e-mail is strictly prohibited and may give rise to claims against you. If you received this message in error, please immediately delete it and all copies from all storage media, and notify the sender. Neither the National Lotteries Commission nor the sender accepts liability for any interception, error, virus or other interference. Views and opinions contained herein are those of the sender unless clearly stated to be those of the National Lotteries Commission reserves the right to monitor all e-mail communications transferred through its networks. By sending the National Lotteries Commission an email communication, you expressly give National Lotteries Commission to process the personal information which will be done in accordance with the Protection of Personal Information Act 4 of 2013 (POPIA), the National Lotteries Commission POPIA Policy and the National Lotteries Commission Privacy Policy informed consent documentation which sets out why the National Lotteries Commission needs the personal information, what National Lotteries Commission will do with it, and with whom the National Lotteries Commission will share it.

From: Tjaart Van der Walt <tjaartv@cricket.co.za>

Sent: Monday, March 23, 2026 11:12

To: Sarah Hugow <Sarah@nlcsa.org.za>

Cc: Lipolelo Motsomi <Lipolelo@nlcsa.org.za>; Mbalenhle Buthelezi <Mbalenhle@nlcsa.org.za>

Subject: RE: Border Cricket lease

Hi Sarah

Feedback from Border Cricket as follows – is it something that can be considered?

Greg is on the line with the mayor at the moment.

In order to get a 30 year lease it needs to be advertised for public comment, etc and ultimately lodged with the deeds office. It can be done, but it will take a long time and cannot be sped up.

She can do the '10 year' lease with a clause to give us first option to extend for 20 years. Would Lotto consider that option?

Against the background that it is a specialised property being cricket stadium, would this not suffice wrt tenure to get the application over the line?

Best

Tjaart

Tjaart Van der Walt CA(SA)
Chief Financial Officer (CFO)

T: +27 11 880 2810
M: +27 83 327 3947
E: tjaartv@cricket.co.za

www.cricket.co.za

From: Sarah Hugow <Sarah@nlcsa.org.za>
Sent: Monday, 23 March 2026 10:21
To: Tjaart Van der Walt <tjaartv@cricket.co.za>
Cc: Lipolelo Motsomi <Lipolelo@nlcsa.org.za>; Mbalenhle Buthelezi <Mbalenhle@nlcsa.org.za>
Subject: Re: Border Cricket lease

Caution: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe. When in doubt, contact your IT Department

Dear Tjaart
As previously

communicated the NLC requirement is for a 30-year lease where we invest in infrastructure upgrades. If this requirement cannot be met unfortunately we will not be able to consider the upgrades to the BCM stadium.
Kind regards

Sarah Hugow
Research Manager - M&E



0124321337
Sarah@nlcsa.org.za
Business Development
www.nlcsa.org.za
333 Grosvenor Street, Block D, Hatfield Gardens, Pretoria, 0083



Regulating Lotteries

Funding for Impact

Changing Lives

Disclaimer:

The information contained in this e-mail and any attachment thereto is confidential and is intended solely for the addressee. No confidentiality or privilege is waived or lost by any mistransmission. If you are not the intended recipient of this e-mail you are hereby notified that any disclosure, copying, distribution or reliance upon the contents of this e-mail is strictly prohibited and may give rise to claims against you. If you received this message in error, please immediately delete it and all copies from all storage media, and notify the sender. Neither the National Lotteries Commission nor the sender accepts liability for any interception, error, virus or other interference. Views and opinions contained herein are those of the sender unless clearly stated to be those of the National Lotteries Commission reserves the right to monitor all e-mail communications transferred through its networks. By sending the National Lotteries Commission an email communication, you expressly give National Lotteries Commission to process the personal information which will be done in accordance with the Protection of Personal Information Act 4 of 2013 (POPIA), the National Lotteries Commission POPIA Policy and the National Lotteries Commission Privacy Policy informed consent documentation which sets out why the National Lotteries Commission needs the personal information, what National Lotteries Commission will do with it, and with whom the National Lotteries Commission will share it.

From: Tjaart Van der Walt <tjaartv@cricket.co.za>
Sent: Friday, March 20, 2026 16:10
To: Sarah Hugow <Sarah@nlcsa.org.za>
Subject: Border Cricket lease

Hi Sarah

Attached interim lease between Border Cricket and Buffalo City Metro, together with letter from the City Manager confirming the process of finalisation of a long term lease between the two entities.

Border Cricket has leased the Buffalo Park Cricket Ground from the Metro since December 1999, with this being a further extension thereto. The stadium is specific to cricket usage in the Border region, for club, provincial and international matches.

Any questions, please let me know.

Tjaart

Tjaart Van der Walt CA(SA)
Chief Financial Officer (CFO)

T: +27 11 880 2810

M: +27 83 327 3947

E: tjaartv@cricket.co.za

www.cricket.co.za

Disclaimer:

The information contained in this e-mail and any attachment thereto is confidential and is intended solely for the addressee. No confidentiality or privilege is waived or lost by any mistransmission. If you are not the intended recipient of this e-mail you are hereby notified that any disclosure, copying, distribution or reliance upon the contents of this e-mail is strictly prohibited and may give rise to claims against you. If you received this message in error, please immediately delete it and all copies from all storage media, and notify the sender. Neither the National Lotteries Commission nor the sender accepts liability for any interception, error, virus or other interference. Views and opinions contained herein are those of the sender unless clearly stated to be those of the National Lotteries Commission reserves the right to monitor all e-mail communications transferred through its networks. By sending the National Lotteries Commission an email communication, you expressly give National Lotteries Commission to process the personal information which will be done in accordance with the Protection of Personal Information Act 4 of 2013 (POPIA), the National Lotteries Commission POPIA Policy and the National Lotteries Commission Privacy Policy informed consent documentation which sets out why the National Lotteries Commission needs the personal information, what National Lotteries Commission will do with it, and with whom the National Lotteries Commission will share it.

Disclaimer

The information contained in this communication from the sender is confidential. It is intended solely for use by the recipient and others authorized to receive it. If you are not the recipient, you are hereby notified that any disclosure, copying, distribution or taking action in relation of the contents of this information is strictly prohibited and may be unlawful.

This email has been scanned for viruses and malware, and may have been automatically archived by **Mimecast Ltd**, an innovator in Software as a Service (SaaS) for business. Providing a **safer** and **more useful** place for your human generated data. Specializing in; Security, archiving and compliance. To find out more [Click Here](#).

Disclaimer:



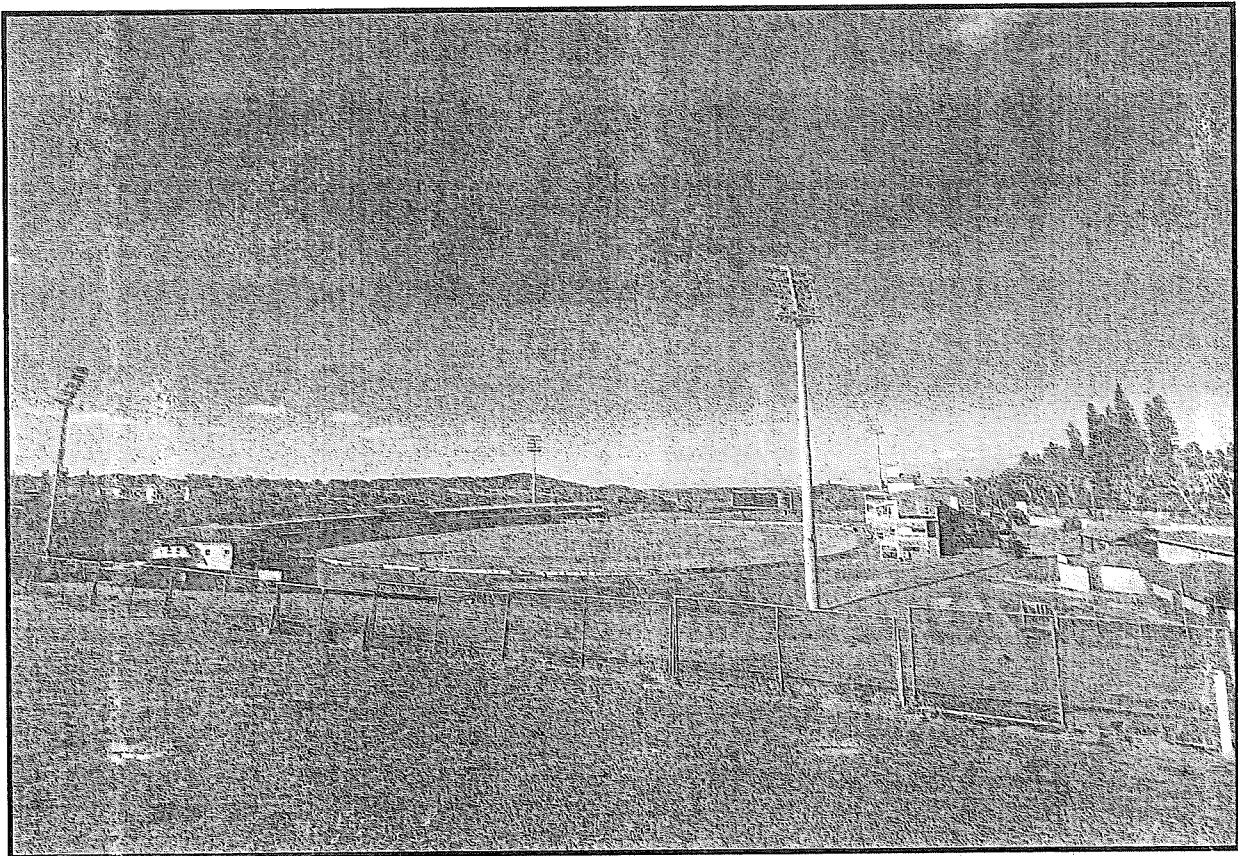
MAJOLA VALUATION SERVICES
NEW VALUATION OFFICES IN EAST LONDON

MAJOLA VALUATION SERVICES

060 455 3889
Gomubie, East London, Eastern Cape
Wandile@majolavaluationervices.co.za
info@majolavaluationervices.co.za

RENTAL DETERMINATION REPORT ON IMMOVABLE PROPERTY

Ptn of Remainder of Erf 16226 East London, Eastern Cape Province



Client / Property Owner
Buffalo City Metropolitan Municipality

Property Address
Buffalo Park Drive, Arcadia, East London, Eastern Cape

Prepared by:

Wandile Majola
Professional Associate Valuer 5458
National Diploma in Property Valuations
Member of South African Institute of Valuers

1 GENERAL INFORMATION

1,1 Instruction

We were instructed by **Buffalo City Metropolitan Municipality**, to determine the open market rental of the Border Cricket Board on Portion of Erf 11626 East London located at 1 Buffalo Park Drive, Arcadia, East London, Eastern Cape (hereafter the "subject property") and to submit a motivated valuation report in regard thereto.

Note: Rental to be determined on land only.

1,2 Date of Instruction

An instruction was received on: **23rd June 2025**

1,3 Date of Inspection

The property was physically inspected on: **11th July 2025**

1,4 Date of Valuation

The effective date of the valuation is: **1st July 2025**

1,5 Purpose of Valuation

To determine the Open Market Rental of the subject property for the client to be able to negotiate a lease agreement with the owner.

2 TITLE DEED INFORMATION (SEE ANNEXURES)

We have not had sight of the relevant Title Deed but Deeds Office (Aktex) Enquiries indicates that the property is held as follows:

2,1 Legal Description of Parent Property: Ptn of Remainder of Erf 16226 East London, Eastern Cape Province

2,2 Title Deed number: Not Applicable

2,3 Registered owner/ Lessor: Buffalo City Metropolitan Municipality

2,4 Registered Extent: 193 646 m²

2,5 Location Latitude: -33.0072, Longitude: 27.9192

2,6 Purchase Date and Price: Not applicable

2,7 Subject Property (Annexure B)

Lettable land extent: 66 027 m²

Lettable building extent: Not applicable m²
Not applicable m²

2,8 Physical address Buffalo Park Drive, Arcadia, East London, Eastern Cape

3 MUNICIPAL INFORMATION

3,1 Local Authority Information: Buffalo City Metropolitan Municipality

3.1.1 Municipal Valuation (Parent Property): R 1 000

3.1.2 Rating Category: Infrastructure

4 SUBJECT PROPERTY DESCRIPTION

4.1 Land

4.1.1 Locality

The subject property is located at 1 Buffalo Park Drive, Arcadia, East London, adjacent to the Buffalo Park Cricket Stadium. The area is a well-established, mixed-use industrial precinct featuring workshops, warehouses, service centres, and light manufacturing operations, supported by good infrastructure and municipal services. It also includes some recreational facilities, adding to its diverse character. The property enjoys convenient access to major routes, including the M3 (Buffalo Street/North West Expressway) and the R72, both within close proximity and providing excellent connectivity to the wider East London region.

4.1.2 Topography

The site features gently sloping topography.

4.1.3 Services

All services such as roads, electricity, water and sewerage are installed. The storm water is properly channelled into the municipal system. The municipal infrastructure for the area is well established and able to handle the current demand.

All public services such as the fire brigade, police station and day clinics are located in East London. Public transport services and applicable amenities like civic centres, schools and libraries, including shops and banking facilities, are all in close proximity, being within a 3km radius from the subject property.

4.2 Improvements

4.2.1 Description of subject property

The subject property comprises a sportsfield facility improved with a large Cricket Stadium. The property is utilised exclusively as a sportsfield by the Border Cricket Board as well as offices. For purposes of this valuation, the area to be valued is the sportsfield facility as indicated by the Local Municipality.

4.2.2 Accommodation details

The stadium comprises of the main Cricket field and another cricket field, administrative offices, players' changing rooms, media and commentary suites, hospitality areas, and spectator stands, although much of the spectator area consists of grass embankments rather than permanent seating. Facilities for players are considered adequate, with basic support infrastructure such as practice nets, dressing rooms, and viewing boxes.

4.2.3 Type of building and condition as on day of inspection

The buildings are conventionally built and is generally in an average condition. The cricket field is generally well maintained.

4.3 Initial Rental Information

Lessor:	Buffalo City Metropolitan Municipality	
Lessee:	Border Cricket Board	
Term:	21 Year 3 Months	
Start:	1999/09/01	
End:	2020/12/31	
Lettable Land Area:	66 027	m ²
Lettable Building Area:	Not applicable	m ²
Start Rental (Sep 1999):	R48,00	per month
End Rental (Dec 2020):	R586,45	per month
Rate per m² of land (2020):	R0,01	/m ²
Rate per m² of building:	N/A	/m ²
Escalation rate:	12,5%	per year

Note: the above information is as per the lease information received from Buffalo City Metropolitan Municipality

4.4 Benefit derived from the subject property

It is important to emphasize that although the lessee has full use of the entire site, it is our opinion that due to the sporting nature of the lease a 5% utility factor be applied to the market rental only.

5 METHOD OF VALUATION

5,1 Direct Comparable Rental Method

The most widely and accepted method of valuation used to determine the market rental is the Direct Comparison Method of valuation. This method takes into consideration rentals that can be compared to the subject property and after taking into account the various differences/value forming attributes between the subject properties and those properties, an opinion of value derived based on market criteria is determined.

5,2 Approach to Valuation

We have been tasked with determining the market rental of the subject property, which, is defined by International Valuation Standards Council 2020 (IVSC) as:

"Market Rent is the estimated amount for which an interest in real property should be leased on the valuation date between a willing lessor and a willing lessee on appropriate lease terms in an arm's length transaction, after proper marketing and where the parties had each acted knowledgeably prudently and without compulsion."

Implicit in the market value of a property is the notion of highest and best use, which the IVSC defines as:

The most probable use of a property, which is physically possible, appropriately justified, legally permissible, financially feasible, and which results in the highest value of the property being valued.

In order to determine the best or appropriate rental for the subject property, we have considered The Ground Rental Determination Method: This method assumes a "ground rental rate" or percentage per annum to the property's Market value, at the beginning of the review or renewal term. It follows that once the appropriate Market Value (MV) and annual ground rental rate (GR%) is determined, the ground rental (GR) can be calculated as a yield ranging between 4% to 8%, depending on the demand in any node. As the subject property consists mostly of vacant land. We therefore first established what the market value would be for the land parcel in question. Improvements have not been rentalised as it is solely used for public recreational purposes.

5,3 Highest and best use of the subject property

Note that the highest and best use of a property need not be related to its current or planned use, but is that use that is physically possible, legally permissible (e.g. by way of rezoning), and which results in the most profitable use of the property.

The subject property comprises a sportsfield facility improved with a large Cricket Stadium. The property is utilised exclusively as a sportsfield by the Border Cricket Board. However, given its location, zoning potential, and surrounding land uses, the highest and best use of the property is considered to be for commercial purposes.

6 MARKET RESEARCH

6,1 Market Tendencies

The market for recreational land in East London is niche, with demand primarily from educational institutions, sports clubs, and community organizations. Such properties are typically zoned for educational or recreational purposes, restricting alternative development potential.

While specific rental data for sports fields is limited, the broader property market in the Eastern Cape demonstrates resilience, with strong demand for land and competitive pricing. The value of recreational land is influenced by factors such as location, accessibility, size, and zoning, with sites near schools or community hubs generally more sought after.

7 **COMPARABLE VACANT LAND SALES FOR LARGER PLOTS**

Property description	Purchase Price	Land Extent	Suburb	Purchase Date	Rate per m ²
Farm 1347 East London	R2 950 000	50 620	Siyaka	2023/01/09	R58
Ptn 11 Farm 925 East London RD	R7 015 000	85 653	Cove Ridge Estate	2025/01/21	R82
Portion 98 of Farm 799 East London RD	R1 150 000	11 608	Buffalo City Non Urban	2023/12/22	R99

The subject property, with a land extent of 66,027 m², is situated in a well-located, sought-after area of East London. Recent comparable sales of vacant land parcels show rates ranging from R58/m² to R99/m²

Considering the size of the subject property, its improved recreational use, and its municipal/sports facility occupation, the land is considered to fall between these categories. After analysing the comparables and taking into account the desirable location, a rate of R150/m² is considered reasonable and reflective of market value for the purposes of this valuation.

Additionally, should the property be considered for residential development, rezoning would be required. Costs associated with rezoning—such as municipal application fees, potential planning consultancy, and associated time delays—would need to be accounted for, further justifying the adoption of a conservative rate in the present valuation context.

Estimated Monthly Rent Calculation:

Component	Size/ Number	Rate/m ²	Product	Market Value
Land	66 027 m ²	R125,00	R8 253 375,00	R 8 300 000
Yield factor	R 8 300 000	5%	R 415 000 per annum or R 34 583,33 per month	

Rounded R 34 580,00 per month (excluding VAT)

Utility Factor: 5% R1 730,00 Rounded per month

8 PROPOSED RENTAL RATE**Suggested Rental Rate:**

Based on the above findings and given the prevailing current economic market conditions, it is considered that the market rental is in the region of:

Estimated Monthly Rent Calculation:

Component	Size/ Number	Rate/m ²	Product	Value
Land	66 027 m ²	R0,03	R1 730,00	R 1 730
Building	m ²	R0,00	R0,00	R 0
Parking Bays	Uncovered	R0,00	R0,00	R 0
Parking Bays	Covered	R0,00	R0,00	R 0
Total Monthly Rental (Market Related)				R 1 730

9 RECOMMENDATIONS/CONDITIONS

Subject to the below conditions:

1. The market related escalation is determined at 6% per annum.
2. The subject property shall only be used for recreational/ sportsfield purposes.

Our suggested market rental rate will be R1 730,00 per month.

All figures quoted are inclusive of rates and are exclusive of Value Added Tax.

10 CERTIFICATE OF VALUATION

Based on the above and after having discussed same with fellow Valuer's and Estate Agents active in the area, I, **Wandile Majola**, do hereby certify that I have personally inspected the below mention property:

Buffalo Park Drive, Arcadia, East London, Eastern Cape

and I am of the opinion that the market Rental of the same lies in the region of :

R 1 730,00 per month Excluding VAT and inclusive of rates.

One Thousand Seven Hundred and Thirty Rand Per Month
Excluding VAT and inclusive of rates.

1. The market related escalation is determined at 6% per annum.
2. The subject property shall only be used for recreational/ sportsfield purposes.



Wandile Majola
Professional Associate Valuer
Registration number: 5458/0

1st July 2025
Date of Signature



Graham Mulligan
Professional Valuer
Registration Number: 3841

10 ASSUMPTIONS, LIMITATIONS AND RESTRICTIONS

10,1 Full Disclosure

- 10,1 This valuation has been prepared on the basis that full disclosure of all information and factors which may affect the valuation have been made to ourselves and we cannot accept any liability or responsibility whatsoever for the valuation, unless such full disclosure has been made.

10,2 Valuation Standard

10,2 This valuation has been prepared in accordance with the guidelines of the South African Institute of Valuers for valuation reports.

10,3 Plans

10,3 All plans included within the Valuation Report are supplied for the purpose of identification only and are not necessarily to scale.

10,4 Statutory Notices and Unlawful Use

10,4 We have assumed that the property and its value are unaffected by any statutory notice or condition of Title where Title Deeds have not been inspected, and that neither the property nor its condition, nor its use, nor its intended use, is or will be unlawful.

10,5 Structural surveys

10,5 We did not undertake a structural survey of the building, nor did we arrange for tests or inspections to be carried out on any of the service installations. We assumed that if any latent errors existed that they would be visible with the naked eye.

10,6 Woodwork and covered structures

10,6 We have not inspected the woodwork or other parts of the structure that are covered, unexposed or inaccessible and we are therefore unable to report that such parts of the property are free of rot, beetle or other defects.

10,7 Confidentiality

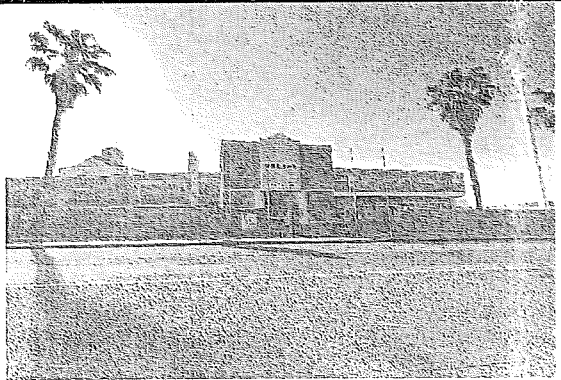
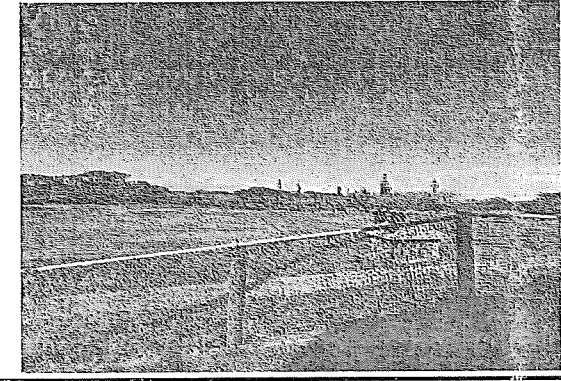
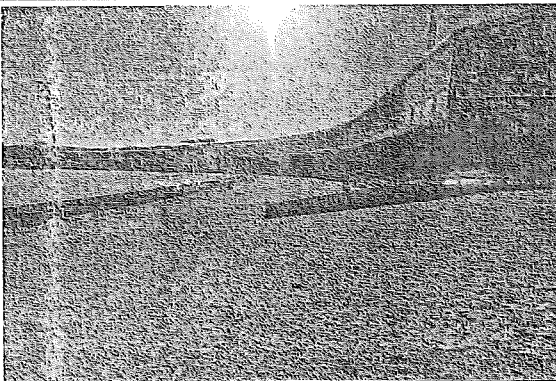
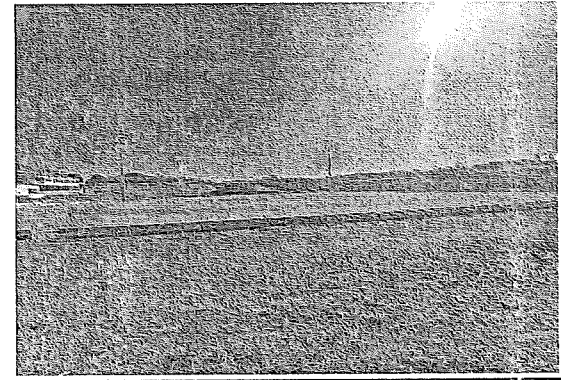
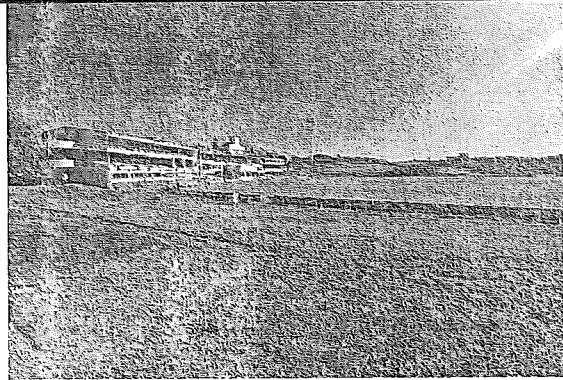
10,7 This valuation is produced exclusively for the **Buffalo City Metropolitan Municipality** and for the specific purposes to which it refers. It may be disclosed to your other professional advisers assisting you in respect of that purpose. We accept no responsibility whatsoever to any parties other than yourselves who make use of this valuation.

10,8 Non-Publication

10,8 Kindly note that neither the whole nor any part of this report, nor any reference thereto may be included in any published document, circular or statement, nor published in any way without our prior written approval as to the form or context in which it may appear.

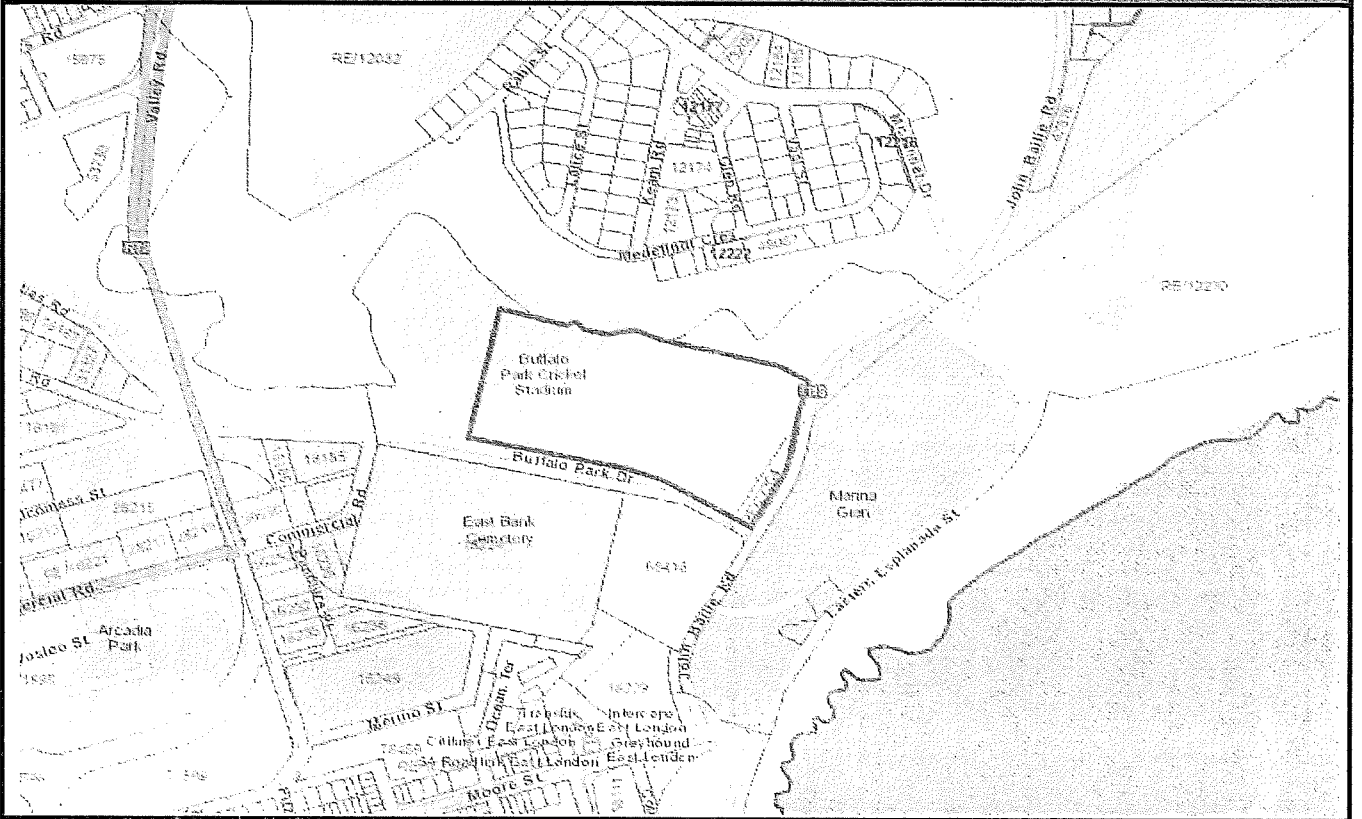
ANNEXURE A

PHOTOGRAPHS OF SUBJECT PROPERTY



ANNEXURE B

LOCALITY MAP OF THE SUBJECT PROPERTY



AERIAL MAP OF THE SUBJECT PROPERTY



COUNCIL: 28 MAY 2026

File No: 8/2/2/10/4

Author: ACTING CITY MANAGER (V. PILLAY /nn)

2 DEVIATION OF TENDER FOR THE PROCUREMENT OF THE FRESH PRODUCE MARKET TRADING SYSTEM FOR A PERIOD OF TWELVE MONTHS

1. PURPOSE

The purpose of this memorandum is to request Council to consider and note the deviation from normal Supply Chain Management processes to extend the appointment of Freshmark Systems (Pty) Ltd for a period of twelve months, from 01 March 2026 to 28 February 2027, in terms of Section 36 (1)(a)(ii) of the Municipal Supply Chain Management Regulations, to ensure continuity while transitional arrangements and the formal procurement process for appointing a new service provider are finalized.

2. AUTHORITY

Council

3. LEGAL / STATUTORY REQUIREMENTS

- 3.1 The Constitution of the Republic of South Africa, 1996
- 3.2 Municipal Systems Act, 2000
- 3.3 Municipal Structures Act, 1998
- 3.4 Municipal Finance Management Act, 2003
- 3.5 Agricultural Produce Agents Amendment Act, 2003

4. BACKGROUND / REASONING

The Fresh Produce Market has a trading system that is supplied by Freshmark Systems (Pty) Ltd. The trading system is used for stock control, receipting and

managing payments to suppliers. The trading system was procured from Freshmark Systems (Pty) Ltd through section 36 of the Municipal Supply Chain Regulations. This is because Freshmark Systems are the sole suppliers of this trading system.

5. **EXPOSITION OF FACTS**

The current service provider of the market trading system, Freshmark Systems (Pty) Ltd, was procured through Section 36 of the Municipal Supply Chain Management Regulations (deviation from tender). The existing deviation appointment expires on 28 February 2026 (appointment letter is attached), and the department would like to request an extension for twelve months, from 1 March 2026 to 28 February 2027, to allow the procurement process to be finalized. The tender for the new contract was advertised on 22 August 2025 and closed on 23 September 2025. The tender is currently at Bid Evaluation stage. Freshmark Systems is the sole service provider capable of operating the current trading system. If this deviation request is not approved, critical market operations will be disrupted, resulting in revenue loss.

6. **CHALLENGES**

Freshmark Systems is the only service provider that can provide the current trading system. If the extension is not approved, market operations will be disturbed resulting in loss of clients and subsequent loss of revenue.

7. **STAFF IMPLICATIONS**

None

8. **FINANCIAL IMPLICATIONS**

8.1. BCMM will be liable for payment of annual system licenses and support to Freshmark Systems (Pty) Ltd.

8.2 Budget is available on vote 251122836211FM65ZZRW and once the deviation request is approved, a quotation for twelve months will be requested from the service provider.

9. **OTHER PARTIES CONSULTED**

9.1 ICT Department

9.2 Supply Chain Management

10. **RECOMMENDATIONS**

It is **recommended** that:

- 10.1** Council notes the deviation from normal Supply Chain Management processes to appoint Freshmark Systems (Pty) Ltd for a period of twelve months, from 01 March 2026 to 28 February 2027, in terms of Section 36 (1)(a)(ii) of the Municipal Supply Chain Management Regulations.



V. PILLAY

ACTING CITY MANAGER

N. NCOKAZI

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

ANNEXURE

Directorate of Economic Development &
Agencies

East London Fresh Produce Market

PO Box 12070, Amalinda, 5252

Mercoator Place, Wilsonia

Tel: 043 705 9500 | Fax: 043 745 1992

Email: buzelwam@buffalocity.gov.za

Our Ref
Ons Verw.

8/2/2/10/8

Please Ask For / Vra Asseblief Om
T. MPULU (EXT 9508)

Your Ref
U Verw.

10 February 2026

MEMORANDUM

FROM: HEAD OF DIRECTORATE: ECONOMIC DEVELOPMENT AND AGENCIES

TO: CITY MANAGER

**DEVIATION OF TENDER FOR THE PROCUREMENT OF THE FRESH PRODUCE
MARKET TRADING SYSTEM FOR A PERIOD OF TWELVE MONTHS.**

1. PURPOSE

The purpose of this memorandum is to request approval to deviate from the normal Supply Chain Management processes to appoint Freshmark Systems (Pty) Ltd for a period of twelve (12) months, commencing 01 March 2026 and ending 28 February 2027, or until the finalisation of the procurement process, whichever occurs earlier. This is in terms of Section 36 (1)(a)(ii) of the Municipal Supply Chain Management Regulations.

2. AUTHORITY

City Manager

3. LEGAL / STATUTORY REQUIREMENTS

- 3.1 The Constitution of the Republic of South Africa, 1996
- 3.2 Municipal Systems Act, 2000
- 3.3 Municipal Structures Act, 1998



BUFFALO CITY METROPOLITAN MUNICIPALITY

Buffalo City: A City Where it Begins



3.4 Municipal Finance Management Act, 2003

3.5 Agricultural Produce Agents Amendment Act, 2003

4. **BACKGROUND**

The Fresh Produce Market has a trading system that is supplied by Freshmark Systems (Pty) Ltd. The trading system is used for stock control, receipting and managing payments to suppliers. The trading system was procured from Freshmark Systems (Pty) Ltd through a section 36 of the Municipal Supply Chain Regulations. This is because Freshmark Systems are the sole suppliers of this trading system.

5. **EXPOSITION OF FACTS**

The Department hereby requests approval to deviate from the normal Supply Chain Management processes to appoint Freshmark Systems (Pty) Ltd for a period of twelve (12) months, commencing 01 March 2026 and ending 28 February 2027, or until the finalisation of the procurement process, whichever occurs earlier. This is in terms of Section 36 (1)(a)(ii) of the Municipal Supply Chain Management Regulations.

The tender for the new contract CE612 was advertised on 22 August 2025 and closed on 23 September 2025. Technical evaluators were appointed on 05 September 2025 and the committee was notified of their appointment on 15 October 2025. The technical assessors were invited to conduct the evaluation on 18 November 2025, and the evaluation report was finalised and submitted on 27 November 2025. The report was subsequently presented to the Bid Evaluation Committee (BEC) on 01 December 2025.

The above-mentioned tender was issued with a validity period of 180 days, comprising an initial 120 days and a further 60-day extension period. The initial 120-day validity period expired on 21 January 2026. However, no request for an extension was prepared by the BEC prior to the expiry date. The BEC will prepare a report for cancellation of the current tender and submit it to the Bid Adjudication Committee (BAC) to enable the department to initiate a new procurement process.



BUFFALO CITY METROPOLITAN MUNICIPALITY

Buffalo City Metropolitan Municipality



8

It is important to note that Freshmark Systems (Pty) Ltd is currently the sole service provider with the proven capability and technical capacity to operate and support the existing market trading system. This position was confirmed through a public advertisement placed in the local newspaper, inviting any potential service providers to indicate their capability to render the required services. No objections were received in response to the advertisement.

Failure to approve the requested deviation will result in a disruption of critical market trading operations. Such disruption may lead to significant operational challenges, service delivery interruptions, and potential revenue losses for the municipality. The market trading system is integral to daily municipal operations, and uninterrupted support and maintenance are essential to ensure business continuity.

In view of the above, approval of the requested deviation and extension is deemed critical to ensure continuity of service while the new procurement process is being concluded. This will safeguard the municipality against operational and financial risks and ensure sustained service delivery to stakeholders.

Your favourable consideration and approval are hereby requested.

6. CHALLENGES

Freshmark Systems is the only service provider that can provide the current trading system. If the extension is not approved, market operations will be disturbed resulting in loss of clients and subsequently loss of revenue.

7. STAFF IMPLICATIONS

None



BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action, a City Never at Work



8

8. **FINANCIAL IMPLICATIONS**

8.1. BCMM will be liable for payment of annual system licenses and support to Freshmark Systems (Pty) Ltd.

8.2 Budget is available on vote 25112288111FM87ZZRW and once the deviation request is approved, a quotation for twelve months will be requested from the service provider.

9. **OTHER PARTIES CONSULTED**

- ICT Department
- Supply Chain Management



BUFFALO CITY METROPOLITAN MUNICIPALITY

Buffalo City Metropolitan Municipality



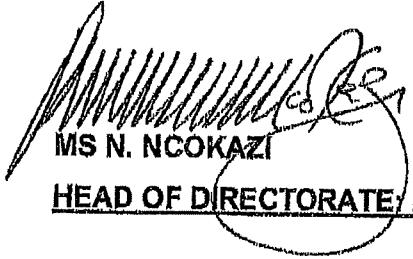
8

10. RECOMMENDATIONS

It is recommended that:

10.1 Approval be granted to deviate from the normal Supply Chain Management processes to appoint Freshmark Systems (Pty) Ltd for a period of twelve (12) months, commencing 01 March 2026 and ending 28 February 2027, or until the finalisation of the procurement process, whichever occurs earlier. This is in terms of Section 38 (1)(a)(ii) of the Municipal Supply Chain Management Regulations.

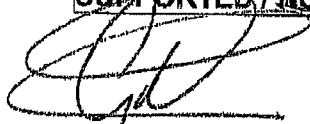
10.2 A report to the Council be submitted upon approval.


MS N. NCOKAZI

DATE: 19.02.2026

HEAD OF DIRECTORATE/ ECONOMIC DEVELOPMENT AND AGENCIES

SUPPORTED / NOT-SUPPORTED



MR D. GWABENI

DATE: 19/02/2026

GENERAL MANAGER: SUPPLY CHAIN MANAGEMENT

SUPPORTED / NOT-SUPPORTED

Supported in terms of section 36 (1)(a)(ii) of the SCM legislation, however, whilst the letter attached refers to the service provider being the owner of the intellectual property, it must test the market.


MR V. PILLAY

DATE: 24/02/2026

ACTING CHIEF FINANCIAL OFFICER

APPROVED / NOT-APPROVED


MR M. YAWA
CITY MANAGER

DATE: 29/04/2026



BUFFALO CITY METROPOLITAN MUNICIPALITY

Leading in service. A City proud of its name.





2nd Floor Infinity Place
10 St Helena Road
Beacon Bay
East London

PostNet Suite # 346
Private Bag X3
Beacon Bay
6241

T: + (27) 43 721 1121
dave@freshmarksystems.co.za
www.freshmarksystems.co.za

12 February 2026

The Director
East London Fresh Produce Market
Buffalo City Metropolitan Municipality

Re: Licensing and Support of the "REFRESH" market trading software.

Dear Sir,


This letter serves to confirm that Freshmark Systems (Pty) Ltd. ("FMS") are the developers and owners of the Intellectual property and copyrights of the fresh produce market information systems, known as the "FMS Trading System" or "REFRESH", currently used at most of (23) the National Fresh Produce Markets across South Africa, including East London market.

This also serves to confirm that FMS are the sole suppliers and providers of support on these systems as well as of the database management systems used. As such FMS are also the only authorized provider of electronic market trading and statistical data and are the sole suppliers thereof.

Should you have any queries or require any further information in this regard, please do not hesitate to contact me.

Yours sincerely

D. Larkan
Managing Director



Reg 2002/023240/07 | VAT 4250104587
IG Morris (Chairman) | DG Larkan (Managing Director) | D Bailey (Director)
ML Buya (Director) | DL Strydom (Director) | RW King (Director) | R Viljoen (Director)

Volume 2



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

AGENDA

**BUFFALO CITY
METROPOLITAN COUNCIL
MEETING**

28 MAY 2026

9.00 A.M.



BUFFALO CITY
METROPOLITAN MUNICIPALITY

BUFFALO CITY METROPOLITAN COUNCIL

The following report is circulated for consideration by the Buffalo City Metropolitan Council at its meeting to be held on

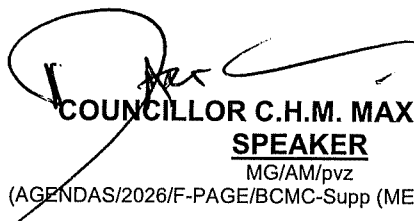
THURSDAY, 28 MAY 2026

at

9.00 A.M.

in the

AUDITORIUM, City Hall, East London



COUNCILLOR C.H.M. MAXEGWANA
SPEAKER
MG/AM/pvz
(AGENDAS/2026/F-PAGE/BCMC-Supp (METRO)/2BCMC28-5)

City Hall
EAST LONDON

18 May 2026

REPORT

11. Matters Outstanding (**Continues on Volume 3**)

Report

No. Subject

Page No.

3 MATTERS OUTSTANDING from previous meetings of the Buffalo City Metropolitan Council (Continues on Volume 3**)**

53

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(A)	[Report of the Acting City Manager] MINUTE NO. VBCMC 193/26 : MINUTE NO. VBCMC 12/26 : MINUTE NO. BCMC 407/25 : MINUTE NO. BCMC 168/25 : MINUTE NO. BCMC 41/25 : MINUTE NO. BCMC 451/24 : MINUTE NO. BCMC 107/24 : MINUTE NO. BCMC 24/23 : MINUTE NO. BCMC 708/22 : MINUTE NO. VBCMC 30/21(NC) : MINUTE NO. VBCMC 436/20 : MINUTE NO. BCMC 13/19 : MINUTE NO. BCMC 738/18 : MINUTE NO. BCMC 649/17 : MINUTE NO. BCMC 253/16(NC) : MINUTE NO. BCMC 536/14 : TRANSFER OF DECEASED ESTATE IMMOVABLE PROPERTY IN FAVOUR OF THE RIGHTFUL INDIGENT HEIR FOR THE PERIOD : 1 DECEMBER 2025 - 28 FEBRUARY 2026 : QUARTERLY REPORT	53

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(B)	MINUTE NO. VBCMC 194/26 : MINUTE NO. VBCMC 13/26 : MINUTE NO. BCMC 408/25 : MINUTE NO. BCMC 42/25 : MINUTE NO. BCMC 452/24 : MINUTE NO. VBCMC 13/24 : MINUTE NO. BCMC 687/23 : MINUTE NO. BCMC 166/23 : MINUTE NO. BCMC 709/22 : MINUTE NO. VBCMC 149/22 : MINUTE NO. VBCMC 31/21(NC) : MINUTE NO. VBCMC 437/20 : MINUTE NO. BCMC 747/19 : MINUTE NO. BCMC 105/18 : MINUTE NO. BCMC 87/17 : MINUTE NO. BCMC 256/16(NC) : MINUTE NO. BCMC 343/15 : DONATION OF FARM 871/1 GREYDELL/BHONGWENI INTER-GOVERNMENTAL TASK TEAM (IGTT) WORK IN PROGRESS REPORT AS AT 31 MARCH 2026	68
(C)	MINUTE NO. VBCMC 195/26 : MINUTE NO. VBCMC 14/26 : MINUTE NO. BCMC 409/25 : MINUTE NO. BCMC 43/25 : MINUTE NO. BCMC 453/24 : MINUTE NO. VBCMC 14/24 : MINUTE NO. BCMC 688/23 : MINUTE NO. VBCMC 426/23 : MINUTE NO. BCMC 710/22 : MINUTE NO. VBCMC 32/21(NC) : MINUTE NO. VBCMC 224/20 : MINUTE NO. BCMC 648/19 : MINUTE NO. BCMC 741/18 : MINUTE NO. BCMC 652/17 : MINUTE NO. BCMC 61/16(NC) : KING WILLIAM'S TOWN PUBLIC TRANSPORT FACILITIES PROJECT : PROJECT REPORT : INSTALLATION OF ELECTRICAL METERS ON HAWKER STALLS	69

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(D)	MINUTE NO. VBCMC 196/26 : MINUTE NO. VBCMC 15/26 : MINUTE NO. BCMC 410/25 : MINUTE NO. BCMC 44/25 : MINUTE NO. BCMC 454/24 : MINUTE NO. VBCMC 16/24 : MINUTE NO. BCMC 690/23 : MINUTE NO. BCMC 30/23 : MINUTE NO. BCMC 713/22 : MINUTE NO. VBCMC 20/22 : MINUTE NO. VBCMC 252/21 : MINUTE NO. VBCMC 19/21 : MINUTE NO. VBCMC 444/20 : MINUTE NO. BCMC 755/19 : MINUTE NO. BCMC 626/18 : MINUTE NO. BCMC 241/17 : IMPLEMENTATION OF REMEDIAL ACTION PLAN FOR REVENUE MANAGEMENT FOR THE QUARTER ENDED 31 MARCH 2026	70
(E)	MINUTE NO. VBCMC 197/26 : MINUTE NO. VBCMC 16/26 : MINUTE NO. BCMC 411/25 : MINUTE NO. BCMC 45/25 : MINUTE NO. BCMC 455/24 : MINUTE NO. VBCMC 17/24 : MINUTE NO. BCMC 691/23 : MINUTE NO. BCMC 172/23 : MINUTE NO. BCMC 738/22 : MINUTE NO. VBCMC 306/22 : MINUTE NO. VBCMC 42/21(NC) : MINUTE NO. VBCMC 258/21 : MINUTE NO. VBCMC 452/20 : MINUTE NO. BCMC 763/19 : MINUTE NO. BCMC 781/18 : OUTCOMES OF MAYORAL AND COUNCIL STRATEGIC PLANNING 2026 PROGRESS REPORT	71

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(F)	<p>[Report of the Acting City Manager] MINUTE NO. VBCMC 198/26 : MINUTE NO. VBCMC 17/26 : MINUTE NO. BCMC 412/25 : MINUTE NO. BCMC 46/25 : MINUTE NO. BCMC 456/24 : MINUTE NO. VBCMC 19/24 : MINUTE NO. BCMC 693/23 : MINUTE NO. BCMC 36/23 : MINUTE NO. BCMC 740/22 : MINUTE NO. VBCMC 28/22 : MINUTE NO. VBCMC 44/21(NC) : MINUTE NO. VBCMC 30/21 : MINUTE NO. VBCMC 457/20 : MINUTE NO. BCMC 768/19 : ENERGY LOSSES REDUCTION PLAN AND STRATEGIC REMEDIAL ACTION TAKEN FOR THE 2025/2026 FINANCIAL PERIOD, ENDING JANUARY 2026</p>	72
(G)	<p>MINUTE NO. VBCMC 199/26 : MINUTE NO. VBCMC 18/26 : MINUTE NO. BCMC 413/25 : MINUTE NO. BCMC 47/25 : MINUTE NO. BCMC 457/24 : MINUTE NO. VBCMC 22/24 : MINUTE NO. BCMC 696/23 : MINUTE NO. BCMC 39/23 : MINUTE NO. BCMC 745/22 : MINUTE NO. VBCMC 51/21(NC) : MINUTE NO. VBCMC 62/21 : MINUTE NO. VBCMC 446/20 : REPORT ON THE IMPLEMENTATION OF THE PROCUREMENT PROCEDURES IN TERMS OF THE SUPPLY CHAIN MANAGEMENT POLICY</p>	102

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(H)	<p>[Report of the Acting City Manager] MINUTE NO. VBCMC 200/26 : MINUTE NO. VBCMC 20/26 : MINUTE NO. BCMC 414/25 : MINUTE NO. BCMC 48/25 : MINUTE NO. BCMC 458/24 : MINUTE NO. VBCMC 24/24 : MINUTE NO. BCMC 698/23 : MINUTE NO. BCMC 41/23 : MINUTE NO. BCMC 747/22 : MINUTE NO. VBCMC 37/22 : MINUTE NO. VBCMC 54/21(NC) : MINUTE NO. VBCMC 73/21 : MINUTE NO. VBCMC 512/20 : IMPLEMENTATION OF THE COURT ORDER REGARDING THE STATE OF DILAPIDATED BUILDING IN CURRIE STREET</p>	103
(I)	<p>[Report of the Acting City Manager] MINUTE NO. VBCMC 201/26 : MINUTE NO. VBCMC 21/26 : MINUTE NO. BCMC 415/25 : MINUTE NO. BCMC 49/25 : MINUTE NO. BCMC 459/24 : MINUTE NO. VBCMC 26/24 : MINUTE NO. BCMC 700/23 : MINUTE NO. BCMC 270/23 : MINUTE NO. BCMC 756/22 : MINUTE NO. VBCMC 115/22 : MINUTE NO. VBCMC 67/21(NC) : MINUTE NO. VBCMC 724/21 : PROCESS PLAN FOR THE DEVELOPMENT OF THE DELEGATION FRAMEWORK</p>	201

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(J)	MINUTE NO. VBCMC 202/26 : MINUTE NO. VBCMC 22/26 : MINUTE NO. BCMC 416/25 : MINUTE NO. BCMC 50/25 : MINUTE NO. BCMC 460/24 : MINUTE NO. VBCMC 27/24 : MINUTE NO. BCMC 701/23 : MINUTE NO. BCMC 48/23 : MINUTE NO. BCMC 757/22 : MINUTE NO. VBCMC 52/22 : MINUTE NO. VBCMC 61/21(NC) : 2019/2020 ANNUAL REPORT FOR BUFFALO CITY METROPOLITAN MUNICIPALITY : OVERSIGHT REPORT OF THE MUNICIPAL PUBLIC ACCOUNTS COMMITTEE (MPAC) : MDANTSANE CLUSTER 2 - 908 UNITS : INSTALLATION OF INTERNAL SERVICES AND CONSTRUCTION OF TOP STRUCTURES PROJECT	218
(K)	MINUTE NO. VBCMC 203/26 : MINUTE NO. VBCMC 23/26 : MINUTE NO. BCMC 417/25 : MINUTE NO. BCMC 51/25 : MINUTE NO. BCMC 461/24 : MINUTE NO. VBCMC 28/24 : MINUTE NO. BCMC 702/23 : MINUTE NO. BCMC 49/23 : MINUTE NO. BCMC 758/22 : MINUTE NO. VBCMC 62/21(NC) : PROCESSES TO IMPROVE ACCESS ROAD, ICT INFRASTRUCTURE AND MARKETING ACTIVITIES AT KIWANE RESORT	219

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(L)	MINUTE NO. VBCMC 204/26 : MINUTE NO. VBCMC 24/26 : MINUTE NO. BCMC 418/25 : MINUTE NO. BCMC 52/25 : MINUTE NO. BCMC 462/24 : MINUTE NO. VBCMC 29/24 : MINUTE NO. BCMC 703/23 : MINUTE NO. BCMC 50/23 : MINUTE NO. BCMC 759/22 : MINUTE NO. VBCMC 121/22 : UPDATE ON PROGRESS MADE ON DISASTER RELIEF FUNDING APPLICATION FOR THE REHABILITATION AND RECONSTRUCTION OF ROADS AND STORMWATER INFRASTRUCTURE DAMAGED BY THE STORMS OF DECEMBER 2021 AND JANUARY 2022	220
(M)	MINUTE NO. VBCMC 205/26 : MINUTE NO. VBCMC 25/26 : MINUTE NO. BCMC 419/25 : MINUTE NO. BCMC 53/25 : MINUTE NO. BCMC 463/24 : MINUTE NO. VBCMC 30/24 : MINUTE NO. BCMC 704/23 : MINUTE NO. BCMC 51/23 : MINUTE NO. BCMC 760/22 : MINUTE NO. VBCMC 21/22 : INDIGENT REGISTRATION PROGRAMME : QUARTERLY REPORT	221
(N)	MINUTE NO. VBCMC 206/26 : DEVELOPMENT OF A POLICY THAT WILL ADDRESS THE ISSUE OF COUNCILLORS WRITING LETTERS OF AUTHORITY: REQUEST FOR AN EXTENSION OF TIME	222

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(O)	MINUTE NO. VBCMC 207/26 : MINUTE NO. VBCMC 26/26 : MINUTE NO. BCMC 420/25 : MINUTE NO. BCMC 54/25 : MINUTE NO. BCMC 464/24 : MINUTE NO. VBCMC 31/24 : MINUTE NO. BCMC 705/23 : MINUTE NO. BCMC 52/23 : MINUTE NO. BCMC 761/22 : MINUTE NO. VBCMC 123/22 : DRY SANITATION PROJECT FOR ALL RURAL AREAS THAT HAVE BEEN TRANSFERRED TO BUFFALO CITY MUNICIPALITY (BCMM)	222
(P)	MINUTE NO. VBCMC 208/26 : MINUTE NO. VBCMC 27/26 : MINUTE NO. BCMC 421/25 : MINUTE NO. BCMC 55/25 : MINUTE NO. BCMC 465/24 : MINUTE NO. VBCMC 32/24 : MINUTE NO. BCMC 706/23 : MINUTE NO. BCMC 53/23 : MINUTE NO. BCMC 762/22 : MINUTE NO. VBCMC 186/22 : SPECIFIC AREAS AND SPECIFIC PEOPLE AFFECTED BY THE DISASTER DURING 13 DECEMBER 2021, 8 JANUARY 2022 AND 19 FEBRUARY 2022	223
(Q)	MINUTE NO. VBCMC 209/26 : MINUTE NO. VBCMC 28/26 : MINUTE NO. BCMC 422/25 : MINUTE NO. BCMC 56/25 : MINUTE NO. BCMC 466/24 : MINUTE NO. VBCMC 33/24 : MINUTE NO. BCMC 707/23 : MINUTE NO. BCMC 54/23 : MINUTE NO. BCMC 766/22 : MINUTE NO. VBCMC 274/22 : WARD COUNCILLORS' OFFICES PROGRESS REPORT: 31 MARCH 2026	223

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(R)	<p>[Report of the Speaker] MINUTE NO. VBCMC 210/26 : MINUTE NO. VBCMC 29/26 : MINUTE NO. BCMC 423/25 : MINUTE NO. BCMC 57/25 : MINUTE NO. BCMC 467/24 : MINUTE NO. VBCMC 34/24 : MINUTE NO. BCMC 708/23 : MINUTE NO. BCMC 55/23 : MINUTE NO. BCMC 767/22 : MINUTE NO. VBCMC 275/22 : ATTENDANCE OF BUFFALO CITY METROPOLITAN COUNCIL MEETINGS AND COMMITTEE MEETINGS BY COUNCILLORS AND TRADITIONAL LEADERS FOR THE FIRST AND SECOND QUARTER PROGRESS REPORT FOR THE 2025/2026 FINANCIAL YEAR</p>	224
(S)	<p>[Report of the Chairperson : Petitions Management Committee] MINUTE NO. VBCMC 212/26 : MINUTE NO. VBCMC 31/26 : MINUTE NO. BCMC 425/25 : MINUTE NO. BCMC 60/25 : MINUTE NO. BCMC 471/24 : MINUTE NO. VBCMC 39/24 : MINUTE NO. BCMC 714/23 : MINUTE NO. BCMC 58/23 : PETITIONS MANAGEMENT COMMITTEE : SECOND, THIRD AND FOURTH QUARTERLY REPORT FOR 2024/2025 AND FIRST QUARTERLY REPORT FOR 2025/2026 FINANCIAL YEAR</p>	228

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(T)	MINUTE NO. VBCMC 213/26 : MINUTE NO. VBCMC 32/26 : MINUTE NO. BCMC 426/25 : MINUTE NO. BCMC 61/25 : MINUTE NO. BCMC 472/24 : MINUTE NO. VBCMC 40/24 : MINUTE NO. BCMC 716/23 : MINUTE NO. BCMC 297/23 : FLOODING INCIDENT AND RENOVATION OF BUFFALO CITY METROPOLITAN COUNCIL CHAMBER AT EAST LONDON CITY HALL AUDITORIUM	233
(U)	MINUTE NO. VBCMC 214/26 : MINUTE NO. VBCMC 33/26 : MINUTE NO. BCMC 427/25 : MINUTE NO. BCMC 65/25 : MINUTE NO. BCMC 476/24 : MINUTE NO. VBCMC 50/24 : MINUTE NO. BCMC 685/23 : REPORT NO. MMC 432/23 : MATTER OF EXIGENCY : FINANCIAL RECOVERY PLAN QUARTERLY REPORT FOR THE PERIOD ENDED 31 MARCH 2026	233
(V)	[Report of the Speaker] MINUTE NO. VBCMC 216/26 : MINUTE NO. VBCMC 34/26 : MINUTE NO. BCMC 428/25 : MINUTE NO. BCMC 66/25 : MINUTE NO. BCMC 477/24 : MINUTE NO. VBCMC 51/24 : MINUTE NO. BCMC 736/23 : REVIEWAL OF BUFFALO CITY METROPOLITAN MUNICIPALITY STANDING RULES AND ORDERS BY-LAW: PROGRESS REPORT	234

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(W)	MINUTE NO. VBCMC 217/26 : MINUTE NO. VBCMC 35/26 : MINUTE NO. BCMC 429/25 : MINUTE NO. BCMC 70/25 : MINUTE NO. BCMC 482/24 : MINUTE NO. BCMC 145/24 : LEGAL ADVICE ON THE PERMANENT EMPLOYMENT OF THE HEADS OF DIRECTORATES	240
(X)	MINUTE NO. VBCMC 218/26 : MINUTE NO. VBCMC 36/26 : MINUTE NO. BCMC 430/25 : MINUTE NO. BCMC 71/25 : MINUTE NO. BCMC 483/24 : REPORT NO. VMMC 119/24 : REVIEWAL OF THE APPROVED OVERTIME POLICY : BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) : PROGRESS REPORT	240
(Y)	MINUTE NO. VBCMC 219/26 : MINUTE NO. VBCMC 37/26 : MINUTE NO. BCMC 431/25 : MINUTE NO. BCMC 72/25 : MINUTE NO. BCMC 485/24 : MINUTE NO. BCMC 244/24 : BUFFALO CITY METROPOLITAN DEVELOPMENT AGENCY (BCMDA) PROJECTS : QUESTIONS FROM A DEMOCRATIC ALLIANCE COUNCILLOR	241

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(Z)	MINUTE NO. VBCMC 220/26 MINUTE NO. VBCMC 38/26 : MINUTE NO. BCMC 432/25 : MINUTE NO. BCMC 73/25 : MINUTE NO. BCMC 486/24 : MINUTE NO. BCMC 245/24 : LACK OF REPAIR AND MAINTENANCE AT THE FIRE DEPARTMENT BUILDINGS : NOTICE OF MOTION BY A DEMOCRATIC ALLIANCE COUNCILLOR	241
(AA)	MINUTE NO. VBCMC 221/26 : MINUTE NO. VBCMC 40/26 : MINUTE NO. BCMC 434/25 : MINUTE NO. BCMC 316/25 : MINUTE NO. BCMC 200/25 : MINUTE NO. BCMC 76/25 : MINUTE NO. BCMC 492/24 : MINUTE NO. VBCMC 414/24 : REPORT FOR MIDLAND OFFICE ACCOMMODATION FOR A PERIOD OF THIRTY-SIX (36) MONTHS	242
(BB)	MINUTE NO. VBCMC 222/26 : MINUTE NO. VBCMC 41/26 : MINUTE NO. BCMC 435/25 : MINUTE NO. BCMC 317/25 : MINUTE NO. BCMC 202/25 : MINUTE NO. BCMC 79/25 : MINUTE NO. BCMC 495/24 : MINUTE NO. VBCMC 427/24 : EXIGENCY ITEM : INVESTIGATION OF THE IRREGULAR EXPENDITURE FOR CONTRACT 13 FOR THE YEARS : 2012/2013 AND 2013/2014 AS WELL AS CONTRACT 13B FOR THE YEARS : 2018/2019, 2019/2020 AND 2020/2021	242

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(CC)	MINUTE NO. VBCMC 223/26 : MINUTE NO. VBCMC 42/26 : MINUTE NO. BCMC 436/25 : MINUTE NO. BCMC 319/25 : MINUTE NO. BCMC 205/25 : MINUTE NO. BCMC 84/25 : MINUTE NO. BCMC 533/24 : BUFFALO CITY METROPOLITAN MUNICIPALITY'S GEOGRAPHICAL NAMES COMMITTEE: QUARTERLY PROGRESS REPORT	243
(DD)	MINUTE NO. VBCMC 224/26 : MINUTE NO. VBCMC 43/26 : MINUTE NO. BCMC 437/25 : MINUTE NO. BCMC 320/25 : MINUTE NO. BCMC 206/25 : MINUTE NO. BCMC 86/25 : MINUTE NO. VBCMC 26/25 : IRREGULAR EXPENDITURE INCURRED DURING THE 2023/2024 FINANCIAL YEAR	243
(EE)	[Report of the Speaker] MINUTE NO. VBCMC 225/26 : MINUTE NO. VBCMC 44/26 : MINUTE NO. BCMC 438/25 : MINUTE NO. BCMC 322/25 : MINUTE NO. BCMC 208/25 : MINUTE NO. BCMC 106/25 : FUNCTIONALITY AND SITTING OF WARD COMMITTEES AND SITTING OF PUBLIC MEETINGS: 2ND QUARTER 2025/2026 FINANCIAL YEARS	244

<u>Report No.</u>	<u>Subject:</u>	<u>Page No.</u>
(FF)	MINUTE NO. VBCMC 226/26 : MINUTE NO. VBCMC 45/26 : MINUTE NO. BCMC 439/25 : MINUTE NO. BCMC 323/25 : MINUTE NO. BCMC 209/25 : MINUTE NO. VBCMC 130/25 : MINUTE NO. VBCMC 7/25 : 2023/2024 ANNUAL REPORT FOR BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) : OVERSIGHT REPORT OF THE MUNICIPAL PUBLIC ACCOUNTS COMMITTEE (MPAC) : REQUEST FOR EXTENSION OF TIME	257
(GG)	MINUTE NO. VBCMC 227/26 : MINUTE NO. VBCMC 46/26 : MINUTE NO. BCMC 440/25 : MINUTE NO. BCMC 330/25 : MINUTE NO. BCMC 226/25 : REPORT OF A DEVIATION FOR APPOINTMENT OF SERVICE PROVIDER THE SERVICES OF SUPPLY, INSTALLATION AND MANAGEMENT OF A PRE-PAYMENT ELECTRICITY VENDING SYSTEM INCORPORATING THIRD PARTY COLLECTION SERVICE FOR BCMM, IN TERMS OF MFMA SUPPLY CHAIN MANAGEMENT 36(1)(A)(V)	259
(HH)	MINUTE NO. VBCMC 228/26 : MINUTE NO. VBCMC 47/26 : MINUTE NO. BCMC 441/25 : MINUTE NO. BCMC 331/25 : MINUTE NO. BCMC 232/25 : DEBT WRITTEN OFF FOR INDIGENT DEBTORS AS AT 31 MARCH 2025 IN RESPECT OF RATES AND SERVICE CHARGES : REQUEST FOR EXTENSION OF TIME	260

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(II)	[Report of the Acting City Manager] MINUTE NO. VBCMC 229/26 : MINUTE NO. VBCMC 48/26 : MINUTE NO. BCMC 442/25 : MINUTE NO. BCMC 332/25 : MINUTE NO. BCMC 235/25 : TERMS OF REFERENCE FOR THE MEDIATION PROCESS ON THE EVALUATION OF THE AUDIT COMMITTEE	260

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

**MATTERS OUTSTANDING FROM PREVIOUS MEETINGS
OF THE BUFFALO CITY METROPOLITAN COUNCIL**

3

At previous meetings of the Buffalo City Metropolitan Council, it was resolved as follows :-

- (A) MINUTE NO. VBCMC 193/26 :
 MINUTE NO. VBCMC 12/26 :
 MINUTE NO. BCMC 407/25 :
 MINUTE NO. BCMC 168/25 :
 MINUTE NO. BCMC 41/25 :
 MINUTE NO. BCMC 451/24 :
 MINUTE NO. BCMC 107/24 :
 MINUTE NO. BCMC 24/23 :
 MINUTE NO. BCMC 708/22 :
 MINUTE NO. VBCMC 30/21(NC) :
 MINUTE NO. VBCMC 436/20 :
 MINUTE NO. BCMC 13/19 :
 MINUTE NO. BCMC 738/18 :
 MINUTE NO. BCMC 649/17 :
 MINUTE NO. BCMC 253/16(NC) :
 MINUTE NO. BCMC 536/14 :
 TRANSFER OF DECEASED ESTATE IMMOVABLE PROPERTY
 IN FAVOUR OF THE RIGHTFUL INDIGENT HEIR FOR THE
 PERIOD : 1 DECEMBER 2025 - 28 FEBRUARY 2026 :
QUARTERLY REPORT

RESOLVED:

2. That **quarterly reports** on the transfer of indigent properties be submitted to the Council for noting, **the next report being due for the Council meeting scheduled for 21 August 2026**, such reports to include the total number of transfers which had been completed and the total number of all the outstanding transfers; and further, that the reports be structured along the lines set out in the preamble to Minute No. BCMC 403/18 dated 27 June 2018.
3. That reasons for moving in a slow pace on the matter related to the transfer of the deceased estate of immovable property **be included in the report referred to in Resolution No. 2 of Minute No. VBCMC 193/26 dated 30 April 2026.**

[NOTE: The quarterly report required in terms Resolution No's 2 and 3 hereof is attached hereto for consideration.]

REPORT TO COUNCIL: 28 MAY 2026

File No. 3/4/5

[Author: Acting City Manager – V. Pillay/mz]

REQUEST FOR APPROVAL OF DRAFT POLICY ON TEMPORARY MUNICIPAL ACCOUNTS FOR INDIGENT BENEFICIARIES OF DECEASED ESTATES**1. PURPOSE**

To present the draft policy on temporary municipal accounts for indigent beneficiaries of deceased estates for noting.

2. AUTHORITY

Council

3. LEGAL/STATUTORY REQUIREMENTS

- 3.1 The Constitution of South Africa, 1996
- 3.2 Labour Relations Act, 66 of 1995
- 3.3 Municipal Systems Act 32 of 2000
- 3.4 Municipal Structures Act 117 of 1998
- 3.5 Municipal Finance Management Act 56 of 2003

4. BACKGROUND / REASONING

The Council meeting of Buffalo City Metropolitan Municipality under matters outstanding from previous meetings under minute number BCMC 41/25 resolved:

“RESOLVED:

*That the Head: Legal Services and Municipal Courts and the General Manager : Revenue Management be required to draft a Policy that will assist consumers on the matter related to the Letter of Authority and a **report thereon be submitted to the Council meeting scheduled for 30 April 2026.***

5. EXPOSITION OF FACTS

The Municipality continues to experience delays in the formal transfer of immovable property from deceased estates to lawful heirs, particularly within indigent households. These delays are often due to:

- Lengthy estate administration processes regulated by the Master of the High Court;
- Requirements for letters of executorship and authority in terms of the Administration of Estates Act;
- Delays in Deeds Office registration processes;
- Administrative backlogs affecting municipal billing updates.
- As a result, properties remain registered in the names of deceased persons while dependents continue to reside on and benefit from municipal services.
- This creates significant challenges, including:
 - Accumulation of arrear municipal debt in deceased accounts;
 - Disconnection or restriction of essential services;
 - Inability of indigent families to open municipal accounts in their own names during the interim period;
 - Increased socio-economic vulnerability of affected households.

6. CHALLENGES

Currently, indigent beneficiaries of deceased estates are unable to access or maintain municipal services in a structured and lawful manner until:

- Estate transfer is finalised; and/or
- The Deeds Office reflects the new ownership.

- This results in a gap between legal ownership transfer processes and service delivery continuity, disproportionately affecting vulnerable households.

7. STAFF IMPLICATIONS

None.

8. FINANCIAL IMPLICATIONS

None.

9. OTHER PARTIES CONSULTED

9.1 Acting Chief Financial Officer

9.2 General Manager: Revenue Management

9.3 Head of Directorate: Spatial Planning and Development

9.4 General Manager: Property Management

10. RECOMMENDATION

It is recommended that:

10.1 Council notes the draft policy on temporary municipal accounts for indigent beneficiaries of deceased estates.

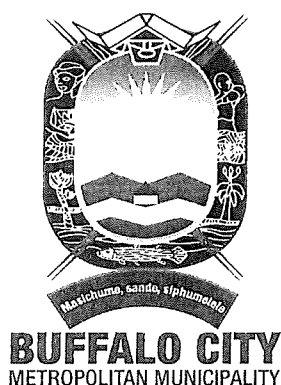

V. PILLAY

ACTING CITY MANAGER

Mlamli Zenzile

Annexure A: Draft policy on temporary municipal accounts for indigent beneficiaries of deceased estates.

BUFFALO CITY METROPOLITAN MUNICIPALITY



POLICY ON ASSISTANCE TO INDIGENT HOUSEHOLDS FOR TEMPORARY MUNICIPAL ACCOUNT REGISTRATION PENDING FINALISATION OF DECEASED ESTATES

Policy Title	Policy on assistance to indigent households for temporary municipal account registration pending finalisation of deceased estates
Status	DRAFT FOR ADOPTION
Policy Custodian	Chief Operations Officer
Responsible Directorate	City Manager's Office
Adoption Authority	BCMM Council
Council Resolution	[Pending]
Effective Date	[To be determined upon adoption]
Review Date	Two Years; When necessitated by changes in prescripts

Contents

1. POLICY PREAMBLE 3

2 Purpose..... 3

3 POLICY OBJECTIVES 4

4 LEGISLATIVE AND REGULATORY FRAMEWORK..... 4

5. DEFINITIONS 5

6. SCOPE AND APPLICATION..... 5

7. POLICY PRINCIPLES 6

8. ROLE AND RESPONSIBILITIES OF WARD COUNCILLORS 6

 8.1 Facilitative Role 6

 8.2 Limitations and Prohibitions 7

 8.3 Accountability 7

9. APPLICATION AND APPROVAL PROCESS 7

 9.1 Application Requirements 7

 9.2 Verification Process..... 8

 9.3 Approval Authority 8

10. CONDITIONS OF TEMPORARY MUNICIPAL ACCOUNTS 9

11. RISK MANAGEMENT AND CONTROLS 10

12. MONITORING AND REPORTING 11

13. POLICY ADOPTION 11

1. POLICY PREAMBLE

- 1.1 The Buffalo City Metropolitan Municipality recognises that delays in the administration of deceased estates may result in households occupying affected properties being unable to lawfully access or maintain basic municipal services.
- 1.2 The Municipality further recognises that the absence of a legally recognised municipal account holder creates administrative and service delivery challenges.
- 1.3 These challenges include the inability to bill and recover revenue, the exclusion of qualifying households from indigent support, and an increased risk of unlawful connections and service interruptions.
- 1.4 This policy establishes a controlled, lawful, and temporary administrative mechanism to enable access to municipal services for qualifying indigent households.
- 1.5 This policy does not interfere with, replace, or supersede the legal process of estate administration.

2 PURPOSE

- 2.1 The purpose of this policy is to provide a standardised framework for the registration of temporary municipal accounts.
- 2.2 The policy seeks to ensure continued access to basic municipal services for qualifying indigent households.
- 2.3 The policy defines the limited and facilitative role of Ward Councillors.
- 2.4 The policy aims to prevent unlawful interference in deceased estate administration:
- 2.5 The policy ensures compliance with applicable legislation and municipal governance requirements.

3 POLICY OBJECTIVES

3.1 The policy promotes equitable access to basic municipal services.

3.2 The policy protects vulnerable households from service disconnection arising from administrative delays.

3.3 The policy ensures a clear separation between municipal administrative processes and estate administration.

3.4 The policy strengthens accountability, transparency, and auditability.

3.5 The policy mitigates risks related to fraud, misrepresentation, and unlawful occupation.

4 LEGISLATIVE AND REGULATORY FRAMEWORK

4.1 This policy must be read in conjunction with all applicable legislation.

4.2 Applicable legislation includes, but is not limited to, the Constitution of the Republic of South Africa, 1996.

4.3 Applicable legislation further includes the Local Government: Municipal Finance Management Act, 56 of 2003.

4.4 Applicable legislation further includes the Local Government: Municipal Systems Act, 32 of 2000.

4.5 Applicable legislation further includes the Administration of Estates Act, 66 of 1965.

4.6 Applicable legislation further includes the Labour Relations Act, 66 of 1995.

4.7 This policy must also be read together with applicable municipal by-laws and the approved Indigent Policy.

5. DEFINITIONS

5.1 “Indigent Household” means a household that qualifies for support in terms of the Municipality’s approved Indigent Policy.

5.2 “Temporary Municipal Account” means a provisional account created solely to enable service delivery and billing pending the finalisation of a deceased estate.

5.3 “Facilitation” means administrative assistance provided without exercising legal authority or decision-making over estate matters.

5.4 “Estate Administration” means the legal process of managing and distributing a deceased person’s estate in accordance with applicable legislation.

6. SCOPE AND APPLICATION

6.1 This policy applies to all wards within the Municipality.

6.2 This policy applies to indigent households occupying properties where the registered owner is deceased.

6.3 This policy applies only where the administration of the deceased estate has not yet been finalised.

6.4 This policy is binding on all Ward Councillors.

6.5 This policy is binding on all relevant municipal departments, including those responsible for revenue management, billing, and human settlements.

6.6 This policy is binding on the Revenue Management Section.

6.7 This policy is binding on the Billing Section.

7. POLICY PRINCIPLES

- 7.1 All actions taken under this policy must comply with the principle of legality.
- 7.2 No action taken under this policy may interfere with estate administration processes.
- 7.3 All temporary municipal accounts must be strictly interim in nature.
- 7.4 All actions must be recorded and must be capable of audit verification.
- 7.5 The policy must be applied equitably and consistently across all wards.
- 7.6 Adequate measures must be implemented to prevent fraud, misrepresentation, and abuse.

8. ROLE AND RESPONSIBILITIES OF WARD COUNCILLORS

8.1 Facilitative Role

- 8.1.1 Ward Councillors may identify households that may qualify for assistance under this policy.
- 8.1.2 Ward Councillors may provide information to households regarding application requirements and processes.
- 8.1.3 Ward Councillors may assist applicants in completing and submitting the prescribed application forms.
- 8.1.4 Ward Councillors may confirm, to the best of their knowledge, the occupancy status of the applicant.
- 8.1.5 Ward Councillors may submit a written recommendation to the Municipality for consideration.

8.2 Limitations and Prohibitions

8.2.1 Ward Councillors may not make any determination regarding ownership of property.

8.2.2 Ward Councillors may not determine or certify beneficiary status in respect of a deceased estate.

8.2.3 Ward Councillors may not interfere with or influence the administration of a deceased estate.

8.2.4 Ward Councillors may not approve or reject applications for temporary municipal accounts.

8.2.5 Ward Councillors may not authorise service connections, disconnections, or account creation.

8.2.6 Ward Councillors may not act outside formal municipal administrative processes.

8.3 Accountability

8.3.1 All recommendations made by Ward Councillors must be in writing.

8.3.2 All recommendations must form part of the official municipal record.

8.3.3 Ward Councillors must declare any conflict of interest.

8.3.4 Any misrepresentation or abuse of authority may result in disciplinary or legal action.

9. APPLICATION AND APPROVAL PROCESS

9.1 Application Requirements

9.1.1 Applicants must submit proof of death of the registered owner.

9.1.2 Applicants must submit proof of occupancy of the property.

9.1.3 Applicants must submit documentation required to confirm indigent status.

9.1.4 Applicants must submit any available documentation relating to the deceased estate, where applicable.

9.1.5 All applications must be submitted to the Revenue Management Section for processing.

9.2 Verification Process

9.2.1 The Revenue Management Section must perform an initial administrative screening of the application.

9.2.2 The Revenue Management Section must verify that all required documentation has been submitted and is complete.

9.2.3 The Revenue Management Section must verify the indigent status of the applicant.

9.2.4 The Revenue Management Section must confirm occupancy through administrative verification processes.

9.2.5 The Revenue Management Section must verify that the estate has not been finalised.

9.2.6 The Revenue Management Section must assess potential risks, including disputes or competing claims.

9.2.7 The Revenue Management Section must refer any incomplete or non-compliant applications back to the applicant with reasons.

9.2.8 The Revenue Management Section must escalate complex or disputed cases for legal review where necessary.

9.3 Approval Authority

9.3.1 The Revenue Management Section must recommend approval or rejection based on compliance with this policy.

9.3.2 Final approval of temporary municipal accounts must be performed by a duly authorised official in terms of delegated authority.

9.3.3 No Ward Councillor or unauthorised official may participate in the approval decision.

9.3.4 All decisions must be documented and must be capable of audit verification.

10. CONDITIONS OF TEMPORARY MUNICIPAL ACCOUNTS

10.1 A temporary municipal account does not confer ownership or tenancy rights.

10.2 A temporary municipal account remains valid only until the deceased estate is finalised or a legally recognised account holder is established.

10.3 The Municipality may review, suspend, or terminate a temporary municipal account where false information has been provided.

10.4 The Municipality may review, suspend, or terminate a temporary municipal account where a legal dispute arises.

10.5 The Municipality may review, suspend, or terminate a temporary municipal account where the qualifying conditions are no longer met.

10.6 The Billing Section must create and maintain the temporary municipal account upon approval.

10.7 The Billing Section must ensure that the account is clearly flagged as a temporary municipal account linked to a deceased estate.

10.8 The Billing Section must ensure that all charges are accurately recorded and billed in accordance with applicable tariffs and indigent support measures.

10.9 The Billing Section must ensure that the account is linked to the relevant property and monitored for irregularities.

10.10 The Billing Section must report any anomalies, including abnormal consumption or suspected tampering, to the Revenue Management Section.

11. RISK MANAGEMENT AND CONTROLS

11.1 The Municipality must ensure that no action under this policy confers legal ownership or beneficiary rights.

11.2 The Municipality must maintain proper records for all applications, verifications, and approvals.

11.3 Disputed cases must be escalated for legal review.

11.4 Temporary municipal accounts must be subject to periodic audit review.

11.5 Duties must be segregated between Ward Councillors and municipal officials.

11.6 The Revenue Management Section must maintain a complete audit trail of all applications, verifications, and recommendations.

11.7 The Billing Section must maintain accurate billing records and ensure system integrity of all temporary accounts.

11.8 The Revenue Management Section must conduct periodic reviews of all active temporary municipal accounts to confirm continued eligibility.

11.9 The Revenue Management Section must initiate closure or conversion of accounts upon finalisation of the deceased estate.

11.10 The Billing Section must implement system controls to prevent unauthorised conversion of temporary accounts into permanent accounts.

11.11 Any suspected fraud, misrepresentation, or unlawful occupation must be referred to the appropriate investigation or enforcement unit.

12. MONITORING AND REPORTING

12.1 The Municipality must maintain a register of all temporary municipal accounts.

12.2 The Revenue Management Section must compile and maintain a centralised register of all temporary municipal accounts.

12.3 The Billing Section must provide monthly data on account activity, billing, and arrears relating to temporary accounts.

12.4 The Revenue Management Section must submit consolidated quarterly reports to Council.

12.5 The reports must include the number of applications received, approved, rejected, and pending.

12.6 The reports must include any identified cases of fraud, disputes, or irregularities.

12.7 Internal audit functions may review compliance with this policy.

13. POLICY ADOPTION

13.1 This policy shall be adopted by the Buffalo City Metropolitan Municipality Council.

13.2 The effective date shall be determined upon adoption.

13.3 The policy shall be reviewed within two years or earlier

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (B) MINUTE NO. VBCMC 194/26 :
MINUTE NO. VBCMC 13/26 :
MINUTE NO. BCMC 408/25 :
MINUTE NO. BCMC 42/25 :
MINUTE NO. BCMC 452/24 :
MINUTE NO. VBCMC 13/24 :
MINUTE NO. BCMC 687/23 :
MINUTE NO. BCMC 166/23 :
MINUTE NO. BCMC 709/22 :
MINUTE NO. VBCMC 149/22 :
MINUTE NO. VBCMC 31/21(NC) :
MINUTE NO. VBCMC 437/20 :
MINUTE NO. BCMC 747/19 :
MINUTE NO. BCMC 105/18 :
MINUTE NO. BCMC 87/17 :
MINUTE NO. BCMC 256/16(NC) :
MINUTE NO. BCMC 343/15 :
DONATION OF FARM 871/1 GREYDELL/BHONGWENI
INTER-GOVERNMENTAL TASK TEAM (IGTT) WORK IN
PROGRESS REPORT AS AT 31 MARCH 2026

RESOLVED:

3. That **quarterly reports** on the progress made on the issues surrounding the donation of Farm 871/1 Greydell / Bhongweni, be submitted to the Council, **the next report being due for the Council meeting scheduled for 21 August 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (C) MINUTE NO. VBCMC 195/26 :
MINUTE NO. VBCMC 14/26 :
MINUTE NO. BCMC 409/25 :
MINUTE NO. BCMC 43/25 :
MINUTE NO. BCMC 453/24 :
MINUTE NO. VBCMC 14/24 :
MINUTE NO. BCMC 688/23 :
MINUTE NO. VBCMC 426/23 :
MINUTE NO. BCMC 710/22 :
MINUTE NO. VBCMC 32/21(NC) :
MINUTE NO. VBCMC 224/20 :
MINUTE NO. BCMC 648/19 :
MINUTE NO. BCMC 741/18 :
MINUTE NO. BCMC 652/17 :
MINUTE NO. BCMC 61/16(NC) :
**KING WILLIAM'S TOWN PUBLIC TRANSPORT FACILITIES
PROJECT : PROJECT REPORT : INSTALLATION OF
ELECTRICAL METERS ON HAWKER STALLS**

RESOLVED:

That a **Close Out report** on the revamping of the King William's Town Taxi Rank project be submitted to the Council once all the prepaid electricity meters have been installed by the end of March 2026, **to the Council meeting scheduled for 21 August 2026, per the request for extension by the City Manager.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (D) MINUTE NO. VBCMC 196/26 :
MINUTE NO. VBCMC 15/26 :
MINUTE NO. BCMC 410/25 :
MINUTE NO. BCMC 44/25 :
MINUTE NO. BCMC 454/24 :
MINUTE NO. VBCMC 16/24 :
MINUTE NO. BCMC 690/23 :
MINUTE NO. BCMC 30/23 :
MINUTE NO. BCMC 713/22 :
MINUTE NO. VBCMC 20/22 :
MINUTE NO. VBCMC 252/21 :
MINUTE NO. VBCMC 19/21 :
MINUTE NO. VBCMC 444/20 :
MINUTE NO. BCMC 755/19 :
MINUTE NO. BCMC 626/18 :
MINUTE NO. BCMC 241/17 :
IMPLEMENTATION OF REMEDIAL ACTION PLAN FOR
REVENUE MANAGEMENT FOR THE QUARTER ENDED
31 MARCH 2026

RESOLVED:

2. That **bi-monthly reports** on the implementation of the Remedial Action Plan to improve the revenue collection rate be submitted to the Council for monitoring purposes, **the next report being due for the Council meeting scheduled for 21 August 2026; and further, that statistical information reflecting the actual progress made, be included in such bi-monthly reports.**
3. That the Head : Legal Services and Municipal Courts and the General Manager : Revenue Management be required to draft a Policy that will assist consumers on the matter related to the Letter of Authority and a **report thereon be submitted to the Council meeting scheduled for 21 August 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (E) MINUTE NO. VBCMC 197/26 :
MINUTE NO. VBCMC 16/26 :
MINUTE NO. BCMC 411/25 :
MINUTE NO. BCMC 45/25 :
MINUTE NO. BCMC 455/24 :
MINUTE NO. VBCMC 17/24 :
MINUTE NO. BCMC 691/23 :
MINUTE NO. BCMC 172/23 :
MINUTE NO. BCMC 738/22 :
MINUTE NO. VBCMC 306/22 :
MINUTE NO. VBCMC 42/21(NC) :
MINUTE NO. VBCMC 258/21 :
MINUTE NO. VBCMC 452/20 :
MINUTE NO. BCMC 763/19 :
MINUTE NO. BCMC 781/18 :
OUTCOMES OF MAYORAL AND COUNCIL STRATEGIC
PLANNING 2026 PROGRESS REPORT

RESOLVED:

2. That Management presents a **report** after the **end of each Quarter** to account for progress made with the implementation of the Mayoral Lekgotla Action Plan (inclusive of all Mayoral Lekgotla Outcomes from the start of the current Political Term of Office), **the next report being due for the Council meeting scheduled for 21 August 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (F) MINUTE NO. VBCMC 198/26 :
 MINUTE NO. VBCMC 17/26 :
 MINUTE NO. BCMC 412/25 :
 MINUTE NO. BCMC 46/25 :
 MINUTE NO. BCMC 456/24 :
 MINUTE NO. VBCMC 19/24 :
 MINUTE NO. BCMC 693/23 :
 MINUTE NO. BCMC 36/23 :
 MINUTE NO. BCMC 740/22 :
 MINUTE NO. VBCMC 28/22 :
 MINUTE NO. VBCMC 44/21(NC) :
 MINUTE NO. VBCMC 30/21 :
 MINUTE NO. VBCMC 457/20 :
 MINUTE NO. BCMC 768/19 :
 ENERGY LOSSES REDUCTION PLAN AND STRATEGIC
 REMEDIAL ACTION TAKEN FOR THE 2025/2026
FINANCIAL PERIOD, ENDING JANUARY 2026

RESOLVED:

4. That **quarterly reports** on the implementation of the Energy Losses Plan be submitted to the Council, **the next report being due for the Council meeting scheduled for 21 August 2026.**
5. That a strategy that addresses matters related to meter by-passing, cable theft, scrap metal and other issues related to Energy Losses, be developed and a **report** thereon be submitted **to the Council meeting scheduled for 21 August 2026.**

- [NOTES:
1. The quarterly report required in terms of Resolution No's 4 and 5 hereof is attached hereto for consideration.
 2. During the minute writing process, the above heading had been amended / corrected to correspond with the heading / content of the report.]

ENERGY LOSSES REDUCTION PLAN AND STRATEGIC REMEDIAL ACTION TAKEN FOR THE 2025/26 FINANCIAL PERIOD, ENDING APRIL 2026

1. PURPOSE

To provide an update on Buffalo City Metropolitan Municipality's Energy Losses Reduction Plan and Strategic Remedial Action taken for the 2025/26 period ending 30 April 2026, for **NOTING**.

2. AUTHORITY

Council

3. LEGAL/STATUTORY REQUIREMENT

- 3.1 Constitution of the Republic of South Africa, 1996
- 3.2 Municipal Financial Management Act, 56 of 2003
- 3.3 Municipal Systems Act, 32 of 2002
- 3.4 National Energy Regulator of South Africa Licence
- 3.5 Electricity Regulations Act, 2006
- 3.6 Prescriptions Act, 68 of 1969

4. BACKGROUND / REASONING

The below mentioned council minutes refer.

- A MINUTE NO. VBCMC 192/26 :
MINUTE NO. VBCMC 11/26 :
MINUTE NO. BCMC 406/25 :
MINUTE NO. VBCMC 271/25 :
NATIONAL ENERGY REGULATOR OF SOUTH AFRICA'S
ELECTRICITY TARIFF APPROVAL 2025/2026

RESOLVED:

1. That the City Manager submits a **quarterly report** on the implementation of the SMART Energy Losses Reduction Plan and the budget to the Council meeting for monitoring, **the next report being due for the Council meeting scheduled for 28 May 2026.**
2. That action taken with regard to the non-submission of the required report for the Council meeting held on 30 April 2026, **be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 192/26 dated 30 April 2026.**

B

MINUTE NO. VBCMC 192/26 :
 MINUTE NO. VBCMC 11/26 :
 MINUTE NO. BCMC 406/25 :
 MINUTE NO. VBCMC 271/25 :
 NATIONAL ENERGY REGULATOR OF SOUTH AFRICA'S
ELECTRICITY TARIFF APPROVAL 2025/2026

RESOLVED:

2. That the City Manager submits a **quarterly report** on the implementation of the SMART Energy Losses Reduction Plan and the budget to the Council meeting for monitoring, **the next report being due for the Council meeting scheduled for 28 May 2026.**
2. That action taken with regard to the non-submission of the required report for the Council meeting held on 30 April 2026, **be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 192/26 dated 30 April 2026.**

Please note that these reports are a duplication. It is recommended that Council adopt minute marked "A" above as the report on losses reduction strategy, which will also be sent to NERSA, on an annual basis and as part of the tariff application process.

Please also note that item A above was tabled by the City Manager in Council's special meeting dd 29 April 2026 and was subsequently approved by Council.

5. EXPOSITION OF FACTS

5.1 Electrical losses

Electrical Energy losses on a network are contributed to two elements:

- 5.1.1 **Technical losses:** these types of losses are inherent in an electrical system and are due to heat, line and other losses.

NB - An electricity network Cost of Supply (COS) tariff study has benchmarked the Buffalo City Metropolitan Municipality network technical losses at 10% as opposed to the previously used figure of 6.04%. The impact of this is that non-technical losses will be reduced going forward. As the National Energy Regulator of South Africa only allows for a total loss % of 12% in tariff calculation methodology, Buffalo City Metropolitan Municipality loses +10% in "non-collectable" revenue through the applied tariff billing process. The COS calculating methodology and report analysis has now been presented to NERSA by the appointed National Treasury appointed Consultant, viz Ricardo Consulting and Buffalo City Metropolitan Municipality is now waiting for NERSA acceptance of the report recommendations.

5.1.2 Non-Technical Losses: these can be attributed to several non-technical circumstances such as: illegal electricity connection, meter tampering, meter faults, non-allocated meters etc

5.1.2.1 Meter tampering and whereby some +40000 non-purchasing customers have been identified on the prepaid vending system- in 2026. Legal meter bypassing, where a customer's meter was legally bypassed due to the non-availability of new meter stock. Some of these meters have been legally bypassed for a three-year period and whereby Buffalo City Metropolitan Municipality can only recover 6 months' consumption from the customer and we are limited in terms of the bylaws as this is due to no fault of the customer.

5.1.2.2 Illegal electricity connections

5.1.2.3 Faulty meters and installation equipment

5.1.2.5 Incorrect billing. This was mainly due to large power user meter changes not being captured onto the SOLAR billing system or metering errors are found which are not being re-billed to customer's accounts.

5.2 Identified revenue protection activities

Identified revenue protection activities which need to urgently take place are:

5.2.1 The inspection of all large power user installations on a yearly cycle.

- 5.2.2 The inspection of all domestic power user installations on a three-yearly cycle.
- 5.2.3 Priority inspection all identified non-purchasing prepayment monthly
- 5.2.4 Inspect all disconnected domestic prepayment/credit metered services on a monthly cycle to identify further tampering and to take progressively more deterrent action against the transgressors.
- 5.2.5 Inspect existing “old” meters for possible calibration inaccuracies.
- 5.2.6 Obtain an additional two illegal services technical/security teams to remove illegal electricity connections daily to improve service delivery to paying customers.
- 5.2.7 The enforcement of the Electricity Bylaws in terms of arresting illegal electricity connectors.
- 5.2.8 The retrofitting of all existing legally bypassed meters done by the Electricity Department to a working smart meter

Please refer to the attached Electricity Losses Remedial Action Plan, marked **Annexure “A”** for a complete breakdown of Revenue Protection operational work that needs to take place to reduce electricity losses.

All existing faulty and legally bypassed meters will be prioritised in a new SLA with Vodacom on the smart metering project.

5.3 Loss Calculation

Finance Billing Department supply the Electricity Department with a monthly breakdown of billed consumption, per customer billed tariff category. Revenue Protection then populates this data into a spreadsheet and then calculates both technical and non-technical losses, according to best practices.

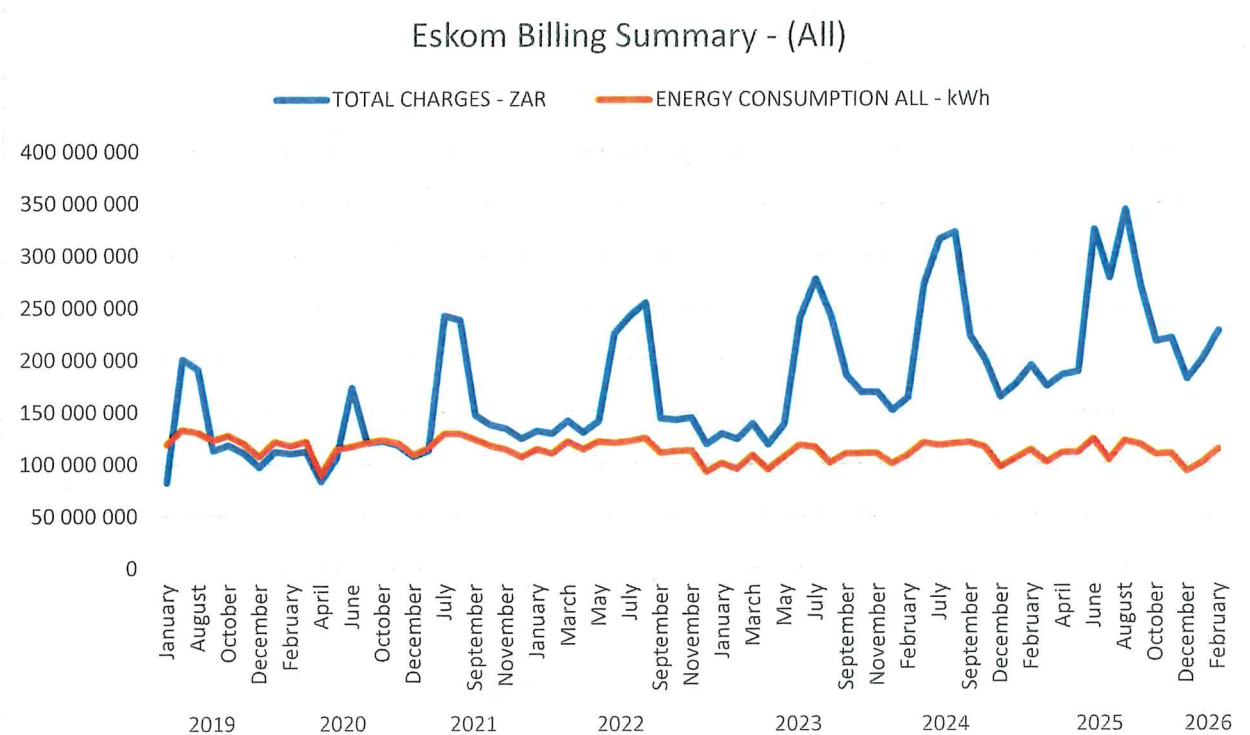
With reference to **Annexure “C”**, analysed customer consumption statistics and ESKOM bulk purchases for the seven months analysed in 2025/26, total electricity losses for Buffalo City Metropolitan Municipality decreased from 32.19% in 2024/25 to 31.52% in 2025/26 ending March 2026.

The non-technical losses component of the total losses for 2025/26 amounts to R 461 017 337 or 21.52% of the total electricity losses.

All this lost non-technical loss revenue can be targeted by Revenue Protection if the section is capacitated with additional staff organogram appointments as the section is presently at 31% staff capacity. In addition, additional contracting resources in terms of two contracts teams to remove illegal connections which would then allow Revenue Protection section to concentrate on other revenue protection activities such as meter inspections and lost revenue recovery.

Escalating electricity losses can be attributed to over inflation ESKOM increases which have a knock-on effect against the BCMM customer who cannot afford to pay for this service. It is analysed that BCMM will lose a calculated R80 million in additional cash flow income from the prepayment domestic customer base during the 2024/25 financial period.

The figure below depicts the escalating ESKOM BCMM account and a decreasing energy consumption pattern:



The Revenue Protection Section is looking for R42 million in operational budget to outsource the inspection of the prepayment non/low vending domestic customers

and whereby this project is estimated a return of investment of between R65 – R650 million.

NB – It is estimated that only 10% of customers who have tampered meters will pay punitive charges.

As part of the National Treasury's turn-around strategy for the Electricity Department, which came into effect from 01st July 2025, key revenue protection activities have been identified along with a revised staff organogram. An operational budget has been calculated for the next six years to target and reduce electricity losses. These activities have now been modelled in National Treasury's financial "scenario's modelling" spreadsheet to determine the positive effect that a decrease in electricity losses will have on BCMM's income statement's bottom line.

The trading department is still waiting for a cash injection from National Treasury to fund this activity and as at 13 May 2026, the Department is still waiting for the alignment of the adjusted budget to align with the department's turn around, loss reduction strategies.

5.4 Compliance matters

The National Energy Regulator of South Africa have set a standard of 12% as an acceptable total loss on an electrical network, therefore the total losses shown by Buffalo City Metropolitan Municipality of 31.06% are still not acceptable and Buffalo City Metropolitan Municipality is still in contravention of The National Energy Regulator of South Africa licence conditions which could have an impact on future tariff applications.

Buffalo City Metropolitan Municipality is not complying with the National Energy Regulator of South Africa set standard; however, this is a national problem faced by most municipalities, which could have an impact on any future tariff consideration. However, as is the case with other municipalities, it is critical to be seen to be attempting to address the problem as part of continuous improvement initiatives.

5.5 Council Minute NO. VBCMC 192/26

Part two of this minute reads:

- "2. That action taken with regard to the non-submission of the required report for the Council meeting held on 30 April 2026, **be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 192/26 dated 30 April 2026.**"

The department tabled this report, in the special council meeting dated 29th April 2026 and believe that the department met its commitment to table this report to council and that this part of the published minute is inaccurate.

5.6 Remedial work completed

All existing Revenue Protection staff are familiar with removing illegal electricity connections daily and there is not enough staff to perform other key functions, to ensure Revenue Protection meet their mandate and implement the action plan fully.

It is required that the existing staff to be augmented with external teams, consisting of ten members for this exercise to have an impact in reducing electricity losses and to free up existing staff to conduct other essential revenue protection functions.

It must also be noted that the illegal connection raid activity is limited due to Law Enforcement prioritising their staff for alternative (priority) deployments such as land invasions, which highlights the need for a dedicated Law Enforcement Revenue Protection electricity team.

Without the additional resources, Revenue Protection units raid team conducting raids for illegal connections has no impact on reducing losses, as the team is a reactive team which deals with the safety violation caused by illegal connections.

The two dedicated electricians who previously were prioritising large power user recoveries have now been tasked to manage the smart meter retrofit program due to the limited resources and this has impacted on identifying financial recoveries.

For the period analysed, the Revenue Protection Section has performed the following work to reduce electricity losses:

DOMESTIC METER INSPECTION ACTIVITIES FOR 2025/26:

DOMESTIC OPERATIONAL STATISTICS

Fiscal Year 2025 / 2026 — July 2025 to June 2026

ANNUAL TOTAL — ALL REGIONS: 630 WORK ORDERS

Zone / Area	Category	FIRST QUARTER	SECOND QUARTER	THIRD QUARTER	FOURTH QUARTER	TOTAL
		Jul-Sep 2025	Oct-Dec 2025	Jan-Mar 2026	Apr-Jun 2026	No.
No.	No.	No.	No.	No.	No.	No.
COASTAL REGION						
	1. METERING & VERIFICATION	—	79	96	40	215
	2. TAMPER & UNAUTHORIZED INTERFERENCE	—	47	74	14	135
	3. FAULTS & NON-TAMPER ISSUES	—	2	—	—	2
	4. FINANCIAL ADJUSTMENTS & RECOVERY	—	4	—	—	4
	5. SERVICE TESTING & TOKEN OPERATIONS	—	16	10	7	33
	6. ADMINISTRATIVE DISCONNECT REQUESTS	—	1	—	—	1
	SUB TOTAL — COASTAL	0	149	180	61	390
MIDLAND REGION						
	1. METERING & VERIFICATION	—	27	50	20	97
	2. TAMPER & UNAUTHORIZED INTERFERENCE	—	5	15	2	22
	3. FAULTS & NON-TAMPER ISSUES	—	1	—	—	1
	5. SERVICE TESTING & TOKEN OPERATIONS	—	9	4	1	14
	6. ADMINISTRATIVE DISCONNECT REQUESTS	—	—	1	—	1
	SUB TOTAL — MIDLAND	0	42	70	23	135
INLAND REGION						
	1. METERING & VERIFICATION	—	80	10	3	93
	2. TAMPER & UNAUTHORIZED INTERFERENCE	—	4	5	—	9
	5. SERVICE TESTING & TOKEN OPERATIONS	—	1	2	—	3
	SUB TOTAL — INLAND	0	85	17	3	105
QUARTER TOTAL		0	276	267	87	630

ILLEGAL SERVICES REMOVAL RAIDS

CONFIDENTIAL FOR MANAGEMENT USE ONLY

Source: Form Responses¹ (LiveData)

BCMM FISCAL RAID SUMMARY (2025/2026) - Compact Quarter Stats

SUBURB	'IN YR 2025/2026	1ST QUARTER		2ND QUARTER		3RD QUARTER		4TH QUARTER	
		DAYS VISITED	HOURS VISITED	OCTOBER TO DECEMBER DAYS VISITED	HOURS VISITED	JANUARY TO MARCH DAYS VISITED	HOURS VISITED	APRIL TO JUNE DAYS VISITED	HOURS VISITED
AIRPORT PHASE	64		29		15				16
AMALINDA	11		12		19				10
BUFFALO FLATS	22	101	42		18			29	12
CBD					22				
DUNCAN VILLAGE	23	120			30			45	28
MDANTSANE	53	365	105	15	97	15	104		59
MZAMOMHLE		20							
NOMPUMELELO									
SCENERY PARK	11	59	11		38		10		
STONE DRIFT		27			14				
TOTALS:	157	847	235	46	267	37	213	20	132

Domestic financial Recoveries for 2025/26

Reporting Period: July 2025— June 2026						
DIVISION	REVENUE CATEGORY	Q1 (JUL-SEP)	Q2 (OCT-DEC)	Q3 (JAN-MAR)	(APR-JUN)	TOTAL RECOVERY
COASTAL DIVISION						
	TAMPER RECOVERY	0.00	10 042.88	0.00	0.00	10 042.88
	FAULTY METER RECOVERY	0.00	0.00	0.00	0.00	0.00
	MINUS MOOE RECOVERY	0.00	1.00	0.00	0.00	1.00
	OTHER	0.00	5 381.00	9375322		104 155.66
MIDLAND DIVISION						
	TAMPER RECOVERY	0.00	0.00	0.00	0.00	0.00
	FAULTY METER RECOVERY	0.00	0.00	0.00	0.00	0.00
	MINUS MOOE RECOVERY	0.00	0.00	0.00	0.00	0.00
	OTHER	0.00	0.00	7 410.40	0.00	7 410.40
INLAND DIVISION						
	TAMPER RECOVERY	0.00	0.00	0.00	0.00	0.00
	FAULTY METER RECOVERY	0.00	0.00	0.00	0.00	0.00
	MINUS MOOE RECOVERY	0.00	0.00	0.00	0.00	0.00
	OTHER	0.00	0.00	0.00	0.00	0.00
CONSOLIDATED GRAND TOTALS:			R 15 424.88	R 101 163.62	R 5 021.44	R 121 609.94

Retrofitting exercise of legally bypassed meters

Due to the department's commitment to provide an electricity service to the BCMM customer and due to the non-availability of replacement meters, where meters were found to have faulted, these meters were legally bypassed to ensure the uninterrupted supply of electricity. The supply of replacement meters has now normalised, and these legally bypassed meters are now being retrofitted with a working smart meter.

To-date, some 542 meters were legally bypassed, with 303 of these in the inland area of supply and 239 in the coastal area of supply. The Department has commenced with a meter retrofit program in the Coastal area and have already completed 645 smart meter retrofits and the project will continue until all know legally bypassed meters have been retrofitted with a new smart meter.

Some 645 smart meter installations have been completed in 2025/26. The breakdown of the reasoning for these installations are detailed in the table below.

Reason for Smart Meter Installation	Number Of Meters Installed
CONVERSION FRM PRE-PAID TO POST-PAID	57
EXCEPTION LIST REPLACEMENT	247
FAULTY KEYPAD	1
FAULTY METER	99
FAULTY POST-PAID METER	18
FAULTY PRE-PAID METER	4
METER BURNED	3
METER BYPASSED BY BCMM	149
METER DAMAGED	6
METER LCD DAMAGED	3
METER SCREEN BROKEN	2
METER STOLEN	20
NO METER SEALS	6
NON-SMART CONVERSIONS	22
VANDALISED METER	8
Grand Total	645

5.6 Smart meter roll-out progress

As of end May 2026, the total count of electricity meters that the team installed amounts to 45275 smart meter installations.

5.6.1 Smart Solution: Objectives

The objectives of the smart electricity solution are to achieve the following:

Accuracy and Completeness:

Smart Electricity Solution, meters are read automatically and integrate seamless to the billing system. This eliminate several risks that are associated with manual reading.

BCMM has a total of 145412 meters installed, of which some 8185 are post-paid and 137227 are prepayment meters. An analysis of these meters is:

POST PAID METER STATS

TARIFF	AMR	Non SM	Smart	Grand Total
BC0100	3	22	333	358
ELO100	75	215	3858	4148
ELO200	130	222	1817	2169
ELO201	3	7	101	111
ELO202	0	0	1	1
ELO300	100	24	679	803
ELO301	21	1	83	105
ELO302	2	1	42	45
ELO303	0	0	1	1
ELO401	0	9	2	11
ELO403	0	3	8	11
ELO406	0	0	11	11
ELO501	0	0	1	1
ELO503	0	5	6	11
ELO601	5	0	8	13
ELO701	5	0	22	27
ELD100	0	3	12	15
ELD200	2	29	49	80
ELD300	4	3	14	21
ELD301	0	0	4	4
ELD401	0	3	0	3
ELD402	0	1	0	1
ELD403	0	1	0	1
ELD406	0	1	1	2
ELD501	0	0	7	7
ELD502	0	0	1	1
ELD503	3	58	132	193
ELD505	0	5	26	31
Grand Total	353	613	7219	8185

PREPAID METER STATS

Zone	Non SM	SM	Grand Total
Coastal Region	50180	16222	66402
Inland Region	22439	7757	30196
Midlands Region	26771	13685	40456
Unknown	134	39	173
Grand Total	99524	37703	137227

A total of *88% of all credit meters have now been converted to a smart type meter. **Number has decreased from 92% due to replaced faulty meters and the non-availability of smart meters.*

A total of 27% of all prepayment meters have now been converted to a smart type meter.

Efficiency:

Billing data is uploaded seamless into the Buffalo City Metropolitan Municipality financial system without the risk of human manipulation as the data is transmitted in a secured environment using encryption and decryption.

Tamper Reports:

The system identifies and send signals when there are tempered meters, as the meters are automatically monitored 24/7/365. The data is then communicated through to revenue protection for any detected tampers for further investigation.

5.6.2 Smart Solution: Electricity Benefit Realisation

Non-Purchases

One of the objectives of the smart solution project is to realise the value for money. From the analysis of purchase history of pre-paid meters, the team could distinguish the possibility of electricity tampers on prepaid meters.

Remote Disconnections

Remote disconnection function is one the benefits of smart metering project. The project team together with the affected departments drafted a working document.

The project team successfully performed a User Acceptance Testing (UAT) to allow Buffalo City Metropolitan Municipality employees to perform the

disconnection. All smart meters installed throughout Buffalo City Metropolitan Municipality can now be disconnected remotely.

Financial recoveries for LPU smart meters:

Financial Year	Rand Identified	Rand Potential Recovery	Number Identified
2020	R2 407 426.00	R1 896 530.00	1
2021	R13 586 936.00	R7 865 200.00	14
2022	R21 337 867.72	R10 702 198.00	38
2023	R9 694 700.00	R5 470 680.00	22
2024	R45 022 939.85	R37 810 953.70	27
2025	R28 668 271.54	R18 321 744.54	12
2026	R1 705 823.00	R1 705 823.00	1
Grand Total	R122 423 964.11	R83 773 129.24	115

***Note: Not all found potential account recoveries can be billed to the customer due to the six-month bylaw restriction where BCMM was at fault.**

5.7 Legal Actions

The Revenue Protection Division needs additional forensic investigators and its own dedicated Electricity Bylaw Enforcement Officers which will be incorporated into a changed micro staff structure for the department.

The undermentioned SAPS Cas's were opened for essential infrastructure theft and seven associated arrests were made.

CABLE THEFT AND VANDALISM SAPS CASES OPENED - BCMM 2025/26

NR	DATE	SAPS C/NR.	DESCRIPTION	Arrests Made
1	14/07/2025	E/L : 240/07/2025	VANDALISM	
2	17/07/2025	B/F : 50/07/2025	THEFT	2
3	28/07/2025	ZWELITSHA : 149/07/2025	THEFT	
4	02/08/2025	B/F : 16/08/2025	THEFT	
5	05/08/2025	QONCE : 63/08/2025	VANDALISM	
6	06/08/2025	DIMBAZA : 34/08/2025	THEFT	
7	07/08/2025	KWT : 104/08/2025	VANDALISM	

8	21/08/2025	MDT : 235/08/2025	THEFT	2
9	01/10/2025	DIMBAZA : 01/10/2025	VANDALISM	
10	04/11/2025	DIMBAZA : 11/11/2025	THEFT	
11	29/11/2025	SCEANRY PARK 29/11/2025	INFRASTRUCTURE TAMPERING	3
12	21/04/2026	252/01/2026	SERVICE CABLE	
13	17/02/2026	143/02/2026	UNDERGROUND CABLE	
14	20/02/2026	101/02/2026	BCM STAFF UNDERGROUND CABLE	3
15	27/03/2026	117/03/2026	UNDERGROUND CABLE	
16	27/01/2026	172/01/2026	M/S EAST LONDON	
	29/09/2025	151/09/2025	M/S DIMBAZA	
18	03/01/2026	17/01/2026	DIMBAZA M/S	
19	06/05/2026	05/2026	OVERHEAD COPER CABLE	2
20	09/05/2026	05/2026	STREET LIGHTS	1

On 6 May 2026, BCMM obtained a criminal conviction of a essential infrastructure theft related incident, for a Mr Lelethu Max , whereby the suspect was sentenced to 10 years jail and whereby his three accomplices failed to appear in court and arrest warrants have now been issued for them.

6. **CHALLENGES**

Challenges	Remedial Action
<p>6.1 A reaction team needs to be in place to react to smart metering alarms and problems. Without this capability, the implementation of smart metering at Buffalo City Metropolitan Municipality will not reduce energy losses as can be seen in the status quo of the escalating energy loss trend to-date.</p> <p>In response to Mr Walton's raised concern - Revenue Protection requires additional resources in terms of both manpower and funding to ensure that the remedial action plan can be fully implemented.</p>	<p>Appointment of contractor to assist with illegal connections</p>

6.2 Provision of Electricity Bylaw Enforcement Officers.	Law enforcement to provide dedicated officers
6.3 Unsafe work conditions for electrical staff.	Buffalo City Metropolitan Municipality to apply the by- laws and criminal amendments act in cases where staff have been endangered.

7. STAFF IMPLICATIONS

The Revenue Protection section is presently at 32% staff capacity and additional staff will be appointed over the course of the next six years as part of National Treasury's turn around strategy for the department. It is essential that the capacity shortfall within the Revenue Protection section is addressed for the department to reduce non-technical losses.

8. FINANCIAL IMPLICATIONS

The Department requires a total of R305 534 865 in total funding to fulfil its operational mandate to reduce non-technical losses occurring on the electricity network. This strategic approach will be implemented over the course of the next six financial years and is dependant on grant funding from National Treasury for the Metro's reform into a cash generating business.

For 2026/27, the department requires R78 824 742 million in funding to fulfil its operational mandate aligned to the department's turn around strategies of reducing electricity losses.

In the MTREF 2026/27 budget adjustments, the department has now secured some R29 million in operational budget and R50 million in capital budget to reduce non-technical losses and to enhance the smart metering program.

This budget also covers the costs of the conversion to a smart metered installation and is included in the financial modelling spreadsheet for the turn-around strategy for the department.

Please refer to Annexure C for an itemized and costing for the strategies which will be used to reduce electricity losses at BCMM. Please also note that National Treasury's RT29 Transversal contract was used to cost these projects and on which BCMM is a participant on.

9. OTHER PARTIES CONSULTED

- 9.1 Directorate of Finance
- 9.2 National Treasury
- 9.3 NERSA

10. RECOMMENDATIONS

It is **recommended**:

- 10.1 That the Council **NOTES** the report on Energy Losses Reduction Plan and Strategic Remedial Action taken for the 2025/26 financial period, ending 30 April 2026.
- 10.2 That the requested electricity losses report under item A is formally used to report on electricity losses, both to BCMM Council and to NERSA.
- 10.3 That the requested report under item B, is taken off the Council agenda as this is a duplication of the electricity losses report as detailed in A


V. PILLAY

ACTING CITY MANAGER

R. FERRIER

ATTACHMENT: ANNEXURE A – STRATEGIC PLAN TO REDUCE NON-TECHNICAL LOSSES
ANNEXURE B – ELECTRICITY LOSSES FOR THE PERIODS 2024/2025 AND 2025/26 ENDING MARCH 26
ANNEXURE C – METRO TRADING SERVICES PROJECT COSTING
ANNEXURE D – SMART METERING ALARM ANALYSIS

STRATEGIC PLAN TO REDUCE NON-TECHNICAL LOSSES AND IMPROVE REVENUE

Electricity Losses

The reduction of both technical and non-technical losses occurring at BCMM has been highlighted as being a major factor in improving cash flow for the electricity trading services department.

A cost of supply study has just been completed for the 2026/27 tariff submission to NERSA and where it was concluded that electricity tariffs are still under cost reflectivity by some 14%. The calculated revenue requirement to run the electricity business is depicted in table 1 below.

To summarize this table, the department needs a budget of R4.2 billion but will only realise R3.72 billion in Revenue, generated from electricity sales. One of the main reasons for this shortfall can be attributed to electricity losses where some R547 731 516 in total losses, cannot be incorporated into the electricity tariff design process, as NERSA has set a national benchmark of 12% total losses.

Table 1

1) Revenue Requirement

This sheet presents the revenue requirement for the licensee. The data is drawn from the Inputs and Intermediary Calculations tabs.

Revenue Requirement components	Total cost (R)			% of Total
	Wires	Retail	Total	
Allowable costs	1 909 948 190	1 806 652 444	3 716 600 634	100%
Energy purchases from Eskom - net of cost of losses		1 783 625 468	1 783 625 468	48%
Energy purchases from Eskom - cost of losses	797 242 146	461 535 393	335 706 753	9%
Other energy purchases	-		-	0%
Capital expenditure	215 822 787		215 822 787	6%
Operational expenditure (incl. Depreciation)	899 360 154	475 062 218	1 374 422 372	37%
Other revenues	2 476 896	13 574 248	16 051 144	0%
Surplus		23 074 399	23 074 399	1%
Not allowable costs	410 622 923	137 108 593	547 731 516	
Cost of losses disallowed	410 622 923	137 108 593	547 731 516	
TOTAL COSTS	2 320 571 113	1 943 761 037	4 264 332 149	
	54%	46%		

The department currently has electricity losses at 31% of total Eskom purchases.

It is imperative that electricity losses are reduced to a minimum of 12% total losses to realise cheaper electricity tariffs.

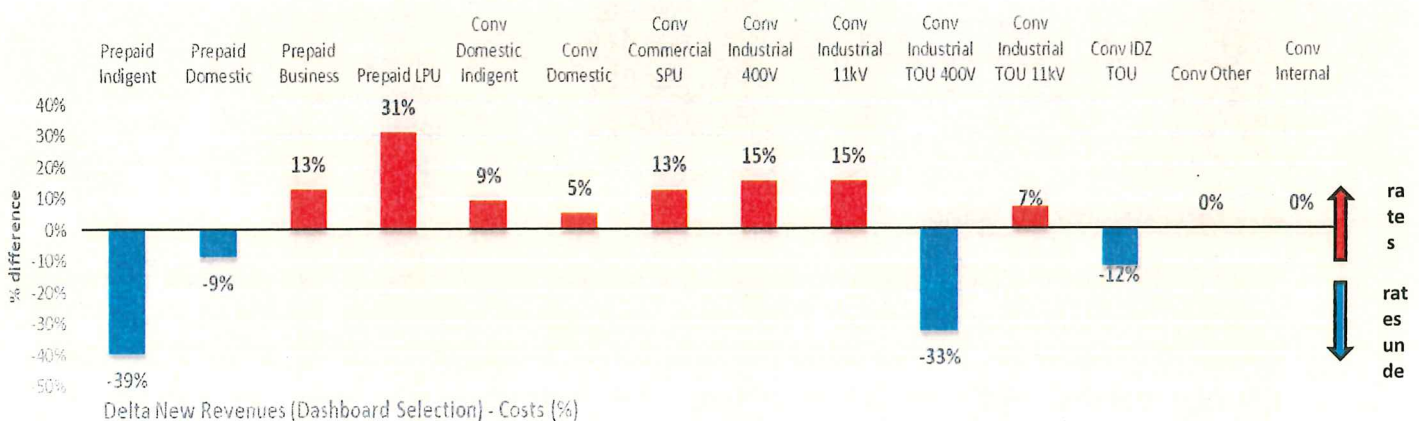
With reference to the Table 2 below, this depicts the amount of kWh's BCMM needs, per billing category to deliver both services and to "fund" the illegal non-technical losses. For example, for domestic prepayment, BCMM needs to procure 292 561 406 kWh's from Eskom, to make kWh sales amounting to 179 007 122 kWh's. It is clear from the table that the focus areas are prepayment domestic, LPU 400V 3A and LPU 11KV 3B customers.

Totals energy requirements (kWh) by asset group and customer category

Customer Categories	Sales in Year 2 (kWh)	Energy Req Year 2 (kWh)
Prepaid Indigent	60 823 924	99 425 955
Prepaid Domestic	179 007 122	292 561 406
Prepaid Business	17 330 587	28 329 480
Prepaid LPU	1 191 727	1 948 059
Conv Domestic Indigent	1 963 086	3 208 963
Conv Domestic	20 992 213	34 314 966
Conv Commercial SPU	45 187 939	73 866 559
Conv Industrial 400V	123 204 725	201 215 131
Conv Industrial 11kV	217 249 865	276 234 805
Conv Industrial TOU 400V	7 843 151	12 820 823
Conv Industrial TOU 11kV	60 831 807	77 365 822
Conv IDZ TOU	55 058 604	70 023 470
Conv Other	-	-
Conv Internal	-	-
Conv Street and Traffic Lights	20 578 950	33 639 424
Temporary and itinerant	62 081	101 490
Sportfields Departmental	192 385	314 509

The table, refer table 3, below, represents the cost reflectivity per tariff category and which customers are paying to subsidize other customers.

TABLE 3



(Note: the negative -33% for LPU 400V TOU is reflective of reduced tariffs to align with the flat rate 3A tariff)

A – Domestic prepayment customer base

There are some fundamental institutional issues that need to be addressed by the institution and agreed to by Council: these are:

- The disconnection method of a tampering customer must change to a “SCR” or “service cable removal” for a second time meter-tamperer.
- The disconnection method for a third time meter-tamperer must change to “RAG” or “remove all gear”, to prevent further meter-tampering
- An initial education awareness drive for a “once off”, admission of meter tampering, grace where a flat, reduced financial recovery rate of R5000 is to be paid prior to the regularising of the meter billing integrity.
- That the reduced tamper rate of R5000 will only be entertained by the department if the customer has logged a “meter tampering complaint fault” reference via the customer call centre, prior to any physical inspection of the installed meter to prove meter tampering

It is required that some 40000 domestic prepayment meters need to be audited over the course of the next three years to determine if the installed meter is in good working order and to convert the installed meter to a smart type meter.

The undermentioned domestic prepayment meter inspections must take place over the course of the next three financial years:

Table 4

Prepayment meter purchasing analysis

135792	Total prepayment meters
80690	Active purchasing customers
39350	non purchasing prepayment customers
14248	<0 kWh's per day
56416	1-5 kWh's per day
20315	6-10 kWh's per day
14230	11-20 kWh's per day
4096	21-30 kWh's per day
1269	31-40 kWh's per day
434	41-50 kWh's per day
177	50-60 kWh's per day
83	61-70 kWh's per day

B – LPU Customer base

Most of the existing LPU metering installations are already converted to a smart metering solution and whereby Revenue Protection specialised staff have identified over R120 million in financial recoveries since the inception of the smart metering project. However, the two existing specialised staff are due for retirement and additional internal staff appointments must take place to fill this gap and for continuance of this revenue enhancement strategy. This is catered for in the staff budgeting requirement as depicted in Annexure A attached with additional staff members to complement the existing two staff.

It has been noted that in LPU profiling data and in ESKOM high season electricity billing, that consumption from some LPU's is dramatically reduced to align with the company's monthly expenditure. This is irregular as KVA, for an example for one customer, dropped from 900 to 500 although the monthly Rand billing remained the same. It is suspected that upstream tampering, by means of installed in-circuit series connected resistors, is taking place from the installed current transformers and new anti-tamper paper seals will be introduced to counter this suspected threat and a through investigation exercise conducted during high season ESKOM billing (IE June-August).

Overall, this customer base is monitored monthly by numerous experts from both BCMM and an appointed smart metering consultant.

C – Smart Metering Alarm Reaction

Please refer to Annexure D for a detailed analysis of the known 8 725 023 alarms.

It is prioritised in the turn-around strategy for the trading services department that these alarms must be timeously reacted to, amongst other items, to prevent further meter tampering from occurring on the network.

The installation of smart metering is to be prioritised for all electricity debt impaired customers to streamline the automated disconnection /reconnection processes along with a new service cable removal process to prevent un-authorized reconnection and to reduce the electricity debt book.

D – Illegal Electricity Connections

The long-term solution to address the problem of illegal electricity connections is informal electrification and increasing the equitable share allocation to the FBE component for our poor customer. There are numerous reasons as to why electrification is a slow or a non-existent way forward, for some of the illegally occupied areas and a short term enforcement approach is needed.

The inclusion of a dedicated electricity services bylaw enforcement team has been included on the new trading services staff organogram. These staff will be used to enforce bylaws and to make associated arrests.

It will also be required in the short term, to go out to contract for this service. IE To arrest illegal electricity connectors, illegal electricity users and to facilitate evidence for a successful court conviction and to act an expert witness in court proceedings.

E – Staff overtime

The reduction of internal staff costs must take place going forward. Operational costs for the Electricity business unit account for 36% of our annual income and is second only to the ESKOM account expenditure.

To turn this around, the department must appoint additional staff members on a new staff organogram, and these must be used to work shifts with existing daytime employed staff.

F – ESKOM purchases

In the National Treasury business model strategy sessions, this was highlighted as one of the main cost drivers for the new electricity business units.

The business unit can lower the ESKOM account by:

- Purchasing new power from IPP's
- Purchasing all export energy from SSEG and LSEG systems on the BCMM network
- Monthly check metering monitoring of the billing ESKOM readings to identify irregular billing
- Lowering notified maximum demand ESKOM billing by the installation of additional geyser ripple control units
- Additional maximum demand software monitoring on the installed SCADA system and the inclusion of smart metering consumption usage restricting
- Upgrading the entire network to a 400 kV transmission connected grid to get cheaper ESKOM tariffs
- Installation of smart meters for:
 - Automated disconnection of arrear whole current metered accounts
 - Automatic reconnection of whole current metered paid-up arrear accounts
 - 365days/12 hrs per day alarm monitoring
 - Lowering notified maximum demand by automating load control measures and also to boost the geyser ripple control demand impact over peak periods
 - Load profiling of customer usage
 - Future TOU domestic tariffs to mirror the applied ESKOM tariff
 - Automated prepayment purchases loading onto the customer's meter
 - Possible wallet prepayment vending to lower vending charges
- Working with specialised policing units/consultants to identify illegal (meter tampered) Bitcoin mining properties (NB +/- 3 MVA per site)

G – Lowering Technical Losses

Technical losses can be lowered by:

- Installation of more efficient, smart transformers and associated equipment
- Load balancing of the secondary side of installed LV transformers
- Prevention of illegal electricity connections by making arrests of the "connectors" whose illegal activity is overloading electricity networks
- Working with specialised policing units/consultants to identify illegal (meter tampered) Bitcoin mining properties (NB +/- 3 MVA per site) overloading existing networks
- Installation of bigger cables where existing cables are poorly designed or where the area consumption has grown
- Installation of smart check meters at all local transforms to monitor loading and usage

H – Cost Reflective Electricity Tariffs

The conducted "draft" COS study for the 2026/27 tariff submission now indicates that tariffs are still 14% under cost reflectivity. In addition to this, non-technical losses amounting to 21% or in monetary terms R547m (ref Table 1 above) cannot be used in the tariff calculation, as total electricity losses are above the applied NERSA electricity loss figure

of 12%. IE This is lost revenue to BCMM, and the recovery and prevention of future electricity losses is critical to improve the income of the electricity business unit.

It is also the intent of the Department to apply for above the normal national increase, over the course of the next three years. IE The under cost reflective deficit portion for the 2026/27 tariff application, will be split into three tariff application periods to ease the impact to our customer and to allow the department to make its operations more efficient to further ease this impact and to ultimately, lower applied electricity tariffs.

The department is planning to aggressively target and reduce electricity losses in the next two financial years and this will make the electricity service to become more internal cost efficient.

It also stands to reason that this program can be fast tracked if additional budget and Revenue Protection fully capacitated. The Department is presently working closely with the Finance Department and appoint consultant to build this into the National Treasury turn around strategic model, modelling the impact to the trading service's bottom line and the best strategic approach will be adopted.

Large power user tariffs also must mirror ESKOM Municflex tariff designs to also charge:

- TOU kWh high and low season billing
- Notified maximum demand charge
- Maximum demand charge
- Monthly basic service charge

This will assist the Department is not running in cash deficit during ESKOM high season billing as is the status quo.

If NERSA approve our recommended tariff increases for the 2026/27 period, the department will derive a 100.41% share of the total electricity service cost with the new, full cost reflective tariff rates.

I – Reduction of The Electricity Outstanding Debt

The change in the domestic disconnection methodology, as mentioned above, must also be adopted for bad debt customers. The applied disconnection methods are not fully working.

The regular re-inspections of disconnected services have to take place on a weekly basis to prevent further un-authorized electricity debt. The existing "30-day inspection" period is too long, for it to have an impact on improving the debt book collection rate and preventing unauthorised electricity usage.

It also stands to reason that all debt be analysed and prioritised from highest to lowest monetary value, with priority being targeted at the highest values.

The cash collection, from charged accounts, must improve to above 90% for the electricity business to sustain its operations.

The deployment of a smart metered solution for all bad debt domestic customers, also needs to be separated and targeted for a smart metered installation.

J – Large Power User And Post-Paid Domestic Meter Readings

It is imperative that the seamless integration of recorded smart meter electricity readings is seamlessly integrated directly into the SOLAR billing system. This will prevent manipulation of billed readings, interim billing, and will improve the accuracy of electricity billing.

K – Essential Infrastructure Crimes

Electricity network essential infrastructure crimes now need to be prioritised. The following needs to take place:

- Appointment of a new essential infrastructure crimes contractor to:
 - Make arrests of illegal electricity connectors / users
 - Make arrests of non-ferrous metal related offences (IE Copper cable theft)
 - Provide a reaction service to key point substations alarms
 - Provide a reaction service to suspected “digging out” of essential infrastructure hotspots and to use high end equipment to monitor these areas/suspects
 - Make arrests of scrap metal dealers who are buying our stolen equipment
 - Facilitate the compilation of arresting dockets for submission to SAPS/NPA
 - Represent BCMM in court proceeding on related arrests

ELECTRICITY LOSSES FOR THE PERIODS 2024/2025 AND 2025/26 ENDING MARCH 2026
2024/25

Month	Units Purchased kWh's	Rand Value	Units Sold (kWh's)	Difference kWh's	Total Loss %	Total kWh loss (cost)	Total Rand loss (cost)	Technical Loss % (Est)	Non Tech Loss %	Non Tech Total Rand loss (cost)
2024/07/01	117874098	R 318 478 318	83827876	34046222	28.88%	34046222	R 91 987 838	10.00%	18.88%	R 60 140 006
2024/08/01	119414742	R 322 056 251	82558398	36856344	30.86%	36856344	R 99 399 922	10.00%	20.86%	R 67 194 297
2024/09/01	120757944	R 222 817 283	74988094	45769850	37.90%	45769850	R 84 452 527	10.00%	27.90%	R 62 170 799
2024/10/01	113931882	R 192 603 022	82478964	31452917	27.61%	31452917	R 53 171 481	10.00%	17.61%	R 33 911 179
2024/11/01	116178317	R 199 456 079	71208707	44969610	38.71%	44969610	R 77 204 270	10.00%	28.71%	R 57 258 662
2024/12/01	97081667	R 163 908 441	85283244	11798423	12.15%	11798423	R 19 919 941	10.00%	2.15%	R 3 529 097
2025/01/01	105434431	R 176 571 592	58277355	47157076	44.73%	47157076	R 78 974 201	10.00%	34.73%	R 61 317 042
2025/02/01	113651059	R 194 475 499	51061358	62589702	55.07%	62589702	R 107 101 188	10.00%	45.07%	R 87 653 638
2025/03/01	101772889	R 174 389 775	61955326	39817563	39.12%	39817563	R 68 228 149	10.00%	29.12%	R 50 789 171
2025/04/01	110571610	R 185 116 364	77119718.78	33451891	30.25%	33451891	R 56 004 362	10.00%	20.25%	R 37 492 726
2025/05/01	110825663	R 110 825 663	93281571	17544092	15.83%	17544092	R 17 544 092	10.00%	5.83%	R 6 461 526
2025/06/01	123691453	R 324 202 444	94143899	29547554	23.89%	29547554	R 77 445 846	10.00%	13.89%	R 45 025 602
Total	1351185753	R 2 584 900 731	916184509	435001244	32.19%	435001244	R 831 433 819	10.00%	22.19%	R 573 693 829

2025/26

Month	Units Purchased kWh's	Rand Value	Units Sold (kWh's)	Difference kWh's	Total Loss %	Total kWh loss (cost)	Total Rand loss (cost)	Technical Loss % (Est)	Non Tech Loss %	Non Tech Total Rand loss (cost)
2025/07/01	103918475	R 277 993 651	70337912	33580563	32.31%	33580563	R 89 831 796	10.00%	22.31%	R 62 032 431
2025/08/01	121852940	R 343 411 470	79463288	42389652	34.79%	42389652	R 119 464 435	10.00%	24.79%	R 85 123 288
2025/09/01	118495752	R 269 921 183	92609987	25885765	21.85%	25885765	R 58 965 120	10.00%	11.85%	R 31 973 002
2025/10/01	108928164	R 217 056 543	68498094	40430070	37.12%	40430070	R 80 563 290	10.00%	27.12%	R 58 857 635
2025/11/01	109823334	R 220 180 739	76357093	33466241	30.47%	33466241	R 67 095 229	10.00%	20.47%	R 45 077 155
2025/12/01	92732790	R 181 246 716	71674341	21058449	22.71%	21058449	R 41 158 847	10.00%	12.71%	R 23 034 176
2026/01/01	101027704	R 200 350 117	62809484	38218220	37.83%	38218220	R 75 791 337	10.00%	27.83%	R 55 756 326
2026/02/01	113795727	R 227 272 401	69826354	43969373	38.64%	43969373	R 87 815 467	10.00%	28.64%	R 65 088 227
2026/03/01	102025873	R 204 919 372	74468098	27557775	27.01%	27557775	R 55 349 901	10.00%	17.01%	R 34 857 964
Year Total	972600759	R 2 142 352 193	666044652	306556107	31.52%	306556107	R 676 035 423	10.00%	21.52%	R 461 017 337

ANNEXURE C – METRO TRADING SERVICES PROJECT COSTING

Priority Projects

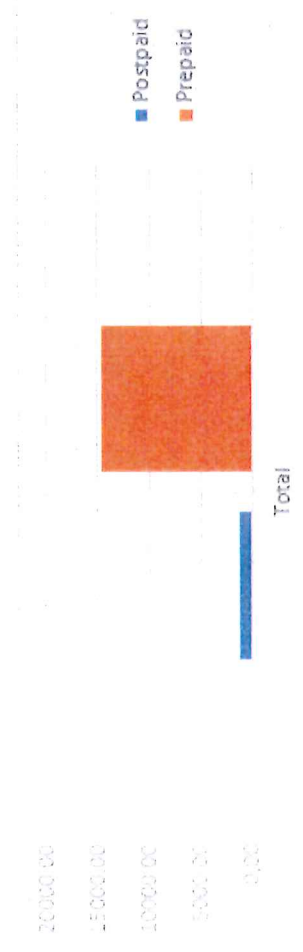
	Project	Number	Meter inspection	Smart meter install	SCR	Cost per unit/month	10 day Follow Up Investigation cost	30 Day Follow up investigation cost	Total cost
1	Non-purchasing prepayment meters	40000	R138	Punitive fine	40000	R250	40000	R138	R26 560 000
2	Debt Book smart meter conversions	12500		R6 249					R78 112 500
3	Smart meter conversion of tampering reconnections	4000-40000				Recovered by punitive fine			(self funding)
4	Smart meter alarm reactions	17284	R138						R2 385 192
5	Additional illegal services removal team	1				R350 000			R4 200 000
6	Inspection of prepay business meters	3361	R138	R4 595					R15 907 613
7	Low purchasing prepayment meters	96000	R138						R13 248 000
8	Community awareness campaign	1							R400 000
9	Community educational campaign (schools)	1							R400 000
10	Smart meter conversions (Indigent customers) + readiboard	25000		R6 249		R1 878			R156 225 000
11	Sealing of LPU CT's	1800				R1 380			R2 484 000
12	Sealing of all meters	96000				R18			R1 762 560
13	Arrear disconnection	12500			12500	R80	12500	R138	R2 725 000
14	Arrear disconnection seals	150000				R8			R1 125 000
									R305 534 865

• Costed using National Treasury Transversal RT29 Contract

Annexure D – Smart Metering alarm analysis (Since project inception until end April 2026)

Total Alarms	8 725 023
---------------------	-----------

Number of Unique Meters	Post-paid	Prepaid	Grand Total
	1160,00	14522,00	15682,00



Alarm	Total Alarms
Current reversal L1 start	75,31%
Current reversal L3 start	9,23%
Current reversal L2 start	8,18%
Terminal cover removed	2,36%
Terminal cover closed	2,35%
Phase sequence reversal start	1,30%
Phase sequence reversal end	1,27%
Grand Total	100,00%

Meter Model	Total Alarms
Post-paid	
HXE 110	228 563
HXE 130	132 877
HXE 310	464 220
HXF 300	81 192
Prepaid	
HXE 110	87 040
HXE 130	4 853 154
HXE 310	93 923
HXF 300	2
Grand Total	5 940 971

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (G) MINUTE NO. VBCMC 199/26 :
MINUTE NO. VBCMC 18/26 :
MINUTE NO. BCMC 413/25 :
MINUTE NO. BCMC 47/25 :
MINUTE NO. BCMC 457/24 :
MINUTE NO. VBCMC 22/24 :
MINUTE NO. BCMC 696/23 :
MINUTE NO. BCMC 39/23 :
MINUTE NO. BCMC 745/22 :
MINUTE NO. VBCMC 51/21(NC) :
MINUTE NO. VBCMC 62/21 :
MINUTE NO. VBCMC 446/20 :
REPORT ON THE IMPLEMENTATION OF THE
PROCUREMENT PROCEDURES IN TERMS OF THE
SUPPLY CHAIN MANAGEMENT POLICY

RESOLVED:

2. That **quarterly reports** on the implementation of the procurement procedures with specific reference to Bid Committees appointed in terms of the Supply Chain Management Policy, be submitted to the Council in the months that follow the end of the financial quarter (i.e. October, January, April and July), for proper alignment of oversight reports, **the next report being due for the Council meeting scheduled for 21 August 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (H) MINUTE NO. VBCMC 200/26 :
 MINUTE NO. VBCMC 20/26 :
 MINUTE NO. BCMC 414/25 :
 MINUTE NO. BCMC 48/25 :
 MINUTE NO. BCMC 458/24 :
 MINUTE NO. VBCMC 24/24 :
 MINUTE NO. BCMC 698/23 :
 MINUTE NO. BCMC 41/23 :
 MINUTE NO. BCMC 747/22 :
 MINUTE NO. VBCMC 37/22 :
 MINUTE NO. VBCMC 54/21(NC) :
 MINUTE NO. VBCMC 73/21 :
 MINUTE NO. VBCMC 512/20 :
**IMPLEMENTATION OF THE COURT ORDER REGARDING
 THE STATE OF DILAPIDATED BUILDING IN CURRIE STREET**

RESOLVED:

1. That **quarterly progress reports** on the action taken to address the issue related to the dilapidated building in Currie Street, be submitted to the Council, **the next report being due to the Council meeting scheduled for 28 May 2026, per the request for an extension of time by the Acting City Manager.**
2. That an updated information on the matter related to the one (1) owner who was refusing to sell the property **be included in the quarterly report referred to in Resolution No. 2 of Minute No. VBCMC 20/26 dated 29 January 2026.**

[NOTE: The quarterly progress report required in terms of Resolution No's 1 and 2 hereof is attached hereto for consideration.]

File No: 3/2/5

Author: Acting City Manager (V. Pillay / mz)

**IMPLEMENTATION OF THE COURT ORDER REGARDING THE STATE OF
DILAPIDATED BUILDING IN CURRIE STREET:****1. PURPOSE**

The purpose of this report is to present to the council progress on the disposal of properties located at the Dilapidated Building in Currie Street, Quigney for **NOTING.**

2. AUTHORITY

Buffalo City Metropolitan Council

3. LEGAL / STATUTORY REQUIREMENTS

- 3.1 Constitution of the Republic of South Africa, 1996
- 3.2 Local Government: Municipal Finance Management Act, 56 of 2003
- 3.3 Local Government: Municipal Systems Act, 32 of 2000
- 3.4 Local Government: Municipal Structures Act, 117 of 1998
- 3.5 National Building Regulations and Building Standards Act, 103 of 1977
- 3.6 Buffalo City Metropolitan Municipality: By-Law Relating to Dilapidated Buildings and Unsightly Neglected Structures and Properties.

4. BACKGROUND / REASONING

The Buffalo City Metropolitan Council vide Minute No. VBCMC 200/26:

RESOLVED:

- 1. That **quarterly progress reports** on the action taken to address the issue related to the dilapidated building in Currie Street, be submitted to the Council, **the next report being due to the Council meeting**

scheduled for 28 May 2026, per the request for an extension of time by the Acting City Manager.

2. That updated information on the matter related to the one (1) owner who was refusing to sell the property **be included in the quarterly report referred to in Resolution No. 2 of Minute No. VBCMC 20/26 dated 29 January 2026.**

5. EXPOSITION OF FACTS

On the 24th of August 2021, the Buffalo City Metropolitan Municipality received a court order instructing the following:

1. That Buffalo City Metropolitan Municipality is ordered to send a notice in terms of its own by-laws relating to dilapidated buildings and unsightly neglected structures and properties, within 180 of the granting of this order to the owners and residence of the building situated Erf 26631, 64 Currie Street, Quigney, East London to either renovate, condemn, or demolish the building.
2. Buffalo City Metropolitan Municipality is ordered to provide the center for Local Community Rights NPO with a report on its progress regarding the issuing of the notices and its plan moving forward with either demolishing or renovation of the property. Legal Services has appointed a tracing agent through GAP Agencies to trace various owners of the Currie Court. On the 21 October 2021, the tracing agencies (GAP) with the details of the owners as instructed and pursuant to the receipt of the details of the owners, Legal Services has embarked on the process of contacting the owners and serving them with the following documents:
 - A. Notice of Contravention of the National Buildings Regulations and Building Standards Act 103 of 197 in Buffalo City Metropolitan Municipality.
 - B. Court Order dated 24th August 2021.
 - C. Daily Dispatch Notice dated 08th October 2021.
 - D. Buffalo City Metropolitan Municipality statement of account (dated 25th September 2021).
 - E. Section 78 Notice in respect of the Municipality Property Rates Amendment Act 29 of 2014 dated 31st October 2021.
 - F. Request for review Notice

G. Deeds Registration Office – DeedsWEB / or information (Sectional Title Unit inquiry).

3. On 8 September 2022, the Municipality received a letter of withdrawal from Chininga Attorneys Incorporated who were the attorneys of record for the property owners, the reason for their withdrawal is due to lack of financial Instructions from their clients. On the same day Allams Attorneys wrote to the Municipality stating that they were not aware of Chininga Attorney's withdrawal and confirmed that they still act on behalf of George Hajjiyannis, the crux of their correspondence was to request a 14-day extension to submit a fixed proposal regarding bringing various units in the property to an acceptable state of repairs.
4. The above initiative could not yield any result because three (3) property owners do not want to sell their properties.
5. The existing court order is not executable in a sectional title form of ownership.
6. The legal advice we have obtained is that BCMM must approach the Court seeking an order to sell the entire building on public auction.
7. Subsequent to the abovementioned, an offer to purchase valued at R3.5 million has been tabled to the property owners, see. The aforementioned offer is receiving serious attention from the property owners because it exceeds the valuation that was issued by the valuator.
8. The various property owners convened to deliberate on the abovementioned offer to purchase, and have since scheduled a follow up meeting for the 25th of November 2024.
9. In this matter and after the report of the 12th August 2025 (a copy of which we attach) we confirm that Court papers were issued in November 2025 and the matter was to serve before Court on 9 December 2025. However, due to the fact that the body corporate and its members could not be served at that time as it would amount to short notice, the matter was removed from the roll.
10. Furthermore, the body corporate requested time to hold its meeting to enable service to take place at one place as it turned out that all but 2 unit owners are represented by one firm.
11. Also, further documentation from Allams Attorneys confirming that their clients want to sell their units to the current purchaser and have the property demolished and rebuilt will be forwarded to you not later than tomorrow.

12. Although it has taken time to reach this stage, we believe the matter should reach finality in the short coming term.

6. **STAFF IMPLICATIONS**

None

7. **FINANCIAL IMPLICATIONS**

The owners of the units are in arrears with municipal accounts resulting in loss of revenue to the municipality.

8. **OTHER PARTIES CONSULTED**

8.1 Directorate of Finance: Revenue Division

8.2 Legal Services Department

9. **RECOMMENDATION**

It is **recommended** that:

10.1 Council **NOTES** the progress responding to the disposal for rehabilitation purposes regarding the Dilapidated Building in Currie Street, Quigney and the implementation thereof.


V. PILLAY

ACTING CITY MANAGER

M. Zenzile

ATTACHMENT

ANNEXURE "A"- COURT ORDER

COURT ONLINE COVER PAGE

IN THE HIGH COURT OF SOUTH AFRICA
EASTERN CAPE DIVISION, EAST
LONDON CIRCUIT COURT

CASE NO: 2025-218437

In the matter between:

**BUFFALO CITY METROPOLITAN
MUNICIPALITY**

Plaintiff / Applicant / Appellant

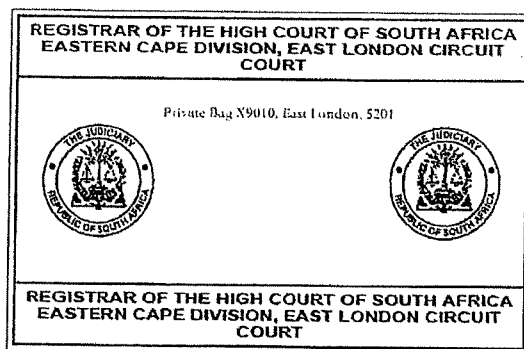
and

**THE SECTIONAL OWNERS OF CURRIE
COURT ERF 26631 QUIGNEY & 4
OTHERS**

Defendant / Respondent

Notice of Motion (Long Form)

NOTE: This document was filed electronically by the Registrar on 14/11/2025 at 2:27:12 PM South African Standard Time (SAST). The time and date the document was filed by the party is presented on the header of each page of this document.



ELECTRONICALLY SIGNED
BY:

Registrar of The High Court
Eastern Cape Division, East
London Circuit Court

14/11/2025-2:27:12 PM

IN THE HIGH COURT OF SOUTH AFRICA
EASTERN CAPE DIVISION, (EAST LONDON CIRCUIT COURT)

Case No:2025-218437

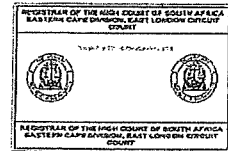
In the matter between:

BUFFALO CITY METROPOLITAN
MUNICIPALITY

Applicant

And

THE SECTIONAL OWNERS OF CURRIE COURT
ERF 26631 QUIGNEY



First respondent

THE TRUSTEES FOR THE TIMEBEING
OF THE CURRIE COURT BODY CORPORATE

Second respondent

THE REGISTERED BOND HOLDERS OF THE
VARIOUS SECTIONS OF CURRIE COURT ERF 26631
QUIGNEY

Third respondent

THE CENTRE FOR LOCAL COMMUNITY
RIGHTS NPO

Fourth respondent

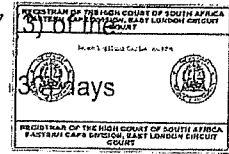
TODODEX (PTY) LTD

Fifth respondent

NOTICE OF MOTION

KINDLY TAKE NOTICE THAT the applicant intends to make an application at the above Honourable Court at 09h00 on 9 DECEMBER 2025 for an order in the following terms:

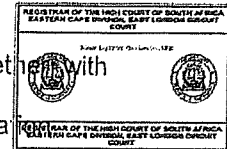
1. Declaring that the building commonly known as Currie Court on ERF 26631 Quigney is destroyed within the context of section 17 (1) of the Sectional Titles Schemes Management Act No 8 of 2011.
2. Directing that the first to third respondents are in terms of section 17 (3) of the Sectional Titles Schemes Act No 8 of 2011 afforded a period of thirty (30) days to exercise any of their rights which are contemplated in the section.
3. In the event that the first to third respondents fail to conclude the sale contemplated in paragraph 2 above, the applicant is hereby granted leave to (within six (6) months of the expiry of period in paragraph 2), sell the property on behalf of the first to third respondents using a base price for bidding to be determined by a valuation report issued by the property valuer of the applicant or the first to third respondents.
4. In the event that the property cannot be sold within the six (6) months contemplated in paragraph 3 above, the applicant is hereby granted leave to demolish the property in terms of subsection 1 of section 12 of the National Building Regulations And Building Standards Act 103 of 1997.
5. The parties be hereby granted leave to re-enroll the present application at anytime to seek leave to amend any of the time periods contemplated above.



14/11/2025-2:27:12 PM

6. That there be no order as to costs
7. In the event that any respondent opposes the application, such respondent shall pay the costs of same. Such costs which shall be paid on a scale as between Attorney and Client.
8. Further and alternative relief.

BE PLEASED TO TAKE NOTICE FURTHER THAT the affidavit (together with annexures thereto) of MXOLISI YAWA will be used in support of this application.



BE PLEASED TO TAKE NOTICE FURTHER THAT in terms of uniform rule 6 (5)(b) the applicant has appointed **BANGANI ATTORNEYS INC**, situated at the address set out below (including the email addresses), as an address at which it will accept notice and service of all process in these proceedings.

TAKE NOTICE FURTHER THAT the applicant is amenable to receive service of process by electronic mail at the email address provided herein below.

TAKE NOTICE FURTHER that if you wish to oppose the relief sought above:

- (a) In accordance with uniform rule 6(5)(d)(i) you are required to notify the applicant's attorney of record of your intention to oppose by not later than five (5) days of receipt of service of this notice and to appoint in such notification an address (including an email address/es), referred to in Rule 6 (5)(b) of the rules of this Court, at which you will accept service of all notices and process in these proceedings; and

14/11/2025-2:27:12 PM

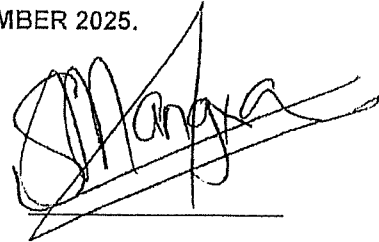
(b) In accordance with uniform rule 6 (5)(d)(ii) you are required to file your answering affidavit (if any) within fifteen (15) days of filing the aforementioned notice of intention to oppose.

TAKE NOTICE FURTHER that the applicant will, if so advised, thereafter file its replying affidavit(s).

KINDLY TAKE NOTICE FURTHER that in the event that the respondents fail to file a notice to oppose and/or answering affidavit, the application will be heard unopposed.

KINDLY THEREFORE PLACE THE MATTER ON THE ROLL FOR HEARING ACCORDINGLY.

DATED AT EAST LONDON ON THIS 10th DAY OF NOVEMBER 2025.



BANGANI ATTORNEYS INC

(Attorneys for the Applicant)

15 Suffolk Road

Berea,

East London, 5241

Email: bangani@telkomsa.net

Ref: Mr. Bangani/sm/Currie Court

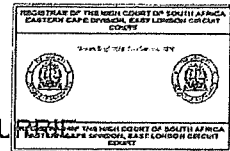
To: THE REGISTRAR OF THE ABOVE HONOURABLE COURT

14/11/2025-2:27:12 PM

And To: THE SECTIONAL OWNERS OF CURRIE COURT ERF 26631
 QUIGNEY
 (First respondents)
 AS PER ANNEXURE FA 1

And To: THE TRUSTEES FOR THE TIMEBEING OF THE CURRIE COURT
 BODY CORPORATE
 (Second respondents)
 AS PER ANNEXURE FA 2

And To: THE TITLE HOLDERS OF THE VARIOUS SECTIONS OF CURRIE
 COURT ERF 26631 QUIGNEY
 (Third respondents)
 AS PER ANNEXURE FA 3



And to: MKB ATTORNEYS INCORPORATED
 (Fourth respondent's attorneys)
 43 Union Avenue
 Selborne
 East London, 5241
 Ref: B Blignaut/mat8057

And To: TODODEX (PTY) LTD
 (Fifth respondent)
 10 Suffolk Road
 Berea,
 East London

IN THE HIGH COURT OF SOUTH AFRICA
(EASTERN CAPE DIVISION, EAST LONDON CIRCUIT COURT)

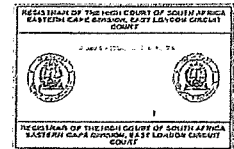
Case No: 218437/2025

In the matter between:

BUFFALO CITY METROPOLITAN
MUNICIPALITY

Applicant

And



THE SECTIONAL OWNERS OF CURRIE COURT
ERF 26631 QUIGNEY

First respondent

THE TRUSTEES FOR THE TIMEBEING
OF THE CURRIE COURT BODY CORPORATE

Second respondent

THE TITLE HOLDERS OF THE VARIOUS SECTIONS
OF CURRIE COURT ERF 26631 QUIGNEY

Third respondent

THE CENTRE FOR LOCAL COMMUNITY
RIGHTS NPO

Fourth respondent

TODODEX (PTY) LTD

Fifth respondent

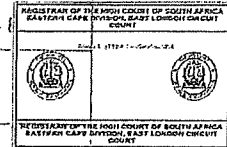
FOUNDING AFFIDAVIT

V

8

TABLE OF CONTENTS AND INDEX

NO.	DESCRIPTION OF SECTION	PAGE NO
1.	THE APPLICANT'S FOUNDING AFFIDAVIT	3 - 26
	A INTRODUCTION (Oath and Affirmation)	3 - 4
	B. NATURE OF THE APPLICATION	4 - 5
	C. THE PARTIES	5 - 8
	D. JURISDICTION	8
	E SALIENT APPLICABLE BACKGROUND	9 - 11
	F. THE AVERMENTS IN SUPPORT OF PRAYER 1	11 - 17
	G. THE AVERMENTS IN SUPPORT OF PRAYER 2 AND 3	17 - 22
	H AVERMENTS IN SUPPORT OF PRAYER 4	22 - 23
	I. CONCLUSION AND COSTS	24 - 25
	J. DECLARATION AND OATH	26



V

8

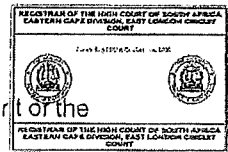
A. OATH AND AFFIRMATION

I, the undersigned,

MXOLISI YAWA

do hereby make oath and state that:

1. I am a major male who is currently employed by the applicant as its Municipal Manager, and effectively its accounting officer.
2. As the accounting of the applicant, as aforementioned, and the occupant of the municipal manager's office I am duly authorized to act on behalf of the respondents. My powers to act for the municipality flow directly from section 55 and 59 of the Municipal Systems Act read with 62 of the Municipal Finance Management Act and read with the municipality's system of delegations
3. To the extent that notwithstanding the antecedent, for whatever reason my authority may be contested, my authority to do so can be gleaned from the applicant's policy regulating the powers and delegations which is voluminous but publicly available.
4. Owing to the size of the full powers and delegations policy, I shall not encumber this court and attach the full policy. However should any of the respondents or the court require that same is furnished, I have no objection to comply with such request or direction should same be made.



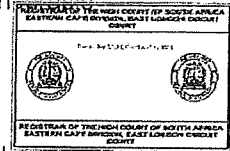
V

3

8

5. The facts deposed to herein are, unless the context indicates otherwise, within my personal knowledge and are, to the best of my knowledge and belief, both true and correct.

6. Where I make averments which I have no direct knowledge of, I do so on the strength of what has been reported to me by the applicant's employees whose department(s) are directly involved in the matter whom I have instructed to ensure compliance with the court order handed down by the above Honorable Court on 24 August 2021.



7. Where I make any averments of a legal nature, I do so relying on the legal advice which I have received from the applicant's attorneys of record B. Bangani Attorneys, which I trust and accept to be true and correct.

B. NATURE OF THE APPLICATION

8. The present application is an application to declare that the building or property which is commonly known as Currie Court situated on Erf 26631 in Quigney is destroyed.

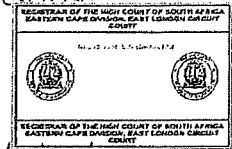
9. The applicant also seeks directory relief in terms of which the first to third respondents are directed to exercise their right to sell the property as contemplated in section 17 of the Sectional Titles Schemes Management Act No 8 of 2011 ("Sectional Titles Act").

V

4

8

10. The first to third respondents are free to exercise any other rights that they may have in terms of the section and are not restricted to the prayer contemplated in paragraph 2 of the notice of motion.
11. To the extent that the first to third respondents may wish to exercise any other rights contemplated in section 17 or any other applicable law, they are invited to depose an explanatory or answering affidavit for consideration of the final relief to be made by the court, explaining what rights they intend to exercise and the proposed period within which they intend to do so.



12. The present application has been made necessary by the fact that the first and second respondents have failed to comply with the notices which were issued by the applicant on or about November 2021 in terms of section 12 of the Buildings Act.
13. This application is then necessitated by such circumstances as briefly explained above.

C. THE PARTIES

14. The applicant in these proceedings is the **BUFFALO CITY METROPOLITAN MUNICIPALITY** a municipality which has been established in terms of the Municipal Structures Act read with section 155 and chapter 7 of the Constitution of the Republic of South Africa Act 108 of 1996 with its official address situated at 26 Oxford Street, East London, 5201.

V

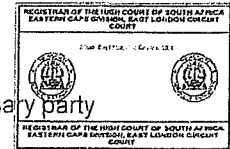
5

8

14/11/2025-2:27:12 PM

11

15. For the purposes of the present application, the applicant has chosen the address of B Bangani Attorneys situated at 15 Suffolk Road, Berea, East London 5200, as an address at which it will accept service of process.
16. The first respondents are the twenty-one (21) SECTIONAL OWNERS OF CURRIE COURT ERF 26631 QUIGNEY ("The Owners") situated at No 64 Currie Street, Quigney, East London, 5201, whose further particulars are contained in Annexure "FA 1" which is attached hereto.
17. The first respondents has been cited in these proceedings as a necessary party hereto, as they will be directly affected by any order which may be handed down by the above Honourable Court and the above Honourable Court may issue certain orders directing them to act as directed.
18. The above Honourable Court has authority and jurisdiction over the first respondents by virtue of the fact that the property which is the main subject of these proceedings is situated within the jurisdiction of the above Honourable Court, and they have a direct interest in that property.
19. The second respondents are the TRUSTEES FOR THE TIME-BEING FOR THE BODY CORPORATE responsible for the Currie Court, ("The Trustees"), whose further particulars are contained in Annexure "FA 2" which is attached hereto.
20. The second respondents have been cited in these proceedings as a necessary party hereto, because the above Honourable Court may direct them to act in



6

V

8

terms of section 17 of the Sectional Titles' Act or section 12 of the National Building Regulations Act.

21. The third respondents are THE REGISTERED BOND HOLDERS OF THE VARIOUS SECTIONS OF CURRIE COURT ERF 26631 QUIGNEY, ("THE TITLE HOLDERS").

22. The third respondent has been cited in these proceedings as a necessary party, because they may be affected should an order for demolition or sale of the property be handed down by the above Honourable Court.



23. The further and full particulars of the third respondents have been set out in Annexure "FA 3" hereto.

24. Herein below I may refer to the first to the third respondents, jointly or collectively, as "the respondents or owners".

25. The fourth respondent is THE CENTRE FOR LOCAL COMMUNITY RIGHTS NPO which is a non-profit organization registered in terms of the laws of the republic with registration number 221/161 situated at 24 Kenyon Crescent, Bonnie Doon, East London.

26. The fourth respondent has been cited as an interested party by virtue of the fact that under case number 741/2021 it obtained an order directing the municipality to issue a notice in terms of the municipal bylaw regulating dilapidated buildings and unsightly structures and properties.

27. No order is sought against the fourth respondent.

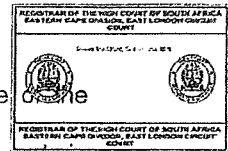
V

7
Ⓢ

28. The fifth respondent is TADODEX (Pty) LTD, a private company with limited liability dully incorporated in terms of the Companies' Act of South Africa, Act 71 of 2008 with registration number 2012/142726/07.

29. The municipality has been informed by the first and second respondents that the majority of the owners directed the trustees to enter into and conclude a sale agreement for all the units of the Currie Court with Tadodex, and that such a sale agreement was concluded and signed in April 2024.

30. The fifth respondent has been cited in these proceedings by virtue of the alleged sale agreement and that it may be an affected or an interested party in these proceedings.



31. No relief is sought against Tadodex.

D. JURISDICTION

32. I am advised that it is important for the above Honourable Court to satisfy itself that it has jurisdiction over the present dispute and that it is in a position to hand down a competent order with regard to the *lis* between the parties.

33. I submit with respect that the Court does have jurisdiction by virtue of the fact that the municipality's address is located within this Court's jurisdiction.

34. The cause of action between the municipality and the first respondents arose in East London, as the property forming the subject of the *lis* is in East London.

V

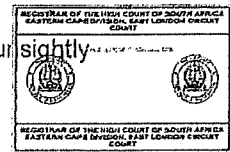
8

8

35. Any order which may be made against the respondents will be carried out or executed in East London.

E. SALIENT APPLICABLE BACKGROUND

36. On or about 11 June 2021 the fourth respondent instituted motion proceedings against the municipality under case number 741/2021 in terms of which it sought and obtained an order directing the municipality to issue a notice to the owners in terms of its bylaw regulating dilapidated buildings and unsightly structures.



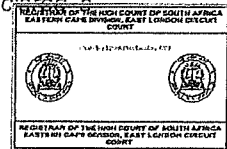
37. On or about 24 August 2021, the above Honourable Court handed down an order directing the municipality as follows:
- 37.1. The municipality must send a notice to the first respondents in terms of the bylaw relating to dilapidated buildings and unsightly structures and properties, within 180 days of the granting of the order.
- 37.2. The municipality must provide the fourth respondent with a report on the progress regarding the issuing of the notices and the municipality's plan moving forward with either the demolition or renovation of the property.
38. For completeness I attach hereto true copies of the said court order which is herein marked as Annexure "FA 4".
39. Pursuant to the court order aforementioned, on about November 2021 the municipality issued notices attached as "FA 5" to each of the first respondents in terms of section 12 (1)(a) of the Buildings Act.

V

8

40. In terms of the aforementioned notices the municipality required the first respondents:

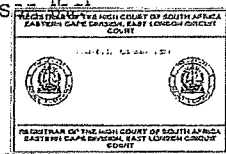
- " *within 30 days of receipt of the notice to instruct, at a cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorized official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building*"
- "Remove, within the period specified in such notice, any person who, for whatever purpose is in such problem building and to take care that no person who is not authorized by the municipality enters such problem building"
- "Vacate such building"
- "Demolish such building".



41. In the said notice, the first respondents were also notified that in the event of failure to comply with same may result in the municipality instituting legal action with costs to be borne by the first respondents.

42. The said notices were delivered to each of the first respondents at different dates and times with the last notice delivered on 26 November 2021, and therefore the last period of the said 30 days expired no later than 30 January 2022.

43. In addition to the notices aforementioned which were physically served on the owners and receipt having being confirmed by signature of each owner penned on each notice, the municipality also published a public notice attached as annexure "FA 6" in the Daily Dispatch on 8 October 2021.
44. The said public notice was intended for the unknown title holders of the units and those owners where notice may not be successfully effected by physical service as their addresses may not be known or for some other reasons which could render physical service impossible.
45. Notwithstanding the expiry of the said period during about January 2022, to the date of the institution of these proceedings, the first respondents had not complied with the dictates of the said notice in any manner at all.
46. These proceedings are therefore instituted against the aforementioned background.



F. THE AVERMENTS IN SUPPORT OF DECLARATORY PRAYER

47. In the aforementioned prayer as contained in the notice of motion, the municipality seeks relief to the extent that the above Honourable Court must declare that the property in question is destroyed in the context of section 17 (1) of the Sectional Titles Schemes Management Act No 8 of 2011.
48. Section 12 of the National Building Regulations Act which I quote verbatim herein below the provisions of the aforementioned Act which provide inter alia

V

11

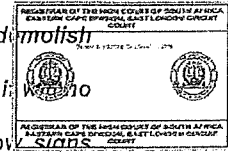
Ⓞ

12 Demolition or Alteration of Certain Buildings

(1) If the local authority in question is of the opinion that-

(a) any building is dilapidated or in a state of disrepair or shows signs thereof.

(b) any building or the land on which a building was or is being or is to be erected or any earthwork is dangerous or is showing signs of becoming dangerous to life or property, it may by notice in writing, served by post or delivered, order the owner of such building, land or earthwork, within the period specified in such notice to demolish such building or to alter or secure it in such manner that it no longer be dilapidated or in a state of disrepair or show signs



thereof or be dangerous or show signs of becoming dangerous to life or property or to alter or secure such land or earthwork in such manner that it will no longer be dangerous or show signs of becoming dangerous to life or property: Provided that if such local authority is of the opinion that the condition of any building, land or earthwork is such that steps should forthwith be taken to protect life or property, it may take such steps without serving or delivering such notice on or to the owner of such building, land or earthwork and may recover the costs of such steps from such owner

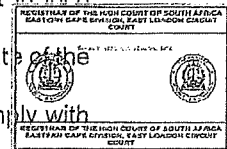
49 As can be gleaned from the provisions of the National Buildings Act, the municipality is authorized by the Act to issue a notice in an instance where a building is according to the municipality dilapidated or destroyed or is dangerous to the public or occupiers.

50. The municipality was also authorized by the court order dated 24 August 2021 aforementioned to issue such notices.

V

8

51. The National Buildings Act also authorizes the municipality to demolish a building in instances where the municipality finds that it is just to do so. The first respondents have not complied with the municipality's notices and the municipality in the interests of the Quigney residents has an obligation to act in instances where the owners have not taken any action with respect of redeeming the property.
52. I have instructed the relevant officials of the municipality to conduct in loco inspections at the building and take photographs of the most recent state of the building and also to see if any steps were taken by the owners to comply with the notice.
53. I submit with respect that the pictures of the building as appearing in the daily dispatch article attached as Annexure "FA 7" clearly show that the building remains destroyed and dilapidated, and I further submit that the state of the building has not changed since the picture depicted in the daily dispatch article.
54. It is submitted with respect that the following are incontrovertible:
- 54.1 That the municipality issued the notices in terms of section 12 of the National Buildings Act.
- 54.2. That the aforementioned notices were served on each of the owners of the Currie Court.
- 54.3. That the building remains in a dilapidated state and has not been repaired.

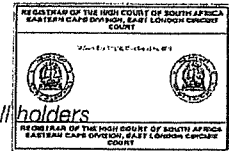


- 55. Having due regard to the aforementioned, I submit with respect that a case has been made for the order prayed for in the notice of motion.
- 56. Subsection 1 of section 17 of the Sectional Titles Act reads as follows:

Destruction of or damage to buildings

17 (1) The building comprised in a scheme is, for the purpose of this Act, deemed to be destroyed—

- (a) upon the physical destruction of the building;
- (b) when the owners by unanimous resolution so determine and all holders of registered sectional mortgage bonds and the persons with registered real rights concerned, agree thereto in writing; or
- (c) when the Court is satisfied that, having regard to all the circumstances it is just and equitable that the building must be considered to have been destroyed and makes an order to that effect.

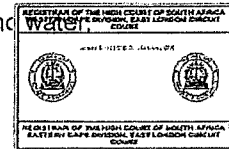


- 57. It is conspicuous from the pictures which I have attached above and marked as Annexure FA 6 that the building was damaged by fire and that the first and second floors of the building have been completely destroyed.
- 58. The building was patently engulfed in smoke resulting in the building losing its paint colour and the majority of the said building is covered in a black colour resulting from the smoke and fire.
- 59. It will also be noted that the building has no roof covering and is fully exposed in the event of heavy rain and floods.

V

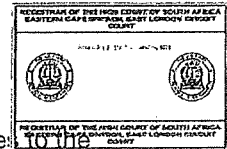
14 8

60. On the sides of the building one can also note that the windows are completely removed from the second floor of the building.
61. I submit with respect that whilst the building has no roof, windows, doors and paint, same is not under construction, therefore, the absence of these features is not as a result of the fact that the building is under construction.
62. I am advised by the municipality's officials that approximately sixteen (16) flats or apartments are being inhabited by illegal invaders and that there is no sanitation and electricity within these apartments.
63. The apartments are a health hazard not only to the illegal invaders of the building, but also to the members of the community in or around the dilapidated building.
64. The immovable properties around this building are being affected and are lowering in value as a result of this neglected building. I am also advised that the sewerage is running out the back of the building and that the litter is thrown on top of the sewerage.
65. During the proceedings launched by the fourth respondent under case number 741/2021, the fourth respondent attached to its founding affidavit an article that was run by the daily dispatch (article already attached as FA 7 above) being a local newspaper where it commented extensively about the extent of the damage to the building and that same lay neglect and has been hijacked by illegal occupiers.



66. I will not regurgitate hereto the contents of the said article attached as "FA 7" above, save to state that the contents of same affirm the municipality's claim that the building has been severely damaged, destroyed and dilapidated. For completeness

67. I submit with respect that the above Honourable Court must have regard to the contents of the pictures pertained in the attached Daily Dispatch article and accordingly find that the building has been destroyed in the context of subsection 17 (1)(a) and (b) of the Sectional Titles Act.



68. I have already demonstrated above that the municipality issued notices to the owners of the Currie Court during November 2021 in terms of the dictates of section 12 (1) of the Building Regulations Act and that the period fixed in the notices expired no later than thirty days after service was effected upon each owner.

69. It is irrebuttable that each of the owners was served with the notice, and that the owners have failed to comply with the terms of the said notice, Paragraph 2 of the court order FA 4 empowered the municipality to provide a plan in respect of the demolition or renovation of the property.

70. The municipality is also empowered by section 12 of the Building Regulations Act to demolish dilapidated structures and buildings where the owner has not taken the steps necessary to ameliorate the cause of complaint.

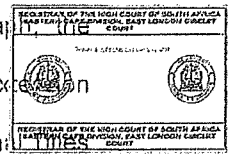
V

8

71. Armed with the court order and the powers as contemplated in section 12 of the Building Regulations Act, the municipality could have proceeded without further notice to the respondents and demolished the structure.

72. However, the municipality's purpose is to build and not to destroy and also has an obligation to act lawfully in the best interests of all its residents which includes the owners (First respondents).

73. Having due regard to the provisions of the antecedent paragraph, the municipality is acting *abudante cautela* by according the owners an extension of 30 days to exercise their rights in terms of section 17 of the Sectional Titles Act.



Act. It would therefore have sufficed in these proceedings for the municipality to seek an order for demolition, but a more cautious approach has been adopted.

74. It is accordingly submitted respectfully that a case has been made for the above Honourable Court to grant an order in terms of prayer 1 of the notice of motion.

G. THE AVERMENTS IN SUPPORT OF PRAYER 2 AND 3

75. In prayer 2 of the notice of motion the municipality seeks an order that the first to third respondents are in terms of section 17 (3) of the Sectional Titles Act afforded a period of thirty (30) days of the date of the court order to exercise any of their rights which are contemplated in the section.

76. Subsection 17 (3) of the Sectional Titles Act is quoted verbatim below and provides:

V

(3) (a) Where the building is damaged or destroyed within the meaning of subsection

(1) the owners may by unanimous resolution, or the Court may by order, authorise a scheme—

(i) for the rebuilding and reinstatement in whole or in part of the building;

(ii) for the transfer of the interests of owners of sections which have been wholly or partially destroyed, to other owners.

(b) In the exercise of their powers under this subsection, the owners may pass such resolution as they may consider fit or the Court may make such order as it may consider necessary or expedient to give effect to the scheme, in connection with amongst other things—

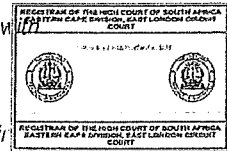
(i) the application of insurance moneys received by the body corporate in respect of damage to or the destruction of the building;

(ii) the payment of money by or to the body corporate or by or to the owners or by or to one or more of the owners;

(iii) an amendment of the sectional plan so as to include an addition to or a subtraction from the common property;

(iv) the variation of the quota of any section; or

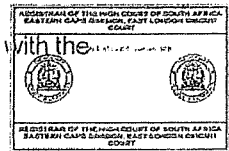
(v) the imposition of conditions.



77. Patent from the aforementioned is that the owners are afforded numerous options that they may explore in terms of section 17 of the Sectional Titles Act, and the municipality hereby affords the owners an opportunity to fully explore these rights in the event that there is atleast one of them who is unable to comply with section 12 of the Building Regulations Act.

V

78. There can be no lawful justification for the owners or the trustees of the Body corporate or the title holders or all, not to act in any of the ways provided for in subsection 3 which provide them with a true discretion.
79. The unlimiting nature of the section means that the first to third respondents acting in unison or in concert may even make an election outside of the options provided for in the subsection, because the subsection contains the wording "amongst other things". Therefore the first to third respondents are afforded unfettered powers as the owners of the buildings to literally do anything with the building.
80. It is submitted with respect that the relief sought in prayer 3 is indeed reasonable and is in the best interests of all the respondents, including the fourth respondent who has complained to the above Honourable Court in its application under case number 741/2021.
81. I have been furnished with a letter by the municipality's attorneys dated 24 July 2025 attached as "FA 8" wherein I was advised that the owners were objecting to the previous draft notice of motion which was shared with them by the municipality's attorneys.
82. Instead the owners submitted a counter proposal to be considered by the municipality which included an order directing that the court direct that the property is sold to the fifth respondent.
83. The following is stated in the letter:



V

19

8

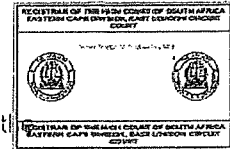
14/11/2025-2:27:12 PM

25

"We propose that in order to increase the likelihood of an Order being granted, the Application be brought on a more collaborative basis where the main objective will be to protect owners and rebuild the building.

84. The letter proposed the following prayers:

84.1. An order that the building known as Currie Court be deemed to be destroyed i.t.o. S17(1)(c) read with S17(4) of the Sectional Title Schemes Management Act.



84.2. An order i.t.o. S17(3)(a)(i) that the building be rebuilt, subject to the successful finalization of Prayer 3.

84.3. An order i.t.o. S17(3)(a)(ii) that all Units in the Scheme be transferred to Tadodex upon payment of a purchase price of R3 500 000. This amount is to be paid, alternatively finance secured for same, within 6 months.

84.4. An order in terms of S17(2) read with S17(3)(b)(ii) that the purchase price of R3 500 000 be distributed as follows;

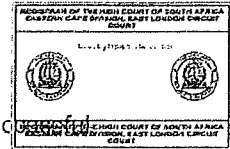
- (a) R102 560.02 each to the owners of the residential units being units no 1 to 18, provided that any registered bondholders have a right of first recovery against these proceeds
- (b) R 330 000 to the owner of commercial Unit no 19, R1 000 000 to the owner of commercial unit no 20 and R170 000 to the owner of commercial unit no 21, provided that any registered bondholders have a right of first recovery against these proceeds

20

(c) (c) R153 919.64 to Roundhouse Property Solutions (Pty)Ltd.

85. The owners stated further that:

85.1. "In the event that Prayer 3 not be complied with, an order that the building be sold by way of auction within 6 months. The sale shall be subject to a reserve price of R 3 500 000. The proceeds of such sale to be distributed amongst the Unit owners on a pro rata basis, calculated as set out in Prayer 4.



85.2. In the event that neither Prayer 3 nor Prayer 5 results in a successful sale of the building, an order that the Applicant be granted leave to demolish the building."

86. Perspicuous from FA 8 is that the owners support a position that the building is sold to the fifth respondent. It is unknown to the municipality why the owners and the first respondent have not been able to attend to the necessities of the sale giving effect to the offer to purchase attached as "FA 9" already concluded between the parties.

87. The Offer to Purchase was purportedly concluded between the parties in April 2022 and the parties agreed to the sale price of three million five hundred thousand rand (R 3 500 000.00). It is this offer to purchase that must have influenced the terms which the owners proposed to the municipality to form the basis of the court order in the proceedings.

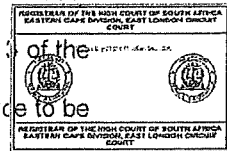
V

14/11/2025-2:27:12 PM

27

88. Notwithstanding the proposal from the owners, the municipalities has been advised that if it were to approach the above Honourable Court seeking the relief pertained in the letter FA 8, then such would be tantamount to an encroachment into private affairs setting dangerous precedence.

89. Having stated the aforementioned, the municipality supports any decision that may be taken by the owners, provided that such decision is in accordance with the time period set out in paragraph 2 of the notice of motion, failing which the municipality hereby seeks leave to act in accordance with paragraph 3 of the notice of motion and sell the property by public auction with a base price to be determined by a professional valuer appointed by the municipality or the owners.



H. THE AVERMENTS IN SUPPORT OF PRAYER 4

90. Prayer 4 of the notice of motion is sought in the event of the first to third respondents failing to exercise any of the options availed to them by subsection 17 (3) of the Sectional Titles act. or in the event that the sale in execution was not to be successful.

91. In such event and as a last resort the municipality seeks an order directing the first respondents or alternatively that the municipality is granted leave to demolish the property in terms of subsection 1 of section 12 of the Building Regulations Act.

92. It is submitted with respect that as can be gleaned from the Daily Dispatch article and as can also be gleaned from the recent pictures of the buildings

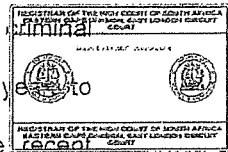
22

V

taken by the municipal officials, the building has now become both a safety and security hazard for the residents surrounding the building.

93. It is prudent to point out that the Quigney area is the main tourist attraction for the entire municipality, and the municipality is heavily dependent on the suburb for revenue generation of its revenue. In order to achieve the sad revenue generation objectives, it is imperative that the area is attractive to tourists.

94. It is known to most people that the Quigney area has been infiltrated by criminal elements and the municipality has invested millions of rands over the years to improve and turn around the fortunes of the area including the investments in the beachfront esplanade and the Ebuhlanti entertainment area



95. The municipality has also recently spent millions of rands upgrading the roads in the Quigney area, which includes Currie street which the Currie Court is situated and additionally Moore and Streets.

96. The Quigney area is a host to thousands of university students, the majority of which are young girls, and therefore makes it imperative that the issue of safety and law enforcement in the area is held as one of the main priorities of the municipality.

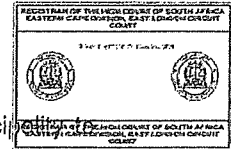
97. It is in line with the aforementioned, that the applicant prays for the relief set out in paragraph 4 of the notice of motion, failing which severe prejudice and pain will befall its residents.

✓

I. CONCLUSION AND COSTS

98. WHEREFORE, I pray for an order in terms of the Notice of Motion, to which this affidavit is attached.

99. I am advised that the usual practice in litigation is that the costs follow the outcome. However, these are no ordinary proceedings as the first respondents have already suffered greatly by losing their investments due to the fires that damaged the building.



100. I am aware that the Building Regulations Act provides for the municipality to recover the costs associated with the measures taken in terms of section 12 thereof, however, I submit with respect that to pursue costs against the first respondents will be insensitive and have no regard to their personal circumstances which results from the losses occasioned by the fire that destroyed the building.

101. However, in the event that any of the respondents oppose the present application, I submit with respect that such respondent pay the costs of the present application on a scale of attorney and client.

102. Such an order will be appropriate for the following reasons:

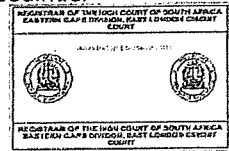
102.1. The first respondents have already failed to comply with a notice duly issued by the municipality pursuant to the provisions of section 12 of the Building Regulations Act.

✓

8

102.2. The municipality has afforded the first respondents a further opportunity to ameliorate their non-compliance with the notice previously issued and aforementioned.

102.3. Section 12 of the Act authorizes the municipality to recover the costs associated therewith, and that a costs order on a scale of attorney and client will be the only costs order which will remotely assist the municipality to recover the legal fees consequent to these proceedings.



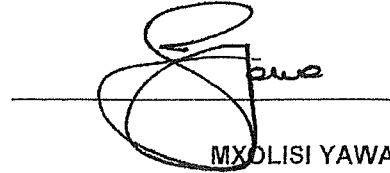
V

25

14/11/2025-2:27:12 PM

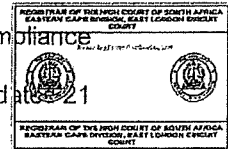
31

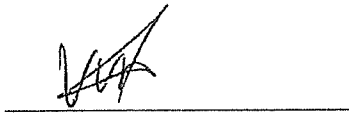
J. DECLARATION AND OATH



 MXOLISI YAWA

Thus done and signed before me at East London on this 14th day of NOVEMBER 2025, the deponent having acknowledged that he knows and understands the contents of this declaration, and that he considers the prescribed oath binding on his conscience and has no objection against the taking of the said oath. There has been compliance with the requirements of regulations contained in Government Gazette R1258, dated 21 July 1972 (as amended)





 COMMISSIONER OF OATHS

FULL NAMES: VIWE MHLANA

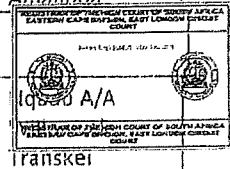
CAPACITY/RANK: PRACTISING ATTORNEY

STREET ADDRESS: 16 SUFFOLK ROAD BEREA

VIWE MHLANA
 COMMISSIONER OF OATHS
 16 SUFFOLK ROAD, BEREA, EAST LONDON
 DATE: 14/11/2025
 SIGN: Viwe
 CERTIFIED A TRUE COPY OF THE ORIGINAL

ANNEXURE FA 1

Flat	Name	Phone	Email	Address
1	Theresa Antwi-Anyimadu	0823059432 082 431 4734	Ebeng123@gmail.com	17 winterberg Road Bergsig Queenstown
2	Navy Highson and Mhlali Simunkonda	0834928118	asimukondq@hotmail.com	5 Coronation Road Sunnyridge East London
3	Bonakele Welcome and Nomvuselelo Portia Mkwelo		mkwelobonakele@gmail.com	1831 NU 1 Mdantsane
4	Welsh Zenzile Mlungwana	0711002380		27 Koch Street Amalinda
5	Ntobeko Sisa Mathius Moyo	0835996566	Moyos1960@gmail.com	
6	Vuyani and Nomhle Caroline Voyi	0724911483 0659699594	nomhlevoyl@gmail.com	
7	Fanele Phindiwe Trust	0824429631	<u>vbcainvestments@gmail.com</u> bbogwana@telkomsa.net	Stand 1061 Lovedale Alice
8	Mthunzi Abednigo Ngwenya	0783915939	Mthunzi.ngwenya@gmail.com	22 1 st Road Kew Johannesburg
9	Mthunzi Abednigo Ngwenya	0783915939	Mthunzi.ngwenya@gmail.com	22 1 st Road Kew Johannesburg
10	Frederick Jacobus Mare	0827201721	admin@investigon.co.za	
11	Bongile Ncofo and Ngeziwe Bingwa/ Shoes	0780622765		8 Jacaranda Court St James Road Southernwood East London
12	Mthunzi Abednigo Ngwenya	0783915939	Mthunzi.ngwenya@gmail.com	22 1 st Road Kew Johannesburg
13	Asanda Nkonki (primrose)	0732359335		
14	Fanele Phindiwe Trust	0824429631 0730814131	<u>vbcainvestments@gmail.com</u> bb	Stand 1061 Lovedale Alice
15	Unathi Ntengo	0632538621 083 5013265		4 Angela Road Amalinda East London
16	Ntombekhaya Faltein	0835747523 0835013265	Ntombekhaya.faltein@gpaa.gov.za	Accept
17	Unathi and Zama Mjobo	0632538620 0833018073		4 Angela Road Amalinda

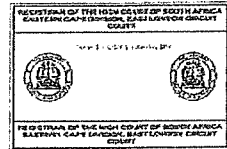


V

8

14/11/2025-2:27:12 PM

				East London
18	Johan van Zyl and Charles Henry Parsons	044 871 5130		
19	HAIYIANNI INV CC (owner of unit 20 ND 21 too)	083 281 2159	primeproperty@telkomsa.net	79 Oceanway Gonubie East London



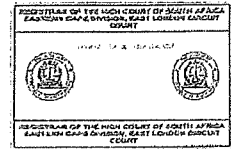
V

8

LIST OF TRUSTEES (SECOND RESPONDENTS)

ANNEXURE FA 2

No:	NAME
1.	Mthunzi Abednigo Ngwenya
2.	George Hajiannis
3.	F J Mare



V

8

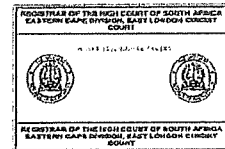
14/11/2025-2:27:12 PM

34

ANNEXURE FA 3

LIST OF BOND HOLDERS (THIRD RESPONDENTS)

No:	NAME OF BOND HOLDER	UNIT No:	TITLE DEED No:
1.	ABSA BANK	8	ST7262/2007
2.	ABSA BANK	9.	ST7263/2007
3.	ABSA BANK	12	ST7264/2007
4.	FIRST RAND BANK	15	ST6161/2006
5.	ABSA BANK	17	ST3813/2009
6.	ABSA BANK	18	ST5785/1994
7.	ABSA BANK	5	ST6874/2005
8.	ABSA BANK	16.	ST1008/2016
9.	ABSA BANK	7.	ST5404/2008



V

8

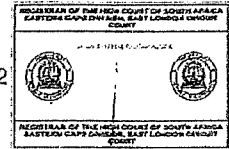
ANNEXURE FA 4

1



IN THE HIGH COURT OF SOUTH AFRICA
EAST LONDON CIRCUIT LOCAL DIVISION

Case No.: EL 741/2021



BEFORE THE HONOURABLE JUDGE LOWE

On the 24th Day of August 2021

In the matter between:

CENTRE FOR LOCAL COMMUNITY RIGHTS NPO
(CURRIE COURT SHARE BLOCK)

APPLICANT

And

BUFFALO CITY METROPOLITAN MUNICIPALITY

RESPONDENT

Having heard Adv Tarr for the Applicant and Mr Bangani for the Respondent and having read the documents filed of record:

IT IS ORDERED BY AGREEMENT THAT:

1. The respondent is ordered to send a notice in terms of the respondents by law relating to dilapidated buildings and unsightly neglected structures and properties, within 180 days of the granting of this order to the owners and/or residents of the building situated at Erf 26631, 64 Currie Street, Quigney, East London to either renovate, condemn and/or demolish the building.

V

8

2

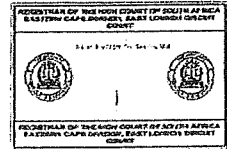
- 2. The respondent is ordered to provide the applicant with a report on its progress regarding the issuing of the notices and its plan moving forward with either the demolition or renovation of the property.
- 3. The respondent is ordered to pay the costs of this application.

BY ORDER OF COURT

[Signature]
 N. ALI

ASSISTANT REGISTRAR

2021-08-24
 ECHDEL-001
 RECEIVED BY THE REGISTRAR OF DEEDS AND MORTGAGES
 EASTERN CAPE PROVINCE, EAST LONDON DISTRICT
 14/11/2025



V

8

ANNEXURE FA 5

Buffalo City Metropolitan Municipality
East London | Gqeberha | King William's Town
Province of the Eastern Cape
South Africa



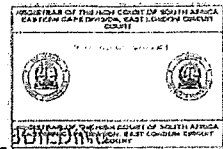
Website: www.buffalocitymetro.gov.za

Directorate of Spatial Planning and Development
PO Box 81, East London, 5200
26 Oxford Street, East London, 5201

Tel. 043 705 2114 | Fax: 043 743 6226
Email: zamuxolon@buffalocity.gov.za

Our ref.: Ifayile yethu: File No. 15/6/3	9544 / ARCH	Enq.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	-------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200



Dear Sir / Madam

NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number : IA 01/21
 The owner and/or occupier of the premises known as : Currie Court Share Block Pty Ltd
 Erf Number : 26631
 Address : 64 Currie Street
 Suburb/Township : Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act, in that you, being duly authorized agent; *allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.*

Penalty Section Applicable: Section 12(9)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the Provisions of Subsection (b), liable to a fine not exceeding R100 000 for each day on which he/she so contravenes.

Penalty Regulation Applicable: Section 12(5)

You are called upon; within 30 days of the receipt of this Notice to:

- Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;



BUFFALO CITY METROPOLITAN MUNICIPALITY

With a Vision A City Moved at Work

2/...



V

8

14/11/2025-2:27:12 PM

- Remove, within the period specified in such notice, any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name: Nary Simukonda

Recipient's Signature: [Signature]

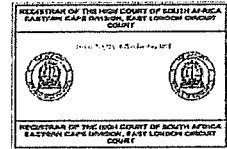
Date: 2021/11/26

Yours faithfully

[Signature]

V. MBALI-MAJENG
MOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYAMZA (21141) / R

Cornia Court Bedy Corporate
 64 Curries Street
 Quigley
 East London
 5208



RECEIVED BY: M. Simukonda
 DATE: 18/11/2021
 TIME: 13:11:5

✓

8

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymunicipality.gov.za



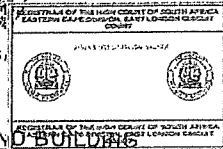
Directorate of Spatial Planning and Development
PO Box 81, East London, 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2114 | Fax: 043 743 5226
Email: zamuxolon@buffalocity.gov.za

Our ref.: Ifayile yethu: File No. 15/6/3	9544 / ARCH	Enq.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	-------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200

RECEIVED BY: *[Signature]*
DATE: *25/11/2025*
TIME: *15:40*



Dear Sir / Madam

NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND BUILDING STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number : IA 01/21
 The owner and/or occupier of the premises known as : Currie Court Share Block Pty Ltd
 Erf Number : 25631
 Address : 64 Currie Street
 Suburb/Township : Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act, in that you, being duly authorized agent; *allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.*

Penalty Section Applicable: Section 12(6)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the Provisions of Subsection (5), liable to a fine not exceeding R100.00 for each day on which he / she so Contravened.

Penalty Regulation Applicable: Section 12(6)

You are called upon; within 30 days of the receipt of this Notice to:

- " Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;

RECEIVED BY: *[Signature]*
DATE:

TIME:



BUFFALO CITY METROPOLITAN MUNICIPALITY

Unit in Action A City Harvested at Work

2/...



✓

8

14/11/2025-2:27:12 PM

41

- 2 -

- Remove, within the period specified in such notice, any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name:

Z. C. Nyamza

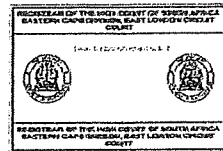
Recipient's Signature:

Date:

08/12/2021

Yours faithfully

[Signature]



N. MBALI-MAJENG
HOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYAMZA (2114) / R

Currie Court Body Corporate
64 Curries Street
Quigney
East London
5200

RECEIVED BY: *[Signature]*
DATE: *08/12/2021*
TIME: *10:27:12*

✓

8

Buffalo City Metropolitan Municipality
East London | Qhiso | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



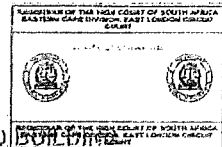
Directorate of Spatial Planning and Development
PO Box 31, East London, 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2114 | Fax: 043 743 5226
Email: zamuxolor@buffalocity.gov.za

Our ref.: Ifayile ysthu: File No. 15/6/3	9544 / ARCH	Enq.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	-------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200

Dear Sir / Madam



NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number : IA 01/21
 The owner and/or occupier of this premises known as : Currie Court Share Block Pty Ltd
 Erf Number : 26631
 Address : 64 Currie Street
 Suburb/Township : Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act in that you, being duly authorized agent, allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof

Penalty Section Applicable: Section 12(6)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the provisions of Subsection (5) liable to a fine not exceeding R100.00 for each day on which he or she so contravenes.

Penalty Regulation Applicable: Section 12(10)

You are called upon, within 30 days of the receipt of this Notice to

- instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;



BUFFALO CITY METROPOLITAN MUNICIPALITY

1997 to 2015 A City United at Work



V

8

- Remove, within the period specified in such notice, any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyarza at 083 320 6225 / 043 705 2114.

Recipient's Name: MS. MAMMO M.S.

Recipient's Signature: [Handwritten Signature]

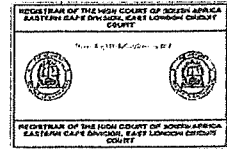
Date: 2024-01-26.

Yours faithfully

[Handwritten Signature]

M. MBALI-MAJENG
HOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYARZA (2114) / E

City Council Body Corporate
64 Curries Street
Origny
East London
6200



V

8

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



Directorate of Spatial Planning and Development
PO Box 81, East London, 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2114 | Fax: 043 743 5226
Email: zamuxolon@buffalocity.gov.za

Our ref.: Ifayle yethu: File No. 16/6/3	9544 / ARCH	Eng.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayle yakho:
---	-------------	-------------------	-----------------------------------	-----------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200

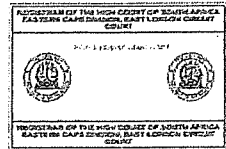
Dear Sir / Madam

RECEIVED BY: *Chelene Nkomo*

DATE: *20/12/21*

SIGNATURE *[Signature]*

TIME: *13/13*



NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND BUILDING STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number	: IA 01/21
The owner and/or occupier of the premises known as	: Currie Court Share Block Pty Ltd
Erf Number	: 26631
Address	: 64 Currie Street
Suburb/Township	: Quigney

You are hereby notified that you have contravened Section 12(1)(a) of the Act, in that you, your authorized agent, allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.

Penalty Section Applicable: Section 12(6)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the provisions of Subsection (5), liable to a fine not exceeding R100.00 for each day on which he / she so contravenes.

Penalty Regulation Applicable: Section 12(5)

You are called upon, within 30 days of the receipt of this Notice to:

- Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;

RECEIVED BY: *VUYANI KOOL*

DATE: *20-12-2021*

SIGNATURE *[Signature]*
TIME: *13H13*



BUFFALO CITY METROPOLITAN MUNICIPALITY

City in Action. A City Hard at Work

2/...



14/11/2015-2:27:12 PM

45

- 2 -

- Remove, within the period specified in such notice; any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name: CRISTINE NOONKE VOSE

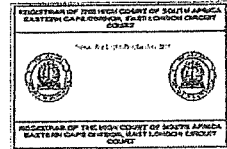
Recipient's Signature: [Signature]

Date: 20/12/15
[Signature]

Yours faithfully

[Signature]
N. MBALI-MAJENG
MOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYAMZA (2114) (R)

City of East London
64 Cornes Street
Cuthbert
East London
6200



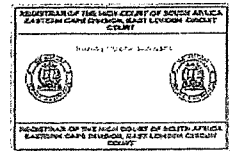
8

- Remove, within the period specified in such notice, any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name: VINE LOGWANA
 Recipient's Signature; [Signature]
 Date: 17/11/2021
 Yours faithfully [Signature]



N. MBALI-MAJENG
HOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYAMZA (2114) / ft
 Currie Court Body Corporate
 64 Curries Street
 Quigney
 East London
 5200

RECEIVED BY: [Signature]
 DATE: 21/12/2021
 TIME: 15:19
[Signature]

V

8

14/11/2025-2:27:12 PM

48

Buffalo City Metropolitan Municipality
East London | Bhalsho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



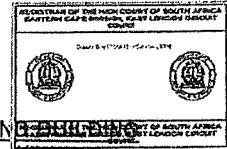
Directorate of Spatial Planning and Development
PO Box 81, East London, 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2114 | Fax: 043 743 5226
Email: zamuxolon@buffalocity.gov.za

Our ref.: Ifayile yethu; File No. 15/6/3	9544 / ARCH	Enq.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	-------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200

Dear Sir / Madam



NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number : IA 01/21
 The owner and/or occupier of the premises known as : Currie Court Share Block Pty Ltd
 Erf Number : 26631
 Address : 64 Currie Street
 Suburb/Township : Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act, in that you, being duly authorized agent; *allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.*

Penalty Section Applicable: Section 12(6)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the Provisions of Subsection (5), liable to a fine not exceeding R100.00 for each day on which he / she so Contravened.

Penalty Regulation Applicable: Section 12(6)

You are called upon; within 30 days of the receipt of this Notice to:

- Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;



BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action: A City Hand at Work



2/...

V

8

- Remove, within the period specified in such notice, any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

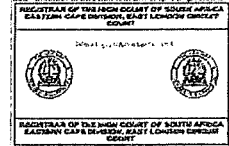
Recipient's Name: Vincent Nyamza

Recipient's Signature: [Signature]

Date: 13/11/2021

Yours faithfully
[Signature]

[Signature]
Personquy



N. MBALI-MAJENG
POD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYAMZA (2114) / t

Curie Court Body Corporate
64 Curries Street
Quigrey
East London
5200

RECEIVED BY: B. Baqungu
DATE: 21/12/2021
TIME: 15:19
[Signature]

✓

8

Buffalo City Metropolitan Municipality
East London | Eshisa | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetr.co.gov.za



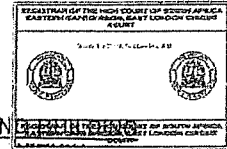
Directorate of Spatial Planning and Development
PO Box 81, East London, 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2114 | Fax: 043 743 5226
Email: zamuxolon@buffalocity.gov.za

Our ref.: Ifayile yethu: File No. 15/6/3	9544 / ARCH	Enq.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	-------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200

Dear Sir / Madam



NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number : IA 01/21
 The owner and/or occupier of the premises known as : Currie Court Share Block Pty Ltd
 Erf Number : 26631
 Address : 64 Currie Street
 Suburb/Township : Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act, in that you, being duly authorized agent; *allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.*

Penalty Section Applicable: Section 12(6)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the Provisions of Subsection (5), liable to a fine not exceeding R100.00 for each day on which he / she so Contravened.

Penalty Regulation Applicable: Section 12(5)

You are called upon; within 30 days of the receipt of this Notice to:

- o Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;



BUFFALO CITY METROPOLITAN MUNICIPALITY

Make us Active. A City Hard at Work



V

8

- Remove, within the period specified in such notice, any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name: Vincent Nyamza

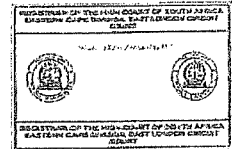
Recipient's Signature: [Signature]

Date: 17/11/2021

Yours faithfully

[Signature]

[Signature]
Personquy



N. MBALI-MAJENG
HOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYANZA (2114) /:

Currie Court Body Corporate
64 Curries Street
Quigney
East London
5200

RECEIVED BY: B. Baganza
DATE: 21/12/2021
TIME: 15:19

[Signature]

V

[Signature]

14/11/2025 2:27:12 PM

52

Buffalo City Metropolitan Municipality
East London | Qhloho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



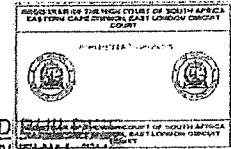
Directorate of Spatial Planning and Development
PO Box 81, East London, 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2114 | Fax: 043 743 5226
Email: zamuxolon@buffalocity.gov.za

Our ref.: Ifayile yethu: File No. 15/6/3	9544 / ARCH	Enq.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	-------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200

Dear Sir / Madam



NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number	: IA 01/21
The owner and/or occupier of the premises known as	: Currie Court Share Block Pty Ltd
Ern Number	: 26631
Address	: 64 Currie Street
Suburb/Township	: Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act, in that you, being duly authorized agent, allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.

Penalty Section Applicable: Section 12(6)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the Provisions in Subsection (b), liable to a fine not exceeding R100,00 for each day on which he / she so Contravened.

Penalty / Regulation Applicable: Section 12(6)

you are called upon; within 30 days of the receipt of this Notice to

- Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;



BUFFALO CITY METROPOLITAN MUNICIPALITY

1997 - Action: A City Hard at Work

2/ ..



8

V

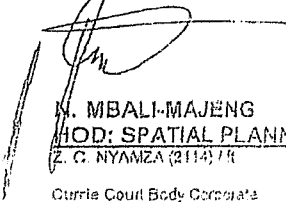
- Remove, within the period specified in such notice; any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

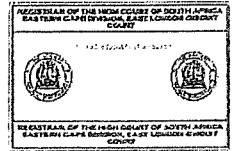
Recipient's Name: Frederick Nyamza
 Recipient's Signature: _____
 Date: 10/11/21

Yours faithfully



N. MBALI-MAJENG
HOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYAMZA (2114) / R

Currie Court Body Corporate
 64 Curries Street
 Quigney
 East London
 5200



✓

8

14/11/2025-2:27:12 PM

54

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



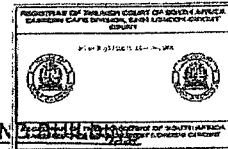
Directorate of Spatial Planning and Development
PO Box 81, East London, 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2114 | Fax: 043 743 5226
Email: zamuxolon@buffalocity.gov.za

Our ref.: Ifayile yethu: File No. 15/6/3	9544 / ARCH	Enq.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	-------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200

Dear Sir / Madam:



NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number : IA 01/21
 The owner and/or occupier of the premises known as : Currie Court Share Block Pty Ltd
 Erf Number : 26631
 Address : 64 Currie Street
 Suburb/Township : Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act, in that you, being duly authorized agent, *allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.*

Penalty Section Applicable: Section 12(6)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the Provisions of Subsection (5), liable to a fine not exceeding R100.00 for each day on which he / she so Contravened.

Penalty Regulation Applicable: Section 12(5)

You are called upon; within 30 days of the receipt of this Notice to:

- Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;



BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action A City Hand at Work

2/...



- Remove, within the period specified in such notice, any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name: Asanda Nkonti

Recipient's Signature: [Signature]

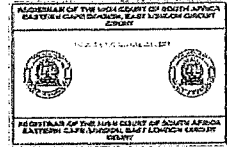
Date: 15.11.2021

Yours faithfully

[Signature]

N. MBALI-MAJENG
HOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYAMZA (2114) / It

Currie Court Body Corporata
64 Curries Street
Quigney
East London
5200



V

8

14/11/2025-2:27:12 PM

56

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



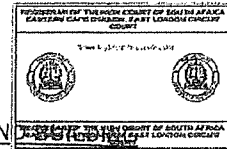
Directorate of Spatial Planning and Development
PO Box 81, East London, 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2114 | Fax: 043 743 6226
Email: zamuxolon@buffalocity.gov.za

Our ref.: Ifayile yethu: File No. 15/6/3	9544 / ARCH	Enq.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	-------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200

RECEIVED BY: U. NTENGO
DATE: 17/11/2022
TIME: 10H 50



Dear Sir / Maçam

NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number : IA 01/21
 The owner and/or occupier of the premises known as : Currie Court Share Block Pty Ltd
 Erf Number : 26631
 Address : 64 Currie Street
 Suburb/Township : Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act, in that you, being duly authorized agent; *allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.*

Penalty Section Applicable: Section 12(6)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the Provisions of Subsection (5), liable to a fine not exceeding R100.00 for each day on which he / she so Contravened.

Penalty Regulation Applicable: Section 12(5)

You are called upon; within 30 days of the receipt of this Notice to:

- Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;



BUFFALO CITY METROPOLITAN MUNICIPALITY

2003. In Action: A City Hard at Work



V

8

- Remove, within the period specified in such notice, any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

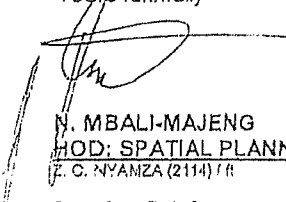
For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name: _____

Recipient's Signature: _____

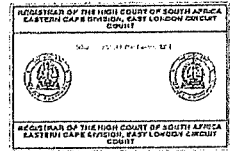
Date: _____

Yours faithfully



N. MBALI-MAJENG
 HOD: SPATIAL PLANNING AND DEVELOPMENT
 Z. C. NYAMZA (2114) / R

Currie Court Body Corporate
64 Curries Street
Culgreen
East London
6200



V

8

14/11/2025-2:27:12 PM

58

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa
Website: www.buffalacitymetra.gov.za

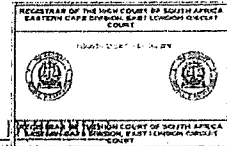


Directorate of Spatial Planning and Development
PO Box 81, East London 5200
28 Oxford Street, East London 5201
Tel: 043 705 2114 | Fax: 043 745 5223
Email: zamuxolon@buffalocity.gov.za

Our ref.: Ifayile yathu: File No. 15/6/3	9544 / ARCH	Enq.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	-------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200

Dear Sir / Madam



NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number : IA 01/21
 The owner and/or occupier of the premises : Currie Court Share Block Pty Ltd
 Erf Number : 26631
 Address : 64 Currie Street
 Suburb/Township : Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act, in that you, being an authorized agent, allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.

Penalty Section Applicable: Section 12(6)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the Provision of Subsection (a), liable to a fine not exceeding R100 000 for each day on which he / she so contravenes.

Penalty Regulation Applicable: Section 12(5)

You are called upon, within 30 days of the receipt of this Notice to:

- Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;



BUFFALO CITY METROPOLITAN MUNICIPALITY

1995-2014 A City, shared at Heart



✓

8

- Remove, within the period specified in such notice, any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name: NTUMBEKHISO FALTEIN

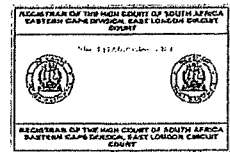
Recipient's Signature: [Signature]

Date: 13 / 12 / 2021

Yours faithfully

[Signature]
N. MBALI-MAJENG
MOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYAMZA (2114711)

Curia Court Buildings
64 Curries Street
Quigney
East London
6200



✓

8

14/11/2025-2:27:12 PM

60

RECEIVED BY:
DATE:
TIME:

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



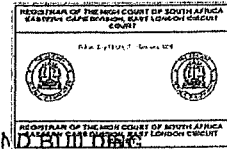
Directorate of Spatial Planning and Development
PO Box 81, East London, 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2114 | Fax: 043 743 5226
Email: zamuxolon@buffalocly.gov.za

Our ref.: Ifayile yethu: File No: 15/6/3	9544 / ARCH	Enq.: Imbuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200

RECEIVED BY: M. VTENGO
DATE: 11/01/2022
TIME: 10H50



Dear Sir / Madam

NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number : IA 01/21
 The owner and/or occupier of the premises known as : Currie Court Share Block Pty Ltd
 Erf Number : 26631
 Address : 64 Currie Street
 Suburb/Township : Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act, in that you, being duly authorized agent, *allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.*

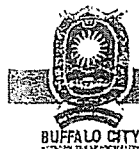
Penalty Section Applicable: Section 12(6)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the Provisions of Subsection (5), liable to a fine not exceeding R100.00 for each day on which he / she so Contravened.

Penalty Regulation Applicable: Section 12(6)

You are called upon: within 30 days of the receipt of this Notice to:

- Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;



BUFFALO CITY METROPOLITAN MUNICIPALITY

With its Action A City Has a lot to Work



✓

- Remove, within the period specified in such notice, any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

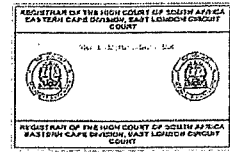
Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name: U-NTENGO
 Recipient's Signature: [Signature]
 Date: 17/01/2022

Yours faithfully

[Signature]
H. MBALI-MAJENG
MOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYAMZA (2:14) / I



Currie Court Body Corporate
 64 Curries Street
 Quigney
 East London
 5200

RECEIVED BY:.....
 DATE:
 TIME:

8

V

14/12/2025 2:27:12 PM

62

Buffalo City Metropolitan Municipality
East London | eNtsha! King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



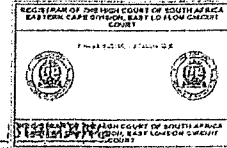
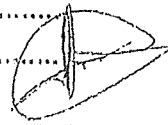
Directorate of Spatial Planning and Development
PO Box 61, East London, 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2114 | Fax: 043 743 6226
Email: zamuxolon@buffalocity.gov.za

Cur ref.: Ifayile yethu: File No. 15/6/3	9544 / ARCH	Enq.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	-------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200

RECEIVED BY: *(Signature)*
DATE: *22.12.2021*
TIME: *16:36*



Dear Sir / Madam

NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number	: IA 01/21
The owner and/or occupier of the premises known as	: Currie Court Share Block Pty Ltd
Rf Number	: 26631
Address	: 64 Currie Street
Suburb/Township	: Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act, in that you, being duly authorized agent, allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.

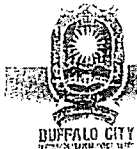
Penalty Section Applicable: Section 12(b)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the Provisions in Subsection (a) liable to a fine not exceeding R100,00 for each day on which he / she so contravened.

Penalty Regulation Applicable: Section 12(3)

You are referred upon within 30 days of the receipt of this Notice to:

- Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;



BUFFALO CITY METROPOLITAN MUNICIPALITY

Let us build a City Heart at Work

2/



(Handwritten mark)

- Remove, within the period specified in such notice; any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building


Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name:

G. MBALI-MAJENG


Recipient's Signature:

 22/12/2021

Date:

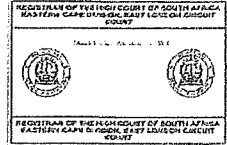
16.36

Yours faithfully



N. MBALI-MAJENG
DOD: SPATIAL PLANNING AND DEVELOPMENT
G. NYAMZA (2114) / R

Circle Court Body Corporate
64 Curries Street
Quigney
East London
5200



✓



Buffalo City Metropolitan Municipality
East London / Bhisho / King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalo-city.metro.gov.za



Directorate of Spatial Planning and Development
PO Box 81, East London 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2114 | Fax: 043 743 5226
Email: zamuvalor@buffalocity.gov.za

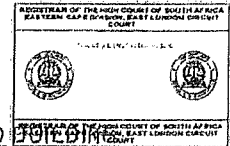
Our ref.: Ifayile yethu: File No. 15/6/3	9544 / ARCH	Enq.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	-------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
64 Curries Street
Quigney
EAST LONDON
5200

RECEIVED BY: *G. Mkhizana*

DATE: *22/11/2025*

TIME: *14:34*



Dear Sir / Madam

NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number : IA 01/21
 The owner and/or occupier of the premises known as : Currie Court Share Block Pty Ltd
 Erf Number : 26631
 Address : 64 Currie Street
 Suburb/Township : Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act in that you, being, duly authorized agent, allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.

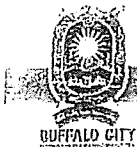
Penalty Section Applicable: Section 12(6)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued thereunder shall be guilty of an offence and, in the case of a contravention of the Provisions of Subsection (1), liable to a fine not exceeding R100.00 for each day on which he / she so Contravened.

Penalty Regulation Applicable: Section 12(5)

You are referred upon within 30 days of the receipt of this Notice to:

- Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;



BUFFALO CITY METROPOLITAN MUNICIPALITY

15/11/2025 - 14:34 City Herald at Work



8

- Remove, within the period specified in such notice, any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name: G. MASINYANI

Recipient's Signature: [Signature]

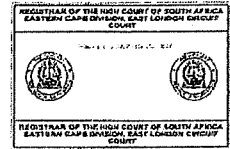
Date: 22/11/2021

Yours faithfully

[Signature]

N. MBALI-MAJENG
MOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYAMZA (2114) / II

Our 1st Court Body Corporate
84 Curries Street
Dungray
East London
6013



8

✓

14/11/2025-2:27:12 PM

67

- 2 -

- Remove, within the period specified in such notice; any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

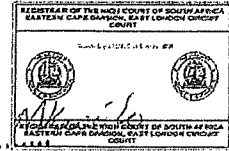
For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name: Bonakile Welcome Mkhule
 Recipient's Signature: [Signature]
 Date: 17/11/2024

Yours faithfully
[Signature]

N. MBALI-MAJENG
HOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYAMZA (214) 118

Currie Court Body Corporate
 54 Curries Street
 Quigney
 East London
 5200



RECEIVED BY: B.W.
 DATE: 17/11/2024
 TIME: 12:50

✓

8

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



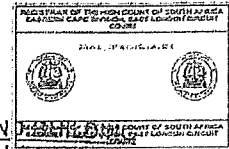
Directorate of Spatial Planning and Development
PO Box 81, East London, 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2114 | Fax: 043 743 5226
Email: zamuxolon@buffalocity.gov.za

Our ref.: Ifayile yethu: File No. 15/6/3	9544 / ARCH	Enq.: Imibuzo:	MRS. N. MBULAWA (043 705 2995)	Your ref.: Ifayile yakho:
--	-------------	-------------------	-----------------------------------	------------------------------

Currie Court Body Corporate
84 Curries Street
Quigney
EAST LONDON
5200

RECEIVED BY: *[Signature]*
DATE: 16-12-21
TIME: 16:36



Dear Sir / Madam

NOTICE OF A CONTRAVENTION OF THE NATIONAL BUILDING REGULATIONS AND STANDARDS ACT 103 OF 1977 IN THE BUFFALO CITY MUNICIPALITY AREA WITHIN THE JURISDICTION OF THE EAST LONDON MAGISTRATE COURT

Notice Number : IA 01/21
 The owner and/or occupier of the premises known as : Currie Court Share Block Pty Ltd
 Erf Number : 26631
 Address : 64 Currie Street
 Suburb/Township : Quigney

You are hereby notified that you have contravened Section 12(1) (a) of the Act, in that you, being duly authorized agent; *allowed the condition of the building/structure on the above property to become dangerous to life and property. Any building is dilapidated or in a state of disrepair or shows signs thereof.*

Penalty Section Applicable: Section 12(6)

Any person who contravenes or fails to comply with any provision of this Section or any notice issued hereunder shall be guilty of an offence and, in the case of a contravention of the Provisions of Subsection (5), liable to a fine not exceeding R100 00 for each day on which he / she so Contravened.

Penalty Regulation Applicable: Section 12(6)

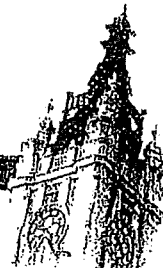
You are called upon; within 30 days of the receipt of this Notice to:

- Instruct, at the cost of such owner, an architect or other registered person, to investigate such problem building and to report to the authorised official on the nature and extent of the steps to be taken to render such problem building safe or to rectify the deficiency which caused the building to be declared a problem building;



BUFFALO CITY METROPOLITAN MUNICIPALITY

City in Action: A City Hard at Work



V

8

- Remove, within the period specified in such notice; any person who, for whatever purpose is in such problem building, and to take care that no person who is not authorised by the Municipality enters such problem building; and
- Vacate such building or
- Demolish the building

Failing which there will be no alternative but to hand this matter over to Court for legal action to be instituted against you without further notice at your cost.

For any further enquiries, please phone the Chief Building Inspector, Mr. Z. C. Nyamza at 083 320 6225 / 043 705 2114.

Recipient's Name: Theresa A. Antwi-Anumantse

Recipient's Signature: [Signature]

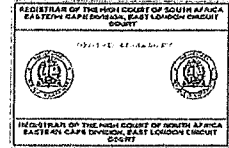
Date: 16-12-2021

Yours faithfully

[Signature]

Z. C. NYAMZA
HOD: SPATIAL PLANNING AND DEVELOPMENT
Z. C. NYAMZA (2114) / 11

Curia Court Body Corporate
34 Curries Street
Quigney
East London
5200



✓

8

ANNEXURE FA 6

Classified



Daily Dispatch

Friday, October 3, 2021

STURD CITY METROPOLITAN MUNICIPALITY

NOTICE

YOUR NOTICE RELATING TO RENOVATION, IMPROVEMENT AND DEMOLISHING OF PROPERTIES SITUATED AT BRX 26631, 64 CURRIE STREET, DURBAN, EAST LONDON

Sturds City Metropolitan Municipality ("SCMM") is in compliance with the order dated 24 August 2021 issued by the court to issue this notice in terms of the provisions of the Law relating to the demolition of buildings, neglected buildings and structures. The order is to demolish the buildings and structures situated at the above-mentioned address.

The order is to demolish the buildings and structures situated at the above-mentioned address. The order is to demolish the buildings and structures situated at the above-mentioned address.

TO ADVERTISE
CALL 043 743 4343

Daily Dispatch



Tuesday January 11, 2022 Daily Dispatch 2:27:12 PM

ANNEXURE FA 7

Currie Court finally evicted



Picture: MARK ANDREWS

because the inside of the building is in a very bad state.

"Gates have been stolen and other infrastructure, so there's a lot that has to be done."

BCM spokesperson Samkelo Mkhwelo said the building was once a "den for vagrants and criminals" and the metro was determined to rid the structure of such activities as it has been a "den for illegal activities since it was built down".

The building is not only an eyesore since it is located on a busy beachfront road that we

have just renovated, but it is also a danger to residents as continuous usage in such a state can lead to a disaster.

"While we understand that residents want to see this resolved speedily, we are mindful that we should follow the by-laws to the letter.

"We have been undertaking various operations in this and other similar structures and today's evictions put action to our plans of reclaiming the city."

Mkhwelo's son, Siseko, said the occupants had a positive

attitude towards them and no one resisted, even though they were not accompanied by BCM law enforcement officers, who were on standby to assist them during the eviction process.

"There was no hostility towards us and the guys helping us with the eviction."

"Everyone was positive because they said we gave notice in time," Siseko said.

An illegal occupant who has lived in the building for over a year said he had no choice but to pack his clothes and go back

to the bush.

He said he was paying R200 rent to someone who was said to own a flat in the building.

"I don't have anywhere else to go like the others, so I will go back to the bushes where I was staying."

Former DA PR councillor Lindsey Pollock welcomed the evictions.

Pollock had submitted a notice of motion to the BCM council that stated that the flats were illegally occupied and a source of high levels of crime.



Scanned with
 CamScanner

2 News

Weather Today

Eastern Cape (Eastern Half)
Warning for SEVERE THUNDER STORMS that may result in heavy downpours and large amounts of small hail, leading to flash flooding of roads/bridges, low-lying areas and settlements, also causing difficulty in driving due to reduced visibility, expected along the escarpment areas of Mpumalanga, the western parts of KwaZulu-Natal and the eastern parts of the Eastern Cape.

Expected Temperatures for Travellers

	min	max
Moemfontein	15	28
Johannesburg	16	26
Preoria	18	29
Durban	20	28
Polokwane	17	28
Kimberley	16	29
Uplington	20	35
Cape Town	18	24
George	17	26

Expected Temperatures Today

	min	max
Allwal North	15	28
Bhisho	18	25
Cradock	17	27
East London	19	23
Fort Beaufort	19	24
Graaff-Reinet	17	26
Makhianda	16	22
Joubertina	16	23
Mthatha	18	25
Nqutha	19	25
Port Alfred	17	23
Port Alfred	19	25
Goerberha	18	23
Port St Johns	20	25
Komani	17	28
Uitenhage	18	26

Sunrise 05h12
Sunset 19h21

Yesterday's Weather
Max temp: 26.6 °C
Min temp: 18.6 °C
Discomfort Index: 24.0 °C
Barometer: 1006.8 hPa Decreasing
Wind: E 05 Knots
Rain (at 2pm): 5mm
Humidity (at 2pm): 70%
Sea (at 9am): 15.9°C

Flight Times

SA Airlink, FlySafair & Kqaloja Mango

Arrivals	Time
FA140 Cape Town	0800
FA182 Johannesburg	0845
42913 Johannesburg	0850

Occupants of derelict

Owner of hijacked building vows to renovate the ramshackle Quligny property

MFUNDO PILISO

More than 100 illegal occupants of the ruined Currie Court in Quligny were evicted after the owners of the building finally instituted an eviction notice on Monday.

In August, the high court instructed Buffalo City Metro to either fix or demolish the crumbling block of flats on the main coastal road in East London's Currie Street, Quligny.

High court Judge Murray Lowe afforded BCM 180 days to send a notice to Bonekele Mkhwelo, the owner of the building, which has been occupied mainly by foreign nationals, to be either renovated or demolished.

Lowe's order, dated August 24, gave the metro about six months ending on February 24, but Mkhwelo said he did not want to wait until the last day before sending notices to the illegal occupants last month telling them to vacate.

When the Dispatch arrived at Currie Court on Monday, Mkhwelo was evicting occupants with a few people assisting him.

He said it would have been impossible to remove the occupants without going through the legal process.

Currie Court caught fire three years ago but "vagrants and criminals" continued to live in the building, which has been without water and electricity for years now.

Mkhwelo could not confirm how many people had occupied the three-storey building, which has business premises on the ground floor, but the Dispatch reliably learnt that after the fire, more people flocked in and at least a 100 settled there.

"When people started not



END OF AN ERA: Currie Court residents had up to yesterday to vacate the

paying rent I did not know what to do. It escalated to a point where other people started to capitalise on that and collected the rent for years.

"And they leased out rooms to people who were living in the bushes and in 2019 they burned the building and they continued to live in it," Mkhwelo said.

After he received the court order from BCM he was hopeful that he would get his hijacked building back.

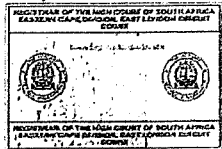
"I knew I would lose money if

I demolished it. "I have already appointed architects who will do the work as required by the court order.

"And they have already checked the building and confirmed that it can be fixed," he said.

Mkhwelo said quotations for the renovations had already topped R1m, and he was expecting to pay way more than that to get building back to its glory days.

"This place is in ruins. I'm expecting to pay more money



Scanned with CamScanner

14/11/2025-2:27:12 PM

73

BODY CORPORATE OF CURRIE COURT – 188/2002

ANNEXURE FA 8

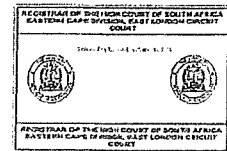
24 July 2025

Mr Bangani

Good day.

I have perused the proposed Notice of Motion and Founding Affidavit that was received on the 16th of July 2025 pursuant to our meeting on the 3rd of June 2025. I refer here to the Application with the following prayers;

1. Contravention of S12(1)(a) notice
2. Declaring the building destroyed into S17(1) with auction option
- 3 Not sure what this prayer directs
4. Demolition order



The important part here is that Prayer 2 will have the eventual outcome that the building will have to be demolished by BCM at their cost.

The reason for this is that owners do not have the funds to either rebuild or demolish, and a successful auction is speculative at the very least.

This course of action is not to the benefit of any of the parties, be it BCM, the owners or the bondholders. As it stands it will garner substantial opposition.

We propose that in order to increase the likelihood of an Order being granted, the Application be brought on a more collaborative basis where the main objective will be to protect owners and rebuild the building.

Hereunder follows the basic structure of what we propose.

erik@investigon.co.za | 0828201587

V

8

BODY CORPORATE OF CURRIE COURT – 188/2002

APPLICANT

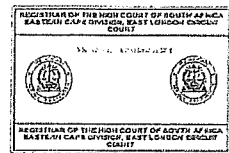
- BCM

RESPONDENTS

- The Trustees for the time being of Currie Court Body Corporate
- The owners of the individual units specified
- Existing bondholders specified
- Tadodex (Pty) Ltd
- Centre for Local Community Rights NPO

PRAYERS

1. An order that the building known as Currie Court be deemed to be destroyed i.t.o. S17(1)(c) read with S17(4) of the Sectional Title Schemes Management Act.
2. An order i.t.o S17(3)(a)(i) that the building be rebuilt, subject to the successful finalization of Prayer 3.
3. An order i.t.o. S17(3)(a)(ii) that all Units in the Scheme be transferred to Tadodex upon payment of a purchase price of R3 500 000. This amount is to be paid, alternatively finance secured for same, within 6 months.
4. An order in terms of S17(2) read with S17(3)(b)(ii) that the purchase price of R3 500 000 be distributed as follows;
 - (a) R102 560.02 each to the owners of the residential units being units no 1 to 18, provided that any registered bondholders have a right of first recovery against these proceeds
 - (b) R 330 000 to the owner of commercial Unit no 19, R1 000 000 to the owner of commercial unit no 20 and R170 000 to the owner of commercial unit no 21, provided that any registered bondholders have a right of first recovery against these proceeds
 - (c) R153 919.64 to Roundhouse Property Solutions (Pty)Ltd.
5. In the event that Prayer 3 not be complied with, an order that the building be sold by way of auction within 6 months. The sale shall be subject to a reserve price of R 3 500 000. The proceeds of such sale to be distributed amongst the Unit owners on a pro rata basis, calculated as set out in Prayer 4.
6. In the event that neither Prayer 3 nor Prayer 5 results in a successful sale of the building, an order that the Applicant be granted leave to demolish the building.



erik@investigon.co.za 10828201587

✓

8

14/11/2025-2:27:12 PM

75

BODY CORPORATE OF CURRIE COURT – 188/2002

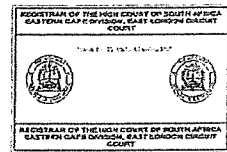
AFFIDAVITS

- Mxolisi Yawa obo BCM

Setting out the history of the matter and the interest of the BCM

- Frederick Jacobus Mare obo Trustees of Body Corporate

Trustee confirming history of the building. Setting out the purchase offer received from Tadodex. Confirming unanimous decision by owners at General Meeting to accept the offer and do whatever is necessary to complete sale.



- Retha Roux obo Roundhouse Properties

Confirming details of offer, communicating same to owners and unit owners responses.

- Thozama Nonxuba obo Tadodex

- Confirming willingness to proceed with offer.

In this manner the Court is presented with an Application that is supported by the bulk of the Respondents which should be persuasive.

Please consider the above suggestions favourably. As always, I am available to assist wherever possible.

Regards

FJ Mare

erik@investigon.co.za 0828201587

V

8

ANNEXURE FA 9



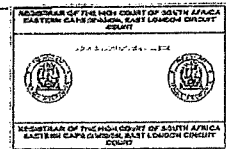
ROUNDHOUSE

COMMERCIAL PROPERTY

OFFER TO PURCHASE / AGREEMENT OF SALE

MEMORANDUM OF AGREEMENT MADE AND ENTERED INTO BY AND BETWEEN

hereunder referred to as "the PURCHASER"



TADODEX (PTY) LTD

REG NUMBER: 2012/142726/07

Represented by:

THOZAMA N N NONXUBA

ID NUMBER: 7501115479081

AND

hereunder referred to as "the SELLER"

**OWNERS OF PROPERTY: 70 CURRIE COURT
(ERF 26631)**

Represented by:

Handwritten initials and signature

14/11/2025-2:27:12 PM

77

WHEREAS the SELLER is the owners of the under mentioned property (hereunder called "the Property")

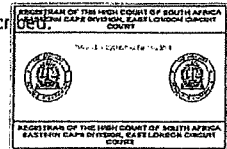
and whereas the Seller is prepared to sell the said property;

and whereas the Purchaser is prepared to Purchase the said property;

NOW THEREFORE THE PARTIES HERETO AGREE AS FOLLOWS:

1. Buy and sell

The seller hereby sells to the purchaser who hereby purchases the property hereinafter described



2. The property

The property hereby sold is described as

ERF 26631

measuring approximately 844m², more commonly known as

SS CURRIE COURT (ALL THE SECTIONS)

70 CURRIE COURT, QUIGNEY, EAST LONDON.

3. The purchase price

The property is sold VOETSTOOTS and subject to all registered conditions and servitudes and is bought without any narratives expressed or implied.

R3 500 000.00

(THREE MILLION FIVE HUNDRED THOUSAND RAND)

Exclusive of VAT and the Seller warrants that they are / are not a VAT vendor .

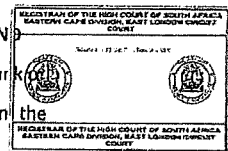
No.....

Handwritten initials/signature

The purchase price is payable as follows:

3.1. Cash on acceptance R350 000,00 (THREE HUNDRED AND FIFTY THOUSAND RAND) to be deposited with the conveyancer and held by them in trust in an interest bearing account in terms of the provisions of Section 78 (2A) of the Attorneys Act, 1979 for the Purchaser's benefit pending registration of transfer when the capital shall be paid to the Seller and interest to the Purchaser subject however to the provisions of Clause 13.

3.2. Balance of R3 150 000,00 (THREE MILLION ONE HUNDRED AND FIFTY THOUSAND RAND) in cash against transfer into the name of the Purchaser, to be secured by bank reasonable acceptable guarantees delivered to the conveyancer within 90 days from the date of acceptance of this offer, or fulfilment of clause 3.3 below (whichever is the latest)



3.3 The sale is subject to the suspensive condition that the Purchaser (or the Seller or the Estate Agent on the Purchaser's behalf) is able to obtain approval for a loan of R3 150 000,00 (THREE MILLION ONE HUNDRED AND FIFTY THOUSAND RAND) or such lesser amount that may be acceptable to the Purchaser within 90 days from date of conclusion hereof at the standard rates and conditions prescribed by any financial institution to which the Purchaser applies to and upon the security of a first mortgage bond to be passed over the Property. It is a material term of this agreement that the Purchaser agrees and undertakes to complete, sign and submit to the Estate Agent / financial institution a loan application in terms of the National Credit Act, upon demand. Failure to do so shall constitute a breach of this agreement and shall entitle the Seller and Agent to regard the condition precedent aforesaid as having been fulfilled. If the loan is not approved within the period provided for in this agreement (or such further period as the parties may agree upon in writing) this sale shall lapse and be of no force and effect and the deposit paid by the Purchaser shall be refunded unless the Purchaser by no later than the last day for approval of the loan advises the Seller or the Estate Agent on behalf of the Seller in writing that the Purchaser does not require such loan. Upon advice or receipt of the quotation and / or pre-agreement statement from any financial institution, the suspensive condition shall be deemed to be fulfilled. There is an automatic extension of 30 days for the compliance of the clause and /or clause 3 in

3

Handwritten initials and a signature, possibly 'EAG' and 'S'.

V

8. Rates and Taxes

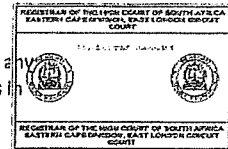
- 8.1 The Purchaser shall be liable for the pro rata share of the rates, taxes and other proprietary charges payable in respect of the Property with effect from the transfer date.
- 8.2 The Purchaser shall upon request of the Attorneys discharge the amount so payable under clause 8.1

9. Conditions of Title

The sale is subject to all conditions and servitudes contained in and referred to in the title deed under which the above property is held and further subject to all limitations and the use thereof imposed by the local authorities. The Seller shall not be liable for any deficiency in the extent which may be revealed on any resurvey nor shall the Seller benefit from any possible surplus.

10. Voetstoots

The property is sold voetstoots and as it stands, the Seller giving no warranty with regard to buildings or any improvements on the property. The Seller shall not be liable for any defects in the property either latent or patent.



11. Representation

The Purchaser hereby acknowledges that no representations or warranties other than those contained in this agreement were made by the Seller to the Purchaser and that he was in no way influenced by the Seller to enter into this agreement.

12. Place of Payment

All payments made in respect of this agreement from the Purchaser to the Seller shall be made free of bank exchange and without any deductions to the office of the Seller's conveyancers or any such other address or instance as the Seller may direct in writing.

13. Property consultants Fees

The Seller agrees to pay RoundHouse Property Solutions (Pty) Ltd a brokerage fee of R 5% *Vat inclusive*.
 (.....) plus VAT payable on registration of transfer.
 Such commission shall be deemed to have been earned upon signature of this agreement and the subsequent fulfilment of any suspensive clauses. Such commission shall be payable upon the date of the registration to Roundhouse Property, or should the contract be cancelled by either party on the date of cancellation. The seller hereby irrevocably authorises the conveyancer to pay the commission from the proceeds of the sale.

14. Domicilium and Notices

It is agreed by both parties that they each select their respective addresses as hereinbefore set out as their respective domicilia citandianet executandi which shall be the address to which all notices or other documents in relation to this agreement may be sent and at which all proceedings may be served unless change of the domicilium citandi et executandi is given by the one party to the other by means of prepaid registered mail or delivered by hand. Any notice delivered to such a

RB
B
8

party to his respective domicilia citandianet executandi shall be deemed to be received by the party to whom it was addressed. In the event of registered mail within three (3) days after date of sending and if delivered by hand, on the same day that it was thus delivered.

15. Waiver

Notwithstanding any express or implied waiver to any conditions of this agreement to the contrary or any latitude or extension of time that may be allowed by the Seller in respect of any matter or thing that the Purchaser is bound to perform or observe in terms hereof, then such waiver, latitude or extension shall not under any circumstances be deemed to be a waiver of the Seller's rights at any time, and without notice, to require strict and punctual compliance of each and every provision or term hereof. Such latitude or extension or any other waiver shall not form any basis for any form of estoppel or variation of this agreement.

16. Cession

The Purchaser shall not have the right to, without the written consent of the Seller, cede, assign, sell any of his rights or liabilities in terms of this agreement before registration of transfer. The Purchaser shall not be entitled to sell or alienate the property or to sell or alienate the right of transfer of the property.



Should any consent be given in terms of this paragraph, the Purchaser shall not be free of obligations in terms of this agreement. It is further agreed that if such a consent to delegation is properly given, the purchaser hereby binds himself and surety and co-principal debtor for all the obligations of the delegate with effect as from the date from which consent to such delegation was given.

17. Wrong Description of Property

In the event of the property being wrongly described in this agreement the description of the property as contained in the deed of transfer shall be deemed to be the correct description of the property for all the purposes of this agreement, which shall be deemed to be varied accordingly.

18. Jurisdiction of the Magistrate's Court

The parties hereto hereby agree in terms of Section 45 of Act 32 of 194, as amended that the jurisdiction of the Magistrate's Court would have jurisdiction in terms of Section 28 of the said Act notwithstanding the fact that such proceedings would otherwise not fall within jurisdiction of the Magistrate's Court irrespective of these provisions, however, the Seller shall have the right to institute action in any competent court which would have jurisdiction.

19. Failure to comply with Conditions

Should the Purchaser fail to comply with any of the conditions of this agreement the Seller shall be entitled to notify the Purchaser, in writing, by registered post, to rectify such omission. Should the Purchaser still fail to rectify such omission within ten (10) days from the date of the abovementioned notice, the Seller and/or his property consultant shall be entitled without any further notice to:

Handwritten initials and signatures, including 'gc', 'f', and a large 'B'.

A large handwritten checkmark or 'V' symbol.

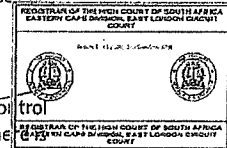
19.1 institute such legal proceedings against the purchaser to recover the full or balance of purchase price or any other monies due in terms of the this agreement;

OR

19.2. Regard this agreement as cancelled in which case the purchaser shall still be liable for any arrears payments or any other monies due in terms of this agreement and at the same time all monies already paid by the purchaser shall be used to pay the property consultants fees and thereafter be forfeited to the Seller as liquidated damages.

20. Certificate of Compliance

The parties are aware in terms of Governments Regulation No. R2920 of 23rd October 1992 of the Occupation Health & Safety Act (Act No 85 of 1993) if there is change of ownership premises on which an electrical installation exists the user shall have a valid Certificate of Compliance for such installation. The seller shall at the cost of the Seller obtain the valid Certificate of compliance and deliver such Certificate to the Purchase before date of registration of transfer.



21. Entomology

The Seller shall at his expense furnish the Purchaser with a certificate issued by a SA Pest Control Association member dated not earlier than the date of this agreement, to the effect that there is no visible evidence of timer-destroying insects, in any building on the Property that in the entomologist's opinion should be treated. In the event that treatment is required, the Seller shall at their expense and within 15 days of such report, contract with a qualified person to carry out the work necessary to enable the entomologist to issue such certificate.

22. Value Added Tax

22.1 The Seller and the Purchaser warrants that they are / are not registered as vendors under the Value Added Tax act, or will be registered, prior to registration of transfer and the Purchaser undertakes to furnish the Seller's attorneys with Its section 103 Notice of registration of transfer.

22.2. Should commissioner of Inland Revenue for any reason whatsoever, rule that this transaction is not zero rated in terms of Section 11(1) of the Value Added tax Act then the Purchaser shall pay Value Added Tax at the standard rate, together with any penalties and interest thereon to the Seller's attorneys on demand.

23. Co-operation

Each of the parties hereby undertakes to:

23.1 sign and/or execute all such documents (and without limiting the generality of the a foregoing, same shall include the execution of the necessary power of attorney and value added tax/transfer duty declaration);

23.2 do and to produce the doing by other persons, and to refrain and procure that other persons refrain from doing so all such acts; and

to the extend that the same may lie within such party's power and may be required to give effect to the import or intent of this agreement, or any contract concluded pursuant to the provision of this agreement.

7

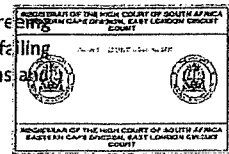
Handwritten initials 'SK' and a signature.

Handwritten signature.

24. Nomination

This agreement shall become binding on the Purchaser only if the Purchaser shall not have nominated a purchaser ("the Nominee") who shall validly have accepted such nomination within the period ending 14 (fourteen) days after signature of this agreement ("the said period"), in which event the following provision shall apply:

- 24.1 the Purchaser, by its signature hereto, binds to the Seller as surety and co-principle debtor in solidum with the nominee (whether a person, company or close corporation or a trust) for the due fulfilment of all the Nominee's obligations as Purchaser in terms of this agreement, including any cancellation thereof, and hereby renounces the benefits of all the legal exceptions available to sureties with the full effect of which the Purchaser acknowledges to be fully acquainted;
- 24.2 the Purchaser's right nomination, which shall include the right to nominate more than one Nominee, shall be made in writing to the attorneys, within the said period;
- 24.3 the nominee shall adopt the necessary resolution accepting such nomination and agree to be bound by all the terms and conditions contained herein within the said period, failing which the Purchaser shall remain the sole purchaser and be bound by all the terms and conditions contained herein;
- 24.4 pending such nomination, or the expiry of the period, the parties undertake that neither shall resign from this agreement unless in terms of specific provisions herein contained.



25. A Non South African Resident

The seller undertakes and agrees:

- 25.1 to notify the purchaser, the Property Consultant and the conveyancer of same within 7 (seven) days of date hereof and;
- 25.2 that the conveyancer shall, in terms of the purchaser's obligation to do so, withhold and pay over to SARS such portion of the purchase price as prescribed by law.

26. Zero Rating

- 26.1 Subject to clause 22, the Purchaser and the Seller respectively warrant to each other that they will, on the Transfer Date, be registered as vendors in terms of the VAT Act.
- 26.2 The parties agree that:
 - 26.2.1. the Business which is being sold is constituted by the Lease Agreement and the Immovable Property;
 - 26.2.2. the Business is capable of separate operation;
 - 26.2.3. the Business is sold as a going concern together with all assets necessary for carrying on the business;
 - 26.2.4. the Business is currently an income earning activity on the Transfer Date.

8

Handwritten initials and signatures: "ex of" and a large signature "S".

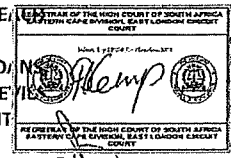
263 The parties envisage that the sale contained in this agreement will fall within the ambit of section 11(1)(e) of the Value Added Tax Act of 1991 ("the VAT Act") and the purchase consideration includes Value Added Tax at the zero rate.

27. POPIA – Consent:

The Seller/s and the Purchaser/s hereby give their consent to the estate agency/s, the financial consultant/s, attorneys, inspectors for compliance certificates, and all parties to the contract to process our personal information for all purposes related to this sale, in accordance with the provisions of the Protection of Personal Information Act.

28.SUSPENSIVE CONDITIONS

- 1. THE OFFER IS FOR ALL SECTIONS/ THE WHOLE PROPERTY AND IF ACCEPTED AN OFFER FOR AN INDIVIDUAL SECTION WILL REPLACE THIS OFFER.
- 2. THE PURCHASER PURCHASES EACH SECTION WITHOUT TAKING OVER ANY DEBT/ LOAN/ FINANCIAL OBLIGATIONS, OUTSTANDING RATES, AND TAXES, OUTSTANDING LEVIES/ OUTSTANDING BCM ACCOUNTS AND/OR ANY OTHER DEBT OF THE SELLER /SECTIONAL UNIT.
- 3. LEVY CLEARANCE CERTIFICATE WILL BE THE SELLERS RESPONSIBILITY.
- 4. RATES CLEARANCE CERTIFICATE WILL BE PROVIDED BY SELLER.



9

EK

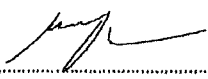
J

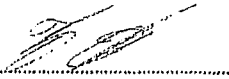
8

29. Acceptance

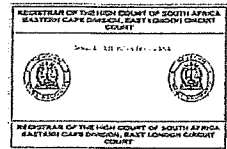
This Agreement of sale irrevocable and must be accepted by the Seller on or before
...26/07/2024... where after it shall be deemed to
have lapsed.

SIGNED AT ~~PIETERMARITZBURG~~ ON THIS THE ~~25th~~ DAY OF ~~APRIL~~ 2024.

AS WITNESS: 



For and on behalf of the Purchaser



AS WITNESS:

For and on behalf of the Purchaser

SIGNED AT..... ON THIS THE..... DAY OF..... 20.....

AS WITNESS:

For and on behalf of the Seller

AS WITNESS:

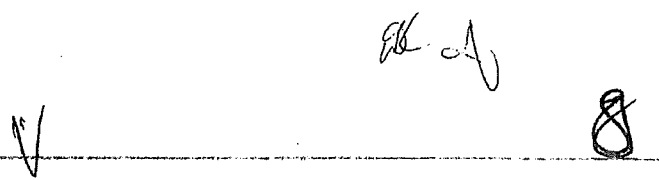
For and on behalf of the Seller

For ROUNDHOUSE PROPERTY SOLUTIONS (PTY) Ltd duly authorised thereto, accept the
benefits herein referred to and conferred on ROUNDHOUSE PROPERTY SOLUTIONS (PTY)
LTD in relation to Commission payable subject to the terms of the Agreement.

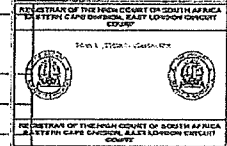
SIGNED AT..... ON THIS THE..... DAY OF..... 20.....

AS WITNESS:

For and on behalf of the Agent



SELLER:	
NAME	
MAIDEN NAME	
ID NUMBER	
CONTACT NUMBER:	WORK
	CELL
	HOME
EMAIL	
HOW MARRIED	
BOND ACCOUNT NUMBER:	
VAT NUMBER:	
INCOME TAX NUMBER:	
PHYSICAL ADDRESS:	
POSTAL ADDRESS:	
SELLERS SPOUSE :	
NAME	
SPOUSE ID NUMBER	
CONTACT NUMBER	
PURCHASER:	
NAME	
MAIDEN NAME	
ID NUMBER	
CONTACT NUMBER:	WORK
	CELL
	HOME
EMAIL	
HOW MARRIED	
PHYSICAL ADDRESS:	
POSTAL ADDRESS:	
VAT NUMBER:	
INCOME TAX NUMBER:	
PURCHASERS SPOUSE :	
NAME	
SPOUSE ID NUMBER	
CONTACT NUMBER	



I hereby declare that the information reflected above, are correct.

SELLER

PURCHASER

11

V

SK

8

Bangani Attorneys

From: Bangani Attorneys <bangani@telkomsa.net>
Sent: Wednesday, 19 November 2025 12:00
To: 'primeproperty@telkomsa.net'
Subject: SERVICE//BCMM V THE SECTIONAL OWNERS OF CURRIE COURT ERF 26631 QUIGNEY AND OTHERS
Attachments: 14112025102126_20251114_9549_2025.11.14,14,27.pdf

We refer to the above matter and attach herewith the Application papers for your attention.

Kindly accept this as service and acknowledge receipt of this email.

Regards

Bangani Attorneys

From: Bangani Attorneys <bangani@telkomsa.net>
Sent: Wednesday, 19 November 2025 11:39
To: 'Ntombekhaya.faltein@gpaa.gov.za'
Subject: SERVICE//BCMM V THE SECTIONAL OWNERS OF CURRIE COURT ERF 26631 QUIGNEY AND OTHERS
Attachments: 14112025102126_20251114_9549_2025.11.14.14.27.pdf

We refer to the above matter and attach herewith the Application papers for your attention.

Kindly accept this as service and acknowledge receipt of this email.

Regards

Bangani Attorneys

From: Bangani Attorneys <bangani@telkomsa.net>
Sent: Wednesday, 19 November 2025 11:30
To: 'admin@investigon.co.za'
Subject: SERVICE//BCMM V THE SECTIONAL OWNERS OF CURRIE COURT ERF 26631 QUIGNEY AND OTHERS
Attachments: 14112025102126_20251114_9549_2025.11.14.14.27.pdf

We refer to the above matter and attach herewith the Application papers for your attention.

Kindly accept this as service and acknowledge receipt of this email.

Regards

Bangani Attorneys

From: Bangani Attorneys <bangani@telkomsa.net>
Sent: Wednesday, 19 November 2025 11:27
To: 'Mthunzi.ngwenya@gmail.com'
Subject: SERVICE//BCMM V THE SECTIONAL OWNERS OF CURRIE COURT ERF 26631 QUIGNEY AND OTHERS
Attachments: 14112025102126_20251114_9549_2025.11.14.14.27.pdf

We refer to the above matter and attach herewith the Application papers for your attention.

Kindly accept this as service and acknowledge receipt of this email.

Regards

Bangani Attorneys

From: Bangani Attorneys <bangani@telkomsa.net>
Sent: Wednesday, 19 November 2025 11:24
To: 'v.boqwana@icloud.com'
Subject: SERVICE//BCMM V THE SECTIONAL OWNERS OF CURRIE COURT ERF 26631 QUIGNEY AND OTHERS
Attachments: 14112025102126_20251114_9549_2025.11.14.14.27.pdf

We refer to the above matter and attach herewith the Application papers for your attention.

Kindly accept this as service and acknowledge receipt of this email.

Regards

Bangani Attorneys

From: Bangani Attorneys <bangani@telkomsa.net>
Sent: Wednesday, 19 November 2025 11:20
To: 'nonzwakazi.voyi@standardbank.co.za'
Subject: SERVICE//BCMM V THE SECTIONAL OWNERS OF CURRIE COURT ERF 26631 QUIGNEY AND OTHERS
Attachments: 14112025102126_20251114_9549_2025.11.14.14.27.pdf

We refer to the above matter and attach herewith the Application papers for your attention.

Kindly accept this as service and acknowledge receipt of this email.

Regards

Bangani Attorneys

From: Bangani Attorneys <bangani@telkomsa.net>
Sent: Wednesday, 19 November 2025 11:07
To: 'Moyos1960@gmail.com'
Subject: BCMM V THE SECTIONAL OWNERS OF CURRIE COURT ERF 26631 QUIGNEY AND OTHERS
Attachments: 14112025102126_20251114_9549_2025.11.14.14.27.pdf

We refer to the above matter and attach herewith the Application papers for your attention.

Kindly accept this as service and acknowledge receipt of this email.

Regards

Bangani Attorneys

From: Bangani Attorneys <bangani@telkomsa.net>
Sent: Wednesday, 19 November 2025 11:01
To: 'mkwelobonakele@gmail.com'
Subject: BCMM V THE SECTIONAL OWNERS OF CURRIE COURT ERF 26631 QUIGNEY AND OTHERS
Attachments: 14112025102126_20251114_9549_2025.11.14.14.27.pdf

We refer to the above matter and attach herewith the Application papers for your attention.

Kindly accept this as service and acknowledge receipt of this email.

Regards

Bangani Attorneys

From: Bangani Attorneys <bangani@telkomsa.net>
Sent: Wednesday, 19 November 2025 10:52
To: 'obibayaa@gmail.com'
Subject: BCMM V THE SECTIONAL OWNERS OF CURRIE COURT ERF 26631 QUIGNEY AND OTHERS
Attachments: 14112025102126_20251114_9549_2025.11.14.14.27.pdf

We refer to the above matter and attach herewith the Application papers for your attention.

Kindly accept this as service and acknowledge receipt of this email.

Regards

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (I) MINUTE NO. VBCMC 201/26 :
 MINUTE NO. VBCMC 21/26 :
 MINUTE NO. BCMC 415/25 :
 MINUTE NO. BCMC 49/25 :
 MINUTE NO. BCMC 459/24 :
 MINUTE NO. VBCMC 26/24 :
 MINUTE NO. BCMC 700/23 :
 MINUTE NO. BCMC 270/23 :
 MINUTE NO. BCMC 756/22 :
 MINUTE NO. VBCMC 115/22 :
 MINUTE NO. VBCMC 67/21(NC) :
 MINUTE NO. VBCMC 724/21 :
PROCESS PLAN FOR THE DEVELOPMENT OF
 THE DELEGATION FRAMEWORK

RESOLVED:

1. That the City Manager and the Office of the Speaker be required to arrange a Councillors' and Traditional Leaders' Workshop on the Reviewal of Buffalo City Metropolitan Municipality Delegation Framework and the outcome thereof be reported **to the Council meeting scheduled for 28 May 2026.**
2. That action taken with regard to the non-submission of the required report for the Council meeting held on 30 April 2026, **be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 201/26 dated 30 April 2026.**

[NOTE: The report required in terms of Resolution No's 1 and 2 hereof is attached hereto for consideration.]

REPORT TO COUNCIL: 28 MAY 2026

File No: 2/1

Author Acting City Manager – (V. Pillay) / mz

PROCESS PLAN FOR THE DEVELOPMENT OF THE DELEGATION FRAMEWORK**1. PURPOSE**

The purpose of this report is to inform Council that the previously proposed process plan for the development of the Delegation Framework has been overtaken by developments relating to the Delegations Framework based on Trading Services, as initiated by National Treasury.

2. AUTHORITY

Council

3. LEGAL / STATUTORY REQUIREMENTS

3.1 Constitution of the Republic of South Africa, 1996

3.2 Local Government: Municipal Demarcation Act, 1998

3.3 Local Government: Municipal Property Rates Act, 2004

3.4 Local Government: Municipal Systems Act, 32 of 2000

3.5 Local Government: Municipal Finance Management Act, 56 of 2003

3.6 Labour Relations Act, 66 of 1995

3.7 Spatial Planning and Land Use Management Act (SPLUMA), 2013

3.8 Municipal Regulations

3.9 Collective Agreements

3.10 Council Policies

4. **BACKGROUND / REASONING**

Section 59(1) of the Local Government: Municipal Systems Act, 32 of 2000 requires that a municipal council develop a system of delegation to enhance administrative and operational efficiency while ensuring adequate checks and balances.

Council had previously initiated a process plan for the development of a Delegation Framework to give effect to this legislative requirement.

5. **EXPOSITION OF FACTS**

Subsequent to the development of the initial process plan, National Treasury introduced a Delegations Framework based on Trading Services. This development has effectively superseded the Municipality's original process plan for the development of a general Delegation Framework.

The Trading Services-based Delegations Framework provides a more structured and nationally aligned approach to the assignment and exercise of delegated powers, particularly in relation to municipal service delivery functions.

Considering this, the previously proposed process plan is no longer applicable in its current form. The Municipality will instead align its delegation system with the framework and guidelines issued by National Treasury.

The Head of Directorate: Corporate Services has reviewed the attached process plan and confirms that it has been overtaken by these developments.

6. **CHALLENGES**

None.

7. **FINANCIAL IMPLICATIONS**

None.

8. **STAFF IMPLICATIONS**

None.

9. **OTHER PARTIES CONSULTED**

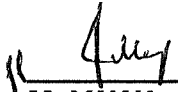
National Treasury

10. **RECOMMENDATION**

It is recommended that:

10.1 Council notes that the process plan for the development of the Delegation Framework has been overtaken by the Delegations Framework based on Trading Services initiated by National Treasury.

10.2 Council further notes that the Municipality will align its delegation system in accordance with the National Treasury framework.



M. YAWA
CITY MANAGER

Siphatho L. Handi

AME XURE (A)

From: Lusindiso Gobozi
Sent: Monday, 11 May 2026 11:40
To: Siphatho L. Handi
Subject: FW: Proposed scope of work

From: Mlamli Zenzile <MlamliZ@buffalocity.gov.za>
Sent: Monday, 11 May 2026 11:39
To: Lusindiso Gobozi <LusindisoG@buffalocity.gov.za>
Subject: Fw: Proposed scope of work

Get [Outlook for Android](#)

From: Mlamli Zenzile <MlamliZ@buffalocity.gov.za>
Sent: Tuesday, April 21, 2026 8:37:46 AM
To: Lusindiso Gobozi <LusindisoG@buffalocity.gov.za>
Subject: Re: Proposed scope of work

Good morning

I confirm receipt of the draft terms of reference as detailed here under:

Morning Adv Zenzile

Please find the proposed scope of works for the delegation project from the Consultants. You have also requested to develop BCMM scope of works .It would be appreciated if you could have it ready ASAP. as we need to cost this project.

Thank you

Sent from my iPad

Begin forwarded message:

From: Dawie Griesel <dawie@akhile.co.za>
Date: 18 April 2026 at 09:05:41 SAST
To: Bob Naidoo <Bobn@buffalocity.gov.za>
Cc: Vincent Pillay <VincentP@buffalocity.gov.za>, Aneel Radhakrishna <aneel@akhile.co.za>, Bo Hadebe <bo@akhile.co.za>
Subject: Proposed scope of work

O

Dear Bob,

Thank you for the time and engagement at our recent scoping workshop.

I promised to send this by Friday but unfortunately there were some issues I had to deal with so please accept my apologies for sending it only now.

Below is the proposed Scope of Work as we see it. This email is intended to give you a clear narrative that you can read through and engage if required.

WHAT A PROPER SYSTEM OF DELEGATIONS MUST ACHIEVE

A sound system of delegations must maximise the administrative and operational efficiency of Council by enabling decisions to be taken at the right level; maintain clear separation between political oversight and administrative execution; strengthen Council's oversight role by making explicit what has been delegated, to whom, and under what conditions; and uphold national best practice in line with the requirements of the Auditor-General and National Treasury.

When these objectives are met, the benefits are concrete: the confidence and integrity of officials and committees is raised; senior leaders can focus on strategic matters rather than routine approvals; and transparency and accountability are embedded in the governance structure rather than assumed.

That is correct,

THE LEGAL FOUNDATION — WHAT DELEGATION MEANS IN PRACTICE

The new system will be grounded in a clear and legally sound understanding of what delegation means. Delegation and sub-delegation involve the transfer of powers from one person or body to another, and such powers may only be transferred if the delegating authority is expressly authorised to do so, or if such authority follows by necessary implication.

THE DELEGATION HIERARCHY AND KEY PROVISIONS

The reformed system will establish a clear four-tier hierarchy: Council, which retains powers that may not be delegated (bylaws, the budget, key policy); the Executive Mayor and mayoral structures with specific executive delegations; Municipal Manager for operational decisions; and officials with delegated authority for specific functions within defined limits. Financial delegations will include specific approval limits as well as budget adjustment authority, tender thresholds, and contract signing authority. HR delegations will distinguish between appointments levels and will govern disciplinary processes at the appropriate level. All delegations will be in writing, filed, and accessible, and the system will be subject to annual review and specifically at the commencement of each new political term.

HOW WE PROPOSE TO DELIVER — AND THE JUNE COUNCIL DEADLINE

Critical deadline: Trading Services annexures to Council by 30 June 2026

The Electricity and Water & Sanitation delegation annexures must be adopted by Council before 30 June 2026. We propose to meet this deadline by adopting the annexures now as integrated instruments (with an explicit amendment provision built in) allowing refinements to flow through as formal amendments post-adoption as the microstructure and SPoMA details are finalised. This is both legally sound and practically necessary.

The programme is structured across six phases. Given the 30 June deadline, Phases 2, 3, and 4²⁰¹⁷ run concurrently rather than sequentially, with the Trading Services annexures developed in parallel with the parent System of Delegations.

PHASE 1: APRIL 2026 - Mobilisation and Baseline Assessment

We catalogue every delegation currently in force, map them against the new macro structure to identify conflicts, vacuums, and ultra vires risks, and secure agreement on the design principles that will govern all subsequent work. This phase produces a Project Charter, a delegation inventory, and a Design Principles Note approved by the Reference Group.

PHASE 2: MAY 2026 - Design of the Municipal System of Delegations

We draft the "mother document", a principles-based System of Delegations setting out the full legislative authority base, the four-tier delegation hierarchy, the rules on sub-delegation and the mandatory review cycle tied to each political term. This document forms the legal container into which all annexures plug. It is presented to Council as part of the June submission.

PHASE 3: MAY 2026 (PARALLEL WITH PHASE 4) - Macro Structure and Role Alignment

We map every delegation to a confirmed role in the organisational structure, validate SPoMA reporting lines and MFMA Section 77 designations, and produce the SLA trigger schedule for shared services. Where the W&S microstructure is not yet finalised, we draft based on the best-known structure and include an explicit amendment trigger in the annexure, so Council adopts what is known now and amendments follow through the proper process as the structure is bedded down.

PHASE 4: MAY 2026 (TARGET: READY FOR JUNE COUNCIL) - Trading Services Delegation Annexures (EE and WS)

We integrate the existing EE and WS delegation drafts as formal annexures to the System of Delegations. Each annexure will include an explicit "read-with" clause referencing the parent system, alignment of terminology and authority levels, the sub-delegation rules, and BU financial thresholds, and, critically, a built-in amendment provision allowing Council to update specific provisions post-adoption without reopening the entire system. This means the annexures can go to the June Council sitting in their current best-known form, with refinements processed as amendments as the SPoMA implementation matures.

PHASE 5: JUNE TO AUGUST 2026 - Sub-Delegation Frameworks and Post-Adoption Refinements

Following Council adoption, we design the internal sub-delegation frameworks for each Trading Services business unit, establishing what authority may be passed down further and the thresholds that apply. Any amendments to the annexures arising from the BU microstructure or SPoMA refinements are processed in this phase through the amendment mechanism adopted by Council in June.

PHASE 6: AUGUST TO SEPTEMBER 2026 - Transition, Repeal, and Full Implementation

We produce the repeal resolution for Framework 88 and all instruments being replaced, a transition protocol for decisions in-flight at go-live and support the implementation of the new system across all affected departments and business units. Any annexure amendments agreed in Phase 5 are submitted to the next available Council sitting.

NOTE: Why adopting with an amendment provision is the right approach: It is both legally sound and practically prudent to adopt the Trading Services annexures now and refine them later. Council's adoption gives the business units an immediate, legitimate legal basis to operate under

208;PoMA model. The amendment provision, which will be drafted into the adopting resolution, means that refinements do not require the entire system to be re-adopted. This is the standard approach used in well-governed municipalities and is expressly contemplated by the legislative framework.

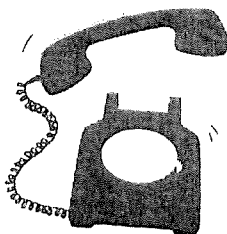
Please let me know if you want to discuss and if the timing of activities is not in line with your planning or thinking.

Have a great weekend.

Dawie Griesel
Programme Manager — BCMM Trading Services Reform
Akhile Management and Consulting

NOTE: The information contained in this communication from the sender is confidential. It is intended solely for use by the recipient and others authorized to receive it. If you are not the recipient, you are hereby notified that any disclosure, copying, distribution or taking action in relation of the contents of this information is strictly prohibited and may be unlawful. <http://www.buffalocity.gov.za>

Fraud hotline number: [0800668413](tel:0800668413)
Call Back Facility: 30916
Email Address: bcmm@thehotline.co.za
Fax to Email: [0867261681](tel:0867261681)
Website: <http://www.thehotline.co.za>



Get [Outlook for Android](#)

From: Vincent Pillay <VincentP@buffalocity.gov.za>
Sent: Monday, April 20, 2026 10:51:28 AM
To: Dawie Griesel <dawie@akhile.co.za>; Bob Naidoo <Bobn@buffalocity.gov.za>; Mlamli Zenzile <MlamliZ@buffalocity.gov.za>
Cc: Aneel Radhakrishna <aneel@akhile.co.za>; Bo Hadebe <bo@akhile.co.za>; Vuyo Majikijela <VuyoMa@buffalocity.gov.za>
Subject: RE: Proposed scope of work

Hi Zenzile

As per the resolution of the TS last meeting for your attention

Regards,



Mr Vincent Pillay
 Chief Operations Officer
 043 705 1047 / 043 705 1065
vincentp@buffalocity.gov.za
www.buffalocitymetro.gov.za
 A City Hard At Work

From: Dawie Griesel <Dawie@AKHILE.CO.ZA>
Sent: Saturday, April 18, 2026 9:05 AM
To: Bob Naidoo <Bobn@buffalocity.gov.za>
Cc: Vincent Pillay <VincentP@buffalocity.gov.za>; Aneel Radhakrishna <aneel@akhile.co.za>; Bo Hadebe <bo@akhile.co.za>
Subject: Proposed scope of work

Dear Bob,

Thank you for the time and engagement at our recent scoping workshop.

I promised to send this by Friday but unfortunately there were some issues I had to deal with so please accept my apologies for sending it only now.

Below is the proposed Scope of Work as we see it. This email is intended to give you a clear narrative that you can read through and engage if required.

WHAT A PROPER SYSTEM OF DELEGATIONS MUST ACHIEVE

A sound system of delegations must maximise the administrative and operational efficiency of Council by enabling decisions to be taken at the right level; maintain clear separation between political oversight and administrative execution; strengthen Council's oversight role by making explicit what has been delegated, to whom, and under what conditions; and uphold national best practice in line with the requirements of the Auditor-General and National Treasury.

When these objectives are met, the benefits are concrete: the confidence and integrity of officials and committees is raised; senior leaders can focus on strategic matters rather than routine approvals; and transparency and accountability are embedded in the governance structure rather than assumed.

THE LEGAL FOUNDATION — WHAT DELEGATION MEANS IN PRACTICE

The new system will be grounded in a clear and legally sound understanding of what delegation means. Delegation and sub-delegation involve the transfer of powers from one person or body to another, and such powers may only be transferred if the delegating authority is expressly authorised to do so, or if such authority follows by necessary implication.

THE DELEGATION HIERARCHY AND KEY PROVISIONS

T210 formed system will establish a clear four-tier hierarchy: Council, which retains powers that may not be delegated (bylaws, the budget, key policy); the Executive Mayor and mayoral structures with specific executive delegations; Municipal Manager for operational decisions; and officials with delegated authority for specific functions within defined limits. Financial delegations will include specific approval limits as well as budget adjustment authority, tender thresholds, and contract signing authority. HR delegations will distinguish between appointments levels and will govern disciplinary processes at the appropriate level. All delegations will be in writing, filed, and accessible, and the system will be subject to annual review and specifically at the commencement of each new political term.

HOW WE PROPOSE TO DELIVER — AND THE JUNE COUNCIL DEADLINE

Critical deadline: Trading Services annexures to Council by 30 June 2026

The Electricity and Water & Sanitation delegation annexures must be adopted by Council before 30 June 2026. We propose to meet this deadline by adopting the annexures now as integrated instruments (with an explicit amendment provision built in) allowing refinements to flow through as formal amendments post-adoption as the microstructure and SPoMA details are finalised. This is both legally sound and practically necessary.

The programme is structured across six phases. Given the 30 June deadline, Phases 2, 3, and 4 will run concurrently rather than sequentially, with the Trading Services annexures developed in parallel with the parent System of Delegations.

PHASE 1: APRIL 2026 - Mobilisation and Baseline Assessment

We catalogue every delegation currently in force, map them against the new macro structure to identify conflicts, vacuums, and ultra vires risks, and secure agreement on the design principles that will govern all subsequent work. This phase produces a Project Charter, a delegation inventory, and a Design Principles Note approved by the Reference Group.

PHASE 2: MAY 2026 - Design of the Municipal System of Delegations

We draft the "mother document", a principles-based System of Delegations setting out the full legislative authority base, the four-tier delegation hierarchy, the rules on sub-delegation and the mandatory review cycle tied to each political term. This document forms the legal container into which all annexures plug. It is presented to Council as part of the June submission.

PHASE 3: MAY 2026 (PARALLEL WITH PHASE 4) - Macro Structure and Role Alignment

We map every delegation to a confirmed role in the organisational structure, validate SPoMA reporting lines and MFMA Section 77 designations, and produce the SLA trigger schedule for shared services. Where the W&S microstructure is not yet finalised, we draft based on the best-known structure and include an explicit amendment trigger in the annexure, so Council adopts what is known now and amendments follow through the proper process as the structure is bedded down.

PHASE 4: MAY 2026 (TARGET: READY FOR JUNE COUNCIL) - Trading Services Delegation Annexures (EE and WS)

We integrate the existing EE and WS delegation drafts as formal annexures to the System of Delegations. Each annexure will include an explicit "read-with" clause referencing the parent system, alignment of terminology and authority levels, the sub-delegation rules, and BU financial thresholds, and, critically, a built-in amendment provision allowing Council to update specific provisions post-adoption without reopening the entire system. This means the annexures can go to the June Council

sitting in their current best-known form, with refinements processed as amendments as the SPo211 implementation matures.

PHASE 5: JUNE TO AUGUST 2026 - Sub-Delegation Frameworks and Post-Adoption Refinements

Following Council adoption, we design the internal sub-delegation frameworks for each Trading Services business unit, establishing what authority may be passed down further and the thresholds that apply. Any amendments to the annexures arising from the BU microstructure or SPoMA refinements are processed in this phase through the amendment mechanism adopted by Council in June.

PHASE 6: AUGUST TO SEPTEMBER 2026 - Transition, Repeal, and Full Implementation

We produce the repeal resolution for Framework 88 and all instruments being replaced, a transition protocol for decisions in-flight at go-live and support the implementation of the new system across all affected departments and business units. Any annexure amendments agreed in Phase 5 are submitted to the next available Council sitting.

NOTE: Why adopting with an amendment provision is the right approach: It is both legally sound and practically prudent to adopt the Trading Services annexures now and refine them later. Council's adoption gives the business units an immediate, legitimate legal basis to operate under the SPoMA model. The amendment provision, which will be drafted into the adopting resolution, means that refinements do not require the entire system to be re-adopted. This is the standard approach used in well-governed municipalities and is expressly contemplated by the legislative framework.

Please let me know if you want to discuss and if the timing of activities is not in line with your planning or thinking.

Have a great weekend.

Dawie Griesel
Programme Manager — BCMM Trading Services Reform
Akhile Management and Consulting

NOTE: The information contained in this communication from the sender is confidential. It is intended solely for use by the recipient and others authorized to receive it. If you are not the recipient, you are hereby notified that any disclosure, copying, distribution or taking action in relation of the contents of this information is strictly prohibited and may be unlawful. <http://www.buffalocity.gov.za>

Fraud hotline 0800668413

number:

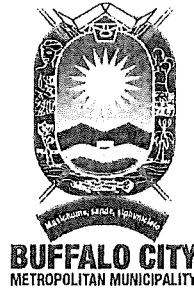
Call Back 30916

Facility:

Email Address: bcmm@thehotline.co.za

Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



Office of the City Manager
 Legal Service Department
 PO Box 134, East London, 5200
 Ground Floor, Trust Centre, East London,
 Tel: 043 705 1006 | Fax: 043 742 0062
 Email: Mlamliz@buffalocity.gov.za

Our ref.: Ifayile yethu: Ons Verw.:	Enq.: Imibuzo: Navrae:	Your ref.: Ifayile yakho: U Verw.:
---	------------------------------	--

DRAFT TERMS OF REFERENCE FOR THE DEVELOPMENT OF A DELEGATION'S FRAMEWORK BASED ON TRADING SERVICES FOR BUFFALO CITY METROPOLITAN MUNICIPALITY

1. BACKGROUND AND PURPOSE

Section 59 of the Local Government: Municipal Systems Act 32 of 2000 requires a municipal council to develop a system of delegation to maximise administrative and operational efficiency while ensuring appropriate checks and balances.

Buffalo City Metropolitan Municipality (BCMM) is undertaking a comprehensive review and redesign of its existing delegations framework (last approved in 2019) to ensure alignment with current legislative requirements, governance standards, and organisational structures particularly within Trading Services (Electricity and Water & Sanitation).



BUFFALOCITYMETROPOLITANMUNICIPALITY

With a vision. A City Hand at Work



The purpose of this Terms of Reference is to guide the development of a legally compliant, operationally effective, and transparent system of delegations that clearly defines authority, accountability, and reporting lines.

2. OBJECTIVES OF THE DELEGATIONS FRAMEWORK

The Delegations Framework must:

- Maximise administrative and operational efficiency by enabling decision-making at the appropriate level
- Ensure a clear separation between political oversight and administrative execution
- Provide explicit checks and balances to strengthen governance and accountability
- Define roles, powers, and responsibilities across all governance levels
- Establish a structured system of delegation and sub-delegation
- Ensure compliance with all applicable legislation and regulatory frameworks
- Create a transparent register of delegated and reserved powers
- Provide clear reporting and feedback mechanisms between delegator and delegate
- Align with best practice standards as required by the Auditor-General and National Treasury

3. LEGAL AND REGULATORY FRAMEWORK

The Delegations Framework must be consistent with, and informed by, the following legislation:

- Constitution of the Republic of South Africa Act 108 of 1996
- Local Government: Municipal Structures Act 117 of 1998
- Local Government: Municipal Systems Act 32 of 2000
- Municipal Finance Management Act 56 of 2003



BUFFALOCITYMETROPOLITANMUNICIPALITY

Justly in deed. A City Hand at Work



- Water Services Act 108 of 1997
- Housing Act 107 of 1997
- National Environmental Management Act 62 of 2008
- Local Government: Municipal Property Rates Act 6 of 2004
- National Building Regulations and Building Standards Act 103 of 1977
- Fire Brigade Services Act 99 of 1987
- Employment Equity Act 55 of 1998
- Skills Development Act 97 of 1998
- and all applicable regulations, ordinances, collective agreements, and sector-specific legislation relevant to Trading Services.

4. SCOPE OF WORK

The project will include:

4.1 Review of Existing Delegations

- Analyse all current delegations approved in 2019
- Identify gaps, overlaps, inconsistencies, and ultra vires risks
- Assess alignment with current organisational and governance structures

4.2 Development of the System of Delegations (“Mother Document”)

- Establish a principles-based overarching framework
- Define rules governing delegation and sub-delegation
- Set mandatory review cycles (aligned to political terms)
- Provide legal authority and structural consistency for all annexures

4.3 Development of Trading Services Annexures

- Electricity Services (EE)
- Water & Sanitation Services (WS)



Each annexure must:

- Align with the parent system
- Clearly define powers, limits, and conditions
- Include financial thresholds and approval limits
- Incorporate sub-delegation provisions
- Contain amendment clauses to allow post-adoption refinement

4.4 Delegation Hierarchy Design

The framework must establish a clear four-tier structure:

- Municipal Council
Retains non-delegable powers (e.g. bylaws, budget, key policies) in terms of Section 160(2) of the Constitution
- Executive Mayor / Mayoral Committee
Strategic and executive authority
- Municipal Manager (Accounting Officer)
Operational and administrative authority
- Officials / Heads of Directorates
Functional and technical decision-making within defined limits

5. KEY PRINCIPLES

The Delegations Framework must:

- Be legally compliant and constitutionally sound
- Clearly distinguish between delegated and non-delegable powers
- Require all delegations to be in writing and formally recorded
- Provide for structured sub-delegation with defined limits
- Include mandatory reporting obligations
- Define conditions, limitations, and thresholds for exercising powers
- Ensure accessibility and transparency of all delegations
- Be subject to periodic review and continuous improvement



6. EXPECTED OUTPUTS / DELIVERABLES

- Project Charter
- Delegation Inventory and Gap Analysis
- Design Principles Document
- System of Delegations (Mother Document)
- Trading Services Annexures (Electricity and Water & Sanitation)
- Register of Delegated and Reserved Powers
- Sub-Delegation Frameworks (post-adoption)
- Repeal and Transition Plan

7. IMPLEMENTATION PLAN AND TIMELINES

Critical Milestone

Adoption of Trading Services Annexures by Council: 30 June 2026

Phases

Phase 1: April 2026 – Mobilisation and Assessment

- Delegation inventory and baseline analysis
- Identification of risks and gaps

Phase 2: May 2026 – System Design

- Drafting of the overarching System of Delegations

Phase 3: May 2026 (Parallel)

- Alignment with macro structure and SPoMA roles

Phase 4: May–June 2026

- Finalisation of Trading Services Annexures for Council submission



Phase 5: June–August 2026

- Development of sub-delegation frameworks
- Processing of amendments

Phase 6: August–September 2026

- Transition, repeal of old framework, and full implementation

8. GOVERNANCE AND REPORTING

- A Project Steering/Reference Group will oversee delivery
- Regular progress reports will be submitted to senior management and political leadership
- All delegated authority must include formal reporting obligations from delegate to delegator
- Council retains oversight and final approval authority

9. EXPECTED OUTCOMES

When implemented, the Delegations Framework will:

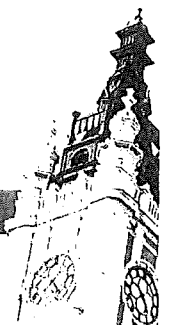
- Enable faster, legally compliant decision-making
- Strengthen governance, accountability, and transparency
- Improve operational efficiency within Trading Services
- Allow political leadership to focus on strategic oversight
- Align BCMM with national best practices and audit expectations


M ZENZILE
HEAD: LEGAL SERVICES & MUNICIPAL COURTS



BUFFALOCITYMETROPOLITANMUNICIPALITY

Shaping the Future. A City Hand at Work



BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (J) MINUTE NO. VBCMC 202/26 :
MINUTE NO. VBCMC 22/26 :
MINUTE NO. BCMC 416/25 :
MINUTE NO. BCMC 50/25 :
MINUTE NO. BCMC 460/24 :
MINUTE NO. VBCMC 27/24 :
MINUTE NO. BCMC 701/23 :
MINUTE NO. BCMC 48/23 :
MINUTE NO. BCMC 757/22 :
MINUTE NO. VBCMC 52/22 :
MINUTE NO. VBCMC 61/21(NC) :
2019/2020 ANNUAL REPORT FOR BUFFALO CITY
METROPOLITAN MUNICIPALITY : OVERSIGHT
REPORT OF THE MUNICIPAL PUBLIC ACCOUNTS
COMMITTEE (MPAC) : MDANTSANE CLUSTER 2 - 908
UNITS : INSTALLATION OF INTERNAL SERVICES AND
CONSTRUCTION OF TOP STRUCTURES PROJECT

RESOLVED:

2. That the Accounting Officer addresses the challenges experienced in the Mdantsane Cluster 2 Housing Project, in particular the electrification and sanitation challenges at Sisulu and Daluxolo Housing Settlements and submit **quarterly progress reports** to the Council, **the next report being due for the Council meeting scheduled for 21 August 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (K) MINUTE NO. VBCMC 203/26 :
MINUTE NO. VBCMC 23/26 :
MINUTE NO. BCMC 417/25 :
MINUTE NO. BCMC 51/25 :
MINUTE NO. BCMC 461/24 :
MINUTE NO. VBCMC 28/24 :
MINUTE NO. BCMC 702/23 :
MINUTE NO. BCMC 49/23 :
MINUTE NO. BCMC 758/22 :
MINUTE NO. VBCMC 62/21(NC) :
PROCESSES TO IMPROVE ACCESS ROAD,
ICT INFRASTRUCTURE AND MARKETING ACTIVITIES
AT KIWANE RESORT

RESOLVED:

That the Accounting Officer facilitates the upgrading of the road to Kiwane Resort, including the Information Communication Technology (ICT) infrastructure; and further, that an effective strategy be developed in order to manage and market the Municipal asset and that **progress be reported to the Council every six (6) months, the next report being due for the Council meeting scheduled for 21 August 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (L) MINUTE NO. VBCMC 204/26 :
MINUTE NO. VBCMC 24/26 :
MINUTE NO. BCMC 418/25 :
MINUTE NO. BCMC 52/25 :
MINUTE NO. BCMC 462/24 :
MINUTE NO. VBCMC 29/24 :
MINUTE NO. BCMC 703/23 :
MINUTE NO. BCMC 50/23 :
MINUTE NO. BCMC 759/22 :
MINUTE NO. VBCMC 121/22 :
UPDATE ON PROGRESS MADE ON DISASTER RELIEF FUNDING
APPLICATION FOR THE REHABILITATION AND
RECONSTRUCTION OF ROADS AND STORMWATER
INFRASTRUCTURE DAMAGED BY THE STORMS OF
DECEMBER 2021 AND JANUARY 2022
-

RESOLVED:

2. That it further be NOTED that the Roads and Stormwater Branch will submit **quarterly reports** on the Progress and Implementation of the projects identified for the Disaster Response Grant R44 600 000,00 and the Disaster Recovery Grant R78 000 000,00, **the next report being due for the Council meeting scheduled for 21 August 2026.**
3. That the Council APPROVES that, **once the requested funding has been approved by the Department of Co-operative Governance and Traditional Affairs** and allocated to Buffalo City Metropolitan Municipality, **quarterly progress reports will be submitted to the Council** on how the estimated allocated funds broken down as referred to in Resolution No.5 of Minute No. VBCMC 5/22 dated 19 January 2022, will be spent and how services will be procured in respect thereof.

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(M) MINUTE NO. VBCMC 205/26 :
MINUTE NO. VBCMC 25/26 :
MINUTE NO. BCMC 419/25 :
MINUTE NO. BCMC 53/25 :
MINUTE NO. BCMC 463/24 :
MINUTE NO. VBCMC 30/24 :
MINUTE NO. BCMC 704/23 :
MINUTE NO. BCMC 51/23 :
MINUTE NO. BCMC 760/22 :
MINUTE NO. VBCMC 21/22 :
INDIGENT REGISTRATION PROGRAMME : QUARTERLY REPORT

RESOLVED:

2. That **quarterly progress reports** on the capturing of information for the indigent subsidy applicants be submitted to the Council, **the next report being due for the Council meeting scheduled for 21 August 2026.**
3. That two (2) people per Ward be employed in order to assist on the registration of indigent people and **the outcome thereof be included in the report referred to in Resolution No. 3 of Minute No. VBCMC 25/26 dated 29 January 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (N) MINUTE NO. VBCMC 206/26 :
DEVELOPMENT OF A POLICY THAT WILL ADDRESS THE
ISSUE OF COUNCILLORS WRITING LETTERS OF AUTHORITY:
REQUEST FOR AN EXTENSION OF TIME

RESOLVED:

That the Council APPROVES the request for an extension of time for the submission of the **report** on the development of a Policy addressing the issue of Councillors writing letters of Authority **to the Council meeting scheduled for 28 May 2026.**

[NOTE: At the time of going to print of the agenda, the report required in terms of the above resolution was still awaited.]

- (O) MINUTE NO. VBCMC 207/26 :
MINUTE NO. VBCMC 26/26 :
MINUTE NO. BCMC 420/25 :
MINUTE NO. BCMC 54/25 :
MINUTE NO. BCMC 464/24 :
MINUTE NO. VBCMC 31/24 :
MINUTE NO. BCMC 705/23 :
MINUTE NO. BCMC 52/23 :
MINUTE NO. BCMC 761/22 :
MINUTE NO. VBCMC 123/22 :
DRY SANITATION PROJECT FOR ALL RURAL AREAS THAT HAVE
BEEN TRANSFERRED TO BUFFALO CITY MUNICIPALITY (BCMM)

RESOLVED:

2. That the Accounting Officer expedites the Dry Sanitation Project for all the rural areas that have been transferred to Buffalo City as a result of demarcation and submit **quarterly progress reports to the Council, the next report being due for the Council meeting scheduled for 21 August 2026**, subject to such report quantifying the number of toilets already built in the former Amahlathi Area.

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (P) MINUTE NO. VBCMC 208/26 :
 MINUTE NO. VBCMC 27/26 :
 MINUTE NO. BCMC 421/25 :
 MINUTE NO. BCMC 55/25 :
 MINUTE NO. BCMC 465/24 :
 MINUTE NO. VBCMC 32/24 :
 MINUTE NO. BCMC 706/23 :
 MINUTE NO. BCMC 53/23 :
 MINUTE NO. BCMC 762/22 :
 MINUTE NO. VBCMC 186/22 :
 SPECIFIC AREAS AND SPECIFIC PEOPLE AFFECTED
 BY THE DISASTER DURING 13 DECEMBER 2021,
 8 JANUARY 2022 AND 19 FEBRUARY 2022
-

RESOLVED:

That a **report** on Disaster Management Protocol be submitted to the Council **once the Sector Risk Assessment and Plans have been completed.**

- (Q) MINUTE NO. VBCMC 209/26 :
 MINUTE NO. VBCMC 28/26 :
 MINUTE NO. BCMC 422/25 :
 MINUTE NO. BCMC 56/25 :
 MINUTE NO. BCMC 466/24 :
 MINUTE NO. VBCMC 33/24 :
 MINUTE NO. BCMC 707/23 :
 MINUTE NO. BCMC 54/23 :
 MINUTE NO. BCMC 766/22 :
 MINUTE NO. VBCMC 274/22 :
 WARD COUNCILLORS' OFFICES PROGRESS REPORT:
 31 MARCH 2026
-

RESOLVED:

2. That the **quarterly progress report** of the Speaker on the State of the Ward Councillors' Offices, be submitted to the Council, **the next report being due for the Council meeting scheduled for 21 August 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (R) MINUTE NO. VBCMC 210/26 :
 MINUTE NO. VBCMC 29/26 :
 MINUTE NO. BCMC 423/25 :
 MINUTE NO. BCMC 57/25 :
 MINUTE NO. BCMC 467/24 :
 MINUTE NO. VBCMC 34/24 :
 MINUTE NO. BCMC 708/23 :
 MINUTE NO. BCMC 55/23 :
 MINUTE NO. BCMC 767/22 :
 MINUTE NO. VBCMC 275/22 :
ATTENDANCE OF BUFFALO CITY METROPOLITAN COUNCIL
 MEETINGS AND COMMITTEE MEETINGS BY COUNCILLORS AND
 TRADITIONAL LEADERS FOR THE FIRST AND SECOND QUARTER
 PROGRESS REPORT FOR THE 2025/2026 FINANCIAL YEAR

RESOLVED:

2. That a **comprehensive report** on the Attendance of Councillors and Traditional Leaders to Council and Council Committee meetings be submitted to the **Council meeting scheduled for 28 May 2026.**

- [NOTES:**
1. **A request for extension of time to submit the comprehensive report required in terms of the above resolution, to the Council meeting scheduled for 21 August 2026, is attached hereto for consideration.**
 2. **During the minute writing process, the above heading had been amended / corrected to correspond with the heading / content of the report.]**

ORDINARY COUNCIL MEETING: 28 MAY 2026

[File No.3/1/1]

[Author: Speaker of Council: (Cllr C.H.M. Maxegwana)/mjs]

**ATTENDANCE OF BUFFALO CITY METROPOLITAN COUNCIL MEETINGS
AND COMMITTEE MEETINGS BY COUNCILLORS AND TRADITIONAL
LEADERS: REQUEST FOR EXTENSION OF TIME**

1. PURPOSE

- 1.1. To request the Buffalo City Metropolitan Council to **APPROVE** a request for extension of time.
- 1.2. A Third (3rd) Quarter progress report for the 2025/2026 Financial Year be tabled in the next Ordinary Council Meeting scheduled for 21 August 2026.

2. AUTHORITY

Buffalo City Metropolitan Council

3. LEGAL / STATUTORY REQUIREMENTS

- 3.1. The Constitution of the Republic of South Africa, 1996
- 3.2. The Local Government: Structures Act 117 of 1998
- 3.3. The Local Government: Systems Act 32 of 2000
- 3.4. The Local Government: Municipal Finance Management Act 56 of 2003
- 3.5. BCMM Standing Rules and Orders

4. REASONING / BACKGROUND

According to MINUTE NO. VBCMC 210/26 the Council resolved:

“That a comprehensive report on the Attendance of Councillors and Traditional Leaders to Council and Council Committee meetings be submitted to the Council meeting scheduled for 28 May 2026.”

5. EXPOSITION OF FACTS

Section 37 of the Local Government: Municipal Structures Act 117 of 1998 requires that:-

“The speaker of a municipal council—

(a) presides at meetings of the council;

(b) performs the duties and exercises the powers delegated to the speaker in terms of section 32;

(c) must ensure that the council meets at least quarterly;

(d) must maintain order during meetings;

(e) must ensure compliance in the council and council committees with the Code of Conduct set out in Schedule 5; and

(f) must ensure that council meetings are conducted in accordance with the rules and orders of the council.”

In accordance with the above legislation, the Office of the Speaker has once again requested quarterly attendance registers of Council and Council Committees that are established in terms of Section 79 and 80 of the Local Government: Municipal Structures Act 117 of 1998.

At the time of the compilation of this report, the minutes relating to Council Meetings for the Third (3rd) Quarter of the 2025/2026 Financial Year had not yet been adopted by Council, which affected the availability of the corresponding attendance registers.

6. CHALLENGES

CHALLENGE	POSSIBLE SOLUTION
Minutes pending Council adoption.	Adoption of Minutes during the Ordinary Council Meeting scheduled for 28 May 2026.

7. STAFF IMPLICATIONS

None

8. FINANCIAL IMPLICATIONS

None

9. OTHER PARTIES CONSULTED

Whip of Council

10. RECOMMENDATION/S

It is recommended:

- 10.1. The Buffalo City Metropolitan Council **APPROVES** a request for extension of time.
- 10.2. A Third (3rd) Quarter progress report on attendance of Councillors and Traditional Leaders be tabled to the next Ordinary Council Meeting on 21 August 2026.



COUNCILLOR C.H.M. MAXEGWANA
SPEAKER OF COUNCIL
Ncumisa Sidukwana

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (S) MINUTE NO. VBCMC 212/26 :
 MINUTE NO. VBCMC 31/26 :
 MINUTE NO. BCMC 425/25 :
 MINUTE NO. BCMC 60/25 :
 MINUTE NO. BCMC 471/24 :
 MINUTE NO. VBCMC 39/24 :
 MINUTE NO. BCMC 714/23 :
 MINUTE NO. BCMC 58/23 :
 PETITIONS MANAGEMENT COMMITTEE :
 SECOND, THIRD AND FOURTH QUARTERLY
 REPORT FOR 2024/2025 AND FIRST QUARTERLY
REPORT FOR 2025/2026 FINANCIAL YEAR

RESOLVED:

1. That the Speaker of the Council takes appropriate action to ensure that the Petitions Management Committee sits as required by the Legislation and the Calendar of Meetings and **reports** thereon be submitted to the Council **on a quarterly basis, the next report being due for the Council meeting scheduled for 28 May 2026;** and further, that the outcomes of the petitions submitted be reported to the Petitioners, per the request for extension by the Speaker.
2. That progress on the remedial actions to the challenges faced by the Petitions Management Committee, **be included in the quarterly report referred to in Resolution No. 2 of Minute No. VBCMC 31/26 dated 29 January 2026.**

- [NOTES:
1. **A request for extension of time to submit the quarterly report required in terms of resolution No's 1 and 2 hereof to the Council meeting scheduled for 21 August 2026, is attached hereto for consideration.**
 2. **During the minute writing process, the above heading had been amended / corrected to correspond with the heading / content of the report.]**

ANNEXURE

ORDINARY COUNCIL MEETING: 28 MAY 2026

[File No.: 3/1/2/56]

[Author: Petitions Management Committee Chairperson (Cllr. V. Peter)/nn]

PETITIONS MANAGEMENT COMMITTEE: REQUEST FOR EXTENSION OF TIME

1. PURPOSE

- 1.1. To request Buffalo City Metropolitan Council to **APPROVE** request for extension of time.
- 1.2. A third quarterly report for 2025/2026 Financial Year shall be tabled in the next Ordinary Council Meeting scheduled for 21 August 2026.

2. AUTHORITY

Buffalo City Metropolitan Council

3. LEGAL / STATUTORY REQUIREMENTS

- 3.1 The Constitution of the Republic of South Africa, 1996
- 3.2 Local Government Structures Act 117 of 1998
- 3.3 Local Government Systems Act 32 of 2000
- 3.4 Petitions Management Policy and Terms of Reference

4. REASONING / BACKGROUND

As per minute No. VBCMC 31/26 BCMM Council resolved:

“That the Speaker of the Council takes appropriate action to ensure that the Petitions Management Committee sits as required by the Legislation and the Calendar of Meetings and reports thereon be submitted to Council

on a quarterly basis, the next report being due for the Ordinary Council meeting scheduled for 28 May 2026”

5. EXPOSITION OF FACTS

In accordance with Section 17 of Local Government: Municipal System Act 32 of 2000 all mechanisms, processes and procedures for community participation shall be guided as follows:

“(1) Participation by the local community in the affairs of the municipality must take place through—

(a) political structures for participation in terms of the Municipal Structures Act;

(b) the mechanisms, processes and procedures for participation in municipal governance established in terms of this Act;

(c) other appropriate mechanisms, processes and procedures established by the municipality;

(d) councillors; and

(e) generally applying the provisions for participation as provided for in this Act.

(2) A municipality must establish appropriate mechanisms, processes and procedures to enable the local community to participate in the affairs of the municipality, and must for this purpose provide for—

(a) the receipt, processing and consideration of petitions and complaints lodged by members of the local community;

(b) notification and public comment procedures, when appropriate;

(c) public meetings and hearings by the municipal council and other political structures and political office bearers of the municipality, when appropriate;

(d) consultative sessions with locality recognised community organisations and, where appropriate, traditional authorities; and

(e) report-back to the local community.

The above cited legislation should be read in conjunction with the Buffalo City Metropolitan Municipality's Petitions Management Policy and its Terms of Reference.

Noting that the administrative process of composition was done but since a Petitions Management Committee (PMC) was not apprised with the contents of the Third quarterly registers due to rationalisation of Council Committees.

It is therefore, against this background that the Chairperson of the Committee requests the Council to give the Committee an extension of time.

A third quarterly report shall be tabled to the Ordinary Council Meeting scheduled for 21 August 2026.

6. CHALLENGES

None

7. STAFF IMPLICATIONS

None

8. FINANCIAL IMPLICATIONS

None

9. OTHER PARTIES CONSULTED

9.1 Petitions Management Committee


9.2 The Speaker of Council

9.3 The Whip of Council

10. RECOMMENDATION

It is recommended that:

- 10.1 Buffalo City Metropolitan Council **APPROVES** extension of time for the Petitions Management Committee to submit the quarterly report to the Ordinary Council Meeting that is scheduled for 21 August 2026.
- 10.2 A third quarterly report for 2025/2026 Financial Year shall be tabled in the next Ordinary Council Meeting scheduled for 21 August 2026.



COUNCILLOR. V. PETER
CHAIRPERSON: PETITIONS MANAGEMENT COMMITTEE
Ncumisa Sidukwana

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (T) MINUTE NO. VBCMC 213/26 :
 MINUTE NO. VBCMC 32/26 :
 MINUTE NO. BCMC 426/25 :
 MINUTE NO. BCMC 61/25 :
 MINUTE NO. BCMC 472/24 :
 MINUTE NO. VBCMC 40/24 :
 MINUTE NO. BCMC 716/23 :
 MINUTE NO. BCMC 297/23 :
**FLOODING INCIDENT AND RENOVATION OF
 BUFFALO CITY METROPOLITAN COUNCIL
 CHAMBER AT EAST LONDON CITY HALL AUDITORIUM**

RESOLVED:

2. That **quarterly progress reports** on the refurbishment of the East London City Hall Complex be submitted to the Council by the City Manager, **the next report being due for the Council meeting scheduled for 21 August 2026.**

- (U) MINUTE NO. VBCMC 214/26 :
 MINUTE NO. VBCMC 33/26 :
 MINUTE NO. BCMC 427/25 :
 MINUTE NO. BCMC 65/25 :
 MINUTE NO. BCMC 476/24 :
 MINUTE NO. VBCMC 50/24 :
 MINUTE NO. BCMC 685/23 :
 REPORT NO. MMC 432/23 :
**MATTER OF EXIGENCY :
 FINANCIAL RECOVERY PLAN QUARTERLY REPORT
 FOR THE PERIOD ENDED 31 MARCH 2026**

RESOLVED:

2. That the power to approve the amendment and expansion of the Rescue Phase of the Financial Recovery Plan (FRP) be and is hereby delegated to the Metropolitan Mayoral Committee and that **quarterly update reports** thereon be submitted to the Council, **the next report being due for the Council meeting scheduled for 21 August 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (V) MINUTE NO. VBCMC 216/26 :
MINUTE NO. VBCMC 34/26 :
MINUTE NO. BCMC 428/25 :
MINUTE NO. BCMC 66/25 :
MINUTE NO. BCMC 477/24 :
MINUTE NO. VBCMC 51/24 :
MINUTE NO. BCMC 736/23 :
REVIEWAL OF BUFFALO CITY METROPOLITAN MUNICIPALITY
STANDING RULES AND ORDERS BY-LAW: PROGRESS REPORT

RESOLVED:

That a **quarterly progress** report on the Draft Implementation Plan referred to in Resolution No. 2 of Minute No. VBCMC 34/26 dated 29 January 2026, be submitted **to the Council meeting scheduled for 28 May 2026**, per the request for extension by the Speaker.

[NOTE: The quarterly progress report required in terms of the above resolution, is attached hereto for consideration.]

ORDINARY COUNCIL MEETING: 28 MAY 2026

[File No.: 3/1/2/44]

[Author: Chairperson of the Rules Committee (Councillor C.H.M. Maxegwana)/nn]

**REVIEWAL OF BUFFALO CITY METROPOLITAN MUNICIPALITY
STANDING RULES AND ORDERS BY-LAWS: PROGRESS REPORT**

1. PURPOSE

To apprise the Buffalo City Metropolitan Council to **CONSIDER** and **APPROVE** a revised Implementation Plan.

2. AUTHORITY

Buffalo City Metropolitan Council

3. LEGAL/STATUTORY REQUIREMENTS

- 3.1 The Constitution of the Republic of South Africa, 1996
- 3.2 Local Government: Municipal Structures Act 117 of 1998
- 3.3 Local Government: Municipal Systems Act 32 of 2000
- 3.4 BCMM Standing Rules and Orders for the meetings of the Council and Committees of Buffalo City Metropolitan Municipality

4. REASONING/BACKGROUND

As per minute No. BCMC 216/26 BCMM Council resolved:

“That the quarterly progress report on the Draft Implementation Plan referred to in resolution No. 2 of Minute No. VBCMC 34/26 dated 29 January 2026, be submitted to the Council meeting scheduled for 28 May 2026”

5. EXPOSITION OF FACTS

Section 37 of the Local Government: Municipal Structures Act 117 of 1998:-

“The speaker of a municipal council—

(a) presides at meetings of the council;

(b) performs the duties and exercises the powers delegated to the speaker in terms of section 32;

(c) must ensure that the council meets at least quarterly;

(d) must maintain order during meetings;

(e) must ensure compliance in the council and council committees with the Code of Conduct set out in Schedule 5; and

(f) must ensure that council meetings are conducted in accordance with the rules and orders of the council.”

The above cited legislation should be read in conjunction with the Buffalo City Metropolitan Standing Rules and Orders By-Law.

The technical committee has revised the Implementation Plan and therefore the Council is requested to consider and approve the revised plan. For ease of reference please see attached copy.

6. CHALLENGES

None

7. STAFF IMPLICATIONS

None.

8. FINANCIAL IMPLICATIONS

None

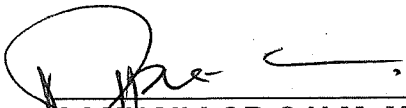
9. OTHER PARTIES CONSULTED

- 9.1 Speaker of Council
- 9.2 Whip of Council

10. RECOMMENDATION

It is recommended that:

- 10.1 Buffalo City Metropolitan Council **CONSIDERS** and **APPROVES** a revised Implementation Plan.
- 10.2 The Rules Committee submits its Progress Report to the Ordinary Council Meeting that is scheduled for 20 August 2026.



COUNCILLOR C.H.M. MAXEGWANA
CHAIRPERSON: RULES COMMITTEE
Ncumisa Sidukwana

IMPLEMENTATION PLAN (REVISED)
REVIEWAL OF BCMM STANDING RULES AND ORDERS BY-LAW

PHASE	DEFINITION OF A GOAL	TASK PURPOSE	RESPONSIBILITY	TIMEFRAMES
1.	Workshop of the Technical Team	To provide guidance to the technical team and identify possible gaps in the current Standing Rules and Orders By-Law.	Technical Team	August 2025
2.	Joint Rules Committee Session with MGNC Committee	Technical team presented the collective inputs in preparations	Rules Committee Technical Team	19 September 2025
3.	Broader Workshop for Councillors	Presentation on the proposed amendments on the Standing Rules and Orders By-law	Rules Committee All Councillors Senior Officials Technical team	30 September 2025
4.	Submission of a quarterly report:- - Revised Implementation Plan - Process flow to review Standing Rules and Orders	To update Council on progress made.	Rules Committee Technical Team	Ordinary Council meeting of 15 December 2025
5.	Technical Committee	Informed by the inputs/ comments in the sessions in September 2025, the technical committee is to provide further guidance and identify possible gaps in the current Standing Rules and Orders.	Technical Team	15 May 2026
6.	Workshop of the Rules Committee	To provide political guidance to the technical team and identify possible gaps in the current Standing Rules and Orders.	Rule Committee Technical Team	June 2026

7.	Workshop of all Councillors, Traditional Leaders and Senior Management Teams (SMT)	To present Draft TWO of the draft amendments of the current Standing Rules and Orders By-Law and appraisal of the Councillors and Traditional Leaders thereafter.	Rules Committee Technical Team	June 2026
8.	Clustering of wards and public engagements	Public participation on the draft amendments to Standing Rules and Orders By-Law	Rules Committee Technical Team	July 2026
9.	Workshop of the Rules Committee	Consideration and integration of public inputs into the document in preparation for the Council – August 2026	Rule Committee Technical Team	August 2026
10.	Councillors Workshop on the Rules and Orders By-law	Consideration and integration of public inputs into the document in preparation for the Council – August 2026	Rules Committee All Councillors Senior Officials Technical Team	August 2026
11.	Consideration of Final Draft of the Standing Rules and Orders By-Law by the Council	Council to consider, note and approve the amendments on Standing Rules and Orders By-Law.	Office of the Speaker Council	Tabling the Standing Rules and Orders By-Law to the Council meeting October 2026
12.	Gazette of the Standing Rules and Orders By-Law	Upon approval of the draft amendments by the Council, the MEC COGTA would be requested to consider and gazette the amendments to the Standing Rules and Orders By-Law.	MEC (COGTA)	January - February 2027

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(W) MINUTE NO. VBCMC 217/26 :
 MINUTE NO. VBCMC 35/26 :
 MINUTE NO. BCMC 429/25 :
 MINUTE NO. BCMC 70/25 :
 MINUTE NO. BCMC 482/24 :
 MINUTE NO. BCMC 145/24 :
LEGAL ADVICE ON THE PERMANENT EMPLOYMENT
 OF THE HEADS OF DIRECTORATES

RESOLVED:

1. That the Executive Mayor, Councillor P. Faku be requested to seek an external legal opinion on the legality of rescinding the Council resolution pertaining to the permanent employment of the Heads of Directorates and a **report** on the outcome thereof be submitted to **the Council meeting scheduled for 30 July 2026**, per the verbal request for extension by the Acting Executive Mayor.
2. That action taken with regard to the non-submission of the required report for the Council meeting held on 30 April 2026, **be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 217/26 dated 30 April 2026.**

(X) MINUTE NO. VBCMC 218/26 :
 MINUTE NO. VBCMC 36/26 :
 MINUTE NO. BCMC 430/25 :
 MINUTE NO. BCMC 71/25 :
 MINUTE NO. BCMC 483/24 :
 REPORT NO. VMMC 119/24 :
 REVIEWAL OF THE APPROVED OVERTIME POLICY :
 BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) :
PROGRESS REPORT

RESOLVED:

That a **report** on the Reviewed Overtime Policy **be submitted to the Council scheduled for 30 July 2026**, per the request for extension by the City Manager.

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(Y) MINUTE NO. VBCMC 219/26 :
 MINUTE NO. VBCMC 37/26 :
 MINUTE NO. BCMC 431/25 :
 MINUTE NO. BCMC 72/25 :
 MINUTE NO. BCMC 485/24 :
 MINUTE NO. BCMC 244/24 :
BUFFALO CITY METROPOLITAN DEVELOPMENT
 AGENCY (BCMDA) PROJECTS : QUESTIONS
 FROM A DEMOCRATIC ALLIANCE COUNCILLOR

RESOLVED:

1. That consideration of the matter under the above heading be DEFERRED to the Council meeting scheduled for 28 May 2026, to allow the Chairperson and Chief Executive Officer of the Buffalo City Metropolitan Development Agency to attend the Council meeting and to respond to all the issues raised in the Notice of Question.
2. That action taken with regard to the non-submission of the required report for the Council meeting held on 30 April 2026, **be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 219/26 dated 30 April 2026.**

[NOTE: At the time of going to print of the agenda, the report required in terms of Resolution No's 1 and 2 hereof was still awaited.]

(Z) MINUTE NO. VBCMC 220/26
 MINUTE NO. VBCMC 38/26 :
 MINUTE NO. BCMC 432/25 :
 MINUTE NO. BCMC 73/25 :
 MINUTE NO. BCMC 486/24 :
 MINUTE NO. BCMC 245/24 :
LACK OF REPAIR AND MAINTENANCE AT
 THE FIRE DEPARTMENT BUILDINGS : NOTICE OF
 MOTION BY A DEMOCRATIC ALLIANCE COUNCILLOR

RESOLVED:

That it further be NOTED that **reports** on the repairs and maintenance of Fire Station Buildings will be submitted to the Council by the Directorate of Spatial Planning and Development every six (6) months, as the custodians of the Municipal buildings, **the first report being due for the Council meeting scheduled for 21 August 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (AA) MINUTE NO. VBCMC 221/26 :
 MINUTE NO. VBCMC 40/26 :
 MINUTE NO. BCMC 434/25 :
 MINUTE NO. BCMC 316/25 :
 MINUTE NO. BCMC 200/25 :
 MINUTE NO. BCMC 76/25 :
 MINUTE NO. BCMC 492/24 :
 MINUTE NO. VBCMC 414/24 :
REPORT FOR MIDLAND OFFICE ACCOMMODATION FOR A PERIOD OF THIRTY-SIX (36) MONTHS

RESOLVED:

3. That **quarterly progress reports** on the construction of a permanent Municipal Offices on Buffalo City Metropolitan Municipality's own land located at N.U. 6, Mdantsane, be submitted to the Council and **the next report being due for the Council meeting scheduled for 21 August 2026.**

- (BB) MINUTE NO. VBCMC 222/26 :
 MINUTE NO. VBCMC 41/26 :
 MINUTE NO. BCMC 435/25 :
 MINUTE NO. BCMC 317/25 :
 MINUTE NO. BCMC 202/25 :
 MINUTE NO. BCMC 79/25 :
 MINUTE NO. BCMC 495/24 :
 MINUTE NO. VBCMC 427/24 :
 EXIGENCY ITEM :
INVESTIGATION OF THE IRREGULAR EXPENDITURE FOR CONTRACT 13 FOR THE YEARS : 2012/2013 AND 2013/2014 AS WELL AS CONTRACT 13B FOR THE YEARS : 2018/2019, 2019/2020 AND 2020/2021

RESOLVED:

That consideration of the tabled report of the City Manager, on the investigation of the irregular expenditure for Contract 13, attached to Matter Outstanding (II), to the Council meeting held on 28 May 2025, be REFERRED BACK to the Municipal Public Accounts Committee, to allow the Municipal Public Accounts Committee and Management time to discuss the matter further and submit a report on the outcome thereof **to the Council meeting scheduled for 30 July 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(CC) MINUTE NO. VBCMC 223/26 :
 MINUTE NO. VBCMC 42/26 :
 MINUTE NO. BCMC 436/25 :
 MINUTE NO. BCMC 319/25 :
 MINUTE NO. BCMC 205/25 :
 MINUTE NO. BCMC 84/25 :
 MINUTE NO. BCMC 533/24 :
 BUFFALO CITY METROPOLITAN MUNICIPALITY'S
 GEOGRAPHICAL NAMES COMMITTEE:
QUARTERLY PROGRESS REPORT

RESOLVED:

2. That **quarterly progress reports** on Buffalo City Metropolitan Municipality's Geographic Names be submitted to the Council, the next report being due **for the Council meeting scheduled for 21 August 2026.**

(DD) MINUTE NO. VBCMC 224/26 :
 MINUTE NO. VBCMC 43/26 :
 MINUTE NO. BCMC 437/25 :
 MINUTE NO. BCMC 320/25 :
 MINUTE NO. BCMC 206/25 :
 MINUTE NO. BCMC 86/25 :
 MINUTE NO. VBCMC 26/25 :
IRREGULAR EXPENDITURE INCURRED DURING THE
 2023/2024 FINANCIAL YEAR

RESOLVED:

That the report required in terms of Resolution No. 1 of Minute No. BCMC 86/25 dated 26 March 2025 pertaining to the investigation by the Municipal Public Accounts Committee be DEFERRED to the **Council meeting scheduled for 30 July 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(EE) MINUTE NO. VBCMC 225/26 :
MINUTE NO. VBCMC 44/26 :
MINUTE NO. BCMC 438/25 :
MINUTE NO. BCMC 322/25 :
MINUTE NO. BCMC 208/25 :
MINUTE NO. BCMC 106/25 :
**FUNCTIONALITY AND SITTING OF WARD COMMITTEES
AND SITTING OF PUBLIC MEETINGS: 2ND QUARTER
2025/2026 FINANCIAL YEARS**

RESOLVED:

6. That the **next quarterly report** on sitting of Ward Committees and Ward Public meeting and functionality of Ward Committees be submitted **to the Council meeting scheduled for 28 May 2026.**
7. That the Speaker consults with Legal Services Department for legal advice regarding the reviewal of the Ward Committees stipend and other aspects related thereto and **the outcome thereof be included in the report referred to in Resolution No.2 of Minute No. BCMC 208/25 dated 28 May 2025.**

[NOTE: The quarterly report required in terms of Resolution No's 6 and 7 hereof is attached hereto for consideration.]

ANNEXURE

ORDINARY COUNCIL MEETING: 28 MAY 2026

[File No.: 3/6/2]

[Author: Speaker of Council: (Councillor C.H.M. Maxegwana)/nm]

FUNCTIONALITY AND SITTING OF WARD COMMITTEES AND SITTING OF PUBLIC MEETINGS: 3rd QUARTER 25/26 FINANCIAL YEAR

1. PURPOSE

To present a report on sitting of ward committee and ward public meetings, and functionality of ward committees to Council for **NOTING.**

2. AUTHORITY

Buffalo City Metropolitan Council

3. LEGAL/STATUTORY REQUIREMENT

- 3.1. Constitution of the Republic of South Africa, 1996.
- 3.2. Local Government: Municipal Structures Act, 117 of 1998.
- 3.3. Local Government: Municipal Systems Act, 32 of 2000.
- 3.4. Local Government: Municipal Finance Management Act, 56 of 2003
- 3.5. National Framework (Guidelines for Provinces and Municipalities in the Implementation of the Ward Funding Model, 2009.
- 3.6. BCMM Public Participation Strategy, May 2011.

4. BACKGROUND

The report provides an update on the Ward Committee meetings and Ward Public meetings which are essential for community participation and accountability in local governance. These meetings serve as a platform for communities to engage

with their elected representatives, raise concerns and provide feedback on local issues. The report covers meetings convened during the third quarter of 25/26 (January to March 2026).

5. EXPOSITION OF FACTS

Local Government: Municipal Systems Act (2000), Section 16: Community participation structures states that:

(1) A municipality must develop a culture of municipal governance that complements formal representative government with a system of participatory governance, and must for this purpose-

(a) encourage, and create conditions for, the local community to participate in the affairs of the municipality, including in-

- (i) the preparation, implementation and review of its integrated development plan in terms of Chapter 5;*
- (ii) the establishment, implementation and review of its performance management system in terms of Chapter 6;*
- (iii) the monitoring and review of its performance including the outcome and impact of such performance;*
- (iv) the preparation of its budget; and*
- (v) strategic decisions relating to the provision of municipal services in terms of Chapter 8;*

(b) contribute to building the capacity of-

- (i) the local community to enable it to participate in the affairs of the municipality; and*
- (ii) councillors and staff to foster community participation; and*

(c) use its resources, and annually allocate funds in its budget, as may be appropriating for the purpose of implementing paragraph (a) and (b).

(2) Subsection (1) must not be interpreted as permitting interference with a municipal council's right to govern and exercise the executive and legislative authority of the municipality."

5.1. Public Meetings

In terms of Item 12 (1) of the Code of Conduct for Councillors, Schedule 1 of the Municipal Systems Act, 2000; Councillors are required to report back to their constituencies on council matters, including the performance of the municipality at least once every quarter. The convening and conduct of these meetings depend primarily on the Ward Councillors.

For the 3rd quarter (January to March 2026) Councillors achieved 98% compliance in convening ward public meetings. Only one ward held the meeting but did not submit the required portfolio of evidence. This level of performance was supported by municipal assistance in terms of providing transportation to the venues which enables broader community participation.

Submission of attendance registers and minutes of ward committee meetings and ward public meetings convened to the Public Participation Unit is crucial. They serve as proof that a meeting was held. When registers and minutes are not submitted, the meeting cannot be recorded in official reports, even if it took place, as there is no evidence.

PUBLIC MEETINGS SUBMITTED: 3rd QUARTER (JANUARY– MARCH 2026)			
	WARD CLLR	WARD NO	DATE
1.	Cllr K. Ciliza	1	23 February 2026
2.	Cllr A. Dywili	2	20 February 2026
3.	Cllr L. Hali	3	25 March 2026
4.	Cllr L. Stewart	4	23 February 2026
5.	Cllr N.M Goci	5	28 January 2026
6.	Cllr L. Mzekeli	6	12 February 2026

PUBLIC MEETINGS SUBMITTED: 3rd QUARTER (JANUARY– MARCH 2026)			
	WARD CLLR	WARD NO	DATE
7.	Cllr M.C. Yekiso	7	08 February 2026
8.	Cllr K. Majeke	8	26 February 2026
9.	Cllr M. Wetsetse	9	20 January 2026 18 February 2026
10.	Cllr P. Hansen	10	13 February 2026
11.	Cllr N.C. Stemele	11	04 February 2026
12.	Cllr D. Ntyabontyi	12	27 January 2026
13.	Cllr O. Mhlauli	13	18 February 2026
14.	Cllr Z. Mtyingizane	14	11 February 2026
15.	Cllr N. Mcwabeni	15	19 February 2026
16.	Cllr N. Qali	16	19 February 2026
17.	Cllr V.A. Mrwebi	17	19 February 2026
18.	Cllr J.S. McDowell	18	03 March 2026
19.	Cllr S.M. Hoffman	19	04 February 2026
20.	Cllr A. Gcwabe	20	10 February 2026
21.	Cllr N. Mndi	21	03 February 2026
22.	Cllr S. Booii	22	18 March 2026
23.	Cllr S. Gulwa	23	04 February 2026
24.	Cllr M. Tutu	24	25 February 2026
25.	Cllr C. Mxabanisi- Gakrishe	25	25 February 2026
26.	Cllr M. Mfene	26	13 February 2026
27.	Cllr B. Kalani	27	13 February 2026
28.	Cllr F.C. Pohl	28	09 February 2026

PUBLIC MEETINGS SUBMITTED: 3rd QUARTER (JANUARY– MARCH 2026)			
	WARD CLLR	WARD NO	DATE
29.	Cllr V.D. Knoetze	29	10 February 2026
30.	Cllr N. Whittington	30	12 February 2026
31.	Cllr B. Bangani	31	12 February 2026
32.	Cllr N. Sabana	32	27 February 2026
33.	Cllr M.D. Thomas	33	10 February 2026
34.	Cllr M. Mcako	34	09 April 2026
35.	Cllr S. Phandliwe	35	27 February 2026
36.	Cllr B. Sauli	36	19 February 2026
37.	Cllr N.M. Ntshebe	37	17 February 2026
38.	Cllr N. Kese-Ndotyi	38	10 February 2026
39.	Cllr L. Gqola	39	17 February 2026
40.	Cllr K.T. Faku	40	20 February 2026
41.	Cllr S. Skepe	41	08 February 2026
42.	Cllr P. Bamla	42	09 February 2026 18 March 2026
43.	Cllr D. Mahanjana	43	16 February 2026
44.	Cllr M. Daniso	44	17 February 2026
45.	Cllr T. Tempa	45	11 January 2026
46.	Cllr N. Kilimani	46	17 February 2026
47.	Cllr F.S. Wolose	47	19 February 2026
48.	Cllr P. Jaxa	48	30 January 2026
49.	Cllr A. Nkala	49	27 February 2026

PUBLIC MEETINGS SUBMITTED: 3rd QUARTER (JANUARY– MARCH 2026)			
	WARD CLLR	WARD NO	DATE
50.	Cllr A. Gunyanzile	50	No submission

5.2. Ward Committee Meetings

The BCMM Council resolved to conduct ward committee meetings monthly to facilitate communication between the community and the municipality to ensure that community concerns are heard and addressed. There has been a slight improvement in the convening of Ward Committee meetings during the quarter under review.

A total of 25 wards submitted reports confirming that meetings were held. While it is supposed to be three meetings per ward per quarter, some wards have convened one or two meetings, but it is a positive sign in strengthening Ward Committee functionality.

WARD COMMITTEE MEETINGS SUBMITTED: 3rd QUARTER (JANUARY TO MARCH 2026)			
	WARD CLLR	WARD NO	DATE
1.	Cllr K. Ciliza	1	14 January 2026
2.	Cllr A. Dywili	2	11 February 2026
3.	Cllr L. Hali	3	17 March 2026
4.	Cllr L. Stewart	4	18 March 2026
5.	Cllr N.M. Goci	5	28 January 2026
6.	Cllr K. Majeke	8	16 February 2026
7.	Cllr M. Wetsetse	9	08 January 2026 10 February 2026

WARD COMMITTEE MEETINGS SUBMITTED: 3rd QUARTER (JANUARY TO MARCH 2026)			
	WARD CLLR	WARD NO	DATE
8.	Cllr N.C. Stemele	11	19 January 2026 06 February 2026 09 March 2026
9.	Cllr O. Mhlauli	13	13 February 2026
10.	Cllr Z. Mtyingizane	14	26 January 2026
11.	Cllr V.A. Mrwebi	17	02 February 2026
12.	Cllr J. McDowell	18	19 January 2026 16 February 2026
13.	Cllr S.M. Hoffman	19	27 January 2026 26 February 2026
14.	Cllr L. Pisane	20	08 January 2026
15.	Cllr B. Kalani	27	07 January 2026 04 February 2026 (no attendance register)
16.	Cllr F.C. Pohl	28	11 February 2026 17 March 2026
17.	Cllr N. Whittington	30	16 January 2026
18.	Cllr M.D. Thomas	33	05 February 2026
19.	Cllr S. Phandliwe	35	18 February 2026
20.	Cllr N.M. Ntshebe	37	20 January 2026 20 February 2026 20 March 2026
21.	Cllr N. Kese-Ndotyi	38	16 January 2026 17 March 2026

WARD COMMITTEE MEETINGS SUBMITTED: 3rd QUARTER (JANUARY TO MARCH 2026)			
	WARD CLLR	WARD NO	DATE
22.	Cllr S. Skepe	41	02 January 2026 27 February 2026
23.	Cllr P. Bamla	42	16 January 2026 (did not quorate) 05 February 2026 12 February 2026
24.	Cllr M. Daniso	44	02 February 2026
25.	Cllr F.S. Wolose	47	03 February 2026
26.	Cllr A. Nkala	49	26 January 2026

5.3. Ward Committee Performance / Functionality Areas

The ward committee functionality must be assessed against the prescribed indicators, and the payment of “out of pocket expenses” should only be made where these indicators are met.

No.	Process indicator	Output Indicator	Verifiable source / proof
1.	Number of Ward committee management meetings held and percentage of attendance by members.	Close cooperation between ward committee members and ward councillor.	Agenda and minutes of meetings held and filled in the WC filling system.
2.	Number of community meetings organized by the ward committee and	Community participation in the IDP review sessions and their involvement in the	Agendas and minutes of meetings held and filled in the ward committee filling system.

	percentage attendance by the ward community.	implementation of projects within the ward.	
3.	Submission and tabling of ward reports and plans to the council covering: needs and priorities for the ward, feedback on the performance of the councils various line / service functions and their impact on the ward.	Submission of ward plans to the Council for consideration during the IDP review process.	Council records.
4.	Number of door-to-door campaigns and / or interactions with sub-structures including street committees.	Household information and support systems.	Reports
5.	Number of complaints, queries and requests registered from the community and attended to (checklist of met needs against registered needs and turnaround time).	Reduction of community protests and complaints.	Complaints management system including complaints register.
6.	Distributed publications (information brochures, flyers, newsletters, e-	Ward Communication plan.	Copies of communication material and proof of dissemination.

	mails, sms and others) over time.		
7.	Management and updating of ward profiles and databases of indigent households.	Quarterly reports on the status of the ward.	Ward Committee filling system.
8.	Participation in plans and programmes of the Municipality and other spheres of government.	Reports of participation in municipal programmes and other spheres of government.	Reports and the Municipality's ward support offices.

6. CHALLENGES

CHALLENGE	SOLUTION
6.1. Non-submission and late submission of minutes and attendance registers resulting data inconsistencies in various reports (<i>SDBIP, quarterly reports to Council and the Annual report</i>).	6.1. At the beginning of each month, Councillors and Ward Administrators must submit minutes, and attendance registers of the meetings held during that month.
6.2. Ward Committee Members lack adequate training on their roles and municipal processes.	6.2. To implement the capacity building programme for ward committees.

<p>6.3. The requests for suspension of stipends for ward committee members participating in municipal projects instead of finding a replacement.</p>	<p>6.3. To enforce replacement procedures by appointing the alternate that was elected if available or convene a public meeting to fill the vacancy.</p>
<p>6.4. Most Ward committee members fail to submit monthly reports as required.</p>	<p>6.4. To make submission of monthly reports using the prescribed template a precondition for processing stipend payment.</p>
<p>6.5. Failure to meet the National Treasury prescribed Circular 88 Indicator: "Percentage of wards that have held at least one councillor-convened community meeting" (equivalent to one public meeting per ward, totaling 50 public meetings for 50 ward).</p>	<p>6.5. To refer the non-compliant ward to the Speaker of Council and the Chief Whip of Council for intervention.</p>

7. STAFF IMPLICATIONS

- 7.1. The administration of Buffalo City Metropolitan Municipality Ward Committees is managed by Public Participation unit within the Office of the Speaker.

8. FINANCIAL IMPLICATIONS

- 8.1. The out-of-pocket expenses funding for Ward Committee members is sourced from own Funds.
- 8.2. The current Ward Committee out-of-pockets expenses is R1749.96.

9. OTHER PARTIES CONSULTED

- 9.1. Ward Committees
- 9.2. Human Resources
- 9.3. Finance Department

10. RECOMMENDATIONS

It is recommended that:

- 10.1. The report on sitting of ward committee and ward public meetings, and functionality of ward committees be **NOTED**.
- 10.2. Ward Councillors ensure that Ward Committee meetings are convened monthly.
- 10.3. Ward Councillors ensure that Ward Public meetings are convened on a quarterly basis.
- 10.4. Ward Councillors and Ward Administrators ensure timeous submission of minutes and attendance registers in order to be recorded in official reports.
- 10.5. The next quarterly report will be submitted to the next Ordinary Council Meeting which will be convened in August 2026.



COUNCILLOR C.H.M. MAXEGWANA
SPEAKER OF COUNCIL
Ncumisa Sidukwana

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(FF) MINUTE NO. VBCMC 226/26 :
MINUTE NO. VBCMC 45/26 :
MINUTE NO. BCMC 439/25 :
MINUTE NO. BCMC 323/25 :
MINUTE NO. BCMC 209/25 :
MINUTE NO. VBCMC 130/25 :
MINUTE NO. VBCMC 7/25 :
2023/2024 ANNUAL REPORT FOR BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) : OVERSIGHT REPORT
OF THE MUNICIPAL PUBLIC ACCOUNTS COMMITTEE (MPAC) :
REQUEST FOR EXTENSION OF TIME

RESOLVED:

1. That the Accounting Officer ensures that the asset management Officials responsible for collapsing asset management function, inaccurate application of revaluation method and its impact on depreciation, the inability of the Auditor General to physically verify assets and the long standing of errors on WIP and more, be subjected to consequence management / disciplinary process for failure to execute their responsibilities and that a **progress report** be submitted **to the Council meeting scheduled for 30 July 2026**, per the verbal request for extension by the Acting City Manager.
2. That the Accounting Officer ensures that asset management officials responsible for these qualifications be subjected to consequence management / disciplinary processes for failure to execute their responsibilities and that a **progress report** thereof be submitted **to the Council meeting scheduled for 30 July 2026**, per the verbal request for extension by the Acting City Manager.
3. That Management puts in place a system to deal with infrastructure assets that could not be verified including the assets with no co-ordinates in fixed asset register that differ from where assets are located and assets verified that did not match the description in the fixed asset register and that such system be submitted **to the Council meeting scheduled for 30 July 2026**, per the verbal request for extension by the Acting City Manager.

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

4. That Management finalises the security status quo analysis report and the total losses that the Municipality incurred as a consequence of not addressing safety and security for the current term of Council and submit **to the Council meeting scheduled for 30 July 2026**, per the verbal request for extension by the Acting City Manager.
5. That Management submits a **progress report** on the tender process on pavement management system **to the Council meeting scheduled for 30 July 2026**, per the verbal request for extension by the Acting City Manager.
6. That a Plan that is funded over a definitive period of time to address NBOS material irregularity be submitted **to the Council meeting scheduled for 30 July 2026**, per the verbal request for extension by the Acting City Manager.
7. That it be NOTED that **no further extension of time will be granted for the submission of the reports required in terms of Resolution No's 1, 2, 3, 4, 5, 6 hereof.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(GG) MINUTE NO. VBCMC 227/26 :
 MINUTE NO. VBCMC 46/26 :
 MINUTE NO. BCMC 440/25 :
 MINUTE NO. BCMC 330/25 :
 MINUTE NO. BCMC 226/25 :
 REPORT OF A DEVIATION FOR APPOINTMENT OF
 SERVICE PROVIDER THE SERVICES OF SUPPLY,
 INSTALLATION AND MANAGEMENT OF A PRE-PAYMENT
 ELECTRICITY VENDING SYSTEM INCORPORATING THIRD
 PARTY COLLECTION SERVICE FOR BCMM, IN TERMS OF
MFMA SUPPLY CHAIN MANAGEMENT 36(1)(A)(V)

RESOLVED:

1. That the request for an extension of time to submit the report responding to the issues raised by Councillors A. Majeke and Mndi, as set out in the preamble to Minute No. BCMC 226/25 dated 28 May 2025, **to the Council meeting scheduled for 28 May 2026**, be granted for the last time.
2. That action taken with regard to the non-submission of the required report for the Council meeting held on 30 April 2026, **be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 227/26 dated 30 April 2026.**

[NOTE: At the time of going to print of the agenda, the report required in terms of Resolution No's 1 and 2 hereof was still awaited.]

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(HH) MINUTE NO. VBCMC 228/26 :
 MINUTE NO. VBCMC 47/26 :
 MINUTE NO. BCMC 441/25 :
 MINUTE NO. BCMC 331/25 :
 MINUTE NO. BCMC 232/25 :
**DEBT WRITTEN OFF FOR INDIGENT DEBTORS AS AT
 31 MARCH 2025 IN RESPECT OF RATES AND
SERVICE CHARGES : REQUEST FOR EXTENSION OF TIME**

RESOLVED:

That the City Manager looks into a way in which indigent consumers can be assisted by the Municipality in terms of water leaks and submit a **report** on the outcome thereof **to the Council meeting scheduled for 28 May 2026.**

[NOTE: At the time of going to print of the agenda, the report required in terms of the above resolution was still awaited.]

(II) MINUTE NO. VBCMC 229/26 :
 MINUTE NO. VBCMC 48/26 :
 MINUTE NO. BCMC 442/25 :
 MINUTE NO. BCMC 332/25 :
 MINUTE NO. BCMC 235/25 :
**TERMS OF REFERENCE FOR THE MEDIATION PROCESS
 ON THE EVALUATION OF THE AUDIT COMMITTEE**

RESOLVED:

That the hours charged for consultation by Sonamzi Attorneys be quantified and a report thereon be submitted **to the Council meeting scheduled for 28 May 2026.**

- [NOTES:**
1. **The report required in terms of the above resolution is attached hereto for consideration.**
 2. **Report No. 3 continues on Volume 3, due to the voluminous nature thereof.]**

REPORT TO COUNCIL: 28 MAY 2026

File No: 3/5/6

Author: Acting City Manager: V. Pillay / mz

TERMS OF REFERENCE FOR THE MEDIATION PROCESS ON THE OUTCOME OF THE EVALUATION OF THE AUDIT COMMITTEE

1. PURPOSE

To request the Buffalo City Metropolitan Council to note the termination of the mediation process on the Outcome of the Evaluation of the Audit Committee

2. AUTHORITY

Buffalo City Metropolitan Council

3. LEGAL / STATUTORY REQUIREMENTS

- 3.1 Constitution of the Republic of South Africa, 1996
- 3.2 Local Government: Municipal Finance Management Act, 56 of 2003
- 3.3 Local Government: Municipal Systems Act, 32 of 2000
- 3.4 Local Government: Municipal Structures Act, 117 of 1998
- 3.5 King VI Report on Governance.

4. BACKGROUND / REASONING

After the tabling of the Terms of Reference for the mediation process on the Outcome of the Evaluation of the Audit Committee, the Council resolved as follows in terms of Minute No. VBCMC 229/26:

“That the hours charged for consultation by Sonamzi Attorneys be quantified and a report thereon be submitted to the Council meeting scheduled for 28 May 2026.”

5. EXPOSITION OF FACTS

In accordance with the abovementioned Council Resolution, Sonamzi Attorneys' was appointed from the panel of Service Providers to assist the Office of the Speaker with the mediation.

During the process of executing the decision of the Council, the Speaker of Council received correspondence, dated 06 August 2025, from the Chairperson

of the Audit Committee, Mr Z. Luswazi, formally tendering his resignation from the Committee with immediate effect.

Consequently, due to the resignation of the Chairperson of the Audit Committee, the planned mediation process became null and void.

6. STAFF IMPLICATIONS

None

7. FINANCIAL IMPLICATIONS

There are no financial implications in that the resignation of the Chairperson of the Audit Committee preceded the commencement of the mediation process.


8. OTHER PARTIES CONSULTED

- 9.1 Executive Mayor
- 9.2 Whip of Council
- 9.3 Office of the Speaker
- 9.4 Buffalo City Metro Council

9. RECOMMENDATION

It is **recommended** that:

- 9.1 The Buffalo City Metropolitan Council notes the termination of the mediation process on the Evaluation of the Audit Committee.


M. YAWA
CITY MANAGER
M. Zenzile

Volume 3



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

AGENDA

**BUFFALO CITY
METROPOLITAN COUNCIL
MEETING**

28 MAY 2026

9.00 A.M.



BUFFALO CITY
METROPOLITAN MUNICIPALITY

BUFFALO CITY METROPOLITAN COUNCIL

The following report is circulated for consideration by the Buffalo City Metropolitan Council at its meeting to be held on

THURSDAY, 28 MAY 2026

at

9.00 A.M.

in the

AUDITORIUM, City Hall, East London

**COUNCILLOR C.H.M. MAXEGWANA
SPEAKER**

MG/AM/pvz

(AGENDAS/2026/F-PAGE/BCMC-Supp (METRO)/3BCMC28-5)

City Hall
EAST LONDON

18 May 2026

REPORT

- 11. Matters Outstanding **(Continues on Volume 4)**

Report

No. Subject

Page No.

**3 MATTERS OUTSTANDING from previous
meetings of the Buffalo City Metropolitan Council
(Continues on Volume 4)**

266

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(JJ)	[Report of the Acting City Manager] MINUTE NO. VBCMC 230/26 : MINUTE NO. VBCMC 49/26 : MINUTE NO. BCMC 443/25 : MINUTE NO. BCMC 334/25 : MINUTE NO. BCMC 242/25 : EXIGENCY ITEM : LITIGATION COSTS AND FINANCIAL CONTROLS IN TERMS OF THE MUNICIPAL FINANCE MANAGEMENT ACT	266

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

[NOTE: REPORT NO. 3 CONTINUES ON VOLUME 4 DUE TO THE VOLUME THEREOF.]

(JJ) MINUTE NO. VBCMC 230/26 :
 MINUTE NO. VBCMC 49/26 :
 MINUTE NO. BCMC 443/25 :
 MINUTE NO. BCMC 334/25 :
 MINUTE NO. BCMC 242/25 :
 EXIGENCY ITEM :
LITIGATION COSTS AND FINANCIAL CONTROLS IN TERMS OF THE MUNICIPAL FINANCE MANAGEMENT ACT

RESOLVED:

1. That the report of the City Manager on pending litigious matters that the Municipality is currently dealing with together with matters wherein specific performance has been sought and the contingent liabilities attaching thereto, attached to Matter Outstanding (LL), to the Council virtual special meeting held on 29 January 2026, be **REFERRED BACK** to the City Manager in order to allow him to submit a **report** responding to the Notice of Question submitted by Councillor A. Majeke, **to the Council meeting scheduled for 28 May 2026.**
2. That action taken with regard to the non-submission of the required report for the Council meeting held on 30 April 2026, **be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 230/26 dated 30 April 2026.**

- [NOTES:**
1. **The report required in terms of Resolution No's 1 and 2 hereof is attached hereto for consideration.**
 2. **Report No. 3 continues on Volume 4, due to the voluminous nature thereof.]**

REPORT TO COUNCIL: 28 MAY 2026

File No: 3/2/5

Author: Acting City Manager (Vincent Pillay / mz)

LITIGATION COSTS AND FINANCIAL CONTROLS IN TERMS OF THE MUNICIPAL FINANCE MANAGEMENT ACT**1. PURPOSE**

To present to Council a response to the questions from the Democratic Alliance, Councillor A. Majeke for **NOTING**.

2. AUTHORITY

Buffalo City Metropolitan Council.

3. LEGAL/STATUTORY REQUIREMENTS

- 3.1 The Constitution of the Republic of South Africa, 1996;
- 3.2 Local Government: Municipal Systems Act, 32 of 2000;
- 3.3 Local Government Municipal Structures Act, 117 of 1998.
- 3.4 The Municipal Supply Chain Management Regulations.
- 3.5 Buffalo City Metropolitan Municipality Supply Chain Management Policy.
- 3.6 Buffalo City Metropolitan Municipality Standing Rules and Orders.

4. BACKGROUND / REASONING

The Democratic Alliance Councillor submitted questions in line with Rule 24(1)(2)(3) for consideration at the ordinary Council meeting of 28 May 2025 attached as Annexure "A".

The Council resolved:

- 1. That the report of the City Manager on pending litigious matters that the Municipality is currently dealing with together with matters wherein specific performance has been sought and the contingent liabilities attaching thereto, attached to Matter Outstanding (LL), to the Council virtual special meeting held on 29 January 2026, be **REFERRED BACK** to the

City Manager in order to allow him to submit a **report** responding to the Notice of Question submitted by Councillor A. Majeke, **to the Council meeting scheduled for 28 May 2026.**

2. That action taken with regard to the non-submission of the required report for the Council meeting held on 30 April 2026, **be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 230/26 dated 30 April 2026.**

5. EXPOSITION OF FACTS

Legal services wishes to respond as follows:

- 5.1 The list of all legal matters, with attendant case descriptions, is attached hereto marked as Annexure "B".
- 5.2 The financial impact of each case where summons has been issued is included in Annexure "B", whilst legal fees paid, cost orders and recoveries are quantified in Annexure "C" hereto.
- 5.3 The service providers in appointed in each matter are listed in Annexure "B". Their appointment complies with the SCM Policy. Legal services is currently operating under CE 531, whose panel was appointed on 1 July 2025 and lapses on 30 June 2027. A copy of the procurement document is attached hereto marked as Annexure "D".
- 5.4 The internal controls, monitoring mechanisms and preventative measures currently in place to:
 - 5.4.1 Tender for Legal Services Providers for a Period of Three Years:
The appointment of legal services providers for a period of three (3) years was undertaken through a competitive bidding process in compliance with the legislative and regulatory framework governing public procurement in the Republic of South Africa. The process was conducted in accordance with Section 217(1) of the Constitution of the Republic of South Africa, 1996, which provides that when an organ of state in the national, provincial, or local sphere of government contracts for goods or services, it must do so in accordance with a system that is fair, equitable, transparent, competitive, and cost-effective.

The Municipality, acting within its constitutional and statutory mandate, advertised a tender for the establishment of a panel/database of legal services providers to render legal services to the Municipality on an “as and when required” basis. The procurement process was conducted in terms of the Local Government: Municipal Finance Management Act 56 of 2003 (MFMA), read together with the Municipal Supply Chain Management Regulations, 2005, promulgated under Government Notice 868 in Government Gazette 27636 dated 30 May 2005.

The Municipality further relied on the provisions regulating the procurement of professional services and the establishment of panels of service providers for specialised services required intermittently by the institution. Legal services are recognised as specialised professional services which cannot always be quantified with certainty in advance due to the unpredictable nature of litigation, labour disputes, contractual disputes, property matters, compliance issues, advisory work, and other legal processes that may arise during the operational period of the Municipality.

In this regard, the appointment process was aligned with Regulation 12 of the Municipal Supply Chain Management Regulations, 2005, which permits the procurement of goods or services through formal written price quotations for transactions below the prescribed threshold, and further supports the use of approved lists or databases of accredited prospective providers. The Municipality also took into account the provisions relating to the compilation and maintenance of lists of accredited prospective providers, ensuring that service providers included on the panel met all mandatory compliance requirements prescribed by applicable legislation.

Furthermore, the Municipality acted in accordance with Regulation 19 of the Municipal Supply Chain Management Regulations, 2005,

which regulates competitive bidding processes for procurements above the prescribed threshold and requires municipalities to establish processes that promote fairness, competitiveness, transparency, equity, and cost-effectiveness.

The legal services tender resulted in the appointment of thirty-eight (38) attorney firms during the 2024 financial year. The appointed firms are primarily based in Qonce and KuGompo, thereby also promoting local economic participation and accessibility of legal services to the Municipality. The inclusion of multiple firms on the panel was intended to ensure the availability of specialised expertise across various fields of law and to avoid over-reliance on a single service provider.

The Municipality utilises a database procurement system for the sourcing of legal services from the appointed panel. This system incorporates a quotation-based mechanism combined with a fair rotational allocation methodology to ensure the equitable distribution of work amongst all appointed service providers. Under this system, legal matters are allocated on an “as and when required” basis depending on the nature, complexity, urgency, expertise required, locality of the matter, and the availability and capacity of the service provider.

The rotational system is implemented in a manner that seeks to prevent favouritism, unfair preference, or arbitrary allocation of municipal legal work. Service providers are afforded equal opportunity to participate in quotation requests for legal assignments within their area of expertise. The process therefore advances the constitutional procurement principles contained in Section 217 of the Constitution by ensuring transparency, fairness, equity, competitiveness, and cost-effectiveness in the allocation of municipal legal work.

The legality of the Municipality's approach is further reinforced by established public procurement principles applicable to professional services of a specialised nature. Legal services, by their very character, cannot always be procured through once-off fixed pricing arrangements because the volume and scope of legal matters are uncertain and dependent on operational circumstances, litigation risks, regulatory requirements, and unforeseen disputes arising during the contract period. Consequently, the establishment of a panel or database of pre-qualified legal practitioners for utilisation on an "as and when required" basis is a recognised and accepted public procurement practice within local government.

The quotation and rotational allocation methodology further enhances accountability and cost containment because quotations may be requested for specific assignments where appropriate, enabling the Municipality to assess reasonableness of costs before work is allocated. This approach ensures that public funds are utilised responsibly and in accordance with the principles of sound financial management embodied in the MFMA.

In addition, the process complies with the principles of administrative justice and procedural fairness, as all qualifying bidders were afforded an equal opportunity to participate in the tender process, and appointments were made based on predetermined evaluation criteria contained in the tender documentation. The panel system does not constitute irregular procurement, as the original appointment of the service providers was undertaken through a lawful competitive bidding process in compliance with applicable legislation and the Municipality's Supply Chain Management Policy. The use of a database procurement mechanism with fair rotation is therefore legally defensible, procedurally fair, operationally practical, and aligned with the constitutional and legislative framework governing municipal procurement. It enables the Municipality to obtain specialised legal expertise efficiently while maintaining

compliance with procurement legislation and ensuring equitable participation amongst appointed legal services providers.

5.4.2 Manage and mitigate legal risks are:

During the internal audit review, it was noted that Buffalo City Metropolitan Municipality Legal Services has made commendable progress in strengthening its approach to managing litigation risks. The existence of a documented Litigation Management Strategy and Contract Management Strategy reflects management's commitment to formalising processes and improving governance over legal and contractual matters. Management has also demonstrated awareness of the financial impact of litigation and has undertaken initiatives to curb related expenditure. These efforts indicate a proactive stance toward reducing unnecessary legal costs and promoting more efficient use of municipal resources.

Notwithstanding these positive developments, certain areas were identified where further enhancement could strengthen the current framework. While the Litigation Management Strategy is in place, there is an opportunity to expand on the documented processes by incorporating more detailed procedures and clearly defined responsibilities. This will support consistent implementation and improve accountability across the unit.

Operationally, the Legal Services unit continues to manage a demanding workload, particularly due to ongoing litigation matters. The observed delays in responding to Requests for Information (RFIs) can largely be attributed to capacity constraints, including a high vacancy rate within the unit. Addressing these resourcing challenges will further enhance the unit's responsiveness and overall effectiveness.

The review also highlighted the need for improved storage facilities for litigation files. Strengthening document management and ensuring secure storage of confidential information will mitigate risks associated with information loss or unauthorized access, thereby supporting better case management. In addition, while strategies are in place, the development of supporting Policies and Standard Operating Procedures (SOPs) would further enhance the control environment by providing detailed guidance on processes and roles. This will promote uniformity and strengthen oversight.

Due to the non-availability of certain documentation during the audit, it was not possible to fully assess some aspects of litigation management, including cost-benefit considerations and the use of alternative dispute resolution mechanisms. Enhancing record-keeping and documentation practices will improve transparency and enable more comprehensive monitoring and evaluation going forward.

Trend analysis indicates an increase in litigation expenditure over recent financial periods. While this may reflect the complexity and volume of cases handled, it also presents an opportunity for the municipality to further strengthen preventative measures and continue exploring cost-effective dispute resolution mechanisms.

In conclusion, Buffalo City Metropolitan Municipality Legal Services has established a solid foundation for managing litigation risks through its documented strategies and demonstrated commitment by management. By building on these efforts particularly through enhanced implementation, improved resourcing, strengthened document management, and the development of detailed procedures the municipality will be well-positioned to further improve the effectiveness and efficiency of its litigation management processes.

5.4.3 Standard operating procedures for legal services:

The development and implementation of Standard Operating Procedures (SOPs) for Litigation Management, Section 109A legal representation, and Contract Management are fundamental to the effective functioning of the Legal Services Department within the City because they provide a structured and standardised framework for the administration of legal processes and governance responsibilities. In a municipal environment where legal matters are often complex, highly regulated, and directly linked to public accountability and service delivery, SOPs serve as essential operational instruments that guide officials in carrying out their responsibilities consistently, efficiently, lawfully, and transparently.

These procedures are not merely administrative guidelines, but strategic governance tools that strengthen institutional accountability, improve service delivery, reduce legal and financial risks, and ensure compliance with legislation, municipal policies, and regulatory requirements.

One of the primary reasons SOPs are fundamental to the Legal Services Department is that they ensure consistency and standardisation in the handling of legal matters across the City. Municipal legal services involve a wide range of responsibilities, including litigation management, legal representation, contractual oversight, compliance monitoring, and advisory functions. In the absence of formalised procedures, officials may apply different approaches to similar matters, which can result in inconsistencies, procedural irregularities, delays, and increased exposure to legal risk. SOPs eliminate uncertainty by establishing approved procedures and clearly outlining the correct processes to be followed. This ensures that all matters are handled uniformly, regardless of the official responsible for the matter, thereby

promoting fairness, legal certainty, professionalism, and administrative integrity within the Department.

SOPs are equally important because they promote compliance with the extensive legislative and regulatory framework governing municipal administration. The Legal Services Department operates within a highly regulated environment that includes the Constitution, the Municipal Systems Act, the Municipal Finance Management Act (MFMA), Supply Chain Management regulations, labour legislation, administrative law principles, and the rules governing contracts and litigation procedures. SOPs assist officials by translating these legislative requirements into practical operational procedures that can be consistently applied in daily operations.

They ensure that statutory obligations are fulfilled, approvals and delegations are properly exercised, litigation processes comply with court rules and legal protocols, and contractual decisions are lawfully authorised. This significantly reduces the risk of unlawful conduct, procedural challenges, irregular expenditure, adverse audit findings, and reputational damage to the City.

Another critical function of SOPs is that they strengthen governance and accountability within the Legal Services Department. The procedures clearly define roles and responsibilities, reporting lines, approval levels, delegations of authority, and required timeframes for action. This creates a clear framework of accountability because officials understand what is expected of them, who is responsible for each stage of a process, what approvals are required, and how decisions must be documented and reported. In the absence of SOPs, accountability gaps may arise, leading to duplication of work, delays in decision-making, unauthorised actions, and ineffective oversight.

Strong governance structures are particularly important in local government because legal decisions often involve public funds, high-value contracts, litigation exposure, service delivery obligations, and compliance with statutory and regulatory requirements. SOPs therefore contribute to sound governance by ensuring that legal processes are transparent, auditable, and aligned with principles of good administration.

The SOPs also improve operational efficiency within the Department by streamlining workflows and reducing uncertainty in the management of legal matters. Legal processes are often time-sensitive and require effective coordination between internal departments, external attorneys, service providers, and oversight structures. By providing step-by-step guidance on procedures, documentation requirements, reporting obligations, and approval processes, SOPs reduce delays, eliminate unnecessary duplication, improve turnaround times, and assist officials in prioritising urgent matters.

Litigation Management SOPs, for example, ensure that court deadlines are properly monitored and complied with, while Contract Management SOPs standardise contract review and approval processes. Similarly, Section 109A SOPs provide clarity regarding the procedures for appointing external legal counsel and granting legal representation to officials where appropriate. These structured procedures enable the Legal Services Department to manage increasing workloads more effectively while maintaining high standards of legal administration.

A further significant contribution of SOPs is their role in reducing legal and financial risks faced by the municipality. Municipalities are exposed to substantial legal and financial liabilities through litigation claims, contractual disputes, non-compliance penalties, irregular expenditure, breach of contract, and procedural errors. SOPs assist

in mitigating these risks by ensuring that proper legal review processes are followed, approvals and authorisations are appropriately controlled, deadlines are monitored, and accurate records are maintained.

By reducing procedural mistakes and strengthening oversight mechanisms, the SOPs help prevent default judgments, prescription of claims, unauthorised legal costs, invalid contracts, adverse audit findings, and reputational harm. This risk management function is essential for protecting the legal and financial interests of the City and ensuring responsible administration of public resources.

The SOPs also support institutional continuity and organisational stability within the Legal Services Department. Municipal environments frequently experience staff turnover, organisational restructuring, and changes in leadership, all of which can disrupt operations if institutional knowledge is not properly preserved. SOPs document processes and procedures in a formal and accessible manner, thereby preserving institutional memory and reducing reliance on the knowledge of individual officials. This ensures continuity of operations, facilitates the onboarding and training of new employees, and promotes consistent service delivery despite personnel changes. As a result, the Department remains operationally stable, resilient, and capable of maintaining consistent standards of legal service delivery over time.

In relation to Litigation Management, the SOPs provide a structured framework for handling disputes, legal claims, court proceedings, and litigation risks involving the City. These procedures establish clear processes for receiving and registering matters, assessing legal risks, allocating matters to attorneys or officials, managing court processes, monitoring litigation timelines, and reporting on the status of litigation matters. This structured approach ensures that litigation matters are handled proactively, professionally, and in compliance with legal requirements. The SOPs also improve case

monitoring and control by assisting officials in tracking court dates, monitoring pleadings and filings, managing legal expenditure, and maintaining updated litigation registers. This reduces the likelihood of missed deadlines, adverse judgments, and unnecessary legal costs.

Where external legal practitioners are appointed, the Litigation Management SOPs strengthen coordination and oversight by regulating instructions to attorneys, reporting obligations, fee management, performance monitoring, and approval processes. This enhances accountability and ensures effective control over outsourced legal services. The SOPs further assist management in identifying high-risk matters, monitoring litigation trends, evaluating settlement opportunities, and allocating legal resources strategically. Through these measures, the Department is better positioned to manage litigation risks and protect the City's legal and financial interests.

The Section 109A Legal Representation SOPs are equally important because they provide a transparent and legally compliant framework for determining when legal representation may be granted to municipal officials under specific circumstances. The procedures clarify eligibility criteria, approval requirements, documentation standards, and authorisation processes associated with the provision of legal assistance. This ensures that decisions regarding legal representation are made fairly, consistently, and in accordance with applicable legislation, municipal policies, and governance principles. The SOPs further regulate financial controls by providing mechanisms for monitoring legal costs, approving legal fees, controlling expenditure, and preventing irregular expenditure. These measures strengthen financial accountability and ensure responsible use of public funds.

In addition, the SOPs protect the interests of the municipality by ensuring that representation decisions appropriately consider the City's interests, manage conflicts of interest, and maintain public confidence in the administration of legal support services.

With regard to Contract Management, the SOPs provide a comprehensive framework for the drafting, review, approval, execution, monitoring, amendment, renewal, and termination of municipal contracts. Municipalities enter into numerous agreements relating to procurement, infrastructure projects, professional services, public-private partnerships, and service delivery obligations, many of which involve significant financial and operational implications. The SOPs standardise contract management processes by ensuring that contracts are subjected to proper legal scrutiny, reviewed against legislative and policy requirements, and approved in accordance with delegated authority.

They further ensure compliance with procurement legislation, MFMA requirements, Supply Chain Management policies, and risk management standards, thereby reducing exposure to invalid or non-compliant agreements.

The Contract Management SOPs also strengthen the City's contractual position by assisting officials in identifying legal risks, ensuring that appropriate contractual clauses are included, protecting the City against liability, and monitoring contractual obligations and deliverables. Furthermore, the procedures support effective contract monitoring and performance management by enabling the tracking of milestones, supplier performance, contract variations, disputes, renewals, and closure processes. This improves operational control, enhances accountability, and contributes to improved service delivery outcomes across the municipality.

Collectively, the SOPs for Litigation Management, Section 109A legal representation, and Contract Management contribute significantly to improved governance, enhanced legal compliance, better management of public resources, reduced legal and financial exposure, improved audit outcomes, increased transparency, efficient legal administration, stronger interdepartmental coordination, and greater institutional integrity. They provide the Legal Services Department with a structured and accountable framework for managing complex legal matters in a manner that supports good governance, protects the interests of the City, and promotes effective public administration.

Ultimately, the SOPs strengthen the Department's operational effectiveness, governance capabilities, compliance standards, and risk management functions while ensuring consistent, transparent, and legally sound decision-making across all areas of legal service delivery within the City.

5.4.4 Ensure that litigation costs are properly budgeted for and reported:

During the internal audit review, it was noted that litigation costs are appropriately budgeted for within the municipality's financial planning processes. This demonstrates proactive financial management and ensures that sufficient resources are allocated to address legal obligations as they arise.

The inclusion of litigation costs in the budgeting process reflects management's awareness of the potential financial impact of legal matters and supports improved financial control and planning. This approach enables the municipality to manage cash flows effectively and avoid unexpected financial strain resulting from litigation expenses.

Furthermore, budgeting for litigation costs provides a structured

framework for monitoring and controlling legal expenditure. When aligned with the Litigation Management Strategy, this practice can support ongoing efforts to assess cost-effectiveness, identify trends, and implement measures to curb unnecessary expenditure.

While this is a positive control, there is an opportunity to further strengthen the process by ensuring that budgeted amounts are regularly reviewed against actual expenditure and supported by detailed analysis of litigation trends, case outcomes, and cost drivers. This will enhance decision-making and contribute to more efficient utilisation of resources.

Overall, the proper budgeting of litigation costs is a strong indicator of sound financial governance and supports the municipality's broader efforts to manage litigation risks effectively.

5.4.3 Prevent irregular, fruitless, or wasteful expenditures arising from legal matters are:

Legal Services plays a critical role in preventing fruitless and irregular expenditure by strengthening both preventative and oversight controls within the municipality's legal and contractual environment.

Firstly, Legal Services can ensure that all contracts, agreements, and legal commitments undergo thorough legal review prior to approval. This helps confirm that terms are clear, enforceable, and aligned with applicable legislation and procurement requirements, thereby reducing the risk of irregular expenditure arising from non-compliance.

Secondly, the unit can promote the consistent application of the existing Litigation Management Strategy and Contract Management

Strategy by embedding clear procedures and accountability. This includes advising departments on compliance requirements, monitoring adherence to contractual obligations, and ensuring that deviations are identified and addressed early.

Legal Services can also play a preventative role by encouraging the use of alternative dispute resolution mechanisms—such as mediation and negotiation—before matters escalate to litigation. This approach can significantly reduce unnecessary legal costs and prevent fruitless expenditure associated with prolonged or avoidable legal disputes.

In addition, strengthening contract management practices is essential. Legal Services should work closely with user departments to ensure that contracts are properly managed throughout their lifecycle, including monitoring performance, enforcing penalties for non-compliance, and avoiding unauthorized variations or extensions that may result in irregular expenditure.

The unit can further contribute by providing ongoing legal training and guidance to municipal officials on key legislation, supply chain management requirements, and contract administration. This will improve awareness and reduce the likelihood of non-compliant actions that lead to irregular expenditure.

Effective record-keeping and document management is another key control. Maintaining complete and accurate documentation ensures transparency, supports audit processes, and provides evidence that due process was followed in all legal and procurement-related matters.

Lastly, regular monitoring and reporting on litigation trends, legal costs, and compliance issues will enable early identification of risk areas. This allows management to implement corrective actions

proactively, thereby minimizing both fruitless and irregular expenditure.

In summary, through strong legal oversight, proactive advisory support, effective contract management, and promotion of compliance, Legal Services can significantly contribute to preventing fruitless and irregular expenditure and strengthening overall governance within the municipality.

6. CHALLENGES

The biggest challenge at the moment is lack of suitable filing services to ensure proper archiving of legal documents. The city has not given enough attention on electronic document management and as such this is a biggest challenge. Not to mention the office space challenge, there are various legal services softwares that Buffalo City Metropolitan Municipality should consider for effective management which are the following:

- 6.1. AJS Legal Software — One of the long-established South African legal software vendors, especially strong in trust accounting, billing, and LPC compliance. Common in mid-sized firms.
- 6.2. Ghost Practice — Modern cloud-based legal practice management platform with matter management, trust accounting, document assembly, and Office365 integration. Popular among firms modernising from legacy systems.
- 6.3. LawBox — South African cloud legal accounting and practice management system focused on compliance and ease of use for attorneys.
- 6.4. nov8law — Newer-generation SA platform deeply integrated with Microsoft 365. Strong on digital workflows, collaboration, AI drafting, and matter management.
- 6.5. Lexpro Attorney Systems — Provides legal accounting, payments, and practice management tools tailored for South African legal firms.

- 6.6. CourtWize — Focused on cloud case management, collaboration, pleadings, and correspondent attorney workflows. Often used by litigation-heavy firms.
- 6.7. CaseRoom — South African collaboration and matter management platform used by law firms and professional services teams

7. STAFF IMPLICATIONS

None.

8. FINANCIAL IMPLICATIONS

Budget allocated on the Legal Services vote for Litigation.

9. OTHER PARTIES CONSULTED

Relevant Directorates.

10. RECOMMENDATIONS

It is recommended that:

Council **NOTES** the report in respect of the answers to questions raised by Cllr A. Majeke of the Democratic Alliance.


V. PILLAY
ACTING CITY MANAGER
 M Zenzile

ANNEXURES

- "A" – questions
- "B" - list of all legal matters, with attendant case descriptions
- "C" - legal fees paid, cost orders and recoveries are quantified
- "D" - A copy of the procurement document

ANNEXURE "B"

LITIGATION REGISTER – 2025/26

No.	PARTY	AMOUNT OF CLAIM	DETAILS	BCMM'S POSITION	ATTORNEY	STATUS UPDATE	FEES
1.	BCMM // Liddle Trading		Illegal Land Use	Attorneys to consult with BCMM for further instructions	Magqabi Seth Zita Attorneys Mr V Magqabi 043 722 2957 mszlaw@telkom.net	Instruction has been issued to have the matter enrolled in court	R30 000
2.	Pumla Mncwango Inc/ David Ninzi // BCMM	No quantum	Uplift High Court Order	To facilitate sale of property	Magqabi Seth Zita Attorneys Mr. V. Magqabi 043 722 2957 mszlaw@telkom.net	Attorneys are busy with the matter	R20 000.00
3.	BCMM // R.B Mvundlela	No quantum	Interdict Illegal Land Use	Specific performance	Magqabi Seth Zita Attorneys Mr. V. Magqabi 043 722 2957 mszlaw@telkom.net	Matter is awaiting to be on the court roll	R40 000.00
4.	Air Product South Africa // BCMM	R231 023.43	Air Products (Pty)Ltd instituted arbitration proceedings against BCMM for breach of contract in respect of argon gas equipment that BCMM's Scientific Section rented Air Products (Pty) Ltd.	BCMM is defending the matter as the relevant directorate maintains that they did not receive the gases claimed for. Matter is partly heard and has been postponed for further evidence.	Wesley Pretorius Attorneys Mr. Smith 043 721 1740 wesleyp@lentific.net	Arbitration is pending, we are awaiting a new date from the Arbitration Foundation.	No fees yet
5.	BCMM // Hawke Investments	No quantum	Interdict Illegal Land Use	Specific performance	Magqabi Seth Zita Attorneys Mr. V. Magqabi 043 722 2957 mszlaw@telkom.net	Attorneys attended to court and the matter did not proceed. BCMM instructed the matter be withdrawn + reinstate it.	R341 108.50
6.	BCMM // Sixolele Makaula	No quantum	Illegal Land Use	Specific performance	Magqabi Seth Zita Attorneys Mr. V. Magqabi 043 722 2957 mszlaw@telkom.net	The matter was settled by agreement and the status of the matter is at taxation process.	R40 011.00
7.	BCMM // Operation Of a Gym (Wodehouse Street, Erf 2078 KWT)	no quantum	Illegal Land Use	Economic Development & Agencies to advise on loan	Magqabi Seth Zita Attorneys Mr. V. Magqabi 043 722 2957 mszlaw@telkom.net	Consultations with Economic agencies	No fees yet
8.	MEC: Public Works vs BCMM	Interdict	Illegal demarcation & allocation of sites-	BCMM is defending the matter	Smith Tabata Attorneys Mr Y Mngaba 043 748 6300	Opposition to formally set down the joinder application herein.	R25 426.80

		Balasi Location in Bisho	Labour Matter								
9.	Mbata// BCMM (Labour Court)	Review Application brought for the dismissal of the Arbitration award in favour of Mr Mbata's dispute.	Labour Matter		Award to be reviewed and set aside.	Wesley Pretorius Attorneys Mr. Pretorius 043 721 1740 wesleyp@lanitic.net	The applicant has recently obtained reinstatement of the review after it had lapsed and must now further prosecute the review. If he fails to do so, it will once lapse.	R512 752.83			
10.	BCMM// Mbata(High Court)	Claim against Mr Mbata, relating to the 2014 & 2015 Buyelekhaya Music Festivals.	R758 835		Summons was issued at the EL High Court for a claim in the sum of R758 835 plus interest in respect of the Buyelekhaya Music Festivals during December 2014 and December 2015. Mr Mbata defended the action and filed his plea.	Wesley Pretorius Attorneys Mr. Pretorius 043 721 1740 wesleyp@lanitic.net	The matter is ready for trial. The attorneys are liaising with the registrar to obtain a trial date. date.	R160 078.13			
11.	BCMM// M/ASBUIL D (PTY) LTD	Claim against the Municipality for payment of the sum of R390 791.60	R390 791.60		The plaintiff alleges that it entered into a contract with a supplier of BCM. The supplier ceded all payments in respect of the supply of material to the plaintiff. BCM is alleged to not have paid in accordance with the tender.	Enzo Meyers Attorneys Enzo1@teikomsa.net 043 735 4129	The matter has now reached the stage where parties are making discovery. We have recently been furnished with some of the documents sought. The plaintiff delivered a rule 23(3) notice wherein it seeks numerous documents. We have now made these documents available for inspection. They have made an application to compel, which we will reject on the basis that we have provided all relevant documents.	R46 078.21			
12.	Leo Trust (Newlands)/ BCMM	Applicants oppose being evicted from land they have no right in title to.	R308 838.50		BCM seeks to evict illegal occupiers of land.	Smith Tabata Mr Y Mngqaba 043 748 6300	The matter is being mediated with opposition to try and settle the matter by providing alternative accommodation to the evictees. Awaiting report from client regarding negotiations with department of rural development and land reform.	Matter Pending No outstanding fees			
13.	Berlin, Scenery Park, East Bank, West Bank, Beacon Bay, Postdam	Eviction dispute	Application		BCM seeks to evict illegal occupiers of land	Smith Tabata Mr Y Mngqaba 043 748 6300	Matter pending, awaiting further instructions	No fees yet			

14.	Own Haven // BCMM		Review Application	The applicant is challenging the valuation of its properties and the decision was upheld by the Municipal Appeal Tribunal	Makhanya Attorneys	Own haven obtained an order reviewing the rates policy of BCMM dated 2018 and subsequent implementation thereof to charge rates by BCMM. Attorneys are appealing and the appeal will be lodged in the High Court	Fees: R1, 5 million
15.	Hael // BCMM	R10 000 000	Contempt of Court proceedings	The applicant has brought the Contempt of Court proceedings against BCMM due to review application against 2009 valuations. The applicant did not pursue the application and the commercial rating has been put on suspense account pending final determination of the issue of social housing's rights not to be charged commercial rating. The case was heard during 2022 and still pending as the municipality has raised undue delay which non-suits HAEL from the review	Makahanya Attorneys	The matter will be argued by March 2025, attorneys will raise undue delay by the applicant to complete and prosecute the review	Fees paid to date: R1,5 million
16.	Concillor MrfwabiWhittington and Gakrisha	No Capital	Interdicts to protect ward Councillors	Interdicts	Makhanya Attorneys	Interdicts have been successful	Attorneys Fees: 174 000 Adv Fees: 162 000
17.	R Quinn v BCMM	Not determinable	Enforcement of building regulations and standards	Non-approval of building plans	Magqabi Seth Zita Attorneys Mr. V. Magqabi 043 722 2957 mszlaw@telkom.net	Court date still to be determined	No fees yet
18.	Erf 353 Sunrise on sea illegal land use	Not determinable	Enforcement of zoning scheme	Illegal business operation	Magqabi Seth Zita Attorneys Mr. V. Magqabi 043 722 2957 mszlaw@telkom.net	Court date still to be determined	No fees yet
19.	Erf 53049 Reeston illegal land use	Not determinable	Enforcement of zoning scheme	Illegal business operation	B. Bangani Attorneys 043 742 2904 bangani@telkomsa.net	Court date still to be determined	No fees yet
20.	Erf 22 Summer Pride illegal land use (no information)	Not determinable	Enforcement of zoning scheme	Illegal business operation	Makhanya Incorporated Mr Makhanya 043 742 3049 Makanyaelie70@gmail.com	Court date still to be determined	No fees yet

21.	Erf 637 & 638 Durban street KWT	Not determinable	Enforcement of zoning scheme	Illegal business operation	Wesley Pretorius Attorneys Mr. Pretorius 043 721 1740 wesley@lantic.netoribus	Court date still to be determined	No fees yet
22.	Erf 347 Summer pride	Not determinable	Enforcement of zoning scheme	Illegal business operation	B. Bangani Attorneys 043 742 2904 bangani@telkomsa.net Attorneys	Court date still to be determined	No fees yet
23.	BCMM // NTSHEBE	Compliance	Using property as BnB	BCMM has instructed attorneys to institute legal proceedings against the property owner.	DYUSHU & MAJEBE Tel : 043 72604616 law@dyushumajebeinc.co.za	Waiting for court date. Failure to comply with municipal bylaws	No fees yet
24.	BCMM // KHAHLA	Illegal use of property.	Resident using property as Spaza shop	BCMM has instructed attorneys to institute legal proceedings against the Spaza owner.	DYUSHU & MAJEBE Tel : 043 72604616 law@dyushumajebeinc.co.za	File dormant	R82 990.30
25.	BCMM // MABI	Illegal use of property.	Using property as BnB	BCMM has instructed attorneys to institute legal proceedings against the property owner.	DYUSHU & MAJEBE Tel : 043 72604616 law@dyushumajebeinc.co.za	File dormant	R47 134.93
26.	BCMM // CARWA	Illegal use of property.	Using property as BnB	BCMM has instructed attorneys to institute legal proceedings against the property owner.	DYUSHU & MAJEBE Tel : 043 72604616 law@dyushumajebeinc.co.za	This is compliance issue we have issued a letter of demand, demanding that the rate payer comply with the municipal by laws we are waiting for the days to expire before we take further legal action.	No fees yet
27.	Eviction from farm 871 East London	Amount claimed: N/A Costs to date: R1499.10	Application to evict unlawful occupiers from Farm 871	Protection of the airport precinct.	Clark Laing Attorneys Mr. Justin Laing 043 721 1556/1657 Fax: 086 580 1126 justin@clarklaing.co.za	Matter has been placed in abeyance pending client's internal process.	R70 555.50
28.	BCMM V BRENDEN OLIVER		Application to evict respondent	This application shall be lodged. The respondents are unlawfully occupying municipal land.	Enzo Meyers Attorneys Enzo1@telkomsa.net 043 735 4129r Attorneys	Awaiting the filing of their answering affidavit.	R26 760.93
29.	Fraudulent/Il legal requests for approval of consents for transfer of properties in Midantsane, Duncan		BCMM receives hundreds of requests from either attorneys or members of community for consents to transfer of immovable	From the documentation furnished it has become clear to us that the Department is correctly identifying suspicious transactions and refer them to Legal Services. We have obtained an opinion to assist the Department on resolving the matters. However, due to	Makhanya Incorporated Mr Makhanya 043 742 3049 Makanyaellie70@gmail.com	Lack of information from previous conveyancers has caused delays because it is not advisable to just move applications of this nature against current owners without information exposing BCMM to costs orders. Attorneys have been successful to defend evictions against current occupants.	R376 387

	Village, Illita and Ginsberg		properties under the Discount Scheme	<p>the fact that many of the problems occurred already, we assist BCMM to ensure that fraudulent transfers are set aside and where there have been wrongful transfers of title to other people we assist BCMM to rectify in terms of the Deeds Registries Act. The process is ongoing but soon to be finalized. In other matters, we give opinions to resolve disputes that bombard the land section of BCMM. Recently, the Hawks have consulted with BCMM officials and obtained an affidavit which we had to assist prepare regarding these matters where fraud has been committed; for instance, where the discount policy has been abused by one resident who obtained four separate properties unlawfully, and seek to sell these properties. Others make false representations to the officials of BCMM that they are the sole heirs causing BCMM to approve the consents to transfer – only to find later that the transfer was fraudulent.</p>			
30.	Velwano beneficiaries		Housing	<p>BCMM built houses on other people's land</p>	Smith Tabata 043 748 6300 Mr Y Mngqaba	It appears the matter is being deliberated internally, awaited further instructions	R79 079.00
31.	East London Property1	R243 412.80	interdict	<p>BCMM is being challenged to open a new taxi rank</p>	Smith Tabata 043 748 6300 Mr Y Mngqaba	Municipality is required to furnish court with periodic reports in terms of the court order. A report has been served and filled as at June 2022.	Matter closed No outstanding fees
32.	Balasi traditional council	R25 426.50	Interdict	<p>Unlawful invasion of land</p>	Smith Tabata 043 748 6300 Mr Y Mngqaba	Opposition to formally set down the joinder application herein.	R33 706.50

33.	Ginsberg land invasion		Eviction/ interdict	Unlawful invasion of land	Smith Tabata 043 748 6300 Mr Y Mngqaba	Still awaiting instruction on the status of the site before re-enrolling the matter.	No outstanding fees
34.	Potsdam illegal occupants		Eviction	Unlawful invasion of land	Smith Tabata 043 748 6300 Mr Y Mngqaba	Awaiting instructions after consultation.	No outstanding fees
35.	Potsdam (2)	R31 004.00	Eviction and demolition of illegal structures	Unlawful occupation of land	Smith Tabata 043 748 6300 Mr Y Mngqaba	Counsel legal opinion presented to client. Awaiting further instructions.	R31 004.00
36.	Buffalo City Metropolitan Municipality // Eric Heyns Trust:	R110663.00	This is an application against illegal land use regarding letting out of flats.	Violation of the zoning scheme	B Bangani Attorneys Mr Bangani bangani@telkomsa.net 043 742 2904	Answering Affidavit not forth coming, matter to be set down on unopposed basis	R21 858.00
37.	Buffalo City Metropolitan Municipality // Hollard Insurance	Claim: R11 343 073.57 R 10 635.00 (Fees paid)	This is a matter where Hollard is refusing to pay the guarantee amount to BCMIM on the basis that it requires the original guarantee and not a copy. BCMIM has taken a decision to recover the said amount via a summons.	Application submitted outside the legislative time frames	B Bangani Attorneys Mr Bangani bangani@telkomsa.net 043 742 2904	After a series of enquiries counsel has finalized the particulars of claim and summons will be issued against the defendant shortly	R10 635.00
38.	Thabang Mabeta // Buffalo City Metropolitan Municipality.	Claim: 68 239.40 R 12 546.00 (Fees paid)	This is an application for rescission of default judgment that was granted against BCMIM in 2019 and the setting aside of the Warrant of Execution issued pursuant thereto.	Judgement unlawfully obtained	B Bangani Attorneys Mr Bangani bangani@telkomsa.net 043 742 2904	Matter awaiting trial date. Plaintiff lost interest in the matter.	R215 336.00

39.	Buffalo City Metropolitan Municipality // Mtobeli Bokveld & Siphokazi Jantjije:	Not yet	This is an application for eviction against Mr. Bokveld and Ms. Jantjije who occupy BCMM's property although they have their own property.	Unlawful occupation of BCMM land. Interdict	B Bangani Attorneys Mr Bangani bangani@telkomsa.net 043 742 2904	Eviction Order granted	R157 326.28
40.	Buffalo City Metropolitan Municipality // Mango Moon:	R 13 364.78 (Fees paid)	This is an application by BCMM to interdict and declare the respondent's activity of operating an illegal children's home unlawful. It was the set down for hearing on 26 January 2021 but was removed from the roll as it has now become opposed	Violation of the zoning scheme	B Bangani Attorneys Mr Bangani bangani@telkomsa.net 043 742 2904	Matter opposed and awaiting hearing date	R13 364.78
41.	Buffalo City Metropolitan Municipality // Zonwabele Halom:	R 32 810.00 (Fees paid)	This is an interdict and application for the eviction of Mr. Halom from BCMM's land on which he has erected about 30 shacks and renting them out for a fee. The matter is opposed by the respondent.	Unlawful occupation of BCMM land	B Bangani Attorneys Mr Bangani bangani@telkomsa.net 043 742 2904	New eviction applications in process	R32 810.00
42.	Maverick Campbell // Buffalo City Metropolitan Municipality	Claim: 560 000.00 R 36 665.00 (Fees paid)	In this matter Mr Campbell has sued BCMM and Mr Gomba for damages arising out of 2 firearm shots that were allegedly discharged by Mr Gomba and which injured the plaintiff and the matter is presently defended	The matter in criminal court	B Bangani Attorneys Mr Bangani bangani@telkomsa.net 043 742 2904	The matter is awaiting Pre-Trial Conference and Trial date	R47 993.00

43.	Linda Styles & Other // BCMM		Review application		B. Bangani attorneys	Awaiting date of hearing	R130 616.50
44.	BCMM // Grant Earl Walters		Interdict		B Bangani Attorneys	Matter awaiting hearing date	R31.556.35
45.	BCMM // Ntombekha ya Buti		Interdict		B. Bangani Attorneys	Matter awaiting date of hearing	R40 989.50
46.	Miami Theophilus Tuswa // BCMM	R76 552.65	Rescission of Default Judgement		B. Bangani Attorneys	Matter awaiting date of hearing	R17 947.00
47.	Masiqhame Trading // BCMM & Mtima Plumbing	R3 200 000.00	Garnishee Order		B. Bangani Attorneys	Both parties awaiting payment due from BCMM (no issues in dispute)	R39 365.00
48.	BCMM // Burrows/ Ntikithi	R1 697 503.74	Applicants in the initial matter, Burrows, got a court order directing BCMM to bring Demolition Application. Application against property owner Ntikithi. Ntikithi then submitted a Departure Application, which was not approved by BCMM. Ntikithi then brought a Review Application. BCMM proceeded with Demolition Application. Ntikithi commenced with Application to Stay proceedings in the Demolition Application pending	Clark Laings	We await a further application for departure from the Respondent. They have requested an extension pending the release of new zoning regulations which are set to be gazetted shortly. An extension has been granted. Matter has been left in abeyance awaiting further movement from the applicants	R1 502 850.16	

49.	Data World (Pty) Ltd	Amount claimed: R1 697 503.74 Costs to date: R7624.50	order in the Application for Review of BCMM decision not to approve Departure Application.	Unlawful rendering of services	Clark Laing Attorneys Mr. Justin Laing 043 721 1556/1657 Fax: 086 580 1126 justin@clarklaing.co.za	The matter is now proceeding by way of Mediation in terms of the SLA. In the interim, the Plaintiff has made an offer to settle the matter which client has rejected.	R228 918.52
50.	Telkom SA SOC Ltd MAT5336	Amount claimed: R9 466 942.34 plus costs and interest. Costs to date: R188 727.50	Claim for R9 466 942.34 (plus costs and interest) for services rendered and termination of contract.	Unlawful contract with BCMM	Clark Laing Attorneys Mr. Justin Laing 043 721 1556/1657 Fax: 086 580 1126 justin@clarklaing.co.za	Matter is at discovery stage. Plaintiff has not taken any further steps as yet.	R196 836.75
51.	Business Connexion (Pty) Ltd	Amount claimed: R15 864 839.90 plus costs and interest. Costs to date: R101968.75	Claim for R15 864 839.90 (plus costs and interest) for services rendered and termination of contract.	Unlawful contract with BCMM	Clark Laing Attorneys Mr. Justin Laing 043 721 1556/1657 Fax: 086 580 1126 justin@clarklaing.co.za	Matter has been defended and Plaintiff has submitted their amended particulars of claim to which we objected. Plaintiff is proceeding with Application for Leave To Amend which we are opposing. Matter heard on 30/05/2024. It is now awaiting judgment.	R3 691 455.45
52.	Erf 3718 Bisho	Amount claimed: 505 000.00	Interdict	Illegal operation of a spaza shop	Clark Laing Attorneys Frane Van Rooyen 043 721 1556/ 1657	Court papers prepared, received confirmation that spaza shop still in operation. Awaiting further information to provide to tracing agent as tracing agent could not establish sufficient details of shop owner/ operator for finalization of court papers.	R27 468.50
53.	Siyabulela Delanto vs BCMM	Amount claimed: R300 000.00	Plaintiff is suing the BCMM for defamation	Labour Matter	Clark Laing Attorneys Frane Van Rooyen 043 721 155	Matter is at the discovery stage. No further steps taken by Plaintiff	R42 144.50
54.	BCMM // LUKHOZI CONSULTI NG	R488 482.58	Lukhozi Consulting issued summons claiming payment	BCMM appointed attorneys to defend and or resolve the matter	DYUSHU & MAJEBE Tel : 043 72604616 law@dyushumajebeinc.co.za	SUMMONS FOR PAYMENT	No fees yet

55.	BCMM // Kunelisi-SAMWU & Others	Reinstatement	Review of the arbitration award	Labour Matter	Dyushu Majebe Attorneys	The matter is pending before Labour Court, awaiting a trial date	R215 779.56
56.	BCMM V CAPSTONE CASE NO.293/2016 ZONING		The municipality sought an order interdicting the respondent from illegally using the premises as a bed and breakfast	The applicants alleged that the owner carried on illegal bed and breakfast.	Enzo Meyers Attorneys Enzo1@telkomsa.net 043 735 4129r Attorneys	The matter was successfully concluded. We have presented a bill for taxation. The costs were taxed in the sum of R 26 533.28. We have now caused a writ to be issued and await the sheriff's return. The municipality is not exposed to further charges	R32 246.55
57.	BCMM V THABAHUL E GOQOLO CASE NO.110/2017 ZONING	R25 669.94	Interdict to stop and/or restrain contravention of Zoning. The respondent previously applied and obtained a temporary departure to operate a bed and breakfast business. The temporary departure lapsed Municipality sought interdict	Violation of zoning scheme	Enzo Meye Enzo Meyers Attorneys Enzo1@telkomsa.net 043 735 4129r Attorneys	The Municipality obtained an order including a costs order. The bill had been presented and taxed in the sum of R 21 956.99. The municipality is awaiting the reimbursement of the costs award. We have now caused a writ to be issued and await the sheriff's return. The sheriff has requested an indemnity as the property is locked	R25 669.94
58.	BCMM V 25 PONTOON ROAD ZONING	Zoning scheme	Interdict against the owner to cease the illegal activity on the premises. The tenant is causing nuisance in that it leaves scrap metal on the road reserve which causes obstruction.	Violation of zoning scheme	Enzo Meye Enzo Meyers Attorneys Enzo1@telkomsa.net 043 735 4129r Attorneys	The matter has been referred to the relevant department for further investigation.	No fees yet
59.	BCMM // Umso & Imvusa Trading		Claim for services rendered on contractual/ tender for construction at Ikhwezi Block, Postdam	Claim for services rendered on a contractual/ tender for construction at Ikhwezi Block, Postdam. Matter pending before High Court	Dyushu Majebe Attorneys	Matter pending before High Court	R246 666.11 & R138 806.84
60.	BCMM // Tsele		Review of arbitration award	Labour Matter	Dyushu Majebe Attorneys	Matter is in Labour Court	R139 432.09

61.	Illegal land use and deviation from building ERF 1580 and 84572	Illegal land use-application for interdict against property owner	Violation of the zoning scheme	Clarklaing Attorneys	Attorneys consulted with Counsel. Draft papers received from Counsel submitted to client for further instructions. Majority of outstanding information received and reminder has been sent to client regarding balance of information required.	R58 979.50
62.	Mxo and Another //BCMM	Review of the arbitration	Review application of the arbitration award	Clarklaing Attorneys	And pending. Applicants application opposed	no fees yet
63.	BCMM // Sonkawusi and Another	Action to recover damages	The BCMM suffered damages from the collision with the CCTV pole. The municipality is suing the defendants	Enzo Meyers Attorneys	Combined Summons and particulars of claim drafted. Sherriff attempted service on numerous occasions and was informed that the premises are locked. The defendant cannot be traced.	No Fees paid yet
64.	BCMM v 144 Windridge Parkside	Illegal Land Use	Attorneys started drafting papers in respect of erf	Enzo Meyers Attorneys	The matter is pended pending further instructions	No fees paid yet
65.	BCMM //	Eviction Order Waterworld	Eviction application of an illegal occupier of land	Dyushu Majebe attorneys	Matter in court,	R153 256.74
66.	NS Makhumisa //BCMM (sharing houses litigation)	Eviction application Various times/ multiple cases	BCMM has opposed an application in the magistrate's Court for eviction of one of the sharing houses families	Wesley Pretorius Attorneys	The Court ordered the municipality to engage with the respondents to arrive at a mutually acceptable solution. The municipality has finalized its engagement process with the respondents. The attorneys are in the process of further investigations and preparing their advice to the BCMM	R5 537409.40

AND	The Municipality has applied to the High Court for directives in respect of the resolution of the sharing of houses dispute,			
BCMM v M MBUTHO & L ZAKADE				

	<p><u>AND</u></p> <p>A BALI V BCMM AND P MHLANGA</p> <p><u>AND</u> PAT NTSHIBA V BCMM AND B FAULI</p> <p><u>AND</u></p> <p>N MANKAYI AND OTHERS V BCMM AND N MBENGE</p> <p><u>AND</u></p> <p>N NQALENI AND BCMM V N BOTTOMAN</p> <p><u>AND</u></p> <p>A BALI V BCMM AND MHLANGA</p>		<p>The municipality is seeking rescission of orders granted by the Magistrate's Court against the municipality in respect of a sharing houses dispute.</p> <p>Ntsiba brought an eviction application against B Fauli. The Municipality is opposing the application. The matter is pending.</p> <p>Mbenge and BCMM has brought an eviction application against the Mankayi family. The matter is pending.</p> <p>N BOTTOMAN BROUGHT AN APPLICATION IN THE Mdantsane Magistrate's Court for an eviction order against Nqaleni in terms of the Extension of Security of Tenure Act 62 of 1997. Nqaleni and BCMM are opposing the application. The matter is pending.</p> <p>The rescission application was heard. The Magistrate has reserved judgment. Awaiting Magistrate's Judgment.</p> <p>Pani has brought an application for an eviction order against the Ngesi family. Mangisa Ngesi and BCMM are opposing the application. The matter is pending.</p> <p>We have been instructed to bring an application for an eviction order against Mr Fatuse obo the Ndzeleni family and BCMM. We have requested that Mr and/or Mrs Ndzeleni attend our offices for a consultation. Awaiting on relevant official(s)</p>	<p>The Judgement of the Magistrate is awaited</p> <p>The eviction application has been postponed pending the outcome of the High Court</p> <p>Eviction application is pending</p>	
--	---	--	--	---	--

	<p>NOMBULELO MARGARET PANI V NGESI AND OTHERS AND BCMM</p> <p>NDZELENI AND BCMM V J FATUSE ERF 288, DIMBAZA</p> <p>VARIOUS OTHER SHARING OF HOUSES DISPUTES NOT LITIGATED <u>AND</u> VARIOUS OTHER EVICTION DISPUTES</p>		<p>to arrange for Ndzeleni and /or Mrs Ndzeleni to the attend the consultation</p> <p>Pani has brought an application for an eviction order against the Ngesi family. Mandisa Ngesi and BCMM have opposed the application. The eviction order was granted. The attorneys have been instructed to appeal the eviction order.</p> <p>The attorneys have been instructed to bring an application for an eviction order against Mr Fatuse obo the Ndzeleni family and BCMM. Attorney requested that Mr and / or Mrs Ndzeleni attend their offices for a consultation</p>			
68.	<p>STATHU FUNDING AND STONEBRIDGE / BCMM</p>	R1 664 908.72	<p>The plaintiff is claiming payment in the amount of R1 664 908.72 plus interest for rental and other charges whilst BCMM remains in occupation of the least premises</p>	Wesley Pretorius Avisha Bramdava	<p>Pleadings have closed. The parties are in the process of discovery. The parties are currently negotiating a settlement.</p>	R200 000.00
69.	<p>BCMM / NDZABA AND 13 OTHERS</p>	Review Application	<p>This is an application brought in terms of Section 158(1)(g), alternatively section 145, of the Labour Relations Act, No. 66 of 1995 ("the LRA") to review and set aside the jurisdictional ruling handed down under the auspices of the Bargaining Council by the Arbitrator on 15 March 2022 and received by</p>	Wesley Pretorius Attorneys	<p>The matter was heard on 13 June 2024 and judgment is reserved.</p>	R978 067.21

70.	ELLIOT NOMBILA / BCMMM	Unfair Labour Practice	the Municipality on 22 March 2022, which held that the Referring parties' dispute was referred within the prescribed time period.	Wesley Pretorius Attorneys	The employee has referred an unfair Labour practice dispute to the SALGBC seeking an order that the municipality complies with its staff provisioning policy and that the municipality pays him compensation. BCMMM is opposing the matter.				R1 110 751.60
71.	P. Mazantsana // BCMMM	Unfair Labour Practice	The employee has referred an Unfair Labour Practice dispute to the Bargaining Council regarding the failure to appoint her.	Wesley Pretorius Sinamntu Mkiva					R737 656. 45
72.	BCM MM // Shine Africa Financial Services		The applicant is seeking a declarator that the Municipality's sale of tender documents without making them available free of charge is unconstitutional and unlawful, and also seeks an interdict preventing the evaluation and adjudication of the tenders and implementation of the contracts, and directing the municipality refund all bidders from whom it accepted payment.	Wesley Pretorius Attorneys					R467 527.01
73.	BCM MM- Liability Claim	R3 000 000.00	BCM MM has denied liability in response to the demand to pay damages arising from the death by electrocution	Wesley Pretorius					No fees yet
74.	BCM MM/ Hemipac	R1 664 908.72	BCM MM has denied full liability for outstanding rental	Wesley Pretorius					R129 627.52

						counterclaim and Notice in terms of Rule 28		
75.	BCMM: Tender EC 418- Designer Lighting	Tender Dispute	BCMM is opposing an application to review and set aside its decision to re-advertise a tender.	Wesley Pretorius	The matter was heard on 30 May 2024. Judgment is reserved.	R981 477.04		
76.	Contour Technology (PTY) LTD BCMM	Tender Dispute	This is an application brought in the high Court by the municipality to review and set aside its award of a tender. BCMM opposes the costs order.	Wesley Pretorius	The application has been issued and served on the respondents. Answering papers are awaited from the respondent opposing the application.	R581 113.95		
78.	SNR v BCMM	Tender Dispute	This is an application to review and set aside a tender. BCMM opposes the costs order.	Wesley Pretorius	The matter has been set down for 25 July 2024	R466 286.47		
79.	Afrocentric v BCMM	Poor Performance	This is an application brought by the service provider in the High Court for the review and setting aside of the municipality's decision to cancel a contract and for interim relief. The review application is pending while the High Court has granted certain limited interdictal relief.	Wesley Pretorius	The review application is being prosecuted and the applicant is due to file papers on or before 12 July 2024.	R1 106 455.20		
80.	SAMWU obo Y. Nelson & Others v BCMM	Labour Matter	Bargaining Council dispute brought by the union to have their members permanently employed.	Wesley Pretorius	The matter is set down for hearing on 20 August 2024.	R158 663.25		
81.	Siyamcela Mbono	Fraud	INTERDICT: Turned into an Action for the recovery of monies defrauded during course of employment contract	Smith Tabata Attorneys	The Action is active, the defendant has filed a Special Plea on <i>its pendants</i> (the matter is pending in different forum-review of his employment termination). Matter Open and Active	No fees yet		
82.	Du Plessis v BCMM	Public Liability	Claim for damages brought against BCMM	Wesley Pretorius Attorneys	The attorneys are in the process of getting the matter trial ready so that a trial date can be obtained	R80 084.50		
83.	Troskie v BCMM	Public Liability	The Plaintiff obtained default judgement against the municipality which the municipality is applying to have rescinded.	Wesley Pretorius	The default judgement against the municipality has been rescinded. The municipality was given leave to defend the matter.	R666 024.617		
84.	Milwa Constructions vs BCMM	Tender Dispute	This is an application to review and set aside the tender and BCMM is opposing the application	Makhanya Attorneys	BCMM attorneys are busy with the pleadings	No fees paid		
85.	BCMM// MR FIGLAN-ERF 28359	N/A	This is an application instituted by BCMM for the demolishing of an illegal structure erected by the Respondent Mr Figlan, in contravention of The National Building Regulations and Building Standards Act 103 of 1977	It is BCMM's case that the respondent erected a building (outbuilding) without written	Mr D T Sonamzi Attorneys	The notice of motion in the matter has been issued and it was set down for hearing on 30 January 2025 on an	To be added upon drawing an interim invoice.	

				<p>approval of the local authority</p> <p>The erection of the structure is in contravention of Section 49(1) of NBRBSA, and a notice to the Respondent was delivered.</p>		<p>unopposed motion roll however due to the fact that the sheriff had not affected services then, the matter was removed from the roll</p> <p>We have since received a return of non-services from the sheriff indicating that the premises are kept locked and the sheriff could not ascertain that the respondent resides in the premises.</p> <p>Upon request instruction from BCMM, we have since received approval to appoint a tracing agent to ascertain the respondent's whereabouts, and we are awaiting for the tracing urgent report.</p>	
86.	Qaqamba qwesha// BCMM	No amount is claimed	Application is seeking an interdict for BCMM to a dispute lodged.	Investigating the allegations in the founding affidavit.	Marvin Franz- Franz Attorneys	<p>Notice to oppose application has been filed. We are awaiting information requested in our email of 8, 18,25 November 2024, 10 December 2024 and 22 January 2025 to decide whether any answering affidavit is to be filed.</p>	No invoice submitted as yet.
87.	Catwalk inv.491 (pty) Ltd//BCMM	R161 667.20	Plaintiff is suing for a refund after making a payment of 3 months in advance to obtain a rate clearance certificate. Plaintiff is no longer a consumer, and its account has a credit of R286 513.74 as at 24 August 2024.	Paid R58 977.72. requested a breakdown as to how BCMM arrived at the above amount. Still awaiting the breakdown.	Marvin Franz-Franz Attorneys	<p>Notice of intention to defend and rule 23(15) notice filed. Reply to rule 23(15) notice was received on 4 December 2024. Plea and discovery notices filed.</p>	R 160 001.80 paid.

88.	The Nahoon Estuary Management NPO//BCMM	No amount claimed	Application is seeking that a dysfunctional sewerage station be repaired and the refuse being dumped illegally at the pump illegally at the pump station be cleared and removed.	In process of procuring new concrete reinforced enclosure to be erected to house a new transformer to feed the pumpstation. Process is currently with SCM.	Marvin Franz-Franz Attorneys	Notice to oppose filed. Awaiting the action plan from water and sanitation. Action plan received from solid waste. Matter re-enrolled for hearing for 15 April 2025.	R 41 999.23 paid.
89.	Legal opinion- BCMM// SF Lee	No amount claimed	Mr Lee is seeking a debt write off which is not in line with BCMM's Debts Incentive Scheme (write off 80% of his debt). BCMM seeking an opinion as to how they can go about dealing with the request by SF Lee.		Marvin Franz-Franz Attorneys	Legal opinion provided to BCMM on 5 December 2024	R51 756.81 paid
90.	Friends of Schalk The nt NPC//BCMM	No amount claimed	Applicant was seeking the clearance and removal of refuse from an illegal dumpsite.	The refuse at this dump site was cleared and removed.	Marvin Franz-Franz Attorneys	Notice to oppose was filed. The applicants withdrew the application. Matter is finalized.	R 23 437.30 paid
91.	Loyiso Mazitsha na// BCMM	No amount claimed	Applicant is seeking an interdict for BCMM Respond to a dispute lodged.	Matter finalized. BCMM Complied.	Marvin Franz-Franz Attorneys	Application finalized. Application withdrawn with BCMM tendering wasted cost.	R 18 332.51
92.	Flora Trading (Pty) Ltd// BCMM	No amount claimed	Applicant is seeking an interdict for BCMM to respond to a dispute.	Matter finalized. BCMM complied	Marvin Franz-Franz Attorney	Matter finalized. Application withdrawn with BCMM tendering wasted costs	R 31 424.47
93.	Xoliswa Bongela // BCMM	No amount claimed	Applicant is seeking an interdict for BCMM to respond to a dispute	Matter finalized. BCMM complied	Marvin Franz-Franz Attorney	Matter finalized. Application withdrawn with BCMM tendering wasted costs	R19 131 and R222.34
94.	Olwethu Mthengwa	No amount was claimed. However, legal costs is due in the amount of R13 899.31	Applicant is seeking an interdict for BCMM to respond to a dispute	Investigation complete	Marvin Franz-Franz Attorney	Application was settled. BCMM complied	Invoices have been paid (R332.73 & R222.34
95.	Kholeka Getrude Roto // BCMM	No amount claimed	Applicant is seeking an interdict for BCMM to respond to a dispute	Investigation complete. However BCMM to advise the writing of the interest generated on some of the	Marvin Franz-Franz Attorney	Notice to oppose was filed. Matter was removed from the unopposed roll. Meeting was held with BCMM where	No invoice submitted as yet

				amounts were reversed.				the billing was explained. Mariama of BCMM has to advise on the writing off of the interest generated on the amounts which were reversed.	
96.	Patience Nkwezane // BCMM	No amount claimed.	Applicant is seeking an interdict to respond to a dispute lodged.	Investigation complete and Applicant's account created.	Marvin Franz-Franz Attorney	R13 336.94	Application withdrawn by applicant.matter finalized.		
97.	Legal Opinion-BCMM // Floorflex	No amount claimed	Floortex is seeking a debt write off which is not in line with BCMM's Debt Incentives Scheme (write off of 90% of his debt). BCMM seeking an opinion as to how they can go about dealing with the request by SF Lee.		Marvin Franz-Franz Attorney	R49 488.97	Legal Opinion provided to BCMM on 8 November 2024- file closed		
98.	Friends of Schalk the movement (34 Elba Circle) // BCMM	No amount claimed	Applicant is seeking an interdict to repair water meter.	Water meter repaired	Marvin Franz-Franz Attorney	R12 894.18	Application withdrawn by applicant with BCMM tendering the wasted costs		
99.	Friends of Schalk the movement (34 philiph frame Road)// BCMM	No amount claimed	Applicant seeking an interdict to compel BCMM to deliver a notice in terms of the National Building Regulations and Building Standard Act together with section 7 of the Bylaw relating to Dilapidated building and unsightly neglected structure	Notice was delivered by BCMM in compliance with that which was sought by the applicant.	Marvin Franz-Franz Attorneys	R15 286.65	Applicant withdrawn by applicant with BCMM tendering the wasted costs. Bill of cost has been received and still busy assessing same		
100.	Mpolokeng Mohale//BCMM	No amount claimed	Applicant was seeking that her electricity supply be restored, claiming that she was not served with a pre-termination notice.	Matter was investigated and it transpired that the applicant was served with a pre-termination notice	Marvin Franz-Franz Attorneys	R 8 834.48	Applicant withdrawn by applicant with BCMM tendering the wasted costs. Bill of cost has been received and still busy assessing same.		
101.	BCMM// Ben& others- self review	No amount claimed	Instructions received to institute a self-review on behalf of BCMM (to review and set-aside the sanction by the chairperson, Siyamcela Mamane, and replace same with the sanctions of Dismissal)	Sanction of the chairperson to be reviewed and set-aside	Marvin Franz-Franz Attorney	R 133 373.63 (INCLUSIVE OF CONSEL'S FEES)	Papers have been served on the respondents. Records in the proceedings have been served on the 1 st respondents attorneys. Instructions given to correspondent		

							attorneys to file record at court. Rule 37(20) (b) to be served and filed in due course.	
102.	Centre for local community Rights NPO// BCMM & Others	No amount claimed	Applicant is seeking compliance with section 7 of the by-law relating to dilapidated buildings	BCM has complied	Marvin Franz-Franz Attorneys	Application has been withdrawn with BCMM tendering wasted costs	R25 769.33	
103.	Mark Edward Pullin//BCMM & anothers	No amount claimed	Applicant brought by the applicant to interdict BCMM to restore electricity supply and restrain from unlawfully disconnecting the applicant's electricity supply, claiming that he was not served with a pre-termination notice	Applicant was served with a pre-termination notice. Application is to be opposed.	Marvin Franz-Franz Attorneys	Application is opposed. Answering Affidavit has been filed, awaiting the applicant's replying affidavit	R 101 573.89 (including counsel's fees)	
104.	Mpumzi Pasiya//BCMM	R 24, 113.43	Instructions to oppose and/or settle Bill of Cost	Bill of cost to be opposed or settled	Marvin Franz-Franz Attorneys	Bill of cost was settled. R20, 574.47 to be paid by BCMM	R508.73	
105.	BCMM // EVICTION ORDER WATERWORLD				Dyushu & Majebe	An ongoing application for an illegal eviction for an illegal occupier of land	R 153 256.74	
106.	KANTEY // BCMM (CASE NO: 1084/2021)				Dyushu & Majebe	Matter defended by BCMM, Summons, claim for damages on termination of contract.	R 694 749.75	
107.	BCMM // SIYASEBENZA				Dyushu & Majebe	Matter defended by BCMM, Summons, claim for damages on termination of contract.	R 140 379.46	
110.	BCMM // KUNELISI – SAMWA & OTHERS				Dyushu & Majebe	Matter pending before Labour Court, we are waiting court date.	R 666 267.26	
111.	BCMM // DON CIVIL- UMISO & IMVUSA TRADING – CASE NO: 1612/2022 (SUMMONS)				Dyushu & Majebe	Claim for services rendered on a contract/ tender for contractual @iKwezi Block Postdam. The parties are negotiating settlement.	R246 666.11 & R138 808.84	
112.	BCMM // DON CIVIL - UMISO IMVUSA TRADING (ARBITRATION)				Dyushu & Majebe	Contractual dispute, matter resolved @ Adjudication	R 272 293.65	

113.	BCMM // XMOOR							proceedings award issued. BCMM has paid cert 25A and retraction to Contractor. Contractor – not yet proved his loss/ damages, matter on hold.	R 215 151.96
114.	BCMM // NCUTHU TOURS (CASE NO: 1716/2022)							Summons claim against BCMM, Matter settled by BCMM. Outstanding issue are legal costs and interest. Interdict on issues of medical waste disposal and management @ Briggie Drift dam, matter pending finalization @ H/C. Matter pending hearing on opposed roll.	R223 148.02
115.	BCMM // KLAAS CREATIVE							Claim for services rendered contractual, cession dispute, matter pending finalization @ H/C proceeding	R349 185.15
116.	BCMM // XOLISWA BONOTYANA							Review Arbitration Award	R0.00
117.	BVMM // MVUSULEDZE PROJECT (PTY) LTD (ARBITRATION & LITIGATION) MEKAN							Contractual dispute, DAB award decision to be implemented. Consulted to provide final account and contract to prove its claim.	R 728 499.39
118.	TOMALINX (PTY) LTD // BCMM (CASE NO: 2150/2023)							PAIA application	R0.00
119.	BCMDA // VICORIA GROUNDS DEVELOPMENT							Matter attended and finalised	R152, 521.88
120.	NLG GROUP CC// BCMM							Contractual dispute matter adjudication Award issued & BCMM to pay	R0.00

121.	BCMDA NOTORIAL LEASE					Dyushu & Majebe	determined amount to contractor. Lease agreement- Opinion	R167, 387.44
122.	SIKO & MAKATSI // BCMMM					Dyushu & Majebe	Instructed to review the arbitration award.	R0.00
123.	UMSO/IMVUSA TRADING 454/ DONCIVILS/BCMM (CASE NO: 4303/2023)- CERTIFICATE 25					Dyushu & Majebe	Application for an order to compel BCMMM to pay determined amount of the adjudication award and determine loss/ damages due to contractor. BCMMM has paid the awarded amount. Outstanding are loss/ damages and interest.	R186, 585.78 R393, 029.37
124.	BCMSA/ MARINA GLEN LEASE AGREEMENT- ERF NO: 68416					Dyushu & Majebe	Lease agreement pending finalization.	R130, 737.85
125.	BCMDA/BOMA LEASE AGREEMENT-ERF NO: 81495					Dyushu & Majebe	Lease agreement pending finalization.	R128, 823.10
126.	WEST RESTITUTION ASSOCIATION (PTY)LTD- CASE NO: 365/24					Dyushu & Majebe	All Application against BCMMM have been dropped, we are waiting for taxation of bills.	R0.00
127.	MVUSULUDZO// MEKAN- DISSATISFACTION CLAIM					Dyushu & Majebe	Termination account by Mekan & Dissatisfaction notice by Mvusuludzo.	R0.00
128.	THE BOWLING CLUB CHIPPA & OTHERS CASE NO: 1134/24					Dyushu & Majebe	Urgent interdict: matter resolved	R44,621,38
129.	BCMDA/ DA SLEEPER SITE LEASE					Dyushu & Majebe	Lease agreement pending finalisation	R0.00
130.	KEEP AFRICA PROJECTS//MVUSULUDZO PROJECT & BCMDA					Dyushu & Majebe	Court order garnishee to pay keep Africa	R0.00
131.	DR NTOBEKO STEMELE// BCMMM					Dyushu & Majebe	Grievances matter and it is attended. Matter pending consultation.	R0.00
132	BCMM // THE CENTRE FOR THE LOCAL COMMUNITY RIGHTS NPO (249/251 OXFORD STREET)					Dyushu & Majebe	Service delivery complaint- On dilapidated building. Court order compliance.	R46 931.40

133.	BCMM // THE CENTRE FOR LOCAL COMMUNITY RIGHTS NPO (BOUNDARY ROAD, GONUBIE)				Dyushu & Majebe	Service delivery complaint- sewage, clean vegetation & replace manhole lid.	R0.00
134.	BCMM // THE CENTRE FOR LOCAL COMMUNITY NPO (OAKHILL ROAD, BEREA)				Dyushu & Majebe	Service delivery complaint- abandoned property. Court Order compliance.	R29 288.74
135.	BCMM // THE CENTRE FOR LOCAL COMMUNITY NPO (8 ST PATRICK'S ROAD)				Dyushu & Majebe	Service delivery complaint- abandoned property. Court Order compliance.	R 52 280.65
136.	BCMM // THE CENTRE FOR LOCAL RIGHTS NPO (BOWL ROAD)				Dyushu & Majebe	Service delivery complaint – illegal street trading. Court Order compliance	R41 110.24
137.	BCMM // NAHOON ESTUARY MANAGAMENT FORUM NPO (BATTING BRIDGE PINIC)				Dyushu & Majebe	Service delivery- court order, Pending litigation.	R220 035.81
138.	BCMM // FRIENDS OF SHCHALK THE NPO (SONIA CRESCENT)				Dyushu & Majebe	Service delivery- sewage & storm water, drain, matter resolved.	R0.00
139.	BCMM // THE CENTRE FOR LOCAL COMMUNITY RIGHTS NPO (FARMERS HILL.GONUBIE)				Dyushu & Majebe	Illegal occupation of land, matter pending finalization @ H/C	R111 323.89
140.	BCMM // FRIENDS OF SHCHALK THE NPO (ROTTERDAM PLACE & ONYX STREET)				Dyushu & Majebe	Service delivery complaint.	R66 066.63
141.	BCMM // FRIENDS OF SHCHALK THE MOVEMENT NPO (NO 45 & 49 JOHN NASH CRESCENT)				Dyushu & Majebe	Service delivery complaint.	R82 514.75
142.	BCMM // THE CENTRE FOR LOCAL COMMUNITY RIGHTS NPO (DA SILVER ROAD, EGOLI)				Dyushu & Majebe	Contempt pf court order no compliance yet.	R74 879.67

143	BCMM // THE CENTRE FOR LOCAL COMMUNITY RIGHTS NPO (PICNIC SITE)					Dyushu & Majebe	Storm water into water blocked rising main. Matter pending hearing in court.	R289 960.66
144.	BCMM // FRIENDS OF SCHALK THE MOVEMENT NPO (ELEPHANT STREET)					Dyushu & Majebe	Interdict, matter finalized	R62 734.79
145.	BCMM // THE CENTRE FOR LOCAL COMMUNITY RIGHTS NPO (ESTUARY DRIVE, GONUBIE)					Dyushu & Majebe	Rising main leakage, matter pending hearing in court.	R0.00
146.	BCMM // THE CENTRE FOR LOCAL COMMUNITY RIGHTS NPO (S.T PETERS ROAD, SOUTHERNWOOD)					Dyushu & Majebe	Service delivery complaint, Matter finalized by court order.	R0.00
147.	BCMM // FRIENDS OF SCALK THE MOVEMENT NPO (49 SAPPHIRE RIAD, EGOLI)					Dyushu & Majebe	Service delivery complaint, Matter finalized by court order.	R 81 337.93
148.	BCMM // FRIENDS OF SCHALK THE MOVEMENT NPO (ZEPHYR ROAD, PEFFERVILLE)					Dyushu & Majebe	Service delivery complaint- sewage, drain @ Zephyr Road. Matter finalized by court order.	R110 095.51
149.	BCMM // FRIENDS OF SCHALK THE MOVEMENT NPO (49 SAPPHIRE ROAD, EGOLI)					Dyushu & Majebe	Service delivery complaint- illegal dumping and illegal structure.	R0.00
150.	WATER RAY DELPORT // BCMM					Dyushu & Majebe	Service delivery complaint- sewage	R0.00
151.	BCMM NAHOON ESTUARY MANAGEMENT FORUM NPO (BATTING BRIDGE PICNIC)					Dyushu & Majebe	Service Delivery- Urgent application	R123 741.22

152.	BCMM // KHANYISA NOCANDU					Dyushu & Majebe	Unlawful termination of electricity	R0.00
153.	BCMM // KHOLEKA MADOLI					Dyushu & Majebe	Unlawful termination of electricity	R0.00
154.	BCMM // MARK RAPHAEL					Dyushu & Majebe	Unlawful termination of electricity	R0.00
155.	BCMM // NOMSA YALI					Dyushu & Majebe	Unlawful termination of electricity (Consolidated, matter currently opposed)	R0.00
156.	BCMM // NOMSA BOOI XAWUKA					Dyushu & Majebe	Unlawful termination of electricity	R0.00
157.	BCMM // JESSICA GOVENDER					Dyushu & Majebe	Unlawful termination of electricity	R0.00
158.	BCMM // GRIKA SHCLESINGER					Dyushu & Majebe	Unlawful termination of electricity	R0.00
159.	BCMM// SINDISWA F. MDOLOMBELA					Dyushu & Majebe	Unlawful termination of electricity	R0.00
160.	BCMM// GLYNIS ARDENE					Dyushu & Majebe	Unlawful termination of electricity	R0.00
161.	BCMM// NELISWA GWELE					Dyushu & Majebe	Unlawful termination of electricity	R0.00

162.	BCMM// CHASE MORRISON					Dyushu & Majebe	Unlawful termination of electricity	R0.00
163.	BCMM// BERNARD MBULELO TOKWE					Dyushu & Majebe	Unlawful termination of electricity	R0.00
164.	BCMM// ZIKHONA YAMBATHA					Dyushu & Majebe	Unlawful termination of electricity	R0.00
165.	BCMM// C. MOSHESH					Dyushu & Majebe	Unlawful termination of electricity	R0.00
166.	BCMM// C GWATYU					Dyushu & Majebe	Unlawful termination of electricity	R0.00
167.	BCMM// CAREL BERNADETH BOUCHER					Dyushu & Majebe	Unlawful termination of electricity	R0.00
168.	BCMM// BRIAN ANTHONY GERIKE					Dyushu & Majebe	Unlawful termination of electricity	R0.00
169.	BCMM// GLENN ALAN KROUTZ					Dyushu & Majebe	Unlawful termination of electricity	R0.00
200.	BCMM// NOMFUNDO TISO					Dyushu & Majebe	Unlawful termination of electricity	R0.00
201.	BCMM// LULAMA MANYAMA					Dyushu & Majebe	Unlawful termination of electricity	R0.00

202.	BCMIM// SINDILE NONKALA					Dyushu & Majebe	Unlawful termination of electricity	R0.00
203.	BCMIM// BUSISIWE NGQAME					Dyushu & Majebe	Unlawful termination of electricity	R0.00
204.	BCMIM// NOXOLO NGALEKA- TUSWA					Dyushu & Majebe	Unlawful termination of electricity	R0.00
205.	BCMIM// CHARLENE KAYLENE KOESNEL					Dyushu & Majebe	Unlawful termination of electricity	R0.00
206.	BCMIM// NDILEKA MOEKETSI					Dyushu & Majebe	Unlawful termination of electricity	R0.00
207.	BCMIM// TALITA CRYSTELLE JAFTA					Dyushu & Majebe	Unlawful termination of electricity	R0.00
208.	BCMIM// NOMIDA YALI DINAH YALI					Dyushu & Majebe	Unlawful termination of electricity	R0.00
209.	BCMIM// MOIRA MYBURGH					Dyushu & Majebe	Unlawful termination of electricity	R0.00
210.	BCMIM// CHARLENE KAYLENE KOESNEL					Dyushu & Majebe	Unlawful termination of electricity	R0.00
211.	BCMIM// MAUREEN SUSAN KOOPMAN					Dyushu & Majebe	Unlawful termination of electricity	R0.00

212.	BCMM// FREDERICK KUSAMBIZA KING					Dyushu & Majebe	Unlawful termination of electricity	R0.00
213.	BCMM// THEMBEKA KILANI					Dyushu & Majebe	Unlawful termination of electricity	R0.00
214.	BCMM// POZISA JAJIYA					Dyushu & Majebe	Unlawful termination of electricity	R0.00
215.	BCMM// MONWABISI TEMBANI					Dyushu & Majebe	Unlawful termination of electricity	R0.00
216.	BCMM// NOSIPHO RUGA					Dyushu & Majebe	Unlawful termination of electricity	R0.00
217.	BCMM// JESSICA GOVENDER					Dyushu & Majebe	Unlawful termination of electricity	R0.00
218.	BCMM// CHASE MORRISON					Dyushu & Majebe	Unlawful termination of electricity	R0.00
219.	BCMM// PAMELLA PHUMZA YOSE					Dyushu & Majebe	Unlawful termination of electricity	R0.00
220.	BCMM// LORRAINE GOLIATH					Dyushu & Majebe	Unlawful termination of electricity	R0.00
221.	BCMM// XOLANI MNYAKA					Dyushu & Majebe	Unlawful termination of electricity	R0.00

222.	BCMM// GISELLE VERWAAIJ				Dyushu & Majebe	Unlawful termination of electricity	R0.00
223.	BCMM// DANELLE JASMINE GOWER				Dyushu & Majebe	Unlawful termination of electricity	R0.00
224.	BCMM// LENA FRANCES JAGERS				Dyushu & Majebe	Unlawful termination of electricity	R0.00
225.	BCMM// NOSABATHA MIRRIAM NAKA				Dyushu & Majebe	Unlawful termination of electricity	R0.00
226.	BCMM// NCUMISA SINUKA				Dyushu & Majebe	Unlawful termination of electricity	R0.00
227.	BCMM// MBOVU MONDE TOM				Dyushu & Majebe	Unlawful termination of electricity	R0.00
228	BCMM// ATHOKOZA DUTI				Dyushu & Majebe	Unlawful termination of electricity	R0.00
229.	BCMM// ESRA KEIN				Dyushu & Majebe	Unlawful termination of electricity	R0.00
230.	BCMM// MORNE MARSHALL				Dyushu & Majebe	Unlawful termination of electricity	R0.00

231.	BCMM// NOZIPHO CYNTHIA DUMBELA				Dyushu & Majebe	Unlawful termination of electricity	R0.00
232.	BCMM// PHUMILA BASAYI				Dyushu & Majebe	Unlawful termination of electricity	R0.00
233.	BCMM// T. DURUWE				Dyushu & Majebe	Unlawful termination of electricity	R0.00
234.	BCMM// NOMAKHOLWA MVANANA				Dyushu & Majebe	Unlawful termination of electricity	R0.00
235.	BCMM// LETTITA MOHAMED				Dyushu & Majebe	Unlawful termination of electricity	R0.00
236.	BCMM// GLADYS YEKIWE DYANI				Dyushu & Majebe	Unlawful termination of electricity	R0.00
237.	BCMM// GARY DEAN DRWOWN & 2 OTHERS				Dyushu & Majebe	Unlawful termination of electricity	R0.00
238.	BCMM// NOMSA YALI				Dyushu & Majebe	Unlawful termination of electricity	R0.00
239.	BCMM// THOZAMA VIRGIIA KOTA				Dyushu & Majebe Dyushu & Majebe	Unlawful termination of electricity	R0.00

240.	BCMM// CHUMA CASSIUS NTONGA				Dyushu & Majebe	Unlawful termination of electricity	R0.00
241.	BCMM// DEOLENE BOOYSEN				Dyushu & Majebe	Unlawful termination of electricity	R0.00
242.	BCMM// LENA VANESSA LIZ DE FREE				Dyushu & Majebe	Unlawful termination of electricity	R0.00
243.	BCMM// DAREAN DONAVAN TIMOTHY				Dyushu & Majebe	Unlawful termination of electricity	R0.00
244.	BCMM// NTOMBEKHAYA SOTATSHE				Dyushu & Majebe	Unlawful termination of electricity	R0.00
245.	BCMM//CHASE MORISSON				Dyushu & Majebe	Unlawful termination of electricity	R0.00
246	BCMM// LANDEZA MARIA HENGE				Dyushu & Majebe	Unlawful termination of electricity	R0.00
247.	BCMM// SIMPHIWE JAMES HAHLEZA				Dyushu & Majebe	Unlawful termination of electricity	R0.00
248.	BCMM// MARGARET JOOSTE				Dyushu & Majebe	Unlawful termination of electricity	R0.00

249	BCMM// MOMESH					Dyushu & Majebe	Unlawful termination of electricity	R0.00
250.	BCMM// NELISWA GWELE					Dyushu & Majebe	Unlawful termination of electricity	R0.00
251.	BCMM// BONISILE ARRON MATINI					Dyushu & Majebe	Unlawful termination of electricity	R0.00
252.	BCMM// NOMPUMELELO MALEKI					Dyushu & Majebe	Unlawful termination of electricity	R0.00
253.	BCMM// CHARLENE AVIS					Dyushu & Majebe	Unlawful termination of electricity	R0.00
254.	BCMM// LANDWEZA MARIA HENGE					Dyushu & Majebe	Unlawful termination of electricity	R0.00
255.	BCMM// LEONARA NOWETHU NANGU					Dyushu & Majebe	Unlawful termination of electricity	R0.00
256.	BCMM// KENDALL LANDMAN					Dyushu & Majebe	Unlawful termination of electricity	R0.00
257..	BCMM// NCUMISA SINUKA					Dyushu & Majebe	Unlawful termination of electricity	R0.00

258.	BCMM// BUNTU WELLEN				Dyushu & Majebe	Unlawful termination of electricity	R0.00
259.	BCMM// ALAN EMETT				Dyushu & Majebe	Unlawful termination of electricity	R0.00
260.	BCMM//DANIELLE GOWER				Dyushu & Majebe	Unlawful termination of electricity	R0.00
261.	NOMHLE MBAMBO// BCMM CASE NO.1164/2024				Bangani Attorneys	On 17 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
262.	NONZWAKAZI DIKE// BCMM CASE NO.1164/2024				Bangani Attorneys	On 17 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
263.	DESMOND BEZUIDENHOUT//BCMM CASE NO981/2024				Bangani Attorneys	On 03 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
264.	NICOLETTE FITZ//BCMM CASE NO.1153/2024				Bangani Attorneys	On 17 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
265	MONICA DALASILE//BCMM CASE NO.1158/2024				Bangani Attorneys	On 17 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
266	MBULELO TOKWE//BCMM CASE NO.1154/2024				Bangani Attorneys	On 17 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00

267	MBONGENI PONGOMA/BCMM: CASE NO.1159/2024				Bangani Attorneys	On 17 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
268	CHARLENE AVIS/BCMM CASE NO.1166/2024				Bangani Attorneys	On 17 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
269	ZIMISELE NXAFANI/BCMM CASE NO.1163/2024				Bangani Attorneys	On 17 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
270	ONKE NGACU/BCMM CASE NO.122-1/2024				Bangani Attorneys	On 17 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
271	ZOLEKA TWALANI/BCMM CASE NO.122-1/2024				Bangani Attorneys	On 03 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
272	NONKULULEKO MBABELA/BCMM: CASE NO.1295/2024				Bangani Attorneys	On 15 October 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
273	PHUMLA KONDLO/BCMM CASE NO.1391/2024				Bangani Attorneys	On 15 October 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
274	THOZAMILE SIWIWA/BCMM CASE NO.3370/2024				Bangani Attorneys	The matter is set down for 5 June 2025	R0.00
275	ERIKA SCHLESINGER/BCMM CASE NO.3370/2024				BANGANI ATTORNEYS	On 3 September 2024 the matter was finalized and Rule Nisi was confirmed	R0.00

276	BUKELWA GEORGE//BCMM CASE NO.1389/2024					BANGANI ATTORNEYS	The matter was finalised on 29 April 2025	R0.00
277	THOSAPON SRICHINDA//BCMM: CASE NO.1450/2024					BANGANI ATTORNEYS	On 17 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
278	PATRICK MNDI//BCMM: CASE NO. 748/2024					BANGANI ATTORNEYS	On 15 October 2024 the matter was finalized Rule Nisi was confirmed	R0.00
279	ALLEN EMETT//BCMM: CASE NO.878/2024					BANGANI ATTORNEYS	On 03 September 2024 the matter was postponed sine die for a date on the opposed roll	R0.00
280	NONTUTHUZELO NDZONGANA//BCMM CASE NO.863/2023					BANGANI ATTORNEYS	The matter is set down for 26 June 2025	R0.00
281	ROSELINE REDELINGHUY//BCMM CASE NO.891/2024					BANGANI ATTORNEYS	On 12 March 2025 the matter was postponed to 11 June 2025 for filing of papers	R0.00
282	AYANDA GWANTYA//BCMM CASE NO. 507/2024					BANGANI ATTORNEYS	The matter was finalized on 2 May 2025	R0.00
283	THOZAMILE TUKUSHE//BCMM CASE NO.612/2024					BANGANI ATTORNEYS	The matter is set down for 10 June 2025	R0.00
2842	NCUMISA SINUKA//BCMM CASE NO.613/22024					BANGANI ATTORNEYS	The matter is set down for 10 June 2025	R0.00

285	NONGENISELO ZAMANI//BCMM CASE NO.119/2024					BANGANI ATTORNEYS	Awaiting trial date	R0.00
286	LONWABO NDLOVU//BCMM CASE NO. 2435/2023					BANGANI ATTORNEYS	Awaiting trial date	R0.00
287	NTOMBIZANELE GOGI// BCMM CASE NO.1941/2023					BANGANI ATTORNEYS	Awaiting trial date	R0.00
288	BCMM // ERIC HEYNS TRUST: CASE NO 1095/2020	INTERDICT				BANGANI ATTORNEYS	Answering Affidavit not forth coming, matter to be set down on unopposed basis	R0.00
289	NOMSA FILTANE // BCMM: CASE NO. 634/2019	DAMAGES				BANGANI ATTORNEYS	Awaiting trial date	R0.00
290	THABANG MABETA // BCMM: CASE NO 391:2019	RESCISSION OF JUDGEMENT				BANGANI ATTORNEYS	Matter finalised – plaintiff has failed to prosecute the matter	R0.00
291	LINDA STYLES & OTHER // BCMM: CASE No. PR 295/2021	REVIEW APPLICATION				BANGANI ATTORNEYS	Applicant already applied for the date of hearing at the Labour Court	R0.00
292	BCMM // GRANT EARL WALTERS : CASE NO 1704/2022	INTERDICT				BANGANI ATTORNEYS	Matter awaiting hearing date	R0.00
293	BCMM // NTOMBEKHAYA BUTI CASE NO. 1705	INTERDICT				BANGANI ATTORNEYS	Matter finalised	R0.00

295	MLAMLI THEOPHILUS TUSWA // BCM: CASE NO 1290/2021	RESCISSION OF DEFAULT JUDGEMENT				BANGANI ATTORNEYS	Awaiting date of appeal	R0.00
296	BCMM // HOLLARD INSURANCE	GUARANTEE				BANGANI ATTORNEYS	In process of recovering guarantee	R0.00
297	TULISA MALOTANA // BCMM CASE NO 545//2022	DAMAGES				BANGANI ATTORNEYS	Awaiting trial date	R0.00
298	TULISA MALOTANA // BCMM CASE NO 6419/2022	DAMAGES				BANGANI ATTORNEYS	Matter set down for 15 August 2025	R0.00
299	MASIQHAME TRADING // BCMM & MTIMA PLUMBING: CASE NO 1037/2021	GARNISHEE ORDER				BANGANI ATTORNEYS	Finalised	R0.00
300	ELENOR GALLANT // BCMM. CASE NO 1104/2024	DAMAGES				BANGANI ATTORNEYS	Rescission was granted and another party joined and we are in the process of filing an Amended Plea	R0.00
301	BCMM // AMOS YOUNESSI CASE NO. 47/2024	INTERDICT				BANGANI ATTORNEYS	Applied for trial date	R0.00
302	PEYPER FORENSICS // BCMM CASE NO. 997/2024					BANGANI ATTORNEYS	FINALISED	R0.00
303	BCMM // XOLISWA BONGELA CASE NO 777/2024	INTERDICT				BANGANI ATTORNEYS	Applied for a trial date	R0.00

304	MZOXOLO ENTERPRISE // BCMM				BANGANI ATTORNEYS	Matter set down for 25/06/2025	R0.00
<u>305 NO</u>	<u>PARTY</u>	<u>AMOUNT OF CLAIM</u>	<u>DETAILS</u>	<u>BCMM'S POSITION</u>	<u>ATTORNEY</u>	<u>STATUS UPDATE</u>	<u>FEES</u>
306	CATWALK INV.491 (PTY) LTD // BCMM	R161 667.20	Plaintiff is suing for a refund after making a payment of 3 months in advance to obtain a rates clearance certificate. Plaintiff is no longer a consumer and its account has a credit of R286 513.74 as at 24 August 2024.	Paid R58 977.72. Requested a breakdown as to how BCMM arrived at the above amount/. Still awaiting breakdown	Marvin Franz- Franz Attorneys	Notice of intention to defend and rule 23(15) notice filed. Reply to rule 23(15) notice was received on 4 December 2024. Plea and Discovery notices filed. Plaintiff discovered. Defendant's discovery affidavit drafted and remitted to BCMM for signature.	R23 733.90
307	The Nahoon Estuary Management NPO // BCMM	No amount claimed	Applicant is seeking that a dysfunctional sewerage station be repaired and the refuse being dumped illegally at the pump station be cleared and removed.	In process of procuring new concrete reinforced enclosure to be erected to house a new transformer to feed the pumpstation. Process is currently with SCM	Marvin Franz- Franz Attorneys	Court order granted. BCMM to fix pumpstation within period of 240 days from the date of the court order.	Previous invoice paid
308	BCMM // BEN & OTHERS- SELF REVIEW	No amount claimed	Instruction received to institute a self-review on behalf of BCMM	Sanction of the chairperson to be reviewed and set-aside	Marvin Franz- Franz Attorneys	Paper have been served on the Respondents Records in the proceedings have been served on the 1 st Respondent's attorneys to file record at court.	R25 448.24

309	Mark Edward Pullin // BCMM & another	No amount claimed	Application brought by the Applicant to interdict BCMM to restore electricity supply and restrain from unlawfully disconnecting the applicant's electricity supply, claiming that he was not served with a pre-termination notice	Application was served with a pre-termination notice. Application is to be opposed.	Marvin Franz- Franz Attorneys	Application is opposed Answering Affidavit has been filed. Applicant did not file replying Affidavit. Heads of argument and practice note has been filed and awaiting hearing date from court.	Previous invoice paid
310	Xoliswa Bongela // BCMM & another	No amount claimed	Applicant is seeking an order for BCMM to respond to a dispute lodged	Still investigation the matter	Marvin Franz- Franz Attorneys	Notice to oppose filed, awaiting BCMM to provide available dates for consultation	Not invoice as yet
311	Cordelia Williams // BCMM & others	No amount claimed			Marvin Franz- Franz Attorneys		
312	Nomonde Botha // BCMM	No amount claimed	Applicant seeking an order for BCMM to respond to her disputes lodged with the Municipality on 11 & 15 September 2023	Still investigating	Marvin Franz- Franz Attorneys	Notice to oppose filed, awaiting BCMM to conclude investigations in order to ascertain whether an answering affidavit is to be filed	Not invoiced as yet
313	Friends of Schalk the Movement NPO // BCMM & another	No amount claimed	Applicant seeking an order directing BCMM to clean illegal dumping site, to erect signage preventing dumping and install waste storage facilities or bins	According to Mr Molose, the illegal dumping site has been cleared, a sign is to be erected. On the issue of the water storage bin facilities, BCMM is opposed to this As	Marvin Franz- Franz Attorneys	Notice to oppose filed, answering affidavit to be filed dealing with the issue of the storage facilities and costs	Not invoiced as yet.

314	Randall Dirks // BCMM	R33 115,49	Applicant seeking payment of R33 115,49	Still investigating	Marvin Franz- Franz Attorneys	Notice of intention to defend filed and rule 23(15) notice Awaiting Plaintiff's proper response to rule 23(15) notice	Not invoiced as yet
315	BCMM // MR FILGAN -ERF 28359	N/A	This is an application instituted by BCMM for demolishing of an illegal structure erected by the Respondent Mr Figlan, in contravention of the National Building Regulations and Building Standard Act 103 of 1977	It is BCMM's case that the Respondent erected a Building (outbuilding) without even written approval of the local authority.	Mr D T Sonamzi of Sonamzi Attorney	The notice of motion in the matter has been issued and it was down for hearing due to the fact that the sheriff had not effected service then the roll. We have since received a return of non- service from the sheriff indicating that ascertain that the respondent resides in the premises. We have received a tracing report from the agent indicating b that the property is owned by a trust as opposed to the records held by the municipality, be that as it may we have since instructed the sheriff once more to serve the notice of motion as we now have contact details of Ms Shirly Figlan who is allegedly one of the trustees	To be added upon drawing an interim invoice

316	MCEBA B SEYA & THULIS WA N SEYA/BCMM & ANOTHER	R750 000.00	<p>This is a claim for damages emanating from an alleged unlawful arrest and detention of the First plaintiff who was arrested by the traffic officers under the employ of BCMM at walker Street, Qonce and thereafter transported and detained at Qonce police station.</p> <p>The plaintiffs are suing both BCMM and Minister of police jointly and severally the one paying the other to be absolved.</p>	<p>It is BCMM's case that both arrest and detention were lawful in that the First plaintiff committed an offence in breach of the National Road Traffic Act and Regulations in the presence of the Traffic Officer who executed the arrest.</p>	Mr D T Sonamzi of Sonamzi Attorney Inc.	<p>Both parties in the matter have discovered and as a result pleading are closed.</p> <p>The plaintiff has applied for the allocation of a date for trial, we are awaiting the said date from the Registrar of the court.</p>	R174 968.95
317	NOMABHANCA MONGEZELELI//BCMM & OTHERS	Cost as a result of taxation R15 187.59	<p>This is an application instituted by Nomabhaca Mngzeleli, wherein she prayed for an order directing BCMM to furnish a response to her enquiry lodged with BCMM on 18 March 2024</p>	<p>BCMM has no record of the query lodge on 18 March 2024, save for queries logged with reference number 119255 and 137558.</p> <p>There was an imbalance in the applicant's account however same has been resolved by identifying the leak rebate credit.</p>	Mr D T Sonamzi of Sonamzi Attorney Inc.	<p>The bill of costs in the matter has been taxed by the taxing master</p> <p>THE MATTER IS FINALISED.</p>	R12 801.52
318	POWER RUSH 193 CC// BCMM & OTHERS CASE NO: EL2284/2	Cannot be determined at this stage	<p>The applicant alleges that an enquiry was lodged with the municipality on 19 February 2024 and prays for an order directing the municipality to respond to the said enquiry.</p>	<p>The instructions received from the Municipality was that the customer being the applicant submitted a plumber letter for repairs in July 2021 however the new meter had not recorded the loss of consumptions until February 2024.</p>	Mr D T Sonamzi of Sonamzi Attorney Inc.	<p>The parties have agreed to pend the matter for a possible settlement.</p> <p>We are awaiting a reply from the Municipality in respect to our set of questions sent to the municipality in order to reply to the enquiry lodged by the</p>	To be added upon drawing an invoice.

319	MPOLOKENG MOHALE/BCMM & OTHERS CASE NO EL274/2025	Cannot be determined at this stage	The applicant alleges that an enquiry was lodged with the municipality on 15 August 2024 and prays for an order directing the municipality to respond to the said enquiry.	A current reading could only be proceeded in February 2025, and as such the account could be assessed after 25 February 2025 and a final resolution could be provided by no later than 10 March 2025	Mr D T Sonamzi of Sonamzi Attorney Inc.	We have received instructions from the Municipality, and we have replied to the enquiry lodged by the Applicant. The matter is near finality in that the applicant has agreed to withdraw the application after having been provided with the reply to the enquiry. We therefore await a notice of withdrawal.	To be added upon drawing an invoice.
320	DAPHNE DOLOMBA/ BCMM & OTHER CASE NO:64/2025	Cannot be determined at this stage	The applicant alleges that an enquiry was lodged with the municipality on 26 July 2024 and prays for an order directing the municipality to respond to the said enquiry	We have received instructions to oppose the application and same was done.	Mr D T Sonamzi of Sonamzi Attorney Inc.	We have received instructions from the Municipality, and we have replied to the enquiry lodged by the Applicant. We have replied to the applicant's enquiry and parties have agreed that the application be withdrawn. We are waiting a notice of withdrawal from the applicants attorneys as the matter is near finality	To be added upon drawing an invoice.

321	WISEMAN GELESE// BCMM & OTHER CASE NO: 66/2025	Cannot be determined at this stage	The applicant alleges that an enquiry was lodged with the municipality on 01 March 2024 and prays for an order directing the municipality to respond to the said enquiry	We have received instructions to oppose the application and same was attended to.	Mr D T Sonamzi of Sonamzi Attorney Inc.	The matter was set down for hearing on 18 March 2025 and has since been removed from the roll after we have filed a notice to oppose the application and the parties have agreed to pend the matter for a possible settlement. We have formulated a list of questions to the Municipality in order to reply to the enquiry lodged by the applicant. We are currently awaiting a reply from the Municipality.	To be added upon drawing an invoice.
322	MIRD N.Y MQOQI-MONDI	N/A	Unbecoming workplaces conduct of the head of directorate infrastructure services Mrs N.Y MQOQI-MONDI	Mrs N.Y Mqoqi is alleged of having committed several acts of misconduct including but not limited to: unprofessional behaviour.	Mr D T Sonamzi of Sonamzi Attorney Inc.	After having consulted with the Municipal officials handling the matter, Sonamzi Attorney	To be added upon drawing an invoice
323	ELLIOT MBONISWA// BCMM & CASE NO: 510/2025	Cannot be determined at this stage	The applicant alleges that an enquiry was lodged with the municipality on 07 August 2024 and prays for an order directing the municipality to respond to the said enquiry	We have received instructions to oppose the application and same was attended.	Mr D T Sonamzi of Sonamzi Attorney Inc.	We have received instructions from the Municipality and attended to draw a reply to the Applicant's enquiry. We are currently awaiting a reply from the Applicant's attorney in respect of the served reply and thereafter possibly have the matter settled and finalized.	To be added upon drawing an invoice

<p>324</p>	<p>GLEN ALAN KROUTZ // BCMM CASE NO: 2285/2024</p>	<p>Cannot be determined at this stage</p>	<p>The applicant alleges that an enquiry was lodged with the municipality on 29 September 2024 and prays for an order directing the municipality to respond to the said enquiry</p>	<p>We have received instructions to oppose the application and same was attended.</p>	<p>Mr D T Sonamzi of Sonamzi Attorney Inc.</p>	<p>We have received instructions from the Municipality and attended to draw a reply to the Applicant's enquiry. We are awaiting a reply from the Applicant's Attorneys in respect of the submitted reply to the enquiry and likely it will be acceptable and thereafter the matter will be withdrawn and consequently finalized.</p>	<p>To be added upon drawing an invoice</p>
<p>325</p>	<p>NON-COMPLIANCE WITH REZONING APPROVAL IN RE ERF 11886</p>	<p>N/A at this stage</p>	<p>It is alleged that the property is in contravention of the approved side Development plan in accordance with BCMM land use Management Scheme Regulations.</p>	<p>The municipality requires the owner of the property to seize with the illegal use of the property and be in compliance with rezoning approval.</p>	<p>Mr D T Sonamzi of Sonamzi Attorney Inc.</p>	<p>In order to properly draw paper and issue in court we have sent a letter to the Municipality requesting a set of information. The legal department has advised that it does not have in its possession the requested information and will contact the relevant department and revert to us with the requested information. We therefor awaiting a reply from the municipality with the requested information.</p>	<p>To be added upon drawing invoice.</p>

326	ILLEGAL LAND USE ACTIVITIES IN RE ERF 73303	N/A at this stage	It is alleged that the property is being used in contravention of the Buffalo City Land use Management Scheme Regulations in that the owner or otherwise is using the property as a car wash.	The municipality requires the owner of the property to seize with the illegal use of the property and be in compliance with zoning Scheme applicable to the property.	Mr D T Sonamzi of Sonamzi Attorney Inc	In order to properly draw paper and issue in court we have sent a letter to the Municipality requesting a set of information. The legal department has advised that it does not have in its possession the information and will contact the relevant department and revert to us with the requested information. We therefor awaiting a reply from the municipality with the requested information.	To be added upon drawing invoice.
327	LAND USE CONTRAVENSIONN in re ERF 16712	N/A at this stage	It is alleged that the property is being used in contravention of the Buffalo City Land use Management Scheme Regulations in that the owner or otherwise is using the property as a mechanical workshop.	The municipality requires the owner of the property to seize with the illegal use of the property and be in compliance with zoning Scheme applicable to the property	Mr D T Sonamzi of Sonamzi Attorney Inc	In order to properly draw paper and issue in court we have sent a letter to the Municipality requesting a set of information. The legal department has advised that it does not have in its possession the information and will contact the relevant department and revert to us with the requested information. We therefor awaiting a reply from the municipality with the requested information.	To be added upon drawing invoice.

328	VIJAY MAKANJEE // BCMM					DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
329	ZANDILE MABASO // BCMM					DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
330	BCMM // NOXOLO NGALEKA- TUSWA					DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
331	KHOLIWE G. STALL // BCMM					DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
332	THULISWA KLASS // BCMM					DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
333	ASANDA G. LUFUNDO					DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
334	NOMFUNDO C. NDUNGE // BCMM					DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
335	NOXOLO JIM // BCMM					DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
336	GREG HAWARD // BCMM					DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00

337	NOZIPHIWO CYNTHIA DUMBELA // BCMM				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
338	LINDA ALEXANDER // BCM				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
337	FREDERICK LUSAMBIZA KING // BCM				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
338	KHOLIWE G. STALL // BCM				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
339	CHARLENE AVIS // BCM				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
340	GAYNER ANDREA FRAY // BCM				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
341	PUMEZA VICKY MATHOLI // BCM				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
342	JANETTE BENNET				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
343	LUNGISWA FUNEKA KITSI				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00

344	NOMASABATHA MIRRIUM NAKA				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
345	NOMAKULA THEODORA NKUHLU				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
346	MANDISA MAGWA				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
347	MONICA NTOMBEKHAYA ZUZANE				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
348	DAREAN DONAVAN TIMOTHY				DYUSHU & MAJEBE	Unlawful termination of electricity.	R0.00
349	Nadia Bongiwe, Thandiwe Swartbooi, Andiswa Joni, Phelisa Joni, Nolusindiso Peteni, Bongiwe Sawuka, Mzikabawo Dike, Nondzakaliso Mtshemla, Ndiyakholwa Gola // BCMM			There are 9 separate actions which all claim on similar terms for non-payment of salaries in terms of an allege contract between BCMM and Plaintiffs for security services at various municipal buildings related to BCMM.	SMITH TABATA ATTORNEYS	The matters are all at the same stage of litigation. An exception was raised to all the Particulars of Claim by the Plaintiff. The Plaintiff are in the process of furnishing us with their Amended Particulars of Claim, pursuant to a court order requiring them to do so after the hearing of one of the exceptions	R0.00

350	KAMVELIHLE MGOBO // BCMM		The Plaintiff claims for injuries sustained due to electrocution		SMITH TABATA ATTORNEYS	An exception was raised to the Plaintiffs Particulars of Claim. We still await to remove the causes of complaints by way of amendment to his Particulars of Claim	R0.00
351	Allen van Zyl & Charlene Barnard		BCMM has brought an application interdicting the respondents from contravening the applicable land use zoning schemes		SMITH TABATA ATTORNEYS	The Application papers have been issued and served to the respondents The Respondents have made application for rezoning to comply with the regulations. The litigation is pending on results of the impending application for rezoning.	R0.00
352	Anthony Whittal and Sandra Whittal // BCMM		BCMM has brought an application interdicting the respondents from the contravening the applicable land use zoning schemes		SMITH TABATA ATTORNEYS	We obtained instructions to pend this action, affording the responding to rectifying the causes complaint related to their property. The two-months period afforded to the respondents to rectify as aforesaid has since lapsed We advised BCMM to conduct a further inspection on the property and still await responses thereto	R0.00
353	SIYAMCELA MBONO		Mr Mbono is being sued by BCMM for recovery of monies misappropriated in the course and scope of his employment for BCMM related to misuse of fuel card which BCMM seeks to recover from his pension fund		SMITH TABATA ATTORNEYS	We have received the Ruling in the review of Mr Mbono's dismissal which was dismissed	

354	ELLIOT NOMBILA		The consolidated Retirement Fund was consequentially joined to the action.			<p>substantially and procedurally fair</p> <p>Mr Mbono had raised a Special Plea alluding to the fact that matter was still at arbitration, that has since fallen off, we have conducted a Pre- Trial Conference and now await date of hearing of the special plea.</p> <p>There after we shall set the matter down for trial.</p>	
355	Ndancama Housing Eviction		<p>Mr Nombila referred a dispute for arbitration where he was claiming unfair labour practice in the form of demotion arising from his non-appointment in acting positions</p> <p>Eviction of illegal occupants at Ndacama Housing Scenery Park</p>		<p>SMITH TABATA ATTORNEYS</p> <p>SMITH TABATA ATTORNEYS</p>	<p>This matter has now been finalized</p> <p>The commission found that there was no unfair labour practice and consequently no demotion. The municipality was successful.</p> <p>We have recently received consent to occupation affidavits from the beneficiaries.</p> <p>We shall then assess same and further consult for preparation of the application.</p> <p>Eviction papers have been issued herein.</p> <p>We still await receipt of ownership papers from BCMV to show</p>	

						that the property in question belongs to BCMM.	
356	Fresh Produce Market Inquiry			The BCMM requested a Legal Opinion on the issues surrounding the Fresh Produce Market and the legalities of establishment of internal department to deal with same. The legal opinion was prepared and sent to BCMM for assessment.		SMITH TABATA ATTORNEYS	The Legal Opinion requested has been prepared and sent to BCMM for consideration. There were no further instructions therefrom.
357	Border Kei Chamber of Business			The BCMM requested a Legal Opinion in which the payment of BKCB was disputed based on impugned supply chain functions alleged to have been afforded to the chamber.		SMITH TABATA ATTORNEYS	Legal Opinions of our selves and that of Senior Counsel Adv Quinn have been submitted. Awaiting on whether to prepare papers for self review.
358	Auditor- General of South Africa- Memorandum			The BCMM requested a Legal Opinion on the Memorandum		SMITH TABATA ATTORNEYS	The Legal Opinion was submitted for consideration and further instructions we still await.
359	SKG Properties and Others			This is a Review Application in which the SKG seek to review the grant of tender for office space.		SMITH TABATA ATTORNEYS	The Review Application has been attended and we have attended to the opposition of the application, we await receipt of the record of decision from BCMM so that we serve and file same. We have since dispatched the Final Notice letter and are in the process of drafting the necessary application papers.
360	Darmeg Trust (Illegal Land Use) 20 Bonza Bay Road- Day Care			The Instruction is for us to obtain a Court Order seizing the illegal land use herein.		SMITH TABATA ATTORNEYS	

361	BCMM // Brenden Oliver	Application to evict the respondent	ENZO MEYERS	The respondents are unlawfully occupying an erf which is registered in favour of BCMM. The respondent alleges that the BCMM granted him permission. The council resolution must be rescinded. The respondents have erected a building on the property. We have been informed by client to remove the matter from the roll pending further instructions.	It is difficult to estimate the financial exposure.
362	GORNICK FLOORING // BCMM	The municipality has been sued for damages due to a collision. The plaintiff alleges that the left tyre and motor vehicle computer have been damaged.	ENZO MEYERS	We are of the view that the BCMM has reasonable prospects as the plaintiff has to date failed to file expert reports indicating that the damage was caused by the potholes.	R20 000
363	KIINGI V BCMM	A court order was previously issued interdicting the unlawful disconnection. The municipality could therefore not do so without following proper procedure. A rule nisi as issued in respect of each matter. The municipality must investigate whether such notices have been served. If so such notices have been served then whether there is evidence of tampering	ENZO MEYERS	The applicant delivered a similar application in previous proceedings. That matter is still pending. The application contends that new disconnection is a new cause of action. We delivered a rule6 notice raising the objection of lis pendens/ rejudication. The matter is scheduled for hearing on 23 May 2023. The application was postponed sine die	No fees charged to date.

364	LERNARD // BCM	<p>A court order was previously issued interdicting the unlawful disconnection. The municipality could therefore not do so without following proper procedure. A rule nisi as issued in respect of each matter. The municipality must investigate whether such notices have been served. If so such notices have been served then whether there is evidence of tampering.</p>	ENZO MEYERS	<p>with the rule extending until either confirmed or discharged. Parties are to arrange a date with the registrar for the hearing of this matter on the opposed roll. Cost to be in the cause.</p> <p>The applicant delivered a similar application in previous proceedings. That matter is still pending. The application contends that new disconnection is a new cause of action. We delivered a rule6 notice raising the objection of lis pendens/ rejudication. The matter is scheduled for hearing on 23 May 2023. The application was postponed sine die with the rule extending until either confirmed or discharged. Parties are to arrange a date with the registrar for the hearing of this matter on the opposed roll. Cost to be in the cause.</p>	No fees charged to date.
365	JAYIYA // BCM	<p>A court order was previously issued interdicting the unlawful disconnection. The municipality could therefore not do so without following proper procedure. A rule nisi as issued in respect of each matter. The municipality must investigate whether such notices have been served. If so such notices have been served then whether there is evidence of tampering.</p>	ENZO MEYERS	<p>The applicant delivered a similar application in previous proceedings. That matter is still pending. The application contends that new</p>	No fees charged to date.

366	PHUMLANI BASAYI // BCMM		A court order was previously issued interdicting the unlawful disconnection. The municipality could therefore not do so without following proper procedure. A rule nisi as issued in respect of each matter. The municipality must investigate whether such notices have been served. If so such notices have been served then whether there is evidence of tampering.		ENZO MEYERS	disconnection is a new cause of action. We delivered a rule6 notice raising the objection of lis pandens/ rejudication. The matter is scheduled for hearing on 23 May 2023. The application was postponed sine die with the rule extending until either confirmed or discharged. Parties are to arrange a date with the registrar for the hearing of this matter on the opposed roll. Cost to be in the cause	No fees charged to date.
						The applicant delivered a similar application in previous proceedings. That matter is still pending. The application contends that new disconnection is a new cause of action. We delivered a rule6 notice raising the objection of lis pandens/ rejudication. The matter is scheduled for hearing on 23 May 2023. The application was postponed sine die with the rule extending until either confirmed or discharged. Parties are to arrange a date with the registrar for the hearing of this	

367	LOTTERING // BCMM	Applicant obtained rule returnable on 25 April 2023. Client to investigate whether the termination notices have been sent. Whether there is evidence of tampering. If not, letters to be served shortly.	ENZO MEYERS	matter on the opposed roll. Cost to be in the cause	<p>The applicant delivered a similar application in previous proceedings. That matter is still pending. The application contends that new disconnection is a new cause of action. We delivered a rule6 notice raising the objection of lis pendens/ rejudication. The matter is scheduled for hearing on 23 May 2023. The application was postponed sine die with the rule extending until either confirmed or discharged. Parties are to arrange a date with the registrar for the hearing of this matter on the opposed roll. Cost to be in the cause</p>	No fees charged to date.
368	NAKA // BCMM	Applicant obtained rule returnable on 25 April 2023. Client to investigate whether the termination notices have been sent. Whether there is evidence of tampering. If not, letters to be served shortly.	ENZO MEYERS	matter on the opposed roll. Cost to be in the cause	<p>The applicant delivered a similar application in previous proceedings. That matter is still pending. The application contends that new disconnection is a new cause of action. We delivered a rule6 notice raising the</p>	No fees charged to date.

369	SAULI // BCMIM		Applicant obtained rule returnable on 25 April 2023. Client to investigate whether the termination notices have been sent. Whether there is evidence of tampering. If not, letters to be served shortly.		ENZO MEYERS	<p>objection of lis pandens/ rejudication. The matter is scheduled for hearing on 23 May 2023. The application was postponed sine die with the rule extending until either confirmed or discharged. Parties are to arrange a date with the registrar for the hearing of this matter on the opposed roll. Cost to be in the cause</p>	No fees charged to date.
					<p>The applicant delivered a similar application in previous proceedings. That matter is still pending. The application contends that new disconnection is a new cause of action. We delivered a rule6 notice raising the objection of lis pandens/ rejudication. The matter is scheduled for hearing on 23 May 2023. The application was postponed sine die with the rule extending until either confirmed or discharged. Parties are to arrange a date with the registrar for the hearing of this matter on the opposed roll. Cost to be in the cause</p>		

370	MADOLI // BCMM		Applicant obtained rule returnable on 25 April 2023. Client to investigate whether the termination notices have been sent. Whether there is evidence of tampering. If not, letters to be served shortly.		ENZO MEYERS	The applicant delivered a similar application in previous proceedings. That matter is still pending. The application contends that new disconnection is a new cause of action. We delivered a rule6 notice raising the objection of lis pendens/ rejudication. The matter is scheduled for hearing on 23 May 2023. The application was postponed sine die with the rule extending until either confirmed or discharged. Parties are to arrange a date with the registrar for the hearing of this matter on the opposed roll. Cost to be in the cause	No fees charged to date.
371	PAMELA YOSE // BCMM		Applicant obtained rule returnable on 25 April 2023. Client to investigate whether the termination notices have been sent. Whether there is evidence of tampering. If not, letters to be served shortly.		ENZO MEYERS	The applicant delivered a similar application in previous proceedings. That matter is still pending. The application contends that new disconnection is a new cause of action. We delivered a rule6 notice raising the objection of lis pendens/ rejudication. The matter is scheduled for hearing on 23 May 2023. The	No fees charged to date.

372	LEONORA NANGUI		Applicant obtained rule returnable on 25 April 2023. Client to investigate whether the termination notices have been sent. Whether there is evidence of tampering. If not, letters to be served shortly.	ENZO MEYERS	<p>application was postponed sine die with the rule extending until either confirmed or discharged. Parties are to arrange a date with the registrar for the hearing of this matter on the opposed roll. Cost to be in the cause</p> <p>The applicant delivered a similar application in previous proceedings. That matter is still pending. The application contends that new disconnection is a new cause of action. We delivered a rule⁶ notice raising the objection of lis pandens/ rejudication. The matter is scheduled for hearing on 23 May 2023. The application was postponed sine die with the rule extending until either confirmed or discharged. Parties are to arrange a date with the registrar for the hearing of this matter on the opposed roll. Cost to be in the cause</p>	No fees charged to date.
373	SCARLET SAWN		The applicants have applied for an order that the amount of money not be paid to the contractor.			

374	SCARLET DAWN TRADING		<p>The plaintiff claims an amount of R48 193 084.50 under various heads of damages in respects of illegal mining on its land. We have not yet filed a plea on behalf of the municipality. We are awaiting an opportunity to consult with the contractor's legal team to obviate costs of amendments latter.</p>		ENZO MEYERS	<p>The alleged illegal mining was carried out by a third-party contractor. It is alleged that the municipality had a duty to stop the mining alternatively that it was enriched at owner's expenses. Our investigation revealed that the municipality paid for the materials used to construct the road and that it was a specific term of the tender that the contractor could use material sourced from commercial entities. The above matters has been withdrawn plaintiff to tender costs. We are in the process of finalizing our notice of taxation.</p> <p>We estimate that the legal fees would amount to R300 000.00. The total costs or exposure of the municipality is approximately R 48 193 084.50</p>
375	MAGXALA // BCMIM		<p>Application to compel the municipality to deliver documents</p>		ENZO MEYERS	<p>The application is opposed on the basis that the documents sought also relates to or contain information of third parties. The matter is scheduled for hearing on 3 October 2024. The estimate legal fees is R60 000</p>
376	SAMWU obo S.MPOFU		<p>It is an application to review and set aside an onward given under the auspices of the SALGBC</p>		ENZO MEYERS	<p>The Bargaining Council has delivered the records. The Transcript however is blank. We await a further disk to enable supplementary affidavit. We have now received a quotation for the transcription of</p> <p>We estimate the costs to be in the resign of R250 000</p>

377	SCARLET TRADING // BCMM		The Plaintiff seeks damages arising from the alleged unlawful mining of its property. It alleges the municipality ought to have known about the illegal activity.		ENZO MEYERS	<p>record. It is envisaged that the record will be available on 11 October 2024.</p> <p>We have delivered a plea on behalf of the municipality. The other defendants have also delivered their disputes that its officials had knowledge of the alleged illegal activity, that its vicariously liable for the illegal conduct of its agents or that the property had diminished in value as a result of the illegal activity. We have filed our plea herein.</p>	<p>We anticipate that the costs, including the costs of two counsel will amount to approximately R500 000.00</p>
-----	----------------------------	--	---	--	-------------	--	--

	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	10612273340ESMRCZZ3	
	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	C&PS: LEGAL COST ADVICE & LITIGATION	
Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments	Year End Sundry Payments
AATHPSMA009202	AATHPSMA009202	AATHPSMA009202	AATHPSMA009202	AATHPSMA009202	AATHPSMA009218	AATHPSMA009218	AATHPSMA009243	AATHPSMA009243	AATHPSMA009243	AATHPSMA009181	AATHPSMA009181	AATHPSMA009181	AATHPSMA009181	AATHPSMA009181	AATHPSMA009181	AATHPSMA009181	AATHPSMA009181	AATHPSMA009181	AATHPSMA009181	AATHPSMA009181
20240724	20240724	20240724	20240724	20240724	20240725	20240725	20240724	20240724	20240724	20240724	20240724	20240724	20240724	20240724	20240724	20240724	20240724	20240724	20240724	20240724
5 250.00	91 690.22	5 148.00	750.00	10 072.52	113 685.09	61 552.83	126 000.00	54 000.00	54 000.00	71 272.61	4 423.90	-	71 272.61	4 423.90	-	-	4 423.90	694 281.77	51 669 738.26	
CLARK LANG INC	CLARK LANG INC	CLARK LANG INC	CLARK LANG INC	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS	D03891>DYUSHU MAIBE ATTORNEYS

grand total: 52,364,020.03 694,281.77 51,669,738.26



SOLAR
 Financial Information - Summary and Detail
 Year: 2024, Department: 10612273340ESMRCZZ3, C&PS: LEGAL COST ADVICE & LITIGATION
 FUNDING: 10612273340ESMRCZZ3, PROJECT: 10612273340ESMRCZZ3, UNIT: 10612273340ESMRCZZ3

Operating Balance: 0.00
 Approved: 225,458.47
 Additional: 211,332.57
 TOTAL: 436,791.04

Year End Sundry Payments: 513,993.08
 Total: 513,993.08

Year: 2024, Department: 10612273340ESMRCZZ3, C&PS: LEGAL COST ADVICE & LITIGATION
 FUNDING: 10612273340ESMRCZZ3, PROJECT: 10612273340ESMRCZZ3, UNIT: 10612273340ESMRCZZ3

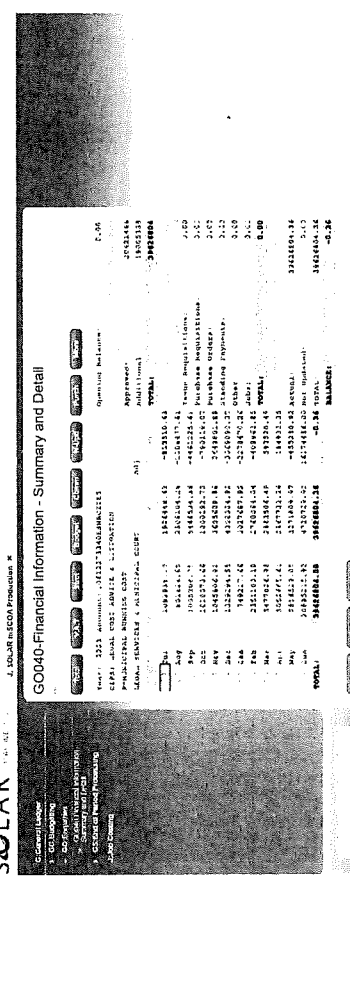
Operating Balance: 0.00
 Approved: 225,458.47
 Additional: 211,332.57
 TOTAL: 436,791.04

CPFD001 Billigum302 ESMBB Control 2024 Business Convention At Right Reserve - Bulhe City Metro Municipality Prod SDA* - versio: RCAN-4.8.6

Table with multiple columns containing legal case details: Case ID, Description (e.g., CAPS, LEGAL COST ADVICE & LITIGATION), Date (e.g., 2023/04/26), Amount (e.g., 34,362.43), and Party Name (e.g., NI DU PLESSIS & ASSOCIATES INCORPORATED).

Table with multiple columns: Description, Date, Amount, Supplier Name, Supplier Address, Supplier Phone, Supplier Email, Supplier Website, Supplier Tax ID, Supplier GST ID, Supplier ABN, Supplier ACN, Supplier UEN, Supplier Business Name, Supplier Business Address, Supplier Business Phone, Supplier Business Email, Supplier Business Website, Supplier Business Tax ID, Supplier Business GST ID, Supplier Business ABN, Supplier Business ACN, Supplier Business UEN.

grand total: 39 700 224.15 39 631 908.36



10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186645	20260211	8 065,57	-	A00000022: INV1852	HARVIN FRANZ ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186645	20260211	227,50	-	A00000023: RANDAL DIRKS/BUFFALO CITY METROPOLITAN MUNICIPALITY & OTHERS - MAGISTRATES COURT, EAST LODON-CASE NO 1014/2025.	HARVIN FRANZ ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186650	20260211	1 866,63	-	A00000028: CE-S31 FRANZ ATTORNEYS INVOICE NO 1856	HARVIN FRANZ ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186650	20260211	68,00	-	A00000029: CESS ICHARLEEN ELIZABETH HILL/BUFFALO CITY METRO-POLITAN MUNICIPALITY & OTHERS: HSBOTDUGH LEGAL SERVICES/228/5 HANDV HNK	HARVIN FRANZ ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186676	20260212	617 145,00	-	A00000002: CE-S31 BRAUNS NYEMBEZ INC.N.HBOTOLEGAL SER/22/05.HANDV HNK	NAKHANYA ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186677	20260212	78 337,14	-	500000101: CONTRACT S31 PAYMENT DUE TO JOLWANA HOIDLANA INC/NV NO: HDZ-8CHM 60 - R#8 002.21	JOLWANA HOIDLANA
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186677	20260212	6 814,50	-	500000102: TOTAL DISBURSEMENTS N.HBOTOLEGAL SER/VM ZENZLE/22/05/PT	JOLWANA HOIDLANA
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186711	20260219	24 187,83	-	A00000023: INVOICE: BCHMS BRAUNS NYEMBEZ INC.	BRAUNS NYEMBEZ
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186712	20260219	21 459,00	-	A00000021: BCHMS BRAUNS NYEMBEZ INC.N.HBOTOLEGAL SER/22/05.HANDV HNK	BRAUNS NYEMBEZ
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186771	20260219	74 509,86	-	500000101: CONTRACT: S31 P218648PAYMENT DUE TO JOLWANA HOIDLANA INC/NV NO: HDZ-8CHM61 - R#5 888.34	JOLWANA HOIDLANA
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186772	20260219	72 562,90	-	500000105: INV NO: HDZ-8CHM62 - R#3 470.34	JOLWANA HOIDLANA
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186773	20260219	125 002,84	-	500000113: INV NO: HDZ-8CHM202 - R143 753.04CREATOR: N.HBOTAPPROVER: H ZENZLEcreator: Phosha TetaniApprover: Tembela KabantlaDepartment: OFFICE OF THE CH. - LEGAL SERVICES & HBuyer: Phosha Tetani	JOLWANA HOIDLANA
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186774	20260219	72 969,18	-	48151705 : INV NO: HDZ-8CHM60 - R#3 914.50CREATOR: N.HBOTAPPROVER: H ZENZLEcreator: Phosha TetaniApprover: Tembela KabantlaDepartment: OFFICE OF THE CH. - LEGAL SERVICES & HBuyer: Phosha Tetani	JOLWANA HOIDLANA
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186775	20260219	140 936,89	-	94131680 : INV NO: HDZ-8CHM207 - R182 077.20	JOLWANA HOIDLANA
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186776	20260219	70 896,81	-	500000101: CONTRACT: S31 P218648PAYMENT DUE TO JOLWANA HOIDLANA INC/NV NO: HDZ-8CHM63 - R#1 531.33	JOLWANA HOIDLANA
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186777	20260219	124 292,24	-	50121860 : CONTRACT: S31 P218648PAYMENT DUE TO JOLWANA HOIDLANA INC/NV NO: HDZ-8CHM204 - R142938.08	JOLWANA HOIDLANA
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2186778	20260219	133 662,67	-	500000122: INV NO: HDZ-8CHM303 - R153 712.30CREATOR: N.HBOTAPPROVER: H ZENZLEcreator: Phosha TetaniApprover: Tembela KabantlaDepartment: OFFICE OF THE CH. - LEGAL SERVICES & HBuyer: Phosha Tetani	JOLWANA HOIDLANA
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2187109	20260227	36 231,00	-	10101501: TULISA NONTU/RIZELDO MALOTANA/BUFFALO CITY METROPOLITAN MUNICIPALITY-CASE NO:EL-645/2022	BANGANI ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2187110	20260227	2 886,00	-	10101502: DIANE EVERARD/BUFFALO CITY METROPOLITAN MUNICIPALCASE NO:2425/2023.	BANGANI ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2187111	20260227	2 652,00	-	10101504: GODFREY SYMONS/BUFFALO CITY METROPOLITAN MUNICIPALITY AND OTHERS-CASE NO: EL1357/2023	BANGANI ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2187112	20260227	12 922,00	-	10101505: ROSE HEBE/BUFFALO CITY METROPOLITAN MUNICIPALITYAND OTHERS-CASE NO: 3402042CE S31HOTO/ZENZLE CH/LEGAL SERVICES 228 SH	BANGANI ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2187113	20260227	65 000,00	-	10101501: REPORT ON LITIGATED MATTERS 28/01/2028INVOICE NO. 01022028	BANGANI ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2187114	20260227	65 000,00	-	10101502: REPORT ON LITIGATED MATTERS 13/02/2028INVOICE NO. 02022028	BANGANI ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2187115	20260227	13 325,00	-	10101504: JOSEPH HAGAISHAZA/BUFFALO CITY METROPOLITAN MUNICIPALITY & ANOTHER-CASE NO: 1686/2024	BANGANI ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2187116	20260227	13 177,00	-	10101509: BUFFALO CITY METROPOLITAN MUNICIPALITY/JOLWANA HOIDLANA INC/NV NO: EL772028INVOICE NO. 84622028CE S31HOTO/HANDI CH/LEGAL SERVICES 228 SH	BANGANI ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2187120	20260227	39 200,00	-	10101508: DISBURSEMENTS	NAKHANYA ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Order Payments	2187120	20260227	549 072,50	-	94131603 : LEGAL ASSISTANCE SERVICES INV NO.8/2028CE S31FAL/ZENZLE LEGAL SERVICES 228 SH	NAKHANYA ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000158929	20260204	65 319,86	-	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000158930	20260204	170 224,49	-	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000158931	20260204	21 720,53	-	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159146	20260210	56 024,70	-	HGUDLWA ATTORNEYS	HGUDLWA ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159161	20260211	31 457,79	-	ALLAMS ATTORNEYS	ALLAMS ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159166	20260211	56 121,13	-	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159167	20260211	26 751,36	-	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159168	20260211	30 525,56	-	RONETTE GOVENDER & ASS	RONETTE GOVENDER & ASS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159356	20260213	66 870,19	-	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159357	20260213	88 080,63	-	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159358	20260213	49 389,27	-	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159358	20260213	35 065,05	-	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159358	20260213	124 102,08	-	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159432	20260219	19 889,28	-	LTYALI ATTORNEYS	LTYALI ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159825	20260220	22 235,93	-	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS	MCHAHON KLEYNHANS BLIGNAUT ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159737	20260226	19 889,28	-	LTYALI ATTORNEYS	LTYALI ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159737	20260226	22 235,93	-	LTYALI ATTORNEYS	LTYALI ATTORNEYS
10612273340ESMR1Z2E3	C&PS: LEGAL COST ADVICE & LITIGATION	Sundry Payments	FIN91000159738	20260226	29 283,57	-	HIELWOUT DUPLESIUS INC	HIELWOUT DUPLESIUS INC

grand total: 27 768 081,45 30 227,20
27 727 854,26

The screenshot displays a financial summary report for 'G0040-Financial Information - Summary and Detail'. The report is structured as a table with columns for various financial items and their corresponding values. The total revenue is 27,768,081.45, and the total profit is 30,227.20. The report is generated by SAP and includes a header with the company name 'OLAR' and the report title 'G0040-Financial Information - Summary and Detail'.

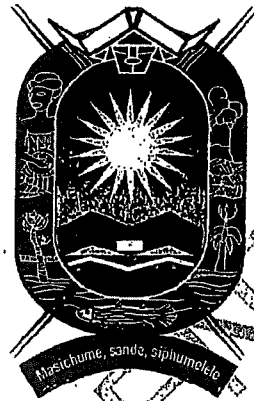
Table with columns: Votenummer, Vote Description, Transaction Type, Reference, TransDate, Debit Amt, Credit Amt, Transaction Description, Payee. Contains 100 rows of detailed financial entries for legal fees.

Main data table with multiple columns containing transaction IDs (e.g., 10612273340ESMR1ZZE3), descriptions, dates, and amounts. It lists various legal and administrative services provided over time.

Summary table with multiple columns containing detailed descriptions of transactions, including references to specific departments and legal services. It provides a breakdown of the total amounts.

Summary table with multiple columns containing detailed descriptions of transactions, including references to specific departments and legal services. It provides a breakdown of the total amounts.

BUFFALO CITY METROPOLITAN
MUNICIPALITY



BID SPECIFICATION APPROVAL
CHECKLIST

CC 5/31
PCC 1

CONFIDENTIAL

Project Title				Provision of legal services
Project description				Provision of legal services
Contract No		REQUEST FROM SCM 25531		
Item No	Source of funding (Year)	Budget	Vote	
1	Internal funding	72526699	10612273340ESMRC22E3	
2				
3				
4				
5				
6				
7				
8				
9				
10				
11				
12				
13				
14				
15				

Specification prepared by	Date	Signature
S HANDI	08/08/2023	

Specification reviewed by	Signature
M ZENZILE S.M. Demako	 11/08/2023

Project authorized by (Director ONLY)	Date	Signature
MILANI ZENZILE	08/08/2023	

Date	
------	--

CONFIDENTIAL

PART B TO BE COMPLETED BY THE SPECIFICATION COMMITTEE

Specifications presented by	Date	Signature
M. ZANUFE	02/10-09-2023	[Signature]

		Comment
Specification approved	Y	
Specifications not approved	N	

Approval Authorisation [BSC Members ONLY]	Date	Signature
N. NCOKAZI	02/10/2023	[Signature]

PART C TO BE COMPLETED BY SUPPLY CHAIN MANAGEMENT

Scheduled date for advertisement		
Documents issued to Procurement office		
		Confirmation Signature [SCM Practitioner ONLY]

CONFIDENTIAL

BUFFALO CITY METROPOLITAN MUNICIPALITY - BUDGET CONFIRMATION FOR A CONTRACT

DIRECTORATE:

CITY MANAGER

CONTRACT DESCRIPTION:

CE 531 PROVISION OF LEGAL SERVICES

PROJECT DESCRIPTION:

JOB DESCRIPTION:

Is the Project Included in the BCMM Integrated Development Plan (IDP)

YES

NO

Has a Business Plan been developed for the project (Copy of Business Plan must be attached to this form)

YES

NO

FUNDING SOURCE:

INTERNAL/OWN FUNDED

FUNDING FROM: (Indicate with an x)

CAPEX

OPEX

X

BUDGET: (Copy of Venus printout and approved 3-year budget must be attached)

	2023/2024 R	2024/2025 R	2025/2026 R	TOTAL BUDGET R
10612272340 ES PARC 2253	30,781,126	24,173,266	25,309,367	70,263,719
				0
				0
				0
				0
				0
				0

Does budgetary provision exist for the operation of the asset, maintenance costs relating to the asset, administration costs and rehabilitation/renewal costs?

YES

NO

MULTI-YEAR BUDGETARY IMPLICATIONS:

	2023/2024 R	2024/2025 R	2025/2026 R	TOTAL BUDGET R
CAPEX:				0

	2023/2024 R	2024/2025 R	2025/2026 R	TOTAL BUDGET R
OPERATING COSTS:				
SALARIES & WAGES	23,044,066	24,173,266	25,309,367.00	72,526,699
CAPITAL CHARGES	20,781,126			70,263,719
REPAIRS & MAINTENANCE				
INTEREST EXPENSES & REDEMPTION PAYMENTS				
GENERAL EXPENSES				
TOTAL:	23,044,066	24,173,266	25,309,367	72,526,699

I hereby confirm availability of funding for the contract/project and that multi-year financial implications have been considered

DIRECTOR:

SIGNATURE: *[Signature]*

DATE: 10/08/2023

Budget availability verified by Directorate of Finance:

ACTING CHIEF FINANCIAL OFFICER: A. Xoselwa

SIGNATURE: *[Signature]*

DATE: 10/08/2023

GO040-Financial Information - Summary and Detail

Year: 2024 Account: 10512273340ESMRCZZE3
 C&PS: LEGAL COST ADVICE & LITIGATION
 F-MUNICIPAL RUNNING COST
 LEGAL SERVICES & MUNICIPAL COURT

Opening Balance: 0.00

Adj:

Month	Budget	Movement	Difference
Jul	1467455.00	1467455.00	0.00
Aug	1467455.00	156632.64	1280822.36
Sep	2183470.00	0.00	2183470.00
Oct	2763806.00	0.00	2763806.00
Nov	2860607.00	0.00	2860607.00
Dec	2942896.00	0.00	2942896.00
Jan	1775743.00	0.00	1775743.00
Feb	2076068.00	0.00	2076068.00
Mar	2208997.00	0.00	2208997.00
Apr	1694086.00	0.00	1694086.00
May	1837059.00	0.00	1837059.00
Jun	537328.00	0.00	537328.00
TOTAL	23044066.00	2369085.64	20674980.36

Budget	
Approved:	23044066
Additional:	0
TOTAL	23044066

Commitments	
State Requisitions:	0.00
Purchase Requisitions:	0.00
Purchase Orders:	0.00
Standing Payments:	0.00
Other:	0.00
Jobs:	0.00
TOTAL	0.00

Movement	
Approved:	2369085.64
Not Updated:	-106144.60
TOTAL	2262940.99
TOTAL	20674980.36

Budget confirmed.
allhot.
10/08/2023

OFFICE OF THE CITY MANAGER 2023/2024 MTREF BUDGET

Vote No	Vote Description	2023/24	2024/25	2025/26
OFFICE OF LEGAL SERVICES & MUNICIPAL COURTS				
10612110010FFMRCZE3	MS: SAL & ALL: BASIC SALARY & WAGES	11,501,035.00	12,064,586.00	12,631,622.00
10612110014FFMRCZE3	ADDITIONAL RESPONSIBILITY	252,335.00	264,699.00	277,140.00
10612110200FFMRCZE3	MS: ALL - ACCOMMODATION/TRVL/INCIDENTAL	553.00	580.00	607.00
10612110220FFMRCZE3	MS: ALL - CELLULAR & TELEPHONE	54,837.00	57,524.00	60,228.00
10612110260FFMRCZE3	MS: HB & INC: HOUSING BENEFITS	102,374.00	107,390.00	112,437.00
10612110280FFMRCZE3	MS: HB & INC: LAUNDRY	49.00	51.00	53.00
10612110340FFMRCZE3	MS: ALL - TRAVEL OR MOTOR VEHICLE	2,031,920.00	2,131,484.00	2,231,664.00
10612110440FFMRCZE3	MS: SRB - ACTING ALLOWANCE	2,915.00	3,058.00	3,202.00
10612110460FFMRCZE3	MS: SRB - ANNUAL BONUS	998,371.00	1,047,291.00	1,096,514.00
10612110500FFMRCZE3	MS: SRB - LONG SERVICE AWARD	99,551.00	104,429.00	109,337.00
10612110540FFMRCZE3	MS: SRB - SCARCITY ALLOWANCE	244,499.00	256,479.00	268,534.00
10612130010FFMRCZE3	MS: SOC CONTR - BARGAINING COUNCIL	2,442.00	2,562.00	2,682.00
10612130100FFMRCZE3	MS: SOC CONTR - GROUP LIFE INSURANCE	31,979.00	33,546.00	35,123.00
10612130200FFMRCZE3	MS: SOC CONTR - MEDICAL	858,961.00	901,050.00	943,399.00
10612130300FFMRCZE3	MS: SOC CONTR - PENSION	1,991,841.00	2,089,441.00	2,187,645.00
10612130400FFMRCZE3	MS: SOC CONTR - UNEMPLOYMENT INSUR FUND	46,854.00	49,150.00	51,460.00
10612260600ESMRCZE3	OS: CATERING SERVICES	6,126.00	6,427.00	6,729.00
10612264520ESMRCZRW	OS: IMPLEMENTATION FRAUD HOTLINE	206.00	216.00	226.00
10612270410ESMRCZE3	C&PS: B&A PROJECT MANAGEMENT	976,134.00	1,023,965.00	1,072,091.00
10612273340ESMRCZE3	C&PS: LEGAL COST ADVICE & LITIGATION	23,044,066.00	24,173,226.00	25,309,367.00
10612283610ESM25ZZRC	CONTR: MAINTENANCE OF EQUIPMENT	38,923.00	42,037.00	44,013.00
10612301170ESMRCZE3	OC: COMM - PHONE FAX TELEGRAPH & TELEX	35,858.00	37,615.00	39,383.00
10612304510ESMRCZE3	OC: PRINTING & PUBLICATIONS	13,475.00	14,136.00	14,800.00
10612304520ESMRCZE3	OC: PROFESSIONAL BODIES M/SHIP & SUBS	14,271.00	14,970.00	15,673.00
10612305110ESMRCZE3	OC: REG FEES NATIONAL	1,516.00	1,590.00	1,665.00
10612305410FFMRCZE3	OC: SKILLS DEVELOPMENT FUND LEVY	203,031.00	212,979.00	222,989.00
10612305760ESMRCZE3	OC: T&S DOM - ACCOMMODATION	6,068.00	6,365.00	6,664.00
10612323600WFMRCZE3	INVENTORY - MATERIALS & SUPPLIES	13,815.00	14,492.00	15,173.00
10612383601ESMRCZE3	OPR LEASES: MACHINERY & EQUIPMENT	10,039.00	10,531.00	11,026.00
10613950220ZZZZ1PE3	DPT CHG INSURANCE ASSETS	1,123.00	1,173.00	1,226.00
10613950230ZZZZ1LE3	DPT CHG INSURANCE FEES	2,017.00	2,106.00	2,201.00
10613950340ZZZZ1XE3	DPT CHG OCCUP HEALTH SAFETY & EMP WELLNESS	9,755.00	10,184.00	10,642.00
10613970090ZZZZ69E3	ACT BASED CHG PRINTING SERVICE	18,208.00	19,009.00	19,865.00
10613996050ZZZZZZRW	TRF TO ACC SURPLUS DEFICIT	(42,615,147.00)	(44,704,341.00)	(46,805,380.00)
10618100040ZZZZZZRW	ACC SUR/(DEF): TRF TO/FROM ACCUM SURPLUS	42,615,147.00	44,704,341.00	46,805,380.00

CONFIDENTIAL

2023/24 MTREF
 Budget confirmed

akl/ati

10/08/2023

BUFFALO CITY METROPOLITAN MUNICIPALITY

PROJECT BUSINESS PLAN

1. PROJECT DESCRIPTION DETAILS

Project Name	Provision of Legal Services for BCMM			
Project Description				
Project Details (Motivation and Impact to the Community)	Provision of Legal Services for BCMM			
Project Manager	S HANDI			
Directorate	CITY MANAGER'S OFFICE			
Cost Centre Number	1061			
Cost Centre Name	LEGAL SERVICES COSTS AND ADVICE			
Project Start Date	01-Nov-23			
Project End Date	30-Oct-26			
Ward Number(s) Where Project is Implemented				
Ward Number(s) that Benefit from the Project				
GPS Co-ordinates of Where the Project is Located				
Number of Work Opportunities Envisaged				
Project Nature: (Mark with an 'X' to indicate whether Capital or Operating)	Capital		Operating	
			OPERATING	
If its Capital (Mark with an 'X' to indicate whether its New/renewal/Upgrading of Existing Asset)	New Asset	Renewal of Existing Asset	Upgrading of Existing Asset	
Asset Number if Existing Asset				
Regional Indicator: (Mark with an 'X' to indicate the region where the project is implemented)	Inland	Midland	Coastal	Whole of Metro Administration / Head Office

2. STRATEGY ALIGNMENT

NDP / MGDS / DP / BEPP

South Africa's Medium Term Strategic Framework (MTSF) Outcome: (Mark with an 'X' to indicate MTSF Outcome that Relates to the Project)	Quality Basic Education	A Long and Healthy Life for All South Africans	All People in South Africa are and Feel Safe	Decent Employment through Inclusive Growth	A Skilled and Capable Workforce to Support an Inclusive Growth Path
	An Efficient, Competitive and Responsive Economic Infrastructure Network	Vibrant, Equitable Sustainable Rural Communities Contributing towards Food Security for All	Sustainable Human Settlements and Improved Quality of Household Life	Responsive, Accountable, Effective and Efficient Local Government	Protect and Enhance Our Environmental Assets and Natural Resources
	Create a better South Africa and contribute to a Better Africa and a Better World	An Efficient, Effective and Development-oriented Public Service	A Comprehensive, Responsive and Sustainable Social Protection System	A Diverse, Socially Cohesive Society with a Common National Identity	

PGDP / MGDS / DP / BEPP

Eastern Cape Provincial Medium Term Strategic Framework (MTSF) Outcome: (Mark with an 'X' to indicate MTSF Outcome that Relates to the Project)	An Inclusive, Equitable and Growing Economy	An Educated, Innovative Citizenry	A Healthy Population	Vibrant, Cohesive Communities	Capable, Conscientious and Accountable Institutions
---	---	-----------------------------------	----------------------	-------------------------------	---

South Africa's Integrated Urban Development Framework (IUDF) Outcome: Mark with an 'X' to indicate IUDF Outcome that Relates to the Project	Integrated Spatial Planning	Integrated Transport and Mobility	Integrated Sustainable Human Settlements	Integrated Urban Infrastructure	Efficient Land Governance and Management
	Inclusive Economic Development	Empowered Active Communities	Effective Urban Governance		

BCM's Key Strategic Objective: Mark with an 'X' to indicate BCM's Strategic Objective that Relates to the Project	A(n) Innovative & Productive City	A Green City	A Connected City	A Spatially Integrated / Transformed City	A Well Governed City
---	-----------------------------------	--------------	------------------	---	----------------------

Key Performance Area: Mark with an 'X' to indicate the Key Performance Area that relates to the Project	Transformation and Organisational Development	Service Delivery and Basic Infrastructure	Local Economic Development	Municipal Financial Viability and Management	Good Governance and public Participation
---	---	---	----------------------------	--	--

BCM's Integrated Development Plan (IDP) Priorities / Mayoral Lekgotla Outcome 10 Point Plan: Mark with an 'X' to indicate the Mayoral Lekgotla Outcome that relates to the Project	Economic Development	Agricultural Development	Infrastructure	Operations & Maintenance	Safety
	Housing	Land	Waste Economy	ICT	Institutional

3. NON-FINANCIAL PERFORMANCE TARGETS

Output / Outcome to be delivered	Key Performance Indicator (Unit of Measure)	2018/19 Target	2019/20 Target	2020/21 Target

4. FUNDING AND COSTING DETAILS

Funding Source	Total Budget Amount Over MTRF Period	2022/23 Budget Allocation	2023/24 Budget Allocation	2024/25 Budget Allocation
INTERNAL		21 000 000	23 044 066	24 173 266
TOTAL				72 526 699

Cash Flows Projections

Month	2022/23	2023/24	2024/25
	Monthly Amount	Monthly Amount	Monthly Amount
July			
August			
September			
October			
November			
December			
January			
February			
March			
April			
May			

Unit			
TOTAL			
Checked			

Should always be ZERO

5. PROCUREMENT DETAILS

Procurement Method	Bid / Contract Number	Expected Date of Bid Specification Approval	Expected Date of Tender Advert	Expected Closing Date of Tender Advert	Expected Date of Award
Formal Tender	CE 531	2023/08/15	2023/09/01	2023/09/30	2023/11/01

Prepared by: X. Mbeleni (Print Name) [Signature] 08/08/2023 (Signature & Date)

Reviewed by: S. HANNA (Print Name) [Signature] 08/08/2023 (Signature & Date)

Approved by: [Signature] MAMLI ZEPHIRE (Print Name) [Signature] 08/08/2023 (Signature & Date)

Note: Do not write in the grey shaded area, only complete the white/non-shaded areas.

CONFIDENTIAL

BID SPECIFICATION COMMITTEE 1: 20/09/23BSC-1
26/23

CONTRACT NO. 531

PROVISION OF LEGAL SERVICES

The Programme Manager: Legal Services elaborated on the report under the above heading. Following a brief debate the following amendment was made to the specification

1. To state that the briefing is Compulsory and it is Physical .

RESOLVED

That the specification of the HOD: Legal Services to the BSC 1 considered on the 20 September 2023 be APPROVED subject to the following amendment

1. To state that the briefing is Compulsory and it is Physical

1. Summary

Meeting title bsc meeting

Attended participants 4

Start time 9/20/23, 11:27:56 AM

End time 9/20/23, 11:39:44 AM

Meeting duration 11m 47s

Average attendance 6m 45s

2. Participants

Name	First Join	Last Leave	In-Meeting	Email	Participant Role
Bandile Go	9/20/23, 11:27:56 AM	9/20/23, 11:39:44 AM	1:9m 53s	BandileG@	BandileG@ Presenter
Elliot Noml	9/20/23, 11:27:56 AM	9/20/23, 11:39:44 AM	1:8m 37s	ElliotN@bc	ElliotN@bc Presenter
Samkelo Nj	9/20/23, 11:27:56 AM	9/20/23, 11:39:44 AM	1:6m 1s	Samkelon@	Samkelon@ Presenter
Noludwe N	9/20/23, 11:27:56 AM	9/20/23, 11:39:44 AM	1:2m 29s	NoludweN	NoludweN Presenter

3. In-Meeting Activities

Name	Join Time	Leave Time	Duration	Email	Role
Bandile Go	9/20/23, 11:27:56 AM	9/20/23, 11:39:44 AM	1:4m 6s	BandileG@	Presenter
Bandile Go	9/20/23, 11:27:56 AM	9/20/23, 11:39:44 AM	1:5m 47s	BandileG@	Presenter
Elliot Noml	9/20/23, 11:27:56 AM	9/20/23, 11:39:44 AM	1:8m 37s	ElliotN@bc	Presenter
Samkelo Nj	9/20/23, 11:27:56 AM	9/20/23, 11:39:44 AM	1:2m 59s	Samkelon@	Presenter
Samkelo Nj	9/20/23, 11:27:56 AM	9/20/23, 11:39:44 AM	1:3m 2s	Samkelon@	Presenter
Noludwe N	9/20/23, 11:27:56 AM	9/20/23, 11:39:44 AM	1:2m 29s	NoludweN	Presenter

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre, East London, 5201
Tel: 043 705 1065 | Fax: 043 742 0062
Email: AmandaQ@buffalocity.gov.za

20 JANUARY 2022

FROM: CITY MANAGER

TO: THE SENIOR MANAGER: LABOUR RELATIONS

MR E. NOMBILA

RE: APPOINTMENT TO SERVE AS A MEMBER IN THE BID SPECIFICATION COMMITTEE 1

This serves to inform you that you have been appointed to serve as a member of Bid Specification Committee 1 of Buffalo City Metro Municipality, effective from 26 January 2022 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties, as a member you are required to observe the following:-

- The Chairperson of the Bid Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are Senior Managers may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.



BUFFALOCITYMETROPOLITANMUNICIPALITY

A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 6200
10th Floor, Trust Centre, East London, 6201
Tel: 043 705 1066 | Fax: 043 742 0082
Email: AmandaC@buffalocity.gov.za

20 JANUARY 2022

FROM: CITY MANAGER

TO: SUPPLY CHAIN MANAGEMENT

MR GOBIJONA

**RE: APPOINTMENT TO SERVE AS A MEMBER IN THE BID SPECIFICATION
COMMITTEE 1**

This serves to inform you that you have been appointed to serve as a member of Bid Specification Committee 1 of Buffalo City Metro Municipality, effective from 24 January 2022 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties, as a member you are required to observe the following:

- The Chairperson of the Bid Evaluation Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are Senior Managers may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.



BUFFALOCITYMETROPOLITANMUNICIPALITY

A City Hard at Work



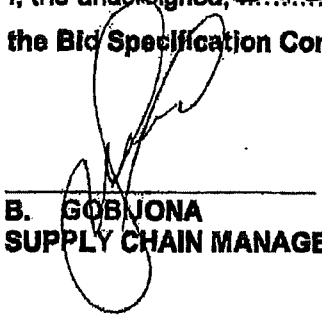
- Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.
- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.
- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,


A. SIHLAHLA
CITY MANAGER

I, the undersigned, BANSILE GEBONA hereby accept the appointment as a member of the Bid Specification Committee 1 of Buffalo City Municipality.


B. GOBNONA
SUPPLY CHAIN MANAGEMENT

15/02/2022
 DATE



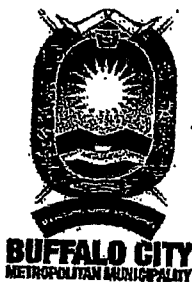
BUFFALOCITYMETROPOLITANMUNICIPALITY

A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 6200
10th Floor, Trust Centre, East London, 6201
Tel: 043 705 1085 | Fax: 043 742 0082
Email: AmandaC@buffalocity.gov.za

20 JANUARY 2022

FROM: CITY MANAGER

TO: THE MANAGER: COMMUNICATIONS

MR S. NGWENYA

RE: APPOINTMENT TO SERVE AS A MEMBER IN THE BID SPECIFICATION COMMITTEE 1

This serves to inform you that you have been appointed to serve as a member of Bid Specification Committee 1 of Buffalo City Metro Municipality, effective from 26 January 2022 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties, as a member you are required to observe the following:

- The Chairperson of the Bid Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are Senior Managers may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work




- Attendance In all these meetings is compulsory and members are expected to attend meetings on consistent basis.
- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.
- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,


A. SIHLAHLA
 CITY MANAGER

I, the undersigned, S. Ngwenya hereby accept the appointment as a member of the Bid Specification Committee 1 of Buffalo City Municipality.


S. NGWENYA
 MANAGER: COMMUNICATIONS

26/1/21
 DATE



BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity for All. A City Hand at Work



Buffalo City Metropolitan Municipality
East London | Bhebe | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 6200
10th Floor, Trust Centre, East London, 6201
Tel: 043 706 1086 | Fax: 043 742 0062
Email: AmandaC@buffalocity.gov.za

20 JANUARY 2022

FROM: CITY MANAGER

TO: HOD: ECONOMIC DEVELOPMENT & AGENCIES

MS. N. NCOKAZI

RE: APPOINTMENT TO SERVE AS A CHAIRPERSON IN THE BID SPECIFICATION COMMITTEE 1

This serves to inform you that you have been appointed to serve as a **Chairperson of Bid Specification Committee 1** of Buffalo City Metro Municipality, effective from 26 January 2022 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties, as a member you are required to observe the following:

- The **Chairperson** of the Bid Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are Senior Managers may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.



BUFFALOCITYMETROPOLITANMUNICIPALITY

Leading in Action: A City Hand at Work



- Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.
- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.
- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,


A. SIHLAHLA
CITY MANAGER

I, the undersigned, N. NCOKAZI hereby accept the appointment as a Chairperson of the Bid Specification Committee 1 of Buffalo City Municipality.


N. NCOKAZI
HOD: ECONOMIC DEVELOPMENT & AGENCIES

07/02/2022
DATE

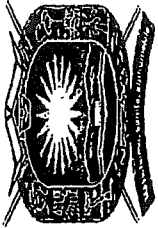


BUFFALO CITY
METROPOLITAN MUNICIPALITY

BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action A City Hand at Work





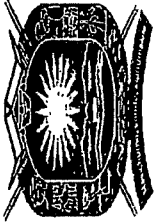
BUFFALO CITY METROPOLITAN MUNICIPALITY

ATTENDANCE REGISTER

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

DATE: 24 OCTOBER 2023
 VENUE: NEW COUNCIL CHAMBER, CITY HALL, OXFORD STREET, EAST LONDON
 TIME: 10H00

NAME & SURNAME	DESIGNATION	CONTACT NUMBER	EMAIL ADDRESS	SIGNATURE
Kelekele Sangweni	Ntamo Attorneys Inc	063 006 0906	ntamoattorneysinc@gmail.com	
LUTHO NIKHANGALE	TELEMANA MAFOLANA INC	082 467 7830	lutho@telkom.co.za	
Saveia Nkomo	M.S GINYA INC	060 910 190	osamine@msginyainc.co.za	
Tanya Jander	BLC INC.	084 447 9369	zwiliams@bldtwn.co.za	
Alex Stander	Pumeza Planning	082 826 6466	Pumeza@pumezas.co.za	
Melanie Kopke	Bate Chubb + Dickson Inc	082 896 970	melanie@batechubb.co.za	
Melanie Kopke	Ismael + Ntshya Attorneys	011 837 0366	sabeeha@idalaw.co.za	
ABRAMM LE ROUX	LE ROUX INC	0825757587	abraham@lrx.co.za	
ABRAMM LE ROUX	LE ROUX INC	0825757587	abraham@lrx.co.za	
NGOLISO SAKHELA	SAKHELA INC	0838818792	sakhele@sakhelainc.co.za	
NOANA NOMVETE	NOMVETE KUNAKA INC	018 176 185	nomvete-n@comvete.com	



BUFFALO CITY METROPOLITAN MUNICIPALITY

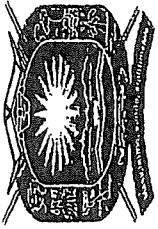
ATTENDANCE REGISTER

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

DATE: 24 OCTOBER 2023
 VENUE: NEW COUNCIL CHAMBER, CITY HALL, OXFORD STREET, EAST LONDON
 TIME: 10H00

NAME & SURNAME	DESIGNATION	CONTACT NUMBER	EMAIL ADDRESS	SIGNATURE
Kiile Puetshke	Professional Assistant	043 742 2857	liile@eslegel.co.za	<i>[Signature]</i>
Phisoaleme Nyaka	Director (P. Nyaka Inc)	067 207 1052	admin@nyakoinc.co.za	<i>[Signature]</i>
Jaclyn Underwood	Lawyer	043 555 0243	jaclyn@differsunderwood.co.za	<i>[Signature]</i>
Cindy Jankor	Attorney Director JGS	082 2205349	cindyj@jgs.co.za	<i>[Signature]</i>
Sipho Mbenane	Associate (Public Law + Litigation)	076 409 2142	siphom@smuntabata.co.za	<i>[Signature]</i>
Kate Lindhorst	Lawyer	044870730	reception@ngashverdeyer.co.za	<i>[Signature]</i>
Ntsikeleli Tsheteke	Director (N. Tsheteke Inc)	082 7198794	info@ntsikelekeditorneys.co.za	<i>[Signature]</i>
Marvin Franke	Director (Franz Attorneys)	043 555 0969	marvin@franzlegoy.co.za	<i>[Signature]</i>
Kaitlin Erasmus	Attorney (conveyancing)	043 7031858	kaitlinm@smithtabata.co.za	<i>[Signature]</i>
Athenkesi Helam	Candidate Attorney (Litigation)	078 100 7417	athenkesi.h@smithtabata.co.za	<i>[Signature]</i>

JP



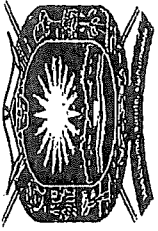
BUFFALO CITY METROPOLITAN MUNICIPALITY

ATTENDANCE REGISTER

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

DATE: 24 OCTOBER 2023
 VENUE: NEW COUNCIL CHAMBER, CITY HALL, OXFORD STREET, EAST LONDON
 TIME: 10H00

NAME & SURNAME	DESIGNATION	CONTACT NUMBER	EMAIL ADDRESS	SIGNATURE
Turner	Box Kaplan Russell Inc	063 706 8600	tyquic@br-inc.co.za / luthando@br-inc.co.za	<i>[Signature]</i>
Sasha-lee MacMillan	Attorney-in-Chief Wesley Pretorius & Associates Inc	082 888 8452	sasha@wesleypretorius.co.za	<i>[Signature]</i>
Affany Leigh Fortuin	Attorney Pretorius & Associates Inc	079 690 1486	affany@wesleypretorius.co.za	<i>[Signature]</i>
Chantelle Mladikane	SENISE PARTNER	071 673 7738	chantelle@wesleypretorius.co.za	<i>[Signature]</i>
Lulu Zi Guzevici	LEGAL AID	073 602 9575	luzi@wesleypretorius.co.za	<i>[Signature]</i>
Mihlali Ngqobela	LEGAL AID	072 473 2945	ngobela@wesleypretorius.co.za	<i>[Signature]</i>
Mazuko Tlupani	ATTORNEY TWINING ASSOCIATES ATTORNEYS AND SOLICITORS	064 507 4264	mazuko@twiningassociates.co.za	<i>[Signature]</i>
Kwandu Mthethiswa	Attorney Makhabaya Attorneys	071 967 5180	kwandu@makhabaya.co.za	<i>[Signature]</i>
Elisa Makhabaya	Attorney Makhabaya Attorneys	067 116 8212	elisa@makhabaya.co.za	<i>[Signature]</i>
Xreana Goro	Procurement Clarkson Inc	043 721 1556	xreana@clarkson.co.za	<i>[Signature]</i>
Elizabeth Onions	Procurement Clarkson Inc	043 721 1556	elizabeth@clarkson.co.za	<i>[Signature]</i>
Dale Onions	I.C. Clark Inc	043 713 3120	dale@icclark.co.za	<i>[Signature]</i>
Chulumane Malowa	Puma Mkwango Inc	074 996 4096	chulumane@puma.co.za	<i>[Signature]</i>
ASANDA PAKABE	A.A. PAKABE ATTORNEYS	082 4614 827	asanda@pakabeattorneys.co.za	<i>[Signature]</i>
Sonwabo Thilane	So THILANE ATTORNEYS	064 074 8572	sonwabo@thilaneattorneys.co.za	<i>[Signature]</i>
Bakongile Mazi	Mazi Attorneys	083 408 3705	bakongile@mazi.co.za	<i>[Signature]</i>



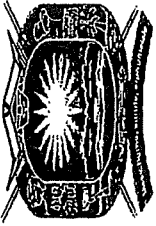
BUFFALO CITY METROPOLITAN MUNICIPALITY

ATTENDANCE REGISTER

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

DATE: 24 OCTOBER 2023
 VENUE: NEW COUNCIL CHAMBER, CITY HALL, OXFORD STREET, EAST LONDON
 TIME: 10H00

NAME & SURNAME	DESIGNATION	CONTACT NUMBER	EMAIL ADDRESS	SIGNATURE
DAU LUHADI	ATTORNEY - DAU ATTORNEYS	082 294 5884	DAU@DMLATTORNEYS.CO.ZA	[Signature]
BYA GEBEKE	DIRECTOR - 5 COXWELL	072 132 1406	info@5coxwell.co.za	[Signature]
FRANZISKA NJUBE	DIRECTOR	064 528 0828	franziskanjube@sigmail.com	[Signature]
BONANI LWANA	Partner - Deeds Attorneys	072 088 5287	bonani@diadialog.co.za	[Signature]
Zibele SIKOTE	Partner - CIA	073 728 829	info@chippaholding.co.za	[Signature]
Okunle Gbesehiana	Partner - M. Kuyini Attorneys	078 385 1907	bongani.tolibad@gmail.com	[Signature]
Siphokazi Moxina	Director - S. Moxina Attorneys Inc	062 571 2939	legal@snooxinc.co.za	[Signature]
XUYANI MAFISO	PARTNER	083 928 1473	admin@dm-law.co.za	[Signature]
TENZO MEYER	Attorney - Enzo Meyer Att.	083 544 7371	enzo1@telkomsa.net	[Signature]
Bosweni Faye Ndzube Nwasoni Inc	Ndzube Nwasoni Inc	081 426 8656	Bosweni@nzwetonwasoni.co.za	[Signature]



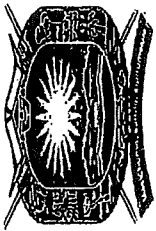
BUFFALO CITY METROPOLITAN MUNICIPALITY

ATTENDANCE REGISTER

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

DATE: 24 OCTOBER 2023
 VENUE: NEW COUNCIL CHAMBER, CITY HALL, OXFORD STREET, EAST LONDON
 TIME: 10H00

NAME & SURNAME	DESIGNATION	CONTACT NUMBER	EMAIL ADDRESS	SIGNATURE
MENZELI RADEBE	ASSOCIATE - NIKOSI SABELLO INC	0737774873	menzeli@sattelornes.co.za ✓	<i>[Signature]</i>
THEONISE SABELLO	DIRECTOR - NIKOSI SABELLO INC	0828593401	gzezi@csattelornes.co.za	<i>[Signature]</i>
THEONISE M. LINDAZWE	DIRECTOR - MINDAZWE ATTORNEYS INC	0711359889	mlinda@mindazwe.co.za ✓	<i>[Signature]</i>
BUNNY MZILENI	ATTORNEY	0834821495	bunnumzileni@gmail.com	<i>[Signature]</i>
PRECIOUS	SM VAKALISA INCORPORATED	0129352072	precious@smvakalisa-inc.co.za	<i>[Signature]</i>
AKHONA BGM	A BGM ATTORNEYS INC	0817223934	bamkhanna@gmail.com	<i>[Signature]</i>
SIBUSISO MURILONGA	MRI TSHANA FICA ATTORNEY	0815955786	ms16thson@aconf.co.za ✓	<i>[Signature]</i>
D. MTSHUTSHANE	ASSOCIATE - SOHANI ATTORNEYS	0474910469	Sohaniattorneys.inc@gmail.com	<i>[Signature]</i>
NSINGANYI MARI	M. MARI ATTORNEYS	0604165753	Matoti M925@gmail.com	<i>[Signature]</i>
YOLISA SONGCA	MATIWANE ATTORNEY INC	0603045328	matiwaneattorney1@gmail.com	<i>[Signature]</i>
MAQUNE NGQINDO	ABN ATTORNEYS	0319645763	abn.attornes@gmail.com	<i>[Signature]</i>



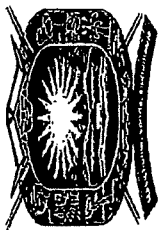
BUFFALO CITY METROPOLITAN MUNICIPALITY

ATTENDANCE REGISTER

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

DATE: 24 OCTOBER 2023
 VENUE: NEW COUNCIL CHAMBER, CITY HALL, OXFORD STREET, EAST LONDON
 TIME: 10H00

NAME & SURNAME	DESIGNATION	CONTACT NUMBER	EMAIL ADDRESS	SIGNATURE
M.R. Tsika	TSIKA ATTORNEYS INC	0768528903	admin@tsikalaw.co.za	
S. Shirley Tlana	MABECE TLANA INC	0848279258	tlana@mabecelaw.co.za	
Siyethembu Sokuku	Siyethembu Sokuku attorneys Inc	01137351512	admission@siyethembu.co.za	
Gwenisa Msimang	Msimang & Company Attorneys	043 722 2377	msimang@msimang.co.za	
Nxolo Sikukula	Makombe Bonyhelo Attorneys	0153767450	nxolo@sikukula.co.za	
Tadiso Bhehuni	Makombe Bonyhelo Attorneys	0781839013	bonyhelo@gmail.com	
Talent Matedi	Mase & Mutez Pnc	023 7108510	mutedi@standmutedi.co.za	
Zikie Ndamase	K. GONOTRABAZI PATEL INC	023 722 2877	zike@kgnotrabi.co.za	
Danie Terise	Terise Attorneys	083 872 3169	terise@danterise.com	
MANKI NOKAGA	M. MATHOME'S W/LC	076 899 8200	law@m.mathomeys.co.za	
NIKLIA MRRW	DR. MATHOME ATTORNEYS	081 7557453	MRRW@mathomeys.co.za	
THABILE ZIBULA	ZIBULA KWEMPE ATTORNEYS	0422850515	zibula@kwempeattorneys.co.za	
Tukela Ngingizwe	Ngingizwe Horner Inc	083 902 265	tukela@nklaw.co.za	
SAMORA KE-151	DR. IFAKANI GODI KWAPISO INC	083 722 5163	kwapiso@kwapisoattorneys.co.za	
PUCELINA MABABANE	MABABANE MATSINZI	043 726 7067	simpson@mslaw.co.za	



BUFFALO CITY METROPOLITAN MUNICIPALITY

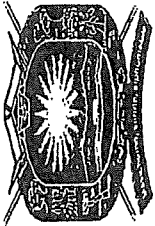
ATTENDANCE REGISTER

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

DATE: 24 OCTOBER 2023
 VENUE: NEW COUNCIL CHAMBER, CITY HALL, OXFORD STREET, EAST LONDON
 TIME: 10H00

20

NAME & SURNAME	DESIGNATION	CONTACT NUMBER	EMAIL ADDRESS	SIGNATURE
Susphosenkos, Pabisi	CA - Goldberg 3 De Villiers Inc	041 501 9218	gracey@goldkw.co.za	<i>[Signature]</i>
Balweng Buzwayi	Attorney	043 742 2904	balweng@attorneys.co.za	<i>[Signature]</i>
Wendani Mqichwanzi	Attorneys	043 731 1018	gilliam@attorneys.co.za	<i>[Signature]</i>
Ntshuzelo Mkhize	Mentson & Mawazi Inc	043 726 0058	admin@mentsonlawyers.co.za	<i>[Signature]</i>
SAMORA KEYSI	CON - TALEMI GODI KUPISO INC.	043 727 8163	reception@talemigodilawyers.co.za	<i>[Signature]</i>
MAKHA MOGAGA	M ATTORNEYS INC	076 899 8200	makha@attorneys.co.za	<i>[Signature]</i>
Tukela Ninyiza	NINGIZATORNER INC	0823902165 / 01324515	tukela@ninyiza.co.za	<i>[Signature]</i>
THABILE ZIBUKA	ZIBUKA KIWEMPE INC	043 285 0515	zibuka@zibukalaw.co.za	<i>[Signature]</i>
WUYO HLOHO	SHIKI & ASS INC	043-721270	law@shiki.co.za	<i>[Signature]</i>
Sivole Mula	SHIKI & ASSOCIATION INC	043 721 1270	mulaw@shikico.za	<i>[Signature]</i>
Lwazi Jack	C-A P.A Mdelwelwa Attorneys	021 023 15 83	lwanast@attorneys.co.za	<i>[Signature]</i>
Mkhelwa Gama	MP / Cume Attorneys Inc	083 252 4081	lwanast@attorneys.co.za	<i>[Signature]</i>
Siyathamba Sibutsi	Siyathamba Sibutsi Attorneys Inc	071 993 5506	admin@sibutsiattorneys.co.za	<i>[Signature]</i>
Gwabisa Mawazi	Mawazi Attorneys	043 721270	Mawazi@attorneys.co.za	<i>[Signature]</i>



BUFFALO CITY METROPOLITAN MUNICIPALITY

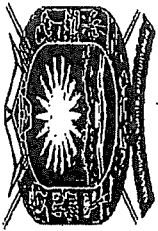
ATTENDANCE REGISTER

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

DATE: 24 OCTOBER 2023
 VENUE: NEW COUNCIL CHAMBER, CITY HALL, OXFORD STREET, EAST LONDON
 TIME: 10H00

24

NAME & SURNAME	DESIGNATION	CONTACT NUMBER	EMAIL ADDRESS	SIGNATURE
DALI LUKHOZI	DAL LUKHOZI ATTORNEYS	082 2945898	DALI@DALATTORNEYS.CO.ZA	<i>[Signature]</i>
SIYA COKILE	SIYA COKILE INC	072 132 1406	SIYA@SOKILEATTORNEYS.CO.ZA	<i>[Signature]</i>
MJI SOBEJWA	SOBEJWA ATTORNEYS	072 590 2151/079516445	M SOBEJWA@SBEJWA.COM.CO.ZA	<i>[Signature]</i>
N. LURUWANA	ZITUMBUSE ATTORNEYS INC	0836462730	zandile@zitumbose.com	<i>[Signature]</i>
Makgona	Makgona	078 6663 672	Makgona@makgona.co.za	<i>[Signature]</i>
F. Anke Mkhaka	L.V Mkhaka Attorneys	078 024 3859	anke@anke.co.za	<i>[Signature]</i>



BUFFALO CITY METROPOLITAN MUNICIPALITY

ATTENDANCE REGISTER

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

DATE: 24 OCTOBER 2023
 VENUE: NEW COUNCIL CHAMBER, CITY HALL, OXFORD STREET, EAST LONDON
 TIME: 10H00

31

NAME & SURNAME	DESIGNATION	CONTACT NUMBER	EMAIL ADDRESS	SIGNATURE
Andile Seth	Attorney	079 036 0778	andileseth@attorneys.co.za	<i>[Signature]</i>
NANDIE BULIBULA	Attorney	082 350 2109	Nandibulibula@bukhinc.co.za	<i>[Signature]</i>
LIONEL TRICHARDT	Attorney	082 3345 028	lionette@tlaw.co.za	<i>[Signature]</i>
ENZO MEYERS ATT MAYERS PA	Attorneys	083524 7375	enzo1@telkomsa.net	<i>[Signature]</i>
Majeckwaqoniso Metele + Co Attorneys	Attorney Conveyancing Secretary	011 673 626	majeckwaqoniso@gmail.com	<i>[Signature]</i>
Ayafika Nyati Alexander Benoit	Conveyancing Secretary Representative	021 573 019	majeckwaqoniso@gmail.com	<i>[Signature]</i>
Blondie Menniwe	Representative Attorney	072 8751015	admin@mdmsiec.co.za	<i>[Signature]</i>
Pumla Mncwango	Attorney	082 459 5185	lois@pepperattorneys.co.za	<i>[Signature]</i>
JANEKA JULY	Attorney	078 574 2328	ymenniwe@vynel.com	<i>[Signature]</i>
TREBISA DNEGA	Representative	081 348 5400	pumla@cumbdminc.co.za	<i>[Signature]</i>
		082 700 9070	ad@attorneysattorneys@gmail.com	<i>[Signature]</i>
		063210 7108	Trebeba@embil.com	<i>[Signature]</i>

ERRATUM NOTICE - CE501 - CLOSING DATE EXTENSION	ERRATUM NOTICE - CE501 - CLOSING DATE EXTENSION	2023- 11-17	Download
CE 486	SUPPLY, DELIVERY, INSTALLATION TWO (2) 180KVA BACK UP GENERATOR FOR BRAEALYN TRAFFIC SERVICES AND KWT TRAFFIC SERVICES.	2023- 11-28	Download
CE531	PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.	2023- 11-28	Download
CE 480	SUPPORT AND MAINTENANCE OF AN EXISTING VOIP (VOICE OVER INTERNET PROTOCOL) TELEPHONE SYSTEM FOR A PERIOD OF THREE YEARS	2023- 11-17	Download



TENDER

CONTRACT NO. & DESCRIPTION OF CONTRACT	COMPULSORY BRIEFING SESSION VENUE
<p>CE:531 PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.</p>	<p>Tuesday, 24 October 2023 @ 10 AM. NEW COUNCIL CHAMBER EAST LONDON CITY HALL OXFORD STREET EAST LONDON</p>
CIDB GRADING	N/A
<p>Evaluation Criteria: 90/10 Price = 90 BBEE Points = 5 Specific Goals = 5 Submit a B-BBEE Certificate (to claim preferential points)</p>	
<p>All Technical Enquiries: Mr Siphatho Handi Email: SiphathoH@buffalocity.gov.za All Procedural Enquiries: Rutanlal@buffalocity.gov.za</p>	

Additional objective criteria as per section 2(1)(f) of the PPPFA, will apply, as indicated in the tender document and which may include, but is not limited to:

- Poor Track Record of the preferred bidder
- Unrealistic Price offering which is not market related
- Unrealistic own conditions set by the bidder

EXPERIENCE

- Bidders Law Firms must have **FOUR** years in Existence

REQUIRED DOCUMENTS

Potential bidders are urged to submit the following attachments when submitting Bid Documents, failure to do so will lead to disqualification.

- Company registration documents
- Company profile
- Current tax clearance certificate (original) or the sars pin code must be supplied with the tender
- Certified municipal debt clearance certificate/business premises lease agreement
- **Proof of CIDB registration where applicable**
- Certified joint venture agreement where applicable
- Original/certified BBEE certificate or sworn affidavit
- A trust, consortium or joint venture must obtain and submit a consolidated BBEE status level verification certificate with their tenders
- Prescribed MBD'S and compulsory documents and must be completed and signed
- CSD registration supplier number
- Prices must be inclusive of VAT (VAT vendors)
- Fidelity fund certificate

N.B. AS PER THE NATIONAL TREASURY REGULATIONS, PROSPECTIVE BIDDERS MUST BE REGISTERED ON THE CENTRAL SUPPLIER DATABASE PRIOR SUBMITTING THEIR BID PROPOSAL.

Bid documents, even if couriered, that arrive late, are incomplete, or unsigned will not be accepted.

OBTAINING OF TENDER DOCUMENTS:

Tender documents for each tender may be obtained from the Reception, Supply Chain Management Unit, 80 Phillip Frame Road, Chiselhurst East London at a non-refundable price of **R300.00**

SUBMISSION OF TENDERS:

Tenders must be submitted before **11:00, 28th November 2023**

Tenders may be submitted by hand. Faxed, e-mailed, unsigned or incomplete tenders will not be accepted.

By hand: One original tender document and all supporting documentation bound together with

a USB Flash Drive sealed tenders endorsed in the envelope and an electronic copy saved in a USB with the Bidder's name and address and the contract number must be deposited in the Formal Tender Box, Supply Chain Management Unit, 80 Phillip Frame Road, Chiselhurst, East London.

Payments must be made by cash or bank deposit payable to the Buffalo City, Bank BCMM Account details (EFT)

Account Holder: Buffalo City Metropolitan Municipality, Bank: Standard Bank Account Number:081166702, Branch: East London 050021/ 051001

Alternatively

Bidders can make payments for tenders at respective BCMM Paypoints before collection of documents at SCM, Prior payments bidders are to collect tender stubby at SCM for payment purposes


OPENING OF TENDERS

Tenders will be opened in public at **11:00**; on the 28th November 2023, at Supply Chain Management Unit, no. 80 Phillip Frame Road, Chiselhurst.- **Tender Boardroom, Ground Floor**

Standard tender conditions will apply. Council reserves the right not to accept the only or lowest or any tender at all, or to accept the whole or part of any tender. The invitation and award of bidders is subject to the Council's Procurement Policy on tenders. The Council gives preference to previously disadvantaged contractors as set out in the procurement formula in the tender documents. Suppliers can only claim preferential points against a recognised B-BBEE status level of contribution and Specific Goals. Canvassing of councillors or municipal officials shall disqualify a tender.

The Council reserves the right to extend the tender period by a notice in the press.

All contracts will be subjected to risk assessment, including presentation or interviews with service providers. Council also reserves the right to consider the electronic copy of the tender document (USB) submitted by suppliers should any discrepancy arise during the evaluation process. **(5604)**

		BUFFALO CITY METROPOLITAN MUNICIPALITY		
		SUPPLY CHAIN MANAGEMENT UNIT		
CONTRACT NO		TENDER PURCHASE LIST		
		CE 531		
DESCRIPTION		PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.		
CLOSING DATE		28 NOVEMBER 2023		
COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED				
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
9/10/23 ✓	CLARK LANG INC	58 JARVIS RD DEKOR	EFT	8
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300		043 721 1556	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
19/6/23 *	MBABANE MASWAZI INC	12 Douglas Rd VINCENT E.L	EFT	9
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	admin@mslawyers.co.za	043 726 0058	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
11/12/23 ✓	Wesley Pretorius and Associates Inc.	24 Tottenham Road, Baysville, EL	EFT	10
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	sasha@wesleypretorius.co.za	0137211740	0437211742	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
19/10/23 ✓	MANGO-MOON 1087 CC	0837234712 WEBBANK		
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R1000	molvonyanga@gmail.com	0837234712		

②



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION


PROVISION OF CONVEYANCING, LABOUR
LAW AND LITIGATION & GENERAL ADVISORY
LEGAL SERVICES FOR THE BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR
A PERIOD OF 36 MONTHS.

CLOSING DATE

28 NOVEMBER 2023

COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO.	DOCUMENT NO.
19/10/2023 ✓	BAILEY CHURCH & DICKSON	No 34 NORVIA HOUSE VINCENT		12
AMOUNT	E-MAIL ADDRESS	TEL NO.	FAX NO.	
R300	lemba@satechub5	043 701 4800		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO.	DOCUMENT NO.
19/10/2023 ✓	Pumla Mnewanga Inc	10 Douglas Road	EFT	11
AMOUNT	E-MAIL ADDRESS	TEL NO.	FAX NO.	
R300.00	lnathi@pumlamine.co.za	043 6457090		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO.	DOCUMENT NO.
11/10/23 *	Hexana ATTORNEYS	118 Te Comastr Bena	EFT	13
AMOUNT	E-MAIL ADDRESS	TEL NO.	FAX NO.	
R300	hexana info@hexana.co.za	043 743 2606		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO.	DOCUMENT NO.
20/10/23 ✓	LIONEL TRICHARDT & ASSOCIATES	96A OLD TRANSKEI ROAD NAHOON, EAST LONDON	EFT	14
AMOUNT	E-MAIL ADDRESS	TEL NO.	FAX NO.	
R300	lionel@tlaw.co.za	082 334 5028	086 674 2645	

		BUFFALO CITY METROPOLITAN MUNICIPALITY		
		SUPPLY CHAIN MANAGEMENT UNIT		
CONTRACT NO		TENDER PURCHASE LIST		
DESCRIPTION		CE 531		
CLOSING DATE		PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.		
28 NOVEMBER 2023				
COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED				
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
2/10/23*	N. HLAZO ATTORNEYS	4 KEW ROAD VINCENT EAST LONDON	EFT	15
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R 300	noluthando2@gmail.com	0718161767	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
25/10/23	ENZO MEYERS ATTORNEY	121 Devereux Avenue Vincent East London	EFT	16 ✓
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	enzo1@telkomsa.net	043-721109	086 686 4249	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
23/10/23 +	P.A Mdaqoqwa	Barack Street, benzel house, Suite 408 4th floor Cape Town	EFT	17
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	lwaziack92@gmail.com	064 8625465		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
23/10/2023 R300	Goldberg & De Villiers Inc	13 Bird Street & Street, Central, Gqeberha	EFT	18
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	tracym@goldlaw.co.za	041 501 9818	041 585 7796	

(4)



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

CLOSING DATE

28 NOVEMBER 2023

COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
31/10/22 ✓	Mindagwe Attorneys	24 DUGMORE STREET, D.F.N	EFT	57
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
300	Mindagwe@sat.co.za	045-555 5525	-	
31/10/2023 ✓	SISA COOKLE INC	50B PROSPER RD WALTER GIEBELHA	EFT	58
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
300.00	info@cookleattorneys.co.za	041-581 1162	0866 454960	
5/11/23 ✓	Browns Nyembezi Inc	UMTHATHA	EFT	59
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300.00	admin@bncinc.co.za	072 974 5826	N/A	
01/11/23	NAIDU CONSULTING	14 ST HELENA RD, BEACON BAY, 5241	EFT	60
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R500.00	tenders@naiduconsulting.com	043 001 1950	043 001 1904	

5



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR
LAW AND LITIGATION & GENERAL ADVISORY
LEGAL SERVICES FOR THE BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR
A PERIOD OF 36 MONTHS.


CLOSING DATE

28 NOVEMBER 2023

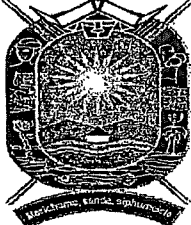
COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
2-10/23	Smith Tabata Attorneys	ginafa@smithtabata.co.za 12 St Helena, Beacon Bay, Cape Town	EFT	23
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	ginafa@smithtabata.co.za	043 703 1876		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
23/10/23	Msz Attorney	St Georges Rd No 9	EFT	24
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	MszAttorneys@gmail.com	065 891 9255	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/23	LOMAIL & DANYA ATTORNEYS	No 34 Norva A House Umlazi	EFT	25
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R800	lombail@butcherb.co.za	043 701 4000	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/23	Pumeza Bono Att	pumeza@pbonoinc.co.za 15 Annerley Terrace, PE	EFT	26
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300		041 582 3823	-	

6

		BUFFALO CITY METROPOLITAN MUNICIPALITY SUPPLY CHAIN MANAGEMENT UNIT TENDER PURCHASE LIST		
CONTRACT NO		CE 531		
DESCRIPTION		PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.		
CLOSING DATE		28 NOVEMBER 2023		
COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED				
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
11/11/2023 ✓	BLC Attorneys	123 WESTERN AVE, VINCENT. E.L		65
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
	estander@blclaw.co.za	083 783 8040		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
19/10/23 ✓	Sonam zia Hornes @gmail.com	24 KING STREET.	EFT	01
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R200		083 2753548	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
11/10/2023 *	SAKHELA INC	54 STEWART DRIVE BAYSVILLE. EL	EFT	2
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300.00	sakhelan@sakhelainc.co.za	043 721 1404	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
19/10/2023 *	BAX KAPLAN RUSSELL INC	34 Peare Street, Berea.	EFT	3
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300.00	luthando@bkr-inc.co.za	043 706 8400	-	

①

		BUFFALO CITY METROPOLITAN MUNICIPALITY		
		SUPPLY CHAIN MANAGEMENT UNIT		
CONTRACT NO		TENDER PURCHASE LIST		
DESCRIPTION		CE 531		
CLOSING DATE		PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.		
28 NOVEMBER 2023				
COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED				
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/2023 ✓	Mbewana Attorneys Inc.	55 Green Street Corner Green & Perkins Street North End, Gqeberha	EFT	27
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300-00	atsikimbwa@gmail.com	041 487 3542		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/2023 ✓	MSI Tshema Incorporated	06 St PATRICKS ROAD WEST LONDON	EFT	28
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	msitshemaincorporated@telkomsa.net	0437220603		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/2023 ✓	LE ROUX INZ	101 CAPE RD Gqeberha	EFT	29
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	abraham@lryi.co.za	08257 57587		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/2023 ✓ R300	MICASI SIBELO INCORPORATED	BLOCK 9, IMVATI HOUSE 4 BRUNN STREET, BRYANSON	EFT	30
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	George@MSATI/ATTORNEYS.CO.ZA	0828597401	0862669489	

7



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR
LAW AND LITIGATION & GENERAL ADVISORY
LEGAL SERVICES FOR THE BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR
A PERIOD OF 36 MONTHS.

CLOSING DATE

28 NOVEMBER 2023

COMPANIES/DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
20/10/23 ✓	Peypers Attorneys Inc	3 Lower Road, Sandton & 101 Olympus Drive, Bloemfontein	EFT	31
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300.00	louis@peypersattorneys.co.za	082 459 5185	N/A	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/23 ✓	Jelwena@telkom.co.za	19 PARK ROAD MTHATHA	EFT	32
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	Jelwena@telkom.co.za	047 531 0394	N/A	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/23 ✓	M.S Ginyane Inc	Unit 0 no. 75177 Western Avenue Vincennes	EFT	33
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	admin@msginyane.co.za	043 721 0894	N/A	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/23 ✓	TSHIKI & ASSOCIATES INC	11 Tyrell Road, Berea East London	EFT	35
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	mv11a@tsiki.co.za	043 721 1270	N/A	

8



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR
LAW AND LITIGATION & GENERAL ADVISORY
LEGAL SERVICES FOR THE BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR
A PERIOD OF 36 MONTHS.


CLOSING DATE

28 NOVEMBER 2023

COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
2/10	Jonise Attorneys	77 Estancia Terrace Mithatha	EFT	34
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	toniseb@yahoo.com	83 812 3969		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/23	NOMVETE LUWACA INC	3 peace street Berger East London	EFT	37
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	nomvete-n@maail.com	018 1769 185	043721 1676	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
1/10/23	Yamani Attorneys	E/L	EFT	38
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	yamaniattorneys@gmail.com	082 640 7578	086 474 6339	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/23	VFUNANI INCORPORATED	49 Cymbalwood Street NO.3. Phyllis corner MITHATHA	EFT	39
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	funanivk@gmail.com	073100 2083	-	

9

	BUFFALO CITY METROPOLITAN MUNICIPALITY
	SUPPLY CHAIN MANAGEMENT UNIT
CONTRACT NO	CE 531
DESCRIPTION	PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.
CLOSING DATE	28 NOVEMBER 2023

COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
16/10/2023	TALENI GODI KUPISO INC	28 FRERE ROAD, BEREA EAST LONDON	2534	40
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	Reception@tgiattorneys.co.za	043 727 8163		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/23	ZIN. DUMALISILE ATTORNEYS INC	7 CRAWSTER STREET, MATHATHA	EFT	41
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	Endumalisle@gmail.com	041 531 2055	086 710 8864	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
21/10/23	SM Vakalisa	94 Bekker Road, Thornhill office Park Vorna Valley, Midrand		42
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	Precious@smvakalisa-inc.co.za	012 935 2072		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
24/10/23	M ATTORNEYS INC	No 3 Elfin height EAST LONDON	EFT	43
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	law@matorneys.africa makhi_nogaga71@gmail.com	076 899 8200		

10



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

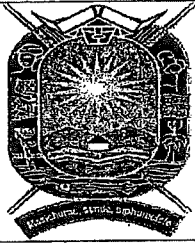
CLOSING DATE

28 NOVEMBER 2023

COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
26/10/23 ✓	NANDIE Bulabula inc	Ground Floor Regus Centre 14 Stewart Drive EAST London	21407	52
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
26/10/23	NANDI Bulabula inc	Ground Floor Regus Centre 14 Stewart Drive EAST London	21407	52
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	nandi@nandibulabulainc.co.za	082 350 2104		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
26/10/23	NANDI Bulabula inc	Ground Floor Regus Centre 14 Stewart Drive EAST London	21407	52
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	nandi@nandibulabulainc.co.za	082 350 2104		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
26/10/23	NANDI Bulabula inc	Ground Floor Regus Centre 14 Stewart Drive EAST London	21407	52
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	nandie@nandibulabulainc.co.za	082 350 2104		

11



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR
LAW AND LITIGATION & GENERAL ADVISORY
LEGAL SERVICES FOR THE BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR
A PERIOD OF 36 MONTHS

CLOSING DATE

28 NOVEMBER 2023

COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
25/10/23	MP NCAMIS ATTORNEYS INC.	NO. 15 M EDGE ROAD, BEACON BAY, EL	EFT	44
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300.00	mpncamisattorneys@gmail.com	064 0722 172	N/A	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
25/10/23	MASE & MUKOYI INC	8A DEVEREUX AVENUE VINCENT EAST LONDON	24386	45
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	info@maseandmukoymyattorneys.co.za	043721 0851	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
11/023*	Ashley Meyer Attorneys	66 Cambridge Rd KWT	EFT	46
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	ashley@am-attorneys.co.za	043 642 2016	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
25/10/23	H. Tyatyoka Attorneys	Short Mill House, The Quarry Offices Berea	EFT	47
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	info@ntsikalebattorneys.co.za	0827198794	0865505218	

12



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR
LAW AND LITIGATION & GENERAL ADVISORY
LEGAL SERVICES FOR THE BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR
A PERIOD OF 36 MONTHS

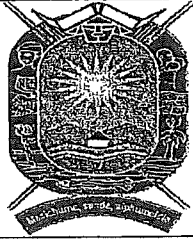
CLOSING DATE

28 NOVEMBER 2023

COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO.	DOCUMENT NO.
2-10/23 *	ZIBULA KIWEMPE INC	23 TELOMA STREET BEREA EAST LONDON	EFT	48
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R300	zibukhabile@gmail.com	0432850515/0733006131		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO.	DOCUMENT NO.
25/10/23 ✓	MADLANGA AND PARTNER	OFFICE X4 35 MAGARATE HOUSE	EFT	49
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
300 ✓	Gurolathu@mpa ATTORNEYS CO ZA L. GUZANA ATTORNEYS	013 602 9575	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO.	DOCUMENT NO.
300 *	L. GUZANA INC ATTORNEYS	OFFICE X4 35 MAGARATE HOUSE	EFT	50
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R300	lwazi@guzana ATTORNEYS CO ZA	073 602 9575	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO.	DOCUMENT NO.
26.10.23 ✓	Cravett Schoeman Inc	The Hub. B. Bay	EFT	51
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R300	lan@gsllegal.co.za	0437482857/0828989574		

13



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR
LAW AND LITIGATION & GENERAL ADVISORY
LEGAL SERVICES FOR THE BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR
A PERIOD OF 36 MONTHS.

CLOSING DATE

28 NOVEMBER 2023

COMPANIES' DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
19/10/2023	P.K. Mema ATTORNY INC	19 Miller Street SOUTHUNION T.C.	EFT	4
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R200.00	gatsi.mema@gmail.com	043 722 0726	086 693 0541	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
19/10/2023	DYUSAN V. MATHE INC.	26 Smart Road, Nahoon East London	EFT	5
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300.00	admin@dmlaw.co.za	043 726 4616	N/A	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
1/10/23	NINGIZA HORNER INC	Block A 25 Protea St CHISELHURST SANDTON	EFT	Doc. 01
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
	Tukela.ningiza@ningizahorner.co.za	0823902165	0113265437/9	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
19/10/23	TOUBERT GALPIN	P.E	EFT	7
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300		041 386 9280		

14



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

**PROVISION OF CONVEYANCING, LABOUR
 LAW AND LITIGATION & GENERAL ADVISORY
 LEGAL SERVICES FOR THE BUFFALO CITY
 METROPOLITAN MUNICIPALITY (BCMM) FOR
 A PERIOD OF 36 MONTHS**

CLOSING DATE

28 NOVEMBER 2023

COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
01.11.23*	MNA	44 Mc Jannet Drive	EFT	61
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	Sbomdyeshq@gmail	0827276912		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
02/11/23*	J TSIPA ATTORNEYS	16A KILIMANJARO (BUILDING) BUILDING, CIV KINGF UNITA	31786	62
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	dtzantsip9@gmail.com	0727844430	"	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
02.11.2023*	Audite Seth Attorneys	27 Mc Jannet Drive Baysville, East London	EFT	63
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	audite@sethattorneys.co.za	0790360778		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
06/11/23*	MAKANGELA MTUNGANI INC.	UNIT A, 58 FRERE SQUARE	EFT	60
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	receptione1@makangelamtungani.co.za	043 111 0268	047 531 4449	

15



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

CLOSING DATE

28 NOVEMBER 2023

COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
27/10/23 ✓	Phiwokuhle	58 St Georges Road		53
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	professor.manyutha@gmail.com	083 329 6844		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
30/10/23 *	Nenkosi Nosindwa attorneys	Mthatha	ET	54
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	info@omacc.co.za	083 689 8697		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
1/10/23 *	admin@zgeorgeattorneys.co.za Z. George	3 Pearce Street EL	ET	55
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	admin@zgeorgeattorneys.co.za	069 339 6095		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
31/10/23 *	Mr. Madali Attorneys	FRERE RD	ET	56
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	MadaliMS25@gmail.com	060 416 5753		

16



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

CLOSING DATE

28 NOVEMBER 2023

COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO.	DOCUMENT NO.
22/11/2023 ^A	Mozuk Musani Incorp	9 Surrey Road Uitenhage		CE: 53
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
	hongani@mozukmusaniinc.co.za	0737743858		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO.	DOCUMENT NO.
6/11/2023	Malusi & Co Attorneys	7 Teama Street Berea East London		CE: 531
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	admin@malusieo.co.za	043 722 9316		
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO.	DOCUMENT NO.
10/11/2023	DM LUKHOZI ATTORNEYS	3 TINDAWE ROAD BEREA, EL		67 CE: 531
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	DALI@DMLATTORNEYS.CO.ZA	082 294 5898	N/A	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO.	DOCUMENT NO.
14/11/23*	Changfoot Van Breda Inc.	16 Tecoma street Berea, East London		CE: 68 531
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	cvb@cvblaw.co.za	043 - 7431 351	-	

17



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

**PROVISION OF CONVEYANCING, LABOUR
 LAW AND LITIGATION & GENERAL ADVISORY
 LEGAL SERVICES FOR THE BUFFALO CITY
 METROPOLITAN MUNICIPALITY (BCMM) FOR
 A PERIOD OF 36 MONTHS**

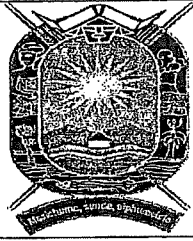
CLOSING DATE

28 NOVEMBER 2023

(COMPANIES' DETAILS OF TENDER DOCUMENTS PURCHASED)

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
11/11/2023 *	SPT CONSTRUCTION & CIVILS	2 Winkley STREET BEREA, EAST LONDON	EPT	CE531 69
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R 300	Siyasisanda@sptcivils.co.za	078 91 82 894	NA	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
14/11/2023 *	Mako	14 STEWART ARIVE BEREA	4/10	70
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	INTOCOM DEVELOPMENT	083 250 93 86	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
15/11/2023	DYUSHO & MAJERE Inc	20 Smart Road, Nahoon East London	EPT	71
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	admin@dmlaw.co.za	043 726 4616	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
15/11/23 *	MASH VANDAJER	165 CAPE ROAD PORT ELIZABETH	EPT	72
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300		041 487 0730	-	

18



BUFFALO CITY METROPOLITAN MUNICIPALITY

SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

CLOSING DATE

28 NOVEMBER 2023

COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
11/11/2023 *	TWANI AND ASSOCIATES ATTORNEYS	179 LONG FELLOW STREET BLUIGNY, EAST LONDON	EFT	73
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R 300	nozuka@twani.co.za	064 507 4264	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
16/11/23 ↓	Sityana Brittain	123 WESTERN AVENUE VINCENT, EAST LONDON	EFT	74
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R 200	amy@sb-law.co.za	043 422 0094	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
11/11/2023	Tsika Attorneys INC	708 OXFORD ST BELGRAVE	EFT	75
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R 200	admin@tsika.law.co.za	016 852 8903	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
17/11/2023	Tsika Attorneys	708 OXFORD ST BELGRAVE	22543	77
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R 3000	admin@tsika.law.co.za	082 327 7497	-	

19



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

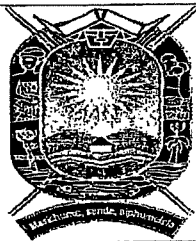
PROVISION OF CONVEYANCING, LABOUR
LAW AND LITIGATION & GENERAL ADVISORY
LEGAL SERVICES FOR THE BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR
A PERIOD OF 36 MONTHS.

CLOSING DATE

28 NOVEMBER 2023

COMPANIES' DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
20.10.23	Makhanya Attorneys	Suite 201, 2nd floor Werner Building, 20 Argyle Street, EL	219280	19
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	makanyaalias70@gmail.com	043 7423049	N/A	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
23/10/23	Siyathemba Sokutu Attorneys Inc	Unit 1, 13 Kennington Rd Nahoon	EFT	20
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	admin@sokutuattorneys.co.za	043 735 1312	N/A	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
20/10/23	Franz Attorneys	41 Bonza Bay Road, Beacon Bay, East London	EFT	21
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	marvin@franzlegal.co.za	043 555 0969	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
23/10/23	I.C. Clark Inc	25 Saint Lukes road Belgravia, East London	EFT	22
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO	
R300	admin@icclark.co.za	043 743 3420	-	



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR
LAW AND LITIGATION & GENERAL ADVISORY
LEGAL SERVICES FOR THE BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR
A PERIOD OF 36 MONTHS

CLOSING DATE

28 NOVEMBER 2023

COMPANIES' DETAILS OF TENDER DOCUMENTS PURCHASED

DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
11/11/23	M. S. Motana.	19 Fw Avenue Willowpark	22544	76
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R300	mlotana@m02@gmail.com	082 327 7497	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
20/11/23	Mabhashwani	11A, Stenart Drive, Berea EAST LONDON	EFT	78
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R300	mabhashwani7@gmail.com	043 721 2808	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
1/11/23	Gray Burmeister ZUC	043 555 4611	EFT	79
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R300	office@mager@ghinc.co.za	078 493 426	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
22/11/23	Magedwa Attorneys	12 Cleverham Avenue Vincent East London	EFT	80
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R300	magedwaatt@gmail.com	071 873 2018	NA	

20



BUFFALO CITY METROPOLITAN MUNICIPALITY
SUPPLY CHAIN MANAGEMENT UNIT

TENDER PURCHASE LIST

CONTRACT NO

CE 531

DESCRIPTION

PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

CLOSING DATE

28 NOVEMBER 2024

COMPANIES DETAILS OF TENDER DOCUMENTS PURCHASED

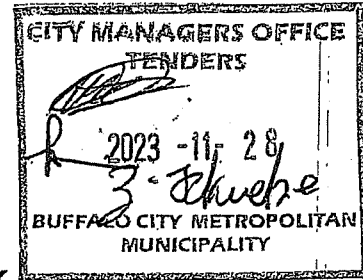
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
11/2023 ✓	B. BANGANI ATTORNEYS	15 SUFFOLK ROAD, BEREA EAST LONDON	228844	84
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R300.00	bangani@telkomsa.net	060 479 8294	086 546 9248	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
27/11/2023 ✓	Allans Attorneys	6 Sunsum Road Berea, East London	EFT	85
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R300	cwaga@allans.co.za	043 721 1018	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
29/11/2023 ✗	HTANO ATTORNEYS	CENTRAL SQUARE BUILDING	EFT	86
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	
R300	htanoattorneysinc@gmail.com	063 006 0906	-	
DATE	NAME OF COMPANY	ADDRESS	RECEIPT NO	DOCUMENT NO
AMOUNT	E-MAIL ADDRESS	TEL NO	FAX NO.	

21

2



BUFFALO CITY
METROPOLITAN MUNICIPALITY



TENDER REGISTER

TYPE OF TENDER :

CLOSING DATE : 28 November 2023

CONTACT NO.	CONTRACT NAME
CE 531	

NO.	CONTRACT NAME	PRICE QUOTED
1.	Makhanya Attorneys	Rate based
2.	Nomveto Sago Inc	Rate based
3.	Lindazwe Attorneys	Rate based
4.	Brauns Nyembezi Attorneys	Rate based
5.	Dqashu	Rate based
6.	Wesley Pretorius and Associates	Rate based
7.	M Attorneys	Rate based
8.	Marin Frutke Attorneys	Rate based
9.	Smyth Thabatha	Rate based
10.	Malusi and Company Attorneys	Rate based
11.	NE Mbewana Attorneys	Rate based
12.	Mabhece Tilane	Rate based
13.	Msitshana and Associates	Rate based
14.	Phumeza Inc Bono Inc	Rate based
15.	Ningiza Incorporated	Rate based

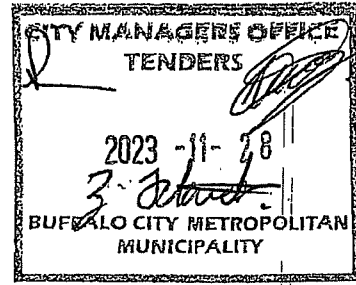
CONTRACTS TAKEN BY:-

Representatives	Name	Signature
Supply Chain Management	Summy Williams	
Supply Chain Management	Masibango Cagg	
Chief Financial Officer's Rep	Zibele Fokuebe	

(3)



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**



TENDER REGISTER

TYPE OF TENDER :

CLOSING DATE : 28 November 2023

CONTACT NO.	CONTRACT NAME
CE S31	

NO.	CONTRACT NAME	PRICE QUOTED
1.	DM Lukhozi	Rate based
2.	IC Clark Inc.	Rate based
3.	Sing Colite Inc.	Rate based
4.	Mabheshwana and Associates	Rate based
5.	Swakheмба Sokuto Attorneys	Rate based
6.	Le Roux Inc.	Rate based
7.	M Ramalivha Attorneys	Rate based
8.	Moculley Conlon	Rate based
9.	Ndondolo and Associates	Rate based
10.	Peyster Attorneys	Rate based
11.	Gravit Schoeman	Rate based
12.	Nkosi Sabela Inc.	Rate based
13.	Nandi Bulabula Inc.	Rate based
14.	Ismail and Deyer	Rate based
15.	Z.N Dondolisi	Rate

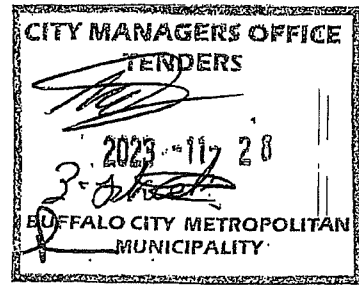
CONTRACTS TAKEN BY:-

Representatives	Name	Signature
Supply Chain Management	Sumaya Williams	
Supply Chain Management	Masibonge Caga	
Chief Financial Officer's Rep	Zibele Folube	

1



BUFFALO CITY METROPOLITAN MUNICIPALITY



TENDER REGISTER

TYPE OF TENDER :

CLOSING DATE : 28 November 2023

CONTACT NO.	CONTRACT NAME
CE S31	Provision of conveyancing, labour law and litigation & general advisory legal services for the BCMH for a period of 36 months.

NO.	CONTRACT NAME	PRICE QUOTED
1.	B A I & Chubb & Dickson	Rate based
2.	PIK Attorneys	Rate based
3.	Gray Burmeister Incorporated	Rate based
4.	BLC Attorneys	Rate based
5.	Jolwana Goshana Incorporated	Rate based
6.	V Funani Incorporated	Rate based
7.	MPI Partners	Rate based
8.	Maggabi	Rate based
9.	Goldberg and de Villiers	Rate based
10.	Corel	Rate based
11.	Allenz Attorneys	Rate based
12.	Tshangane and Associates	Rate based
13.	Thabeni Gadi Kupiso	
14.	Enzo Meyers Attorneys	
15.	Pumla Ngdwanango Intc.	

CONTRACTS TAKEN BY:-

Representatives	Name	Signature
Supply Chain Management	Sunraya Williams	
Supply Chain Management	Masibonge Caga	
Chief Financial Officer's Rep	Zibek Fokwebe	

(4)



BUFFALO CITY
METROPOLITAN MUNICIPALITY

CITY MANAGERS OFFICE TENDERS
2023 - 11 - 28
3. J. Schmetz
BUFFALO CITY METROPOLITAN MUNICIPALITY

TENDER REGISTER

TYPE OF TENDER :

CLOSING DATE : 28 November

CONTACT NO.	CONTRACT NAME
CE S31	

NO.	CONTRACT NAME	PRICE QUOTED
1.	Mase and Molayi	Rate based
2.	Tonise Attorneys	Rate based
3.	Banquni Attorneys	Rate based
4.	Clark Leng Attorneys	Rate based
5.	Mayedwa Attorneys	Rate based
6.	MS Ginga Attorneys	Rate based
7.	Phisoqakale Nupba	Rate based
8.	Tchiki and Associates	Rate based
9.	Soubert Galpin Inc	Rate based
10.	SM Vakalisa	Rate based
11.	Sanamzi Attorneys	Rate based
12.		
13.		
14.		
15.		

CONTRACTS TAKEN BY:-

Representatives	Name	Signature
Supply Chain Management	Sumay Williams	
Supply Chain Management	Masibange Caga	
Chief Financial Officer's Rep	Zibeke Folwebe	

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



BUFFALO CITY
METROPOLITAN MUNICIPALITY

Directorate of Finance
PO Box 81, East London, 5200
26 Oxford Street, East London, 5201

Tel: 043 705 2253 | Fax: 043 743 5266
Email: Amandagu@buffalocity.gov.za

MEMORANDUM

From: **BEC-2 CHAIRPERSON**

Date: 8 March 2024

To **CITY MANAGER**

Our Ref.
Ons Verw.

Please Ask For / Vra
Asseblief Om
MS N. THOMAS (Ext 9276)

Your Ref.
U Verw.

REQUEST FOR VALIDITY PERIOD EXTENSION FOR CONTRACT NUMBER CE 531: PROVISION OF CONVEYANCING, LABOR LAW AND LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

1. PURPOSE

The purpose of this memorandum is to request the City Manager to approve the validity period extension of Contract Number CE 531: Provision of Conveyancing, Labor Law and Litigation & General Advisory Legal Services for the Buffalo City Metropolitan Municipality (BCMM) for a Period Of 36 Months for 60 days from 16 March 2024 to 15 May 2024.

2. AUTHORITY

City Manager

3. LEGAL/STATUTORY REQUIREMENTS

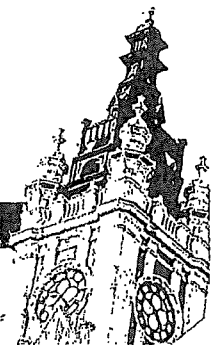
- 3.1 Constitution of the Republic of South Africa, 1996
- 3.2 Buffalo City Metropolitan Municipality Supply Chain Policy, 2009.
- 3.3 Municipal Systems Act 32 of 2000
- 3.4 Municipal Finance Management Act 32 of 2000



BUFFALO CITY
METROPOLITAN MUNICIPALITY

BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hand at Work



4. BACKGROUND

The Buffalo City Metropolitan Municipality hereby invites bids for the provision of legal services to the municipality in respect of the following legal streams:

- Conveyancing,
- Labour Law and
- Litigation and General Advisory legal services.

The contract was advertised on the 13th October 2023 and closed on the 17 November 2023. The number of bids received were fifty six (56)

5. EXPOSITION OF FACTS

This contract is currently with the Bid Evaluation Committee-2 and will be considered on the next BEC-2 meeting scheduled for the 11th of March 2024. The contract's validity period will expire on the 16th of March 2024.

In December some of the members were not available and the Committee did not quorate because most members were on leave. The Committee and the Technical Assessors are busy with the assessment.

6. CHALLENGES

The validity period for the above tender will expire on the 16 March 2024, resulting in the tender process having to be re-started and delaying implementation of the project and budget expenditure.

7. STAFF IMPLICATIONS

None

8. FINANCIAL IMPLICATIONS

None

9. OTHER PARTIES CONSULTED

9.1 Supply Chain Management Unit

8

10. RECOMMENDATION

It is **recommended** that:

The City Manager approves the validity period extension of Contract Number CE 531: Provision of Conveyancing, Labor Law and Litigation & General Advisory Legal Services for the Buffalo City Metropolitan Municipality (BCMM) for a Period Of 36 Months for 60 days from 16 March 2024 to 15 May 2024.


S. SIKWEZA
BEC-2 CHAIRPERSON

RECOMMENDED / NOT RECOMMENDED
DATE: 08/03/2024


D. GWABENI
GM : SUPPLY CHAIN MANAGEMENT

SUPPORTED / NOT SUPPORTED
DATE: 08/03/2024

*No further
Extensions*


V. PILLAY
ACTING CHIEF FINANCIAL OFFICER

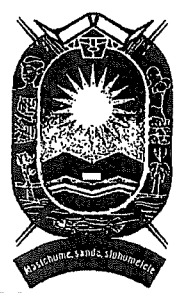
RECOMMENDED / NOT RECOMMENDED
DATE: 11-03-2024


M. YAWA
CITY MANAGER

APPROVED / NOT APPROVED
DATE: 14/03/2024

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

**TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR
PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A
PERIOD OF THIRTY SIX (36) MONTHS.**

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,

**D.GWABENI
GENERAL MANAGER: SCM**

Accepted by: _____

Company Name _____

Signature: _____

Tel: _____

Designation: _____

Fax: _____

Date: _____

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,


D. GWABENI
GENERAL MANAGER: SCM

Accepted by: VABELE FUNANI

Company Name VFUNANI INCORPORATED

Signature: 

Tel: 047-5311719 / 073 1002083

Designation: Director

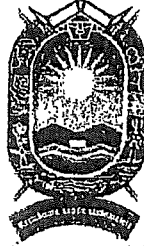
Fax: _____

Date: 19/03/2024

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
East London | Bhlsho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,

D.GWABENI
GENERAL MANAGER: SCM

Accepted by: H.P. MNCWANGO

Signature: _____

Designation: DIRECTOR

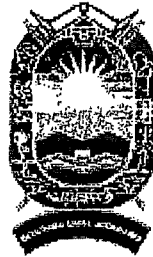
Date: 18/03/2024

Company Name **PUMLA MNCWANGO INC.**
10 DOUGLAS ROAD, VINCENT
EAST LONDON
P.O. BOX 664, EAST LONDON
Tel: _____
TEL: 043 726 7090
TEL: 043 726 7549
Fax: _____
FAX: 043 726 7067

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
 East London | Bhusha | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
 METROPOLITAN MUNICIPALITY**

Directorate of Finance
 Supply Chain Management
 P O Box 626 • East London • 5200
 80 Phillip Frame Rd • Chiselhurst
 East London • 5247
 Tel: 043 705 9276
 Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

KERNEL CONNECTIONS JV

Email: info@kernelconnections.co.za

TENDER NO. CE 502: INSTALLATION OF NETWORK POINT, BLOWING FIBRE, SPLICING AND PATCH PANEL SERVICES FOR A PERIOD OF THREE YEARS

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 18 March 2024. Therefore, Buffalo City Metropolitan Municipality ("BCMM") wishes to extend the validity period of the tender for a period of 60 days from 18 March 2024 to 17 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,

**D. GWABENI
 GENERAL MANAGER: SCM**

Accepted by: Solomei Songcoengas

Company Name KERNEL CONNECTIONS

Signature:

Tel: 0835293446

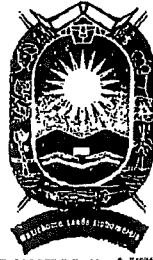
Designation: DIRECTOR

Fax: 086 6052184

Date: 2024-03-17

Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
 METROPOLITAN MUNICIPALITY**

Directorate of Finance
 Supply Chain Management
 P O Box 626 • East London • 5200
 80 Phillip Frame Rd • Chiselhurst
 East London • 5247
 Tel: 043 705 9276
 Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Eng.: Imbuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely

**D.GWABENI
 GENERAL MANAGER: SCM**

Accepted by: MR UNATHI TALENI

Company Name TALENI GODI KUPISO INC.

Signature:

Tel: 043 727 5163

Designation: DIRECTOR

Fax: /

Date: 18/03/2024

A CITY GROWING WITH YOU

UT

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

**TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR
PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A
PERIOD OF THIRTY SIX (36) MONTHS.**

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

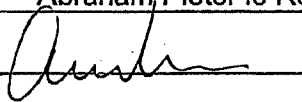
Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,


**D. GWABENI
GENERAL MANAGER: SCM**

Accepted by: Abraham Pieter le Roux

Company Name Le Roux Inc

Signature: 

Tel: 041 3741400 / 0825757587

Designation: Director

Fax: 041 3741405

Date: 16 March 2024

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imbuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	------------------	------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,

D.GWABENI
GENERAL MANAGER: SCM

Accepted by: Tracey Mauton

Company Name Goldberg & de Villiers Inc

Signature: [Signature]

Tel: 041 501 9818

Designation: Managing Director

Fax: 041 585 7796

Date: 18/03/2024

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Eng.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.


Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosli Thomas (043 705 9276)

Sincerely,


D. GWABENI
GENERAL MANAGER: SCM

Accepted by: IAN THORNTON

Company Name GRANT SCHOEMAN INC

Signature: 

Tel: 043 748 2857

Designation: DIRECTOR

Fax: _____

Date: 18 MAR

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
 METROPOLITAN MUNICIPALITY**

Directorate of Finance
 Supply Chain Management
 P O Box 626 • East London • 5200
 80 Phillip Frame Rd • Chiselhurst
 East London • 5247
 Tel: 043 705 9276
 Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imbuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.


In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,


D.GWABENI
 GENERAL MANAGER: SCM

Accepted by: SKHUMBI 420
MACEBI VAKALISA

Signature: 

Designation: MATIASINS DIRECTOR

Date: 18/03/2024

Company Name S.M VAKALISA Int

Tel: 010 054 6971

Fax: 086 638 9557

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:	
-----------------------------	-------------------	------------	------------------------------	--

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,


D. GWABENI
GENERAL MANAGER: SCM

Accepted by: SIYATEMBA SOKUTU

Signature: PP. 

Designation: DIRECTOR

Date: 18 MARCH 2024

Company Name SIYATEMBA SOKUTU ATTORNEYS IN

Tel: 043 735 13 12

Fax: 086 556 1135

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
 East London | Bhlsho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
 METROPOLITAN MUNICIPALITY**

Directorate of Finance
 Supply Chain Management
 P O Box 626 • East London • 5200
 80 Phillip Frame Rd • Chiselhurst
 East London • 5247
 Tel: 043 705 9278
 Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024; as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, falling which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosli Thomas (043 705 9276)

Sincerely,

D.GWABENI
GENERAL MANAGER: SCM

Accepted by: BURKE TONISE

Signature: [Signature]

Designation: DIRECTOR

Date: 14 MARCH 2024

Company Name TONISE ATTORNEYS

Tel: 067 604 015

Fax: N/A

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifaylle yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifaylle yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, falling which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,

D. GWABENI
GENERAL MANAGER: SCM

Accepted by: Yanda Mngqiba

Company Name Smith Tabata Inc.

Signature: [Signature]

Tel: 043 748 6300

Designation: Director

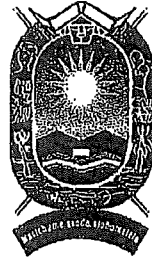
Fax: N/A

Date: 18/03/2024

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifaylle yethu:	Enq.: Imbuzo:	Z. NDZONDO	Your ref.: Ifaylle yakho:
-----------------------------	------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosli Thomas (043 705 9276)

Sincerely

D.GWABENI
GENERAL MANAGER: SCM

Accepted by: VUYANI MAJESE

Signature: [Signature]

Designation: DIRECTOR

Date: 18/03/2024

Company Name DJUSTU & MAJESE INC.

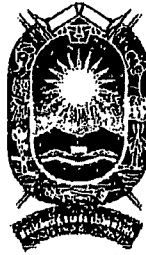
Tel: 043 726 4616

Fax: 043 726 6599

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
 METROPOLITAN MUNICIPALITY**

Directorate of Finance
 Supply Chain Management
 P O Box 626 • East London • 5200
 80 Phillip Frame Rd • Chiselhurst
 East London • 5247
 Tel: 043 705 9276
 Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely

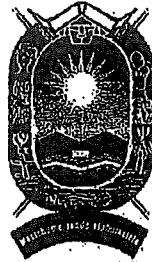
**D.GWABENI
 GENERAL MANAGER: SCM**

*Wesley Pretorius
 and Associates Inc.*

Accepted by: Sasha-lee MacMinn Company Name Wesley Pretorius and Associates Inc.
 Signature: Tel: 043 721 1740
 Designation: Attorney Fax: 043 721 1742
 Date: 20.3.2024

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chislehurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imbuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosli Thomas (043 705 9276)

Sincerely,

**D.GWABENI
GENERAL MANAGER: SCM**

Accepted by: VUYANI MAFIJE

Signature: _____

Designation: DIRECTOR

Date: 18/03/2024

Company Name DJUSTU & MAJEBE INC.

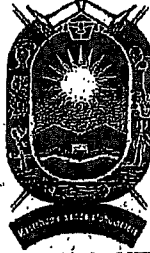
Tel: 043 726 4616

Fax: 043 726 6599

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 6200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ("BCMM") wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,

D.GWABENI
GENERAL MANAGER: SCM

Accepted by: Linda Mngqaba

Company Name Smith Tabata Inc.

Signature: [Signature]

Tel: 043 748 6300

Designation: Director

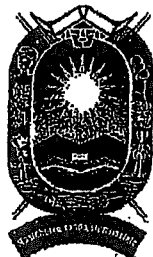
Fax: N/A

Date: 18/03/2024

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
 METROPOLITAN MUNICIPALITY**

Directorate of Finance
 Supply Chain Management
 P O Box 626 • East London • 6200
 80 Phillip Frame Rd • Chiselhurst
 East London • 6247
 Tel: 043 705 9276
 Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Eng.: Imbuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	------------------	------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024; as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosli Thomas (043 705 9276)

Sincerely

**D.GWABENI
 GENERAL MANAGER: SCM**

Accepted by: BUNKE TONISE

Signature:

Designation: DIRECTOR

Date: 14 MARCH 2024

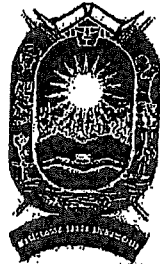
Company Name TONISE ATTORNEYS

Tel: 067 604 015

Fax: N/A

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosli Thomas (043 705 9276)

Sincerely,


D. GWABENI
GENERAL MANAGER: SCM

Accepted by: SIYATEMBA SOKUTU

Signature: PP. 

Designation: DIRECTOR

Date: 18 MARCH 2024

Company Name SIYATEMBA SOKUTU ATTORNEYS IN

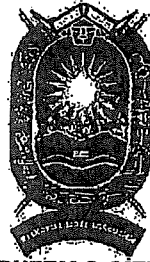
Tel: 043 735 1312

Fax: 086 556 1135

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
 METROPOLITAN MUNICIPALITY**

**Directorate of Finance
 Supply Chain Management**
 P O Box 626 • East London • 5200
 80 Phillip Frame Rd • Chiselhurst
 East London • 5247
 Tel: 043 705 9276
 Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,

**D. GWABENI
 GENERAL MANAGER: SCM**

Accepted by: MACEBI VAKALISA

Company Name S.M VAKALISA INC

Signature: [Signature]

Tel: 010 054 6971

Designation: MATIASINS DIRECTOR

Fax: 086 638 9557

Date: 18/03/2024

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 6247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,

**D.GWABENI
GENERAL MANAGER: SCM**

Accepted by: IAN THODIHLUS

Signature: [Signature]

Designation: DIRECTOR

Date: 18 MAR

Company Name GRANTY SCHOEMAN INC

Tel: 043 748 2857

Fax: _____

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 6200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Eng.: Imbuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,

D.GWABENI
GENERAL MANAGER: SCM

Accepted by: Tracey Mouton

Signature: _____

Designation: Managing Director

Date: 18/03/2024

Company Name Goldberg & de Villiers Inc

Tel: 041 5019818

Fax: 041 585 7796

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,

D. GWABENI
GENERAL MANAGER: SCM

Accepted by: Abraham Pieter le Roux

Company Name Le Roux Inc

Signature:

Tel: 041 3741400 / 0825757587

Designation: Director

Fax: 041 3741405

Date: 16 March 2024

A CITY GROWING WITH YOU

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely

**D.GWABENI
GENERAL MANAGER: SCM**

Accepted by: MR UNATHI TALENI

Company Name TALENI GODI KUPISO INC.

Signature: 

Tel: 043 727 5163

Designation: DIRECTOR

Fax: ✓

Date: 15/03/2024

A CITY GROWING WITH YOU

UT

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,

**D.GWABENI
GENERAL MANAGER: SCM**

Accepted by: VABELE FUNANI

Signature: [Signature]

Designation: Director

Date: 19/03/2024

Company Name VFUNANI INCORPORATED

Tel: 047-5311719 / 073 100 2083

Fax: _____

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
Supply Chain Management
P O Box 626 • East London • 5200
80 Phillip Frame Rd • Chiselhurst
East London • 5247
Tel: 043 705 9276
Email: zintlen@buffalocity.gov.za

Our ref.: Ifayile yethu:	Enq.: Imibuzo:	Z. NDZONDO	Your ref.: Ifayile yakho:
-----------------------------	-------------------	-------------------	------------------------------

14 MARCH 2024

TO ALL BIDDERS

TENDER NO. CE 531: THE APPOINTMENT OF PANEL OF SERVICE PROVIDERS FOR PROVISION OF LEGAL SERVICES TO BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THIRTY SIX (36) MONTHS.

Dear Sir / Madam

We refer to the aforementioned tender in respect of which your company submitted a bid.

The tender validity period of 60 days expires on 16 March 2024. Therefore, Buffalo City Metropolitan Municipality ('BCMM') wishes to extend the validity period of the tender for a period of 60 days from 16 March 2024 to 15 May 2024, as the tender is still in the process of evaluation / adjudication. The tender conditions and provisions, as well as the terms of your bid proposal shall remain the same.

Kindly indicate your acceptance of the extended period by appending your details and signature below and returning this document to our offices by hand or by email. Your response must be submitted within forty eight (48) hours of receipt hereof, failing which it will be deemed that you have no objection to the extended validity period.

In the event that you have an objection to the extended period, valid reasons for such objection must be submitted in writing to the Municipality. BCMM reserves its right to accept or reject any objections received.

Should you have any enquiries, kindly contact Zintle Ndzondo (043 705 9288) or Nosi Thomas (043 705 9276)

Sincerely,

D.GWABENI
GENERAL MANAGER: SCM

Accepted by: HP MNCWANGO
Signature: _____
Designation: DIRECTOR
Date: 18/03/2024

Company Name **PUMLA MNCWANGO INC.**
10 DOUGLAS ROAD, VINCENT
EAST LONDON
P.O. BOX 664, EAST LONDON
Tel: _____
TEL: 043 726 7090
TEL: 043 726 7549
Fax: _____
FAX: 043 726 7067

A CITY GROWING WITH YOU

BID ADJUDICATION COMMITTEE: 24-05-2024

BEC 2 CONTRACT NO. CE 531 PROVISION OF
 76/24 CONVEYANCING, LABOUR LAW, AND LITIGATION & GENERAL
 ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36
MONTHS YEARS

RECOMMENDED:
To Bid Adjudication Committee:

That Contract no. **CE 531: Provision Of Conveyancing, Labour, and Litigation and General Legal Advisory Services for the Buffalo City Metropolitan Municipality for a Period of Thirty- Six (36) Months:** be awarded to the following bidders as per the categories below:

Conveyancing.

No	Tenderer
1	Tshangana & Associates
2	Magqabi Seth Zita Inc
3	Makhanya Attorneys
4	Nomvete Sayo Luwaca Inc
5	Malusi & Co Attorneys
6	Enzo Meyers Attorneys
7	IC Clark
8	Jourbert Galdin Searle Inc
9	Jolwana Mgidlana Incorporated
10	Pumla Mncwango Inc
11	Goldberg de Villiers Inc
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Nkosi Sabelo Inc
17	Taleni Godi Kupiso Inc
18	BLC Attorneys
19	Clark Laing Inc
20	DM Lukhozi Attorneys Inc
21	Bate Chubb and Dickson
22	Brauns Nyembezi Inc

BID ADJUDICATION COMMITTEE: 24-05-2024

23	Moodly Conlon Inc
----	-------------------

Labour.

No	Tenderer
1	IC Clark
2	Tshiki & Associates
3	Pumla Mncwango Inc
4	Goldberg de Villiers
5	Smith Tabata Attorneys
6	Phumeza Bono Inc
7	Peyper Attorneys
8	Gray Burmeister Inc
9	Sonamzi Attorneys
10	Nkosi Sabelo Inc
11	Wesley Pretorius and Associates Inc
12	Taleni Godi Kupiso Inc
13	BLC Attorneys
14	Jolwana Mgidlana Incorporated
15	Clark Laing Inc
16	Bate Chubb & Dickson
17	NE Mbewana Attorneys Inc.
18	Mayedwa Attorneys
19	Ningiza Horner Inc
20	Marvin Frans Attorneys Inc
21	Nandi Bulabula Inc
22	ToniseAttorneys
23	Madlanga and Partners Inc Attorneys
24	Le Roux Inc
25	Brauns Nyembezi Inc

Litigations and General Legal Advisory Services

BID ADJUDICATION COMMITTEE: 24-05-2024

No	Tenderer
1	V Funani Inc
2	Nomvete Sayo Luwaca Inc
3	Malusi & Co. Attorneys
4	Lionel Trichardt and Associates
5	Mabece Tilani Inc
6	IC Clark
7	Joubert Galdin Searle
8	Jolwana Mgidlana Incorporated
9	Tshiki & Associates
10	Pumla Mncwango Inc
11	Goldberg de Villiers
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Sonamzi Attorneys
17	Nkosi Sabelo Inc
18	Wesley Pretorius and Associates Inc
19	Enzo Meyers
20	Taleni Godi Kupiso Inc
21	BLC Attorneys
22	Clark Laing
23	Bate Chubb and Dickson
24	Dyushu & Majebe Inc Attorney
25	Brauns Nyembezi Inc
26	Ningiza Horner inc
27	Moodley Conlon Inc
28	Nandi Bulabula Inc
29	Ismail and Dahya Inc
30	Tonise Attorneys
31	Madlanga and Partners Inc Attorneys
32	SM Vakalisa Inc

BID ADJUDICATION COMMITTEE: 24-05-2024

33	Le Roux Inc
34	NE Mbewana Attorneys Inc
35	Mayedwa Attorneys
36	Marvin Fans Attorneys Inc
37	Bangani Attorneys

- 9.2 That Contract CE 531 is a rate based contract, with Service Providers being sourced through a three (3) quotes as when required.
- 9.3 That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time.

1.



BUFFALO CITY
METROPOLITAN MUNICIPALITY

BID EVALUATION COMMITTEE 2

ATTENDANCE REGISTER AND UNDERTAKING OF CONFIDENTIALITY AND IMPARTIALITY

MEETING NUMBER: 6th

DATE: 16 May 2024

I, the undersigned, hereby declare:

- That all information, deliberations, documentation and decisions regarding any matter before the committee are to be treated as privileged and confidential and undertake not to disclose the Committee's business to unauthorised persons, without permission, or use such information for private gain or to improperly benefit another person;
- That I will treat all potential service providers and contractors equally and will not purposefully favour or prejudice anybody in the course of exercising my duties as a member of the Committee and as an employee of the municipality;
- That I will make known details of any private or business interests which I, or any close family member, partner or associate may have in any proposed procurement or disposal process, or in any award or proposed contract and that, I will immediately withdraw from participating in any manner whatsoever, from such a transaction(s) by recusing myself from a meeting wherein such business or transaction is being considered;
- That in appending my signature hereunder, I confirm that I have no Conflict of Interest in any or all of the items included in the agenda and/or tabled at this meeting unless indicated otherwise in the minutes.

NAME	DESIGNATION	SIGNATURE
H. Sikweza (Chairperson)	AHOD: Sport, Recreation and Development	
S. Sojini	General Manager: Roads	
A Skwebu	Programme Manager: Transport Planning	
S. Gqodo	Programme Manager: Roads	
L. Mqwabalala	Senior Manager: Water Supply Services	
U. Madikane	Programme Manager: Solid Waste Management	
T. Mjanjeka	Programme Manager: Human Settlement	
X. Mbeleni	Legal	
N. Magxala	Tender Co-ordinator	
Z. Ndzondo		
N. Thomas	Bid Secretaries	
S. Hando	Legal	
T. Nkomo	Tender Co-ordinator	

[AGENDA/2022/F-PAGES/ATTENDANCE REGISTERS/ATTEND-22-BEC]

Buffalo City Metropolitan Municipality
East London | Shisheo | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre, East London, 5201
Tel: 043 705 1085 | Fax: 043 742 0062
Email: Amenda2@buffalocity.gov.za

7 February 2020

FROM: CITY MANAGER

TO: PROJECT IMPLEMENTATION UNIT

MR S. GQODO

RE: APPOINTMENT TO SERVE AS A MEMBER IN THE BID EVALUATION COMMITTEE 2

This serves to inform you that you have been appointed to serve as the member of Bid Evaluation Committee 2 of Buffalo City Metro Municipality, effective from 20 February 2020 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties, as a member you are required to observe the following:

- The Chairperson of the Bid Evaluation Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are Senior Managers may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.
- Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.



BUFFALOCITYMETROPOLITANMUNICIPALITY


A City Hard at Work



- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.
- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,


A. SIHLAHLA
CITY MANAGER

I, the undersigned, Gqodo S. Gqodo hereby accept the appointment as a member of the Bid Evaluation Committee 2 of Buffalo City Municipality.


S. GQODO
PROJECT IMPLEMENTATION UNIT

17/02/2020
DATE



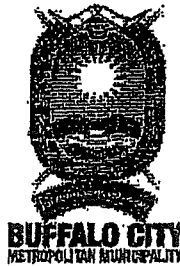
BUFFALO CITY METROPOLITAN MUNICIPALITY

A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre, East London, 5201
Tel: 043 705 4085 | Fax: 043 742 0082
Email: AmandaQ@buffalocity.gov.za

12 AUGUST 2022

FROM: ACTING CITY MANAGER

TO: MR H. SIKWEZA

RE: APPOINTMENT TO SERVE AS CHAIRPERSON IN THE BID EVALUATION COMMITTEE 2

This serves to inform you that you have been appointed to serve as a **Chairperson** of **Bid Evaluation Committee 2** of Buffalo City Metro Municipality, effective from 19 August 2022 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties, as a **chairperson** you are required to observe the following:

- The **Chairperson** of the Bid Evaluation Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are Senior Managers may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.
- Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.



BUFFALO CITY METROPOLITAN MUNICIPALITY

Leading the Region A City Hard at Work



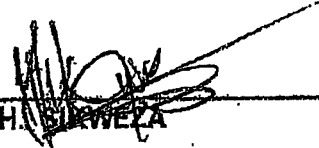
- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.
- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,


 N. NCUNYANA
 CITY MANAGER

I, the undersigned, HOWARD SIKWEZA hereby accept the appointment as a
 Chairperson of the Bid Evaluation Committee 2 of Buffalo City Municipality.


 H. SIKWEZA

19/08/2022
 DATE



BUFFALO METROPOLITAN

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Eshisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 6200
10th Floor, Trust Centre, East London, 6201
Tel: 043 705 1085 | Fax: 043 742 0062
Email: AmandaC@buffalocity.gov.za

26 JANUARY 2022

FROM: CITY MANAGER

TO: SUPPLY CHAIN MANAGEMENT

MS MAGXALA

RE: APPOINTMENT TO SERVE AS A MEMBER IN THE BID EVALUATION COMMITTEE 2

This serves to inform you that you have been appointed to serve as a member of **Bid Evaluation Committee 2** of Buffalo City Metro Municipality, effective from 26 January 2022 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties, as a member you are required to observe the following:

- The Chairperson of the Bid Evaluation Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are Senior Managers may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.
- Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.



BUFFALOCITYMETROPOLITANMUNICIPALITY


A City Hard at Work



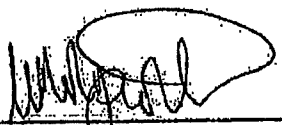
- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.
- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,


 A. SIHLAHLA
 CITY MANAGER

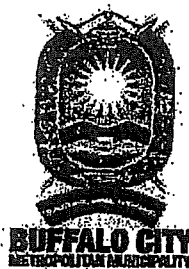
I, the undersigned, Ningqozo Mgqala hereby accept the appointment as a member of the Bid Evaluation Committee 2 of Buffalo City Municipality.


 N. MAGXALA
 SUPPLY CHAIN MANAGEMENT

26/01/2022
 DATE

Buffalo City Metropolitan Municipality
East London | Bhebe | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 6200
10th Floor, Trust Centre, East London, 6201
Tel: 043 705 1065 | Fax: 043 742 0082
Email: AmandaQ@buffalocity.gov.za

12 AUGUST 2022

FROM: ACTING CITY MANAGER

TO: MR T. MJANQEKA

RE: APPOINTMENT TO SERVE AS A MEMBER IN THE BID EVALUATION COMMITTEE 2

This serves to inform you that you have been appointed to serve as a member of Bid Evaluation Committee 2 of Buffalo City Metro Municipality, effective from 19 August 2022 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties, as a member you are required to observe the following:

- The member of the Bid Evaluation Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are Senior Managers may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.
- Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.
- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must



BUFFALO CITY METROPOLITAN MUNICIPALITY

A City Hard at Work

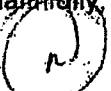


contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.

- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,



**N. NCUNZANA
ACTING CITY MANAGER**

I, the undersigned, T. MJAWOKEA hereby accept the appointment as a Member of the Bid Evaluation Committee 2 of Buffalo City Municipality.



T. MJAWOKEA

22/08/2022
DATE

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre, East London, 5201
Tel: 043 705 1885 | Fax: 043 742 0082
Email: AmandaO@buffalocity.gov.za

07 DECEMBER 2022

FROM: ACTING CITY MANAGER

TO: MR A. SKWEBU

RE: APPOINTMENT TO SERVE AS A MEMBER IN THE BID EVALUATION COMMITTEE 2

This serves to inform you that you have been appointed to serve as a member of Bid Evaluation Committee 2 of Buffalo City Metro Municipality, effective from 08 December 2022 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties, as a member you are required to observe the following:

- The member of the Bid Evaluation Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are Senior Managers may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.
- Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.
- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must



BUFFALO CITY METROPOLITAN MUNICIPALITY

A City Hard at Work



contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.

- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.


L. MBULA
ACTING CITY MANAGER

I, the undersigned, AYANDA SKWEBU hereby accept the appointment as a Member of the Bid Evaluation Committee 2 of Buffalo City Municipality.


A. SKWEBU
PM: TRANSPORT PLANNING

DATE 19/12/22



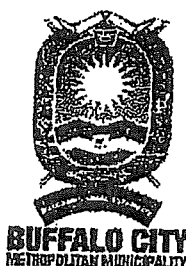
BUFFALO CITY METROPOLITAN MUNICIPALITY

A City Hand at Work



Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre, East London, 5201
Tel: 043 705 1085 | Fax: 043 742 0062
Email: AmandaO@buffalocity.gov.za

20 JANUARY 2022

FROM: CITY MANAGER

TO: THE PM: SOLID WASTE MANAGEMENT

MS U. MADIKANE

RE: APPOINTMENT TO SERVE AS A MEMBER IN THE BID EVALUATION COMMITTEE 2

This serves to inform you that you have been appointed to serve as the member of Bid Evaluation Committee 2 of Buffalo City Metro Municipality, effective from 26 January 2022 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties, as a member you are required to observe the following:

- The Chairperson¹²⁴ of the Bid Evaluation Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are Senior Managers may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.
- Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.



BUFFALOCITYMETROPOLITANMUNICIPALITY

A City Hand at Work



- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.
- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,


A. SIHLAHLA
CITY-MANAGER

I, the undersigned, U. Madikane hereby accept the appointment as a member of the Bid Evaluation Committee 2 of Buffalo City Municipality.


U. MADIKANE
PM: SOLID WASTE MANAGEMENT

25/01/2022
DATE



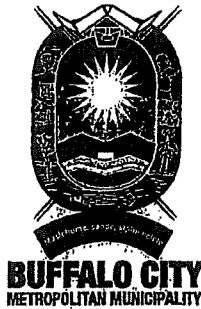
BUFFALO CITY METROPOLITAN MUNICIPALITY

A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



SUPPLY CHAIN MANAGEMENT

PO Box 826, East London, 5200
80 Phillip Frame Road, Chiselhurst,
East London, 5201
Tel: 043 705 9290 | Fax: 043 722 9803
Email: rutanial@buffalocity.gov.za

CONFIRMATION

**FROM : GENERAL MANAGER: SUPPLY CHAIN
MANAGEMENT**

TO : CITY MANAGER

DATE : 24 MAY 2024

**CONTRACT NO. CE 531: CONVEYANCING, LABOUR LAW, AND LITIGATION &
GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.**

This serves to confirm that the letter of award for the above tender: Contract no: **CE 531: Conveyancing, Labour Law, and Litigation & General Advisory Legal Services for the Buffalo City Metropolitan Municipality (BCMM) for a period of 36 months** has gone through the office of the General Manager: Supply Chain Management.

The office of the General Manager: Supply Chain Management further acknowledges that this communiqué is in accordance with the recommendation made by the Bid Adjudication Committee (BAC), Report number BAC 158/24 on 24 May 2024.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

**D. GWABENI
GENERAL MANAGER: SUPPLY CHAIN MANAGEMENT**



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



BID ADJUDICATION COMMITTEE: 24-05-2024

BEC 2 CONTRACT NO. CE 531 PROVISION OF
76/24 CONVEYANCING, LABOUR LAW, AND LITIGATION & GENERAL
ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36
MONTHS YEARS

RECOMMENDED:
To Bid Adjudication Committee:

That Contract no. **CE 531: Provision Of Conveyancing, Labour, and Litigation and General Legal Advisory Services for the Buffalo City Metropolitan Municipality for a Period of Thirty- Six (36) Months:** be awarded to the following bidders as per the categories below:

Conveyancing.

No	Tenderer
1	Tshangana & Associates
2	Magqabi Seth Zita Inc
3	Makhanya Attorneys
4	Nomvete Sayo Luwaca Inc
5	Malusi & Co Attorneys
6	Enzo Meyers Attorneys
7	IC Clark
8	Jourbert Galdin Searle Inc
9	Jolwana Mgidlana Incorporated
10	Pumla Mncwango Inc
11	Goldberg de Villiers Inc
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Nkosi Sabelo Inc
17	Taleni Godi Kupiso Inc
18	BLC Attorneys
19	Clark Laing Inc
20	DM Lukhozi Attorneys Inc
21	Bate Chubb and Dickson

BID ADJUDICATION COMMITTEE: 24-05-2024

22	Brauns Nyembezi Inc
23	Moodly Conlon Inc

Labour.

No	Tenderer
1	IC Clark
2	Tshiki & Associates
3	Pumla Mncwango Inc
4	Goldberg de Villiers
5	Smith Tabata Attorneys
6	Phumeza Bono Inc
7	Peyper Attorneys
8	Gray Burmeister Inc
9	Sonamzi Attorneys
10	Nkosi Sabelo Inc
11	Wesley Pretorius and Associates Inc
12	Taleni Godi Kupiso Inc
13	BLC Attorneys
14	Jolwana Mgidlana Incorporated
15	Clark Laing Inc
16	Bate Chubb & Dickson
17	NE Mbewana Attorneys Inc.
18	Mayedwa Attorneys
19	Ningiza Horner Inc
20	Marvin Frans Attorneys Inc
21	Nandi Bulabula Inc.
22	ToniseAttorneys
23	Madlanga and Partners Inc Attorneys
24	Le Roux Inc
25	Brauns Nyembezi Inc

BID ADJUDICATION COMMITTEE: 24-05-2024**Litigations and General Legal Advisory Services**

No	Tenderer
1	V Funani Inc
2	Nomvete Sayo Luwaca Inc
3	Malusi & Co. Attorneys
4	Lionel Trichardt and Associates
5	Mabece Tilani Inc
6	IC Clark
7	Joubert Galdin Searle
8	Jolwana Mgidlana Incorporated
9	Tshiki & Associates
10	Pumla Mncwango Inc
11	Goldberg de Villiers
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Sonamzi Attorneys
17	Nkosi Sabelo Inc
18	Wesley Pretorius and Associates Inc
19	Enzo Meyers
20	Taleni Godi Kupiso Inc
21	BLC Attorneys
22	Clark Laing
23	Bate Chubb and Dickson
24	Dyushu & Majebe Inc Attorney
25	Brauns Nyembezi Inc
26	Ningiza Horner inc
27	Moodley Conlon Inc
28	Nandi Bulabula Inc
29	Ismail and Dahya Inc
30	Tonise Attorneys

BID ADJUDICATION COMMITTEE: 24-05-2024

31	Madlanga and Partners Inc Attorneys
32	SM Vakalisa Inc
33	Le Roux Inc
34	NE Mbewana Attorneys Inc
35	Mayedwa Attorneys
36	Marvin Fans Attorneys Inc
37	Bangani Attorneys

- 9.2 That Contract CE 531 is a rate based contract, with Service Providers being sourced through a three (3) quotes as when required.
- 9.3 That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time.

BID ADJUDICATION COMMITTEE MEETING: 24/05/2024BAC
158/24

REPORT NO. BEC 2: 64/24
 CONTRACT NO. CE 531: PROVISION OF CONVEYANCING,
 LABOUR LAW, LITIGATION AND GENERAL ADVISORY LEGAL
SERVICES FOR THE BUFFALO CITY METROPOLITAN
MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS YEARS.

RECOMMENDED:
To Bid Adjudication Committee:

1. That Contract no. **CE 531: Provision of Conveyancing, Labour, and Litigation and General Legal Advisory Services for the Buffalo City Metropolitan Municipality for a Period of Thirty- Six (36) Months:** be awarded to the following bidders as per the categories below:

Functionality for Conveyancing.

No	Tenderer
1	Tshangana & Associates
2	Magqabi Seth Zita Inc
3	Makhanya Attorneys
4	Nomvete Sayo Luwaca Inc
5	Malusi & Co Attorneys
6	Enzo Meyers Attorneys
7	IC Clark
8	Jourbert Galdin Searle Inc
9	Jolwana Mgidlana Incorporated
10	Pumla Mncwango Inc
11	Goldberg de Villiers Inc
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Nkosi Sabelo Inc
17	Taleni Godi Kupiso Inc
18	BLC Attorneys
19	Clark Laing Inc
20	DM Lukhozi Attorneys Inc

BID ADJUDICATION COMMITTEE MEETING: 24/05/2024

21	Bate Chubb and Dickson
22	Brauns Nyembezi Inc
23	Nandi Bulabula Inc

Labour.

No	Tenderer
1	IC Clark
2	Tshiki & Associates
3	Pumla Mncwango Inc
4	Goldberg de Villiers
5	Smith Tabata Attorneys
6	Phumeza Bono Inc
7	Peyper Attorneys
8	Gray Burmeister Inc
9	Sonamzi Attorneys
10	Nkosi Sabelo Inc
11	Wesley Pretorius and Associates Inc
12	Taleni Godi Kupiso
13	BLC Attorneys
14	Jolwana Mgidlana Incorporated
15	Clark Laing Inc
16	Bate Chubb & Dickson
17	NE Mbewana Attorneys Inc.
18	Mayedwa Attorneys
19	Ningiza Horner Inc
20	Marvin Frans Attorneys Inc
21	Nandi Bulabula Inc
22	ToniseAttorneys
23	Madlanga and Partners Inc Attorneys
24	Le Roux Inc
25	Brauns Nyembezi Inc

BID ADJUDICATION COMMITTEE MEETING: 24/05/2024

Litigations and General Legal Advisory Services

No	Tenderer
1	V Funani Inc
2	Nomvete Sayo Luwaca Inc
3	Malusi & Co. Attorneys
4	Lionel Trichardt and Associates
5	Mabece Tilani Inc
6	IC Clark
7	Joubert Galdin Searle
8	Jolwana Mgidlana Incorporated
9	Tshiki & Associates
10	Pumla Mncwango Inc
11	Goldberg de Villiers
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Sonamzi Attorneys
17	Nkosi Sabelo Inc
18	Wesley Pretorius and Associates Inc
19	Enzo Meyers
20	Taleni Godi Kupiso Inc
21	BLC Attorneys
22	Clark Laing
23	Bate Chubb and Dickson
24	Dyushu & Majebe Inc Attorney
25	Brauns Nyembezi Inc
26	Ningiza Horner inc
27	Moodley Conlon
28	Nandi Bulabula Inc
29	Ismail and Dahya Inc
30	Tonise Attorneys

BID ADJUDICATION COMMITTEE MEETING: 24/05/2024

31	Madlanga and Partners Inc Attorneys
32	SM Vakalisa Inc
33	Le Roux Inc
34	NE Mbewana Attorneys Inc
35	Mayedwa Attorneys
36	Marvin Fans Attorneys Inc
37	Bangani Attorneys

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.
3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time
4. That when services are required from the panel of service providers, the process should be done in a rotational system whereby a Service provider that has been allocated work will then fall on the bottom of the list.

BID EVALUATION COMMITTEE-2

File No :

Author: Chairperson of BEC- 2 (MR H. SIKWEZA)

CONTRACT NO. CE 531: PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL LEGAL ADVISORY SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS

1. BACKGROUND

Buffalo City Metropolitan Municipality (BCMM) is currently providing Conveyancing, Labour Law and Litigation & General Legal Advisory Services for a Period of 36 Months through a Panel of Attorneys which were appointed through the now expired Contract CE: 164. Contract CE: 531 is therefore aimed at ensuring that there is a valid legal dispensation in terms of which a new Panel of service providers is appointed to provide the services outlined herein.

2. SCOPE OF WORKS

The scope of works in Contract CE: 531 involves the provision of legal services for Buffalo City Metropolitan Municipality in the areas of Conveyancing, Labour matters and Litigation & General Legal Advisory Services for a Period of thirty-six (36) months. The services outlined herein are meant to be provided through a Panel of Attorneys.

2.1 FINANCIAL SOURCE OF FUNDING AND YEAR ALLOCATION

Funding for the project is available as follows:

Table 1:

FUNDING SOURCE	VOTE NO.	JOB NO.	BUDGET AMOUNT (EXCL. VAT)	YEAR
OWN	10612273340ESMRCZZE3	CE: 531	R 23 044 066.00	2024/25
OWN	10612273340ESMRCZZE3	CE: 531	R 24 104 093.00	2025/26
OWN	10612273340ESMRCZZE3	CE: 531	R 25 212 881.00	2026/27

BID EVALUATION COMMITTEE-2

3. RELEVANT DATES

Table 2:

CONTRACT NO.	CE 502
Contract description:	CE:531: Provision of Conveyancing, Labour Law and Litigation & General Legal Advisory Services for Buffalo City Metropolitan Municipality (BCMM) for a period Of 36 Months
Pricing strategy:	Pricing schedule
Date of advertisement:	13 October 2023
Tender closing date:	28 November 2023
First validity period 120 days	28 November 2023- 26 March 2024
Second validity Period 60 days	26 March 2024- 25 May 2024
Place where advertised:	Daily Dispatch
Compulsory Briefing	New Council Chamber (City Hall) 24 November 2023
Maximum points for price offer	90
Maximum points for preferences (BBBEE):	10
Number of tenders received:	56
Number of responsive tenders:	44
Number of non-responsive	12
Contract duration	Three years (36 months)

BID EVALUATION COMMITTEE-2**4. BIDS RECEIVED**

A total of Fifty-six (56) Tenders were received and opened according to the regulations as indicated in the Tender advertisement. The table below is a summary of the tenders received:

Table 3:

No	Tenderer
1	Bate Chubb & Dickson
2	PK Mema Attorneys
3	BLC Attorneys
4	Jolwana Mgidlana Incorporated
5	V Funani Incorporated
6	Madlanga and Partners Inc. Attorneys
7	Magqabi Seth Zitha Inc. Attorneys
8	Goldberg de Villiers Inc
9	Lionel Trichardt and Associates
10	Allams Attorneys
11	Tshangana and Associates Inc
12	Taleni Godi Kupiso Inc
13	Enzo Meyers Attorneys
14	Pumla Mncwango Inc
15	Gray Burmeister Incorporated
16	Makhanya Attorneys
17	Nomvete Sayo Luwaca Inc
18	Mlindazwe Attorneys
19	Brauns Nyembezi Inc
20	Wesley Pretorius and Associates
21	Dyushu & Majebe Inc Attorneys
22	M Attorneys
23	Marvin Frans Attorneys Inc
24	Smith Tabata and Associates
25	Malusi and Company Attorneys
26	NE Mbewana Attorneys Inc
27	Mabhece Tilana Incorporated
28	Msitshana and Associates
29	Pumeza Bono Inc

BID EVALUATION COMMITTEE-2

30	Ningiza Horner Inc
31	DM Lukhozi Attorneys Inc
32	IC Clark Inc
33	Siya Cokile Inc
34	Mabheshwana and Associates
35	Siyathemba Sokutu Attorneys
36	Le Roux Inc. Attorneys
37	M Ramalivha Attorneys
38	Moodley Conlon
39	Dlodlo and Associates
40	Peyper Attorneys
41	Gravett Schoeman Inc
42	Nkosi Sabelo Inc
43	Nandi Bulabula Inc
44	Ismail and Dahya Inc
45	ZN Dumalisile Attorneys
46	Mase and Mukayi Inc
47	Tonise Attorneys
48	Bangani Attorneys
49	Clark Laing Attorneys
50	Mayedwa Attorneys
51	MS Ginya Attorneys
52	Phiwokuhle Nyobo Inc
53	Tshiki and Associates
54	Joubert Galdin Searle Inc
55	SM Vakalisa Inc
56	Sonamzi Attorneys

BID EVALUATION COMMITTEE-2

5. COMPLETENESS OF TENDERS

- 5.1 Completeness of all the Fifty Six (56) tenders received were assessed and recorded. This was performed to determine whether all information required was submitted correctly.**

Table 4 below shows the summary for the completeness of the received tenders.

BID EVALUATION COMMITTEE-2

Table 6.1: NON-RESPONSIVE BIDS RECEIVED

No	Name of Bidder	Comment
1.	M Attorneys	Experience requirements not met, company registered in 2022 based on tender advert.
2.	Ramalivha Attorneys	Experience required not met, company registered in 2023 based on tender advert.

Table 6.2 RESPONSIVE BIDDERS

No	Tenderer
1	Bate Chubb & Dickson
2	BLC Attorneys
3	Jolwana Mgidlana Incorporated
4	V Funani Incorporated
5	Magqabi Seth Zita Incorporated
6	Goldberg De Villers Inc
7	Lionel Trichardt and Associates
8	Tshangana and Associates Inc
9	Taleni Godi Kuphiso Inc
10	Enzo Meyers Attorneys
11	Pumla Mncwango Inc
12	Gray Burmeister Incorporated
13	Makhanya Attorneys
14	Nomvete Sayo Luwaca Inc
15	Brauns Nyembezi Inc
16	Wesley Pretorius and Associates
17	Dyushu & Majebe Inc Attorneys
18	Marvin Franz Attorneys Inc

BID EVALUATION COMMITTEE-2

19	Smith Tabata
20	Malusi and Company Attorneys
21	NE Mbewana Attorneys Inc
22	Mabhece Tilana
23	Msitshana and Associates
24	Pumeza Bono Inc
25	Ningiza Incorporate
26	DM Lukhozi Attorneys Inc
27	IC Clark Inc
28	Siyathemba Sokutu Attorneys
29	Le Roux Inc
30	Moodley Conlon
31	Dlodlo and Associates
32	Peyper Attorneys
33	Gravett Schoeman Inc
34	Nkosi Sabelo Inc
35	Nandi Bulabula Inc
36	Ismail and Dahya Inc
37	Tonise Attorneys
38	Bangani Attorneys
39	Clark Laing Attorneys
40	Mayedwa Attorneys
41	Phiwokuhle Nyobo Inc
42	Tshiki and Associates
43	Joubert Galdin and Searle Inc
44	SM Vakalisa Inc
45	Sonamzi Attorneys
46	Madlanga and Partners Inc Attorneys
47	Mase & Mukayi Inc
48	Mabheshwana and Associates
49	MSG Incorporated
50	Siya Cokile Inc Attorneys
51	Mlindazwe Attorneys
52	Allams Attorneys
53	PK Mema Attorneys Inc

BID EVALUATION COMMITTEE-2

54	ZN Dumalisile Attorneys Incorporated
----	--------------------------------------

STAGE 2 – Functionality

Bidders that do not meet the minimum total functionality assessment points of 70 points will not be eligible for further evaluation and will be deemed as non-responsive.

Failure to attach the required document proof will be declared non responsive.

Failure by the bidder to complete the pricing schedule (2.2) in its entirety including signing will be declared non responsive.

The detailed breakdown of Functionality and evaluation criteria is contained in Annexure 1 attached.

BID EVALUATION COMMITTEE-2

CONVEYANCINGTable 7.2:

PREQUALIFICATION ASSESSMENT – POINTS SCORING				
Pre-qualification CATEGORY & Description				Points Allocation
Experience				Total = 10
Number of year's operating as a registered legal firm providing Conveyancing services [Minimum= 4 years]. PROOF OF ESTABLISHMENT OF LAW FIRM MUST BE SUPPLIED IN ORDER TO BE AWARDED POINTS UNDER A.1				
4-8 Years	8-10 years	10-14 years	15+ years	
7	8	9	10	
Experience				Total = 30
Experience - number of public sector clients and or Local government clients to whom conveyancing services have been supplied 3 SIGNED REFERENCE LETTERS IN THE COMPANY'S LETTER HEAD WHERE SERVICES HAVE BEEN RENDERED MUST BE SUPPLIED.				10 points per signed letter
Experience				Total = 60
Demonstrated track record dealing with local Government and or Public Sector conveyancing matters. Fidelity Certificate , admission as conveyancer , Registration with Legal practice Council IN ORDER TO BE AWARDED POINTS UNDER A.3, BIDDERS MUST PROVIDE WRITTEN CONFIRMATIONS FROM THEIR CLIENT MUNICIPALITIES INDICATING THE NUMBER OF INSTRUCTIONS TO THE SPECIFIC CONVEYANCER CONCERNED AND CLIENT LEVELS OF SATISFACTION WITH SERVICES PROVIDED BY THAT CONVEYANCER.				
>3	>6	>9	>12	>15
42	48	54	57	60

Bidders to obtain 70% to qualify to the next level.

BID EVALUATION COMMITTEE-2

B. LABOUR LAW

PREQUALIFICATION ASSESSMENT – POINTS SCORING						
Pre-qualification Category & Description					Points Allocation	
Experience					Total = 10	
Number of year's operating as a registered legal firm providing labour law services.						
PROOF OF ESTABLISHMENT OF LAW FIRM MUST BE SUPPLIED IN ORDER TO BE AWARDED POINTS UNDER B.1						
4-8 Years		8-10 years		10-14 years		15+ years
7		8		9		10
Experience					Total = 30	
Experience – Number of public sector clients to whom labour/employment related legal services have been provided.						
BIDDERS MUST PROVIDE A LISTING OF PUBLIC SECTOR CLIENTS WITH THEIR CONTACT DETAILS IN ORDER TO BE AWARDED POINTS UNDER B.2.						
2	3	4	5	6	7+	
21	23	25	27	29	30	
Experience					Total = 60	
Demonstrated track record dealing with Local Government and or Public Sector Labour/ employment Law matters.						
Fidelity Fund Certificate, Admission as an Attorney , Registration with Legal Practice Council						
>3	>6	>9	>12	>15		
42	48	54	57	60		

BID EVALUATION COMMITTEE-2

C. LITIGATION AND GENERAL LEGAL ADVISORY SERVICES

PREQUALIFICATION ASSESSMENT – POINTS SCORING					
Functional Category & Description					Points Allocation
Experience					Total = 10
Number of year's operating as a registered legal firm providing Litigation and General Legal Advisory Services to public sector clients or Municipalities.					
PROOF OF ESTABLISHMENT OF LAW FIRM MUST BE SUPPLIED IN ORDER TO BE AWARDED POINTS UNDER C.1					
4-8 Years	8-10 years	10-13 years	15+ years		
7	8	9	10		
Experience					Total = 30
Experience – Number of public sector clients to whom Litigation and General Legal Advisory Services have been provided.					
2	3	4	5	6	7+
21	23	25	27	29	30
Experience					Total = 60
Demonstrated track record dealing with local Government Litigation and General Legal Advisory Services matters.					
IN ORDER TO BE AWARDED POINTS UNDER C.3, BIDDERS MUST PROVIDE WRITTEN CONFIRMATIONS FROM THEIR CLIENT MUNICIPALITIES INDICATING THE NUMBER OF INSTRUCTIONS TO THE SPECIFIC ATTORNEY CONCERNED AND CLIENT LEVELS OF SATISFACTION WITH SERVICES PROVIDED BY THAT ATTORNEY.					
>3	>6	>9	>12	>15	
42	48	54	57	60	

Bidders to obtain 70% to qualify to the next level.

BID EVALUATION COMMITTEE-2

7. NON-RESPONSIVE BIDS RECEIVED

No	Name of Bidder	Comment
1.	Mase & Mukayi Inc	Scored below the required threshold of 70% for all three categories. One reference letter received.
2.	Mabheshwana and Associates	Scored below the required threshold of 70% for all three categories. All reference letters are from private entities.
3.	MSG Incorporated	Scored below the required threshold of 70% for all three categories. All reference letters are from private clients.
4.	Siya Cokile Inc Attorneys	Scored below the required threshold of 70% for all three categories. No letters of reference.
5.	Mlindazwe Attorneys	Scored below the required threshold of 70% for all three categories. No letters of reference.
6.	Allams Attorneys	Scored below the required threshold of 70% for all three categories. No letters of reference.
7.	PK Mema Attorneys Inc	Scored below the required threshold of 70% for all three categories. No letters of reference.
8.	ZN Dumalisile Attorneys Incorporated	Scored below the required threshold of 70% for all three categories. All letters are from private entities/NGO's.
9.	Gravett Schoeman Inc	Scored below the required threshold of 70% for all three categories. Submitted one reference letter.
10	Dlodlo and Associates	Scored below the required threshold of 70% for all three categories. No letters of reference

BID EVALUATION COMMITTEE-2

8.1 Summary of bids qualified on Functionality.

The table below indicates the responsive tenders as follows:

No	Tenderer
1	Bate Chubb & Dickson
2	BLC Attorneys
3	Joiwana Mgidlana Incorporated
4	V Funani Incorporated
5	Magqabi Seth Zita Incorporated
6	Goldberg De Villers Inc
7	Lionel Trichardt and Associates
8	Tshangana and Associates Inc
9	Taleni Godi Kupiso Inc
10	Enzo Meyers Attorneys
11	Pumla Mncwango Inc
12	Gray Burmeister Incorporated
13	Makhanya Attorneys
14	Nomvete Sayo Luwaca Inc
15	Brauns Nyembezi Inc
16	Wesley Pretorius and Associates
17	Dyushu & Majebe Inc Attorneys
18	Marvin Franz Attorneys Inc
19	Smith Tabata Attorneys
20	Malusi and Company Attorneys
21	NE Mbewana Attorneys Inc
22	Mabhece Tilana Inc
23	Msitshana and Associates
24	Pumeza Bono Inc
25	Ningiza Incorporated
26	DM Lukhozi Attorneys Inc
27	IC Clark Inc
28	Siyathemba Sokutu Attorneys
29	Le Roux Inc
30	Moodley Conlon
31	Peyper Attorneys
32	Nkosi Sabelo Inc

BID EVALUATION COMMITTEE-2

33	Nandi Bulabula Inc
34	Ismail and Dahya Inc
35	Tonise Attorneys
36	Bangani Attorneys
37	Clark Laing Attorneys
38	Mayedwa Attorneys
39	Phiwokuhle Nyobo Inc
40	Tshiki and Associates
41	Joubert Galdin and Searle Inc
42	SM Vakalisa Inc
43	Sonamzi Attorneys
44	Madlanga and Partners Inc Attorneys

8.2 Summary of bids qualified on Functionality for Conveyancing.

The table below indicates the responsive tenders as follows:

No	Tenderer
1	Tshangana & Associates
2	Magqabi Seth Zita Inc
3	Makhanya Attorneys
4	Nomvete Sayo Luwaca Inc
5	Malusi & Co Attorneys
6	Enzo Meyers Attorneys
7	IC Clark
8	Jourbert Galdin Searle Inc
9	Jolwana Mgidlana Incorporated
10	Pumla Mncwango Inc
11	Goldberg de Villiers Inc
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Nkosi Sabelo Inc
17	Taleni Godi Kupiso Inc
18	BLC Attorneys
19	Clark Laing Inc

BID EVALUATION COMMITTEE-2

20	DM Lukhozi Attorneys Inc
21	Bate Chubb and Dickson
22	Brauns Nyembezi Inc
23	Moodley Conlon Inc

8.3 Summary of bids qualified on Functionality for Labour.

The table below indicates the responsive tenders as follows:

No	Tenderer
1	IC Clark
2	Tshiki & Associates
3	Pumla Mncwango Inc
4	Goldberg de Villiers
5	Smith Tabata Attorneys
6	Phumeza Bono Inc
7	Peyper Attorneys
8	Gray Burmeister Inc
9	Sonamzi Attorneys
10	Nkosi Sabelo Inc
11	Wesley Pretorius and Associates Inc
12	Taleni Godi Kupiso Inc
13	BLC Attorneys
14	Jolwana Mgidlana Incorporated
15	Clark Laing Inc
16	Bate Chubb & Dickson
17	NE Mbewana Attorneys Inc.
18	Mayedwa Attorneys
19	Ningiza Horner Inc
20	Marvin Frans Attorneys Inc
21	Nandi Bulabula Inc
22	ToniseAttorneys
23	Madlanga and Partners Inc Attorneys
24	Le Roux Inc
25	Brauns Nyembezi Inc

BID EVALUATION COMMITTEE-2

8.4 Summary of bids qualified on Functionality for Litigations and General Legal Advisory Services

The table below indicates the responsive tenders as follows:

No.	Tenderer
1	V Funani Inc
2	Nomvete Sayo Luwaca Inc
3	Malusi & Co. Attorneys
4	Lionel Trichardt and Associates
5	Mabece Tilani Inc
6	IC Clark
7	Joubert Galdin Searle
8	Jolwana Mgidlana Incorporated
9	Tshiki & Associates
10	Pumla Mncwango Inc
11	Goldberg de Villiers
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Sonamzi Attorneys
17	Nkosi Sabelo Inc
18	Wesley Pretorius and Associates Inc
19	Enzo Meyers
20	Taleni Godi Kupiso Inc
21	BLC Attorneys
22	Clark Laing
23	Bate Chubb and Dickson
24	Dyushu & Majebe Inc Attorney
25	Brauns Nyembezi Inc
26	Ningiza Horner inc
27	Moodley Conlon
28	Nandi Bulabula Inc
29	Ismail and Dahya Inc
30	Tonise Attorneys
31	Madlanga and Partners Inc Attorneys

BID EVALUATION COMMITTEE-2

32	SM Vakalisa Inc
33	Le Roux Inc
34	NE Mbewana Attorneys Inc
35	Mayedwa Attorneys
36	Marvin Fans Attorneys Inc
37	Bangani Attorneys

9. PROCUREMENT POINT SCORING

The tender was evaluation on the 90/10 point system in accordance with the procurement policy which was checked by Bid Evaluation Committee-2. The Preferential Procurement and Price was assessed according to the criteria below:

- ✓ The Price had a total of 90 maximum points and
- ✓ Preferential procurement had a total of 10 maximum points.

BID EVALUATION COMMITTEE-2

9.1 Conveyancing.

Supplier name	Prices submitted	Lowest price	Price points	BBBEE points	Locality	Total Points
Tshangana & Associates	Rate base			0	5	5
Magqabi Seth Zita Inc	Rate base			5	5	10
Makhanya Attorneys	Rate base			5	5	10
Nomvete Sayo Luwaca Inc	Rate base			5	5	10
Malusi & Co Attorneys	Rate base			5	5	10
Enzo Meyers Attorneys	Rate base			5	5	10
IC Clark	Rate base			4	5	9
Jourbert Galdin Searle Inc	Rate base			0	1	1
Jolwana Mgidlana Incorporated	Rate base			5	5	10
Pumla Mncwango Inc	Rate base			5	5	10
Goldberg de Villiers Inc	Rate base			3	1	4
Smith Tabata Attorneys	Rate base			5	5	10
Phumeza Bono Inc	Rate base			0	5	5
Peyper Attorney	Rate base			5	0	5
Gray Burmeister Inc	Rate base			4	5	9
Nkosi Sabelo Inc	Rate base			5	0	5
Taleni Godi Kupiso Inc	Rate base			5	5	10
BLC Attorneys	Rate base			5	5	10
Clark Laing Inc	Rate base			4	5	9
DM Lukhozi Attorneys Inc	Rate base			5	5	10
Bate Chubb and Dickson	Rate base			0	5	5
Brauns Nyembezi Inc	Rate base			5	5	10
Moodley Conlon Inc						

BID EVALUATION COMMITTEE-2

9.2 Labour.

Supplier name	Prices submitted	Lowest price	Price points	BBBEE points	Locality	Total Points
IC Clark	Rate base			4	5	9
Tshiki & Associates	Rate base			0	5	5
Pumla Mncwango Inc	Rate base			5	5	10
Goldberg de Villiers	Rate base			3	1	4
Smith Tabata Attorneys	Rate base			5	5	10
Phumeza Bono Inc	Rate base			0	5	5
Peyper Attorneys	Rate base			5	0	5
Gray Burmeister Inc	Rate base			4	5	9
Sonamzi Attorneys	Rate base			0	5	5
Nkosi Sabelo Inc	Rate base			5	0	5
Wesley Pretorius and Associates Inc	Rate base			5	5	10
Taleni Godi Kupiso	Rate base			5	5	10
BLC Attorneys	Rate base			5	5	10
Jolwana Mgidlana Incorporated	Rate base			5	5	10
Clark Laing Inc	Rate base			4	5	9
Bate Chubb & Dickson	Rate base			0	5	5
NE Mbewana	Rate base			0	0	0
Mayedwa Attorneys	Rate base			5	5	10
Ningiza Incorporate	Rate base			5	5	10
Marvin France Attorneys Inc	Rate base			5	5	10
Nandi Bulabula Inc	Rate base			5	5	10
Tonise Attorneys	Rate base			5	5	10

BID EVALUATION COMMITTEE-2

Madlanga & Partners Inc Attorneys	Rate base			5	5	10
Le Roux In	Rate base			4	2	6
Ismail and Dahya Inc	Rate base			0	0	0

9.3 Litigations and General Legal Advisory Services

Supplier name	Prices submitted	Lowest price	Price points	BBBEE points	Locality	Total Points
V Funani Inc	Rate base			5	1	6
Nomvete Sayo Luwaca Inc	Rate base			5	5	10
Malusi & Co. Attorneys	Rate base			5	5	10
Lionel Trichardt and Associates	Rate base			5	5	10
Mabece Tilani Inc	Rate base			5	5	10
IC Clark	Rate base			4	5	9
Joubert Galdin Searle	Rate base			0	1	1
Jolwana Mgidlana Incorporated	Rate base			5	5	10
Tshiki & Associates	Rate base			0	5	5
Pumla Mncwango Inc	Rate base			5	5	10
Goldberg de Villiers	Rate base			3	1	4
Smith Tabata Attorneys	Rate base			5	5	10
Phumeza Bono Inc	Rate base			0	5	5
Peyper Attorney	Rate base			5	0	5
Gray Burmeister Inc	Rate base			4	5	9
Sonamzi Attorneys	Rate base			0	5	5
Nkosi Sabelo Inc	Rate base			5	0	5
Wesley Pretorius and Associates Inc	Rate base			5	5	10

BID EVALUATION COMMITTEE-2

Enzo Meyers	Rate base			5	5	10
Taleni Godi Kupiso Inc	Rate base			5	5	10
BLC Attorneys	Rate base			5	5	10
Clark Laing	Rate base			4	5	9
Bate Chubb and Dickson	Rate base			0	5	5
Dyushu & Majebe Inc Attorneys	Rate base			5	5	10
Brauns Nyembezi	Rate base			5	5	10
Ningiza Incorporated	Rate base			5	5	10
Moodley Conlon	Rate base			0	5	5
Nandi Bulabula Inc	Rate base			5	5	10
Ismail and Dahya Inc	Rate base			0	0	0
Tonise Attorneys	Rate base			5	5	10
Madlanga and Partners Inc Attorneys	Rate base			5	5	10
SM Vakalisa Inc	Rate base			5	0	5
Le Roux Inc	Rate base			4	2	6
Mayedwa Attorneys	Rate base			5	5	10
Marvin France Attorneys Inc	Rate base			5	5	10
Bangani Attorneys	Rate base			5	5	10

10. RECOMMENDATION

It is recommended that:

- 10.1. That Contract no. **CE 531: Provision Of Conveyancing, Labour, and Litigation and General Legal Advisory Services for the Buffalo City Metropolitan Municipality for a Period of Thirty- Six (36) Months**: be awarded to the following bidders as per the categories below:

BID EVALUATION COMMITTEE-2

Conveyancing.

No	Tenderer
1	Tshangana & Associates
2	Magqabi Seth Zita Inc
3	Makhanya Attorneys
4	Nomvete Sayo Luwaca Inc
5	Malusi & Co Attorneys
6	Enzo Meyers Attorneys
7	IC Clark
8	Jourbert Galdin Searle Inc
9	Jolwana Mgidlana Incorporated
10	Pumla Mncwango Inc
11	Goldberg de Villiers Inc
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Nkosi Sabelo Inc
17	Taleni Godi Kupiso Inc
18	BLC Attorneys
19	Clark Laing Inc
20	DM Lukhozi Attorneys Inc
21	Bate Chubb and Dickson
22	Brauns Nyembezi Inc
23	Nandi Bulabula Inc

BID EVALUATION COMMITTEE-2

Labour.

No	Tenderer
1	IC Clark
2	Tshiki & Associates
3	Pumla Mncwango Inc
4	Goldberg de Villiers
5	Smith Tabata Attorneys
6	Phumeza Bono Inc
7	Peyper Attorneys
8	Gray Burmeister Inc
9	Sonamzi Attorneys
10	Nkosi Sabelo Inc
11	Wesley Pretorius and Associates Inc
12	Taleni Godi Kupiso Inc
13	BLC Attorneys
14	Jolwana Mgidlana Incorporated
15	Clark Laing Inc
16	Bate Chubb & Dickson
17	NE Mbewana Attorneys Inc.
18	Mayedwa Attorneys
19	Ningiza Horner Inc
20	Marvin Frans Attorneys Inc
21	Nandi Bulabula Inc
22	ToniseAttorneys
23	Madlanga and Partners Inc Attorneys
24	Le Roux Inc
25	Brauns Nyembezi Inc

BID EVALUATION COMMITTEE-2

Litigations and General Legal Advisory Services

No	Tenderer
1	V Funani Inc
2	Nomvete Sayo Luwaca Inc
3	Malusi & Co. Attorneys
4	Lionel Trichardt and Associates
5	Mabece Tilani Inc
6	IC Clark
7	Joubert Galdin Searle
8	Jolwana Mgidlana Incorporated
9	Tshiki & Associates
10	Pumla Mncwango Inc
11	Goldberg de Villiers
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Sonamzi Attorneys
17	Nkosi Sabelo Inc
18	Wesley Pretorius and Associates Inc
19	Enzo Meyers
20	Taleni Godi Kupiso Inc
21	BLC Attorneys
22	Clark Laing
23	Bate Chubb and Dickson
24	Dyushu & Majebe Inc Attorney
25	Brauns Nyembezi Inc
26	Ningiza Horner inc
27	Moodley Conlon
28	Nandi Bulabula Inc
29	Ismail and Dahya Inc
30	Tonise Attorneys
31	Madlanga and Partners Inc Attorneys
32	SM Vakalisa Inc

BID EVALUATION COMMITTEE-2

34	Le Roux Inc
35	NE Mbewana Attorneys Inc
36	Mayedwa Attorneys
37	Marvin Fans Attorneys Inc
38	Bangani Attorneys

- 9.2 That Contract CE 531 is a rate based contract, with Service Providers being sourced through a three (3) quotes as when required.
- 9.3 That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time.



H. Sikweza

CHAIRPERSON: BID EVALUATION COMMITTEE - 2

CE 531	Lionel Trichardt and Associates	10	30	60	100.00	Qualified
CE 531	Mabete Tlani Inc	9	30	48	87.00	Qualified
CE 531	Clark	10	30	60	100.00	Qualified
CE 531	Joubert Gailin Searle	10	30	60	100.00	Qualified
CE 531	Jolwana Mgidiwane Incorporated	10	25	48	83.00	Qualified
CE 531	Ismiki & Associates	7	0	42	49.00	Not Qualified, No reference letter
CE 531	Pitma Mincwango Inc	9	0	42	51.00	Not Qualified, 1 reference letter
CE 531	Goldberg de Villiers	10	30	54	94.00	Qualified
CE 531	Smith Tabata Attorneys	10	25	48	83.00	Qualified
CE 531	Phumeza Bono Inc	9	25	48	82.00	Qualified
CE 531	Gravet Schoeman	10		42	52.00	Not Qualified, No reference letter
CE 531	Dlodlo & Associates					Not Qualified, No reference letter
CE 531	Peypor Attorney	10	30	54	94.00	Not Qualified, No reference letter
CE 531	Gray Burmeister Inc	10	30	48	88.00	Qualified
CE 531	Sonamzi Attorneys	7	29	48	84.00	Qualified
CE 531	Nkosi Sabel Inc	9	30	57	96.00	Qualified
CE 531	Wesley Pretorius and Associates Inc	7	30	54	91.00	Qualified
CE 531	Enzo Meyers	7	23	42	72.00	Qualified
CE 531	Taleni Godi Kupiso Inc	9	23	48	80.00	Qualified
CE 531	PK Mema Attorneys					Not Qualified, No letters of reference
CE 531	BLC Attorneys	10	30	60	100.00	Qualified
CE 531	Gravett Schoeman Inc	10	0	42	52.00	Not Qualified, No letters of reference
CE 531	Clark Laing Inc	9	25	48	82.00	Qualified
CE 531	Bette Hubbard d'lekon	10	23	46	79.00	Qualified

PRE-QUALIFICATION ASSESSMENT - POINT SCORING

Document Number	Tender Name	Expertise Litigation			Methodology and Execution Strategy			Points Awarded	Remarks
		C1	C2	C3	Excellent(4)	Good(2)	Poor(1)		
CE 531	Maitshana and Associates	8	23	42				Qualified	
CE 531	Phiso Ntsho, Incorporated	7	27	48				Not Qualified	
CE 531	Siyathamba Sokutu Attorneys	7	30	60				Not Qualified	
CE 531	Mase & Mukoyi Inc							Not Qualified	
CE 531	Diyushu Majebe Inc	7	29	48				Qualified	
CE 531	Mabeshwana and Associates							Not Qualified	
CE 531	Brains Nyembezi Inc	8	21	42				Qualified	
CE 531	M'Sinye Attorneys							Not Qualified	
CE 531	Siya Cookie Inc							Not Qualified	
CE 531	Mlinzwe Attorneys							Not Qualified	
CE 531	Ningiza Horner Inc	10	30	54				Qualified	
CE 531	Moodley Conlon	8	21	42				Qualified	
CE 531	Mahli Bulabula Inc	8	30	54				Qualified	
CE 531	Ismail Danya Inc	8	23	42				Qualified	
CE 531	Tshangana	7	23	42				Qualified	
CE 531	Bangani Attorneys	7	21	42				Qualified	
CE 531	Magqabi Seth Zita Inc	8	25	48				Qualified	
CE 531	Makhanya Attorneys	9	23	42				Qualified	
CE 531	SM Vakalisa Inc	9	0	42				Not Qualified	
CE 531	Tonise Attorneys	8	27	48				Qualified	
CE 531	Madlanga & Partners Inc	9	30	60				Qualified	
CE 531	Maitshana	8	23	42				Qualified	
CE 531	Lukhozi	8	30	60				Qualified	
CE 531	Le Roux	9	30	60				Qualified	
CE 531	V Funani Inc	7	25	40				Qualified	
CE 531	Nomvete Sayo Luwaca Inc	7	30	42				Qualified	
CE 531	Malusi & Co. Attorneys	7	23	42				Qualified	
CE 531	ZN Dimalisile Attorneys							Not Qualified - No letters of reference	

PRE-QUALIFICATION ASSESSMENT - POINT SCORING

Document Number	Tender Name	Experience Conveyance				A3	Methodology and Execution Strategy			Points Awarded	Remarks
		A1	A2	A3	Excellent(4)		Good(2)	Poor(1)			
CE531	Mphahlele & Associates	10	30	42	42	79.00	Not Qualified				
CE531	Dani Nyobu Indorofan	7	30	42	42	89.00	Not Qualified				
CE531	Swaziamba Spokutu Attorneys	7	30	42	42	90.00	Not Qualified				
CE531	Maseko Mkhay Inc	7	30	42	42	89.00	Not Qualified				
CE531	Ishangana & Associates	7	30	42	42	86.00	Qualified				
CE531	Ngizabi Setzire Inc	8	30	48	48	87.00	Qualified				
CE531	Makranya Attorneys	9	30	48	48	79.00	Qualified				
CE531	Nomvula sayo lwata Inc	7	30	42	42	79.00	Qualified				
CE531	Mabus & Co Attorneys	7	30	42	42	79.00	Qualified				
CE531	Enzo Meyers Attorneys	7	30	42	42	79.00	Qualified				
CE531	Zizimalele Attorneys	10	30	60	60	81.00	Qualified				
CE531	Godark	10	30	60	60	81.00	Qualified				
CE531	Thurpa & Galim Sebabe Inc	10	30	60	60	88.00	Qualified				
CE531	Torvina Meritana Incorporated	10	30	48	48	81.00	Qualified				
CE531	Butha Mncwango Inc	9	30	42	42	88.00	Qualified				
CE531	Spidberg de Villiers Inc	10	30	48	48	72.00	Qualified				
CE531	Smith Tabata Attorneys	10	20	42	42	87.00	Qualified				
CE531	Rhurteza Bono Inc	9	30	48	48	62.00	Not Qualified - 1 letter of reference				
CE531	Gravett Schoeman	10	10	42	42		Not Qualified No letters attached				
CE531	Dlodlo & Associates						Not Qualified No letters attached				
CE531	Peiper Attorney						Not Qualified No letters attached				
CE531	Gray Burmeister Inc	10	30	48	48	88.00	Qualified				
CE531	Nkosi Sabelo Inc	9	20	42	42	71.00	Qualified				
CE531	Taleni Godi Taleni	9	30	48	48	87.00	Qualified				
CE531	Mlindzwe Attorneys						Not Qualified No letters attached				
CE531	PK Mema						Not Qualified No letters attached				
CE531	BLC Attorneys	10	30	60	60		Qualified				
CE531	Gravitt Schoeman	10	10	42	42	62.00	Not Qualified No letters attached				

GE-531	Clarkling Inc	9	20	42	71.00	Qualified
GE-531	DMuKhozAttorneys Inc	8	30	60	58.00	Qualified
GE-531	IC Clark	10	30	60	100.00	Qualified
GE-531	Maheshwara and Associates					Qualified No contractive work performed Individuals
GE-531	Sva, Collier Inc					Not Qualified No items attached
GE-531	Bate Grubb & Dickson	10	20	43	75.00	Qualified

PRE-QUALIFICATION ASSESSMENT - POINT-SCORING

Document Number	Tender Name	Experience Labour			Methodology and Execution Strategy			Points Awarded	Remarks
		B1	B2	B3	Excellent(4)	Good(2)	Poor(1)		
CE 531	Misifhiana and Associates	8	23	42			73.00		
CE 531	Misifhiana and Associates	7	27	48			82.00	Qualified	
CE 531	Siyathemba Sokutu Attorneys	7	30	57			94.00	Qualified	
CE 531	Mase & Mukayi Inc						0.00	Not Qualified 1 letter of reference.	
CE 531	Dyushu Majebe Inc.	7	29	48			84.00	Qualified	
CE 531	Mabeshwana and Associates						0.00	Not Qualified reference letters from individuals	
CE 531	NE Mbewana Attorneys	8	21	42			71.00	Qualified	
CE 531	MS Ginya Attorneys						0.00	Not Qualified reference letters from individuals	
CE 531	Mavediwa Attorneys	7	27	48			82.00	Qualified	
CE 531	Siya Cokile Inc						0.00	Not Qualified No letters attached.	
CE 531	Ningiza Horner Inc	10	30	54			94.00	Qualified	
CE 531	Marvin Franz Attorneys	8	21	42			71.00	Qualified	
CE 531	Nandi Bilabula Inc	8	30	54			92.00	Qualified	
CE 531	Tshangana and Associates	7	23	42			72.00	Qualified	
CE 531	Magqabi Seth Zita Inc	8	25	48			81.00	Qualified	
CE 531	Makhanya Attorneys	9	23	42			74.00	Qualified	
CE 531	SM Vakalisa Inc	9	30	54			93.00	Qualified	
CE 531	Tomise Attorneys	8	21	42			71.00	Qualified	
CE 531	Madlanga Partners Inc	9	30	60			99.00	Qualified	
CE351	Maitshana	8	23	42			73.00	Qualified	
CE351	Le Roux	9	30	60			99.00	Qualified	
CE351	V Funani Incorporated	7	25	40			72.00	Qualified	
CE351	Normvate Sayo Luwaca Inc	7	27	48			82.00	Qualified	
CE351	Malusi & Co Attorneys	7	23	42			72.00	Qualified	
CE351	ZN Dumaliso Attorneys							Not Qualified - No letters of reference	
CE351	Lionel Trichardt and Associates	10	30	60			100.00	Qualified	
CE351	Mabese Tlana Inc	9	30	48			87.00	Qualified	
CE351	IC Clark	10	29	60			99.00	Qualified	

CE351	ISHIKAWA ASSOCIATES	7	7	25	42					74.00	Qualified
CE351	Pumian Mwangi Inc	9	0	0	42					51.00	Not Qualified: No letters attached
CE351	Goldberg de Villiers	10	20	20	54					57.00	Qualified
CE351	Smith Tabata Attorneys	10	25	25	46					55.00	Qualified
CE351	Phumetzi Bbobe Inc	9	25	25	48					57.00	Qualified
CE351	Gravett Scherman Inc	10	10	10	42					67.00	Not Qualified: No reference letter
CE351	Diodio & Associates										Not Qualified: No letters attached
CE351	Peypen Attorneys										Not Qualified: No letters attached
CE351	Gray Burmetts Inc	10	25	25	48					53.00	Qualified
CE351	Sonamzi Attorneys	7	25	25	48					54.00	Qualified
CE351	Nkosi Sabelo Inc	10	30	30	60					59.00	Qualified
CE351	Wesley Pratorius and Associates Inc	7	30	30	54					57.00	Qualified
CE351	Talent Godi Kupiso	5	27	27	46					54.00	Qualified
CE351	Mindzwe Attorneys										Not Qualified: No letters attached
CE351	PwMente										Not Qualified: No letters attached
CE351	BIG Attorneys	10	30	30	60					100.00	Qualified
CE351	Ibivana Mielidana Incorporated	10	25	25	48					58.00	Qualified
CE351	Clay's Inc	9	25	25	42						Qualified
CE351	Bata Gubb & Dickson	10	25	25	42					75.00	Qualified

BID EVALUATION COMMITTEE-2

TENDER RETURNABLES	Madlanga & Partners Inc	Tonise Attorneys	Teleni Godi Kupiso Inc	Makhanya Attorneys	S.M. Vakalisa Inc	Msitshana & Associates	Ningiza Horner Attorneys	Nandi Bulabula Inc	lamail and Dahya Inc	Magqabi Seth Zitha	Mayedwa Attorneys
Original or certified copy of BBEE certificate or sworn affidavit; if points are claimed (a copy of certified certificate will not be accepted) Note: Failure to submit with the bid submission, a valid BBEE certificate or sworn affidavit in the case of EMEs and QSEs, will result in an automatic score of zero being allocated for BBEE status level.	S	S	S	NS	S	S	S	S	S	S	S
Sworn Affidavit confirming Annual total revenue and level of black ownership, if bidder is an Exempted Micro Enterprise (EME) or Qualifying Small Enterprise (QSE)	S	S	S	NS	S	S	S	S	S	NS	S
Original or certified copy of BBEE certificate, if bidder is a Trust, Joint Venture, or Consortium that is legal entity	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Original or certified copy of consolidated BBEE scorecard, if bidder is a Trust, Joint Venture or Consortium that is an unincorporated entity	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Certified copy of Joint Venture or Consortium Agreement; if bidder is a Joint Venture or Consortium	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Original Municipal Debt Clearance Certificate/ bidders' business premises lease agreement	S	S	S	S	S	NS	S	S	NS	S	S

BID EVALUATION COMMITTEE-2

TENDER RETURNABLES	Wesley Pretorius and Associates Inc	Clark Laing Inc	Bate Chubb & Dickson Inc	Nkosi Sabelo Inc	Bangani Attorneys	Dyushu & Majebe Inc	Tshangana & Associates Inc	Phiwokuhle Nyobo Inc	Siyathemba Sokutu Attorney	Marvin Frans Attorneys Inc	N.E Mbewana Attorney Inc
Original or certified copy of BBEE certificate or sworn affidavit; if points are claimed (a copy of certified certificate will not be accepted) Note: Failure to submit with the bid submission, a valid BBEE certificate or sworn affidavit in the case of EMEs and QSEs, will result in an automatic score of zero being allocated for BBEE status level.	S	S	NS	S	S	NS	NS	S	NS	N/A	S
Sworn Affidavit confirming Annual total revenue and level of black ownership, if bidder is an Exempted Micro Enterprise (EME) or Qualifying Small Enterprise (QSE)	S	S	NS	S	S	NS	NS	S	NS	NS	S
Original or certified copy of BBEE certificate, if bidder is a Trust, Joint Venture, or Consortium that is legal entity	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Original or certified copy of consolidated BBEE scorecard, if bidder is a Trust, Joint Venture or Consortium that is an unincorporated entity	N/A	N/A	N/A	N/A	N/A	N/A	NS	N/A	N/A	N/A	N/A
Certified copy of Joint Venture or Consortium Agreement; if bidder is a Joint Venture or Consortium	N/A	N/A	N/A	N/A	N/A	N/A	NS	N/A	N/A	N/A	N/A
Original Municipal Debt Clearance Certificate/ bidders' business premises lease agreement	S	S	NS	S	S	NS	S	S	S	S	N/A

BID EVALUATION COMMITTEE-2

TENDER RETURNABLES	Brauns Nyembezi Inc	Moodley Conlon	DM Lukhozi Attorneys Inc	Z.N Dimalisile Attorneys Inc	M Ramalivha Attorneys	MS Ginya Attorneys	Allams Attorney	Mabeshwana & Associates	M Attorneys Inc	Mase and Mukoyi Inc	Mindazwe Attorneys Inc
Original or certified copy of BBBEE certificate or sworn affidavit; if points are claimed (a copy of certified certificate will not be accepted) Note: Failure to submit with the bid submission, a valid BBBEE certificate or sworn affidavit in the case of EMEs and QSEs, will result in an automatic score of zero being allocated for BBBEE status level.	S	S	S	S	S	S	S	S	S	S	S
Sworn Affidavit confirming Annual total revenue and level of black ownership, if bidder is an Exempted Micro Enterprise (EME) or Qualifying Small Enterprise (QSE)	S	S	S	S	S	S	S	S	S	S	S
Original or certified copy of BBBEE certificate, if bidder is a Trust, Joint Venture, or Consortium that is legal entity	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Original or certified copy of consolidated BBBEE scorecard, if bidder is a Trust, Joint Venture or Consortium that is an unincorporated entity	N/A	N/A	N/A	N/A	N/A	N/A	NS	N/A	N/A	N/A	N/A
Certified copy of Joint Venture or Consortium Agreement; if bidder is a Joint Venture or Consortium	N/A	N/A	N/A	N/A	N/A	N/A	NS	N/A	N/A	N/A	N/A
Original Municipal Debt Clearance Certificate/ bidders' business premises lease agreement	S	S	NS	NS	S	S	NS	NS	S	S	S

BID EVALUATION COMMITTEE-2

TENDER RETURNABLES	PK Mema Attorney Inc	Joubert Galdin & Searle Inc	Mabece Tilana Inc	V Funani Inc	Le Roux Inc	IC Clark Inc	Lionel Trichardt & Associates	Malusi and Company	Enzo Meyers Attorneys	Nomvete Sayo Luwana Inc	BLC Attorneys
Original or certified copy of BBBEE certificate or sworn affidavit; if points are claimed (a copy of certified certificate will not be accepted) Note: Failure to submit with the bid submission, a valid BBBEE certificate or sworn affidavit in the case of EMEs and QSEs, will result in an automatic score of zero being allocated for BBBEE status level.	S	S	S	S	S	S	S	S	S	S	S
Sworn Affidavit confirming Annual total revenue and level of black ownership, if bidder is an Exempted Micro Enterprise (EME) or Qualifying Small Enterprise (QSE)	S	S	S	S	S	S	S	S	S	S	S
Original or certified copy of BBBEE certificate, if bidder is a Trust, Joint Venture, or Consortium that is legal entity	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Original or certified copy of consolidated BBBEE scorecard, if bidder is a Trust, Joint Venture or Consortium that is an unincorporated entity	N/A	N/A	N/A	N/A	N/A	N/A	NS	N/A	N/A	N/A	N/A
Certified copy of Joint Venture or Consortium Agreement; if bidder is a Joint Venture or Consortium	N/A	N/A	N/A	N/A	N/A	N/A	NS	N/A	N/A	N/A	N/A
Original Municipal Debt Clearance Certificate/ bidders' business premises lease agreement	NS	S	NS	S	S	S	S	S	S	NS	S
Audited annual financial statements for 3 years (if tender value exceeds R10 million)	NS	S	NS	S	NS	NS	NS	NS	NS	NS	NS

BID EVALUATION COMMITTEE-2

Current Central Supplier Database printout	S	S	S	S	S	S	S	NS	S	S	S
Tax Certificate	S	S	S	S	S	S	S	S	S	S	S
Authority of signature	NS	NS	S	S	NS	S	S	NS	NS	S	S
Form of Offer	S	S	S	S	S	S	S	S	S	S	S
Price Schedule	NS	S	S	S	S	S	S	S	S	S	S
MBD 3.2	S	S	S	S	S	S	S	S	S	S	S
MBD 4	S	S	S	S	S	S	S	S	S	S	S
MBD 5	S	S	S	S	S	S	S	S	S	S	S
MBD 6.1	S	S	S	S	S	S	S	S	S	S	S
MBD 8	S	S	S	S	S	S	S	S	S	S	S
MBD 9	S	S	S	S	S	S	S	S	S	S	S

6. COMPLIANCE OF TENDER OFFERS

The tender document specified that this bid shall be evaluated in two stages. Stage one of tender evaluation was on Mandatory requirements and no points were awarded as per the tender specification. Stage two was evaluated on Functionality. Points were allocated as per the criteria listed.

STAGE 1 – Mandatory Requirements

Failure to submit the required documents will disqualify the bidder and will not proceed to the next stage

The detailed breakdown of mandatory requirements is contained in Table 5

BID EVALUATION COMMITTEE-2

Table 6: Summary of evidence submitted on all mandatory requirements evaluation criteria.

NS - Not Submitted S - Submitted N/A - Not Applicable

NO	MANDATORY REQUIREMENTS	Pk Mema Attorneys	Gray Burmeister Incorporated	BLC Attorneys	Jolwana Mgidlana Incorporated	V Funani Incorporated	Madlanga & Partners Inc	Magqabi Seth Zita Inc	Goldberg And Devillers Inc	Lionel Trichardt And Associates
1.	Proof of Company Registration and or any other form of legal standing must be submitted	S	S	S	S	S	S	S	S	S
2.	Proof of Registration with Legal Practice Council	S	S	S	S	S	S	S	S	S
3.	Proof of admission as an Attorney.	S	S	S	S	S	S	S	S	S
4.	Legal Practitioners Fidelity Fund Certificate	S	S	S	S	S	S	S	S	S
5.	Bidding for Conveyancing- must be a registered Conveyancer	S	S	S	S	N/A	S	S	S	N/A
6.	CV and certified qualifications of Directors	S	S	S	S	S	S	S	S	S

BID EVALUATION COMMITTEE-2

NO	MANDATORY REQUIREMENTS	Tshangane and Associates	Talení Godi Khuphiso Inc	Enzo Meyers Attorneys	Pumla Mncwango Inc	Makhanya Attorneys	Nomvete Sayo Luwaca Inc	Mlindazwe Attorneys	Brauns Nyembezi Inc	Dyushu & Majebe Inc Attorneys
7.	Proof of Company Registration and or any other form of legal standing must be submitted	S	S	S	S	S	S	S	S	S
8.	Proof of Registration with Legal Practice Council	S	S	S	S	S	S	S	S	S
9	Proof of admission as an Attorney.	S	S	S	S	S	S	S	S	S
10.	Legal Practitioners Fidelity Fund Certificate	S	S	S	S	S	S	S	S	S
11	Bidding for Conveyancing- must be a registered Conveyancer	S	S	S	S	S	S	N/A	S	N/A
12	CV and certified qualifications of Directors	S	S		S	S	S	S	S	S

BID EVALUATION COMMITTEE-2

NO	MANDATORY REQUIREMENTS	Wesley Pretorius and Associates	Marvin Franz Attorneys	Smith Tabata	Malusi and Company Attorneys	NE Mbewana Attorneys Inc	Mabhece Tilana Inc	Msitshana And Associates	Pumeza Bono Inc	Ningiza Horner Inc
13	Proof of Company Registration and or any other form of legal standing must be submitted	S	S	S	S	S	S	S	S	S
14	Proof of Registration with Legal Practice Council	S	S	S	S	S	S	S	S	S
15	Proof of admission as an Attorney.	S	S	S	S	S	S	S	S	S
16	Legal Practitioners Fidelity Fund Certificate	S	S	S	S	S	S	S	S	S
17	Bidding for Conveyancing- must be a registered Conveyancer	N/A	N/A	S	S	N/A	S	N/A	S	S
18	CV and certified qualifications of Directors	S	S	S	S	S	S	S	S	S

BID EVALUATION COMMITTEE-2

NO	MANDATORY REQUIREMENTS	DM Lukhozi Attorneys Inc	IC Clark Inc	Siya Cokile Inc	Maheshwana and Associates	Siyathemba Sokutu Attorneys	Le Roux Inc	Woodley Conlon	Dlodlo and Associates	Peyper Attorneys
19	Proof of Company Registration and or any other form of legal standing must be submitted	S	S	S	S	S	S	S	S	S
20	Proof of Registration with Legal Practice Council	S	S	S	S	S	S	S	S	S
21	Proof of admission as an Attorney.	S	S	S	S	S	S	S	S	S
22	Legal Practitioners Fidelity Fund Certificate	S	S	S	S	S	S	S	S	S
23	Bidding for Conveyancing- must be a registered Conveyancer	S	S	N/A	N/A	N/A	N/A	S	N/A	S
24	CV and certified qualifications of Directors	S	S	S	S	S	S	S	S	S

BID EVALUATION COMMITTEE-2

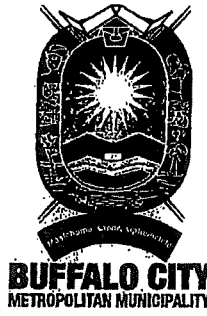
NO	MANDATORY REQUIREMENTS	Gravett Schoeman Inc	Nkosi Sabelo Inc	Nandi Bulabula Inc	Ismail and Dhaya Inc	Zn Dumalisile Attorneys	Mase and Mukayi	Tonise Attorneys	Bangani Attorneys	Clark Laing Inc	Mayedwa Attorneys
25	Proof of Company Registration and or any other form of legal standing must be submitted	S	S	S	S	S	S	S	S	S	S
26	Proof of Registration with Legal Practice Council	S	S	S	S	S	S	S	S	S	S
27	Proof of admission as an Attorney.	S	S	S	S	S	S	S	S	S	S
28	Legal Practitioners Fidelity Fund Certificate	S	S	S	S	S	S	S	S	S	S
29	Bidding for Conveyancing- must be a registered Conveyancer	S	S	S	N/A	S	S	N/A	N/A	S	N/A
30	CV and certified qualifications of Directors	S	S	S	S	S	S	S	S	S	S

BID EVALUATION COMMITTEE-2

NO	MANDATORY REQUIREMENTS	MS Ginya Attorneys	Phiwokuhle Nyobo Inc	Tshiki and Associates	Joubert Galdin Searle Inc	Sm Vakalisa Inc	Sonamzi Attorneys	Bate Chubb & Dickson
31	Proof of Company Registration and or any other form of legal standing must be submitted	S	S	S	S	S	S	S
32	Proof of Registration with Legal Practice Council	S	S	S	S	S	S	S
33	Proof of admission as an Attorney.	S	S	S	S	S	S	S
34	Legal Practitioners Fidelity Fund Certificate	S	S	S	S	S	S	S
35	Bidding for Conveyancing- must be a registered Conveyancer	N/A	N/A	N/A	S	S	S	S
36	CV and certified qualifications of Directors	S	S	S	S	S	S	S

Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



Directorate: Finance
 PO Box 522, East London, 5200
 49 Oxford Street, Old Mutual Building
 East London, 5201
 Tel: 043 705 9174/73
 Email: SiyayuyaN@buffalocity.gov.za

TO: CITY MANAGER
MR M. YAWA

FROM: CHAIRPERSON: BID ADJUDICATION COMMITTEE
MR A.S NAIDOO

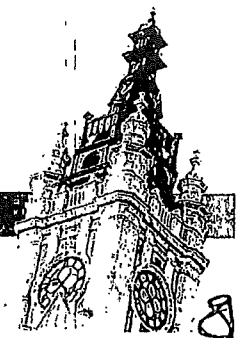
DATE: 24 MAY 2024

BAC RESOLUTION - TENDER: CE 531

RESOLUTION NO 158 /24

MEETING HELD 24 MAY 2024

BASIC TENDER INFORMATION	
Procurement Plan Number	CE 531
Vote Number	10612273340ESMRCZZE3
Project Description as per Procurement Plan	PROVISION OF CONVEYANCING, LABOUR LAW AND LITIGATION & GENERAL LEGAL ADVISORY SERVICES FOR THE BCMM FOR A PERIOD OF 36 MONTHS
Notice Number as Advertised	5604
Estimated budget	R72 361 040
Tender Validity Period	25 MAY 2024
Contract period	36 MONTHS
Advertisement Date	13 OCTOBER 2023
Functionality / Eligibility criteria	70%
Local content (advertised)	N/A
CIDB grading	N/A
Tender closure date	28 NOVEMBER 2023
Number of tenders received	56

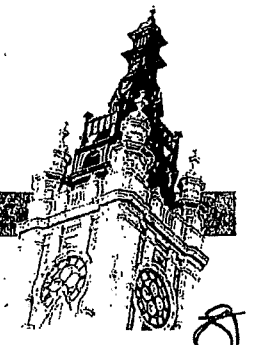


1
N

Mindful of the consideration and discussions of the tender evaluation and adjudication report of CE 531, the BAC hereby resolves as follows:

- 1) The procurement process related to the invitation and adjudication of tender CE 531 was fair, equitable, transparent, competitive, and cost effective.
- 2) Special conditions were included in the tender invitation to strengthen the general conditions, and the following are specifically noted:
 - a. (None)
- 3) It notes that a compulsory information/briefing session was held on 24 October 2023 at 10h00am where presentations were given. The information/briefing session was voice-recorded and formal minutes of the proceedings were submitted to all attendees on 24 November 2023
- 4) It notes that the tender closed on the 28 November 2023, 56 tender documents were collected and received. These were submitted by:
 - i. Hard copy
 - ii. Electronic copy
- 5) It notes that the Accounting Officer appointed the Evaluation Committee.
- 6) It notes that the Evaluation Committee evaluated the tender in the following four phases:
 - a. - Compliance with conditions, special conditions, and legitimacy.
 - b. - Compliance with specifications/terms of reference and functionality scoring threshold.
 - c. - Allocation of points for socio economic objectives and price.
 - d. -Consideration of latent and other factors that may influence the award of the tender.
- 7) It notes that no one declared any conflict of interest
- 8) It notes that the Evaluation Committee identified the following bids as non-responsive:

BIDDER	REASONS
M Attorneys	Experience requirements not met; company registered in 2022 based on tender advert
Ramalivha Attorneys	Experience required not met, company registered in 2023 based on tender advert
Mase & Mukayi Inc	Scored below the required threshold of 70% for all three Categories. All reference letters are from private entities



Mabheshwana and Associates	Scored below the required threshold of 70% for all three categories. All reference letters are from private entities
MSG Incorporated	Scored below the required threshold of 70% for all three categories. All references letters are from private clients
Siya Cokile Inc Attorneys	Scored below the required threshold of 70% for all three categories. No letters of reference
Mlindazwe Attorneys	Scored below the required threshold of 70% for all three categories. No letters of reference
Allams Attorneys	Scored below the required threshold of 70% for all three categories. No letters of reference
PK Mema Attorneys Inc	Scored below the required threshold of 70% for all three categories. No letters of reference
ZN Dumalisile Attorneys Incorporated	Scored below the required threshold of 70% for all three categories. All letters are from private entities/NGO's
Gravett Schoeman Inc	Scored below the required threshold of 70% for all three categories. Submitted one reference letter
Dlodlo and Associates	Scored below the required threshold of 70% for all three categories. No letters of reference

- 9) It notes that the Evaluation Committee did not identify any non-compliance
- 10) It notes that no bidders were invited to attend the Evaluation Committee meeting to clarify certain uncertainties.
- 11) It notes that after completion of the functionality scoring, the preferences claimed were considered on a comparative level.
- 12) It confirms the Evaluation Committee's following recommendations:
- a. **Contract No CE 531: Provision of Conveyancing, Labour Law, and Litigation & General Advisory Legal Services for the Buffalo City Metropolitan Municipality for a period of 36 months be awarded to the following bidders as per the categories below:**

Functionality for Conveyancing.

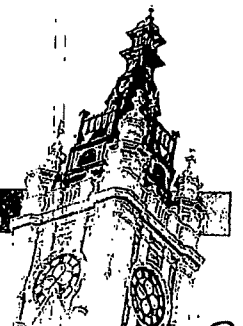
No	Tenderer
1	Tshangana & Associates
2	Magqabi Seth Zita Inc
3	Makhanya Attorneys



BUFFALO CITY
METROPOLITAN MUNICIPALITY

BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hand at Work



8

4	Nomvete Sayo Luwaca Inc
5	Malusi & Co Attorneys
6	Enzo Meyers Attorneys
7	IC Clark
8	Jourbert Galdin Searle Inc
9	Jolwana Mgidlana Incorporated
10	Pumla Mncwango Inc
11	Goldberg de Villiers Inc
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Nkosi Sabelo Inc
17	Taleni Godi Taleni
18	BLC Attorneys
19	Clark Laing Inc
20	DM Lukhozi Attorneys Inc
21	Bate Chubb and Dickson
22	Brauns Nyembezi Inc
23	Nandi Bulabula Inc

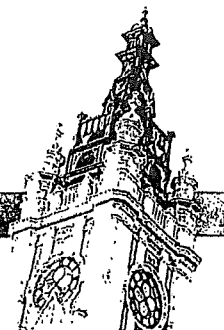
Labour.

No	Tenderer
1	IC Clark
2	Tshiki & Associates
3	Pumla Mncwango Inc
4	Goldberg de Villiers
5	Smith Tabata Attorneys
6	Phumeza Bono Inc
7	Peyper Attorneys



BUFFALOCITY METROPOLITAN MUNICIPALITY

Unity in Action. A City Hard at Work



8

8	Gray Burmeister Inc
9	Sonamzi Attorneys
10	Nkosi Sabelo Inc
11	Wesley Pretorius and Associates Inc
12	Taleni Godi Kupiso
13	BLC Attorneys
14	Jolwana Mgidlana Incorporated
15	Clark Laing Inc
16	Bate Chubb & Dickson
17	NE Mbewana Attorneys Inc.
18	Mayedwa Attorneys
19	Ningiza Horner Inc
20	Marvin Frans Attorneys Inc
21	Nandi Bulabula Inc
22	ToniseAttorneys
23	Madlanga and Partners Inc Attorneys
24	Le Roux Inc
25	Brauns Nyembezi Inc

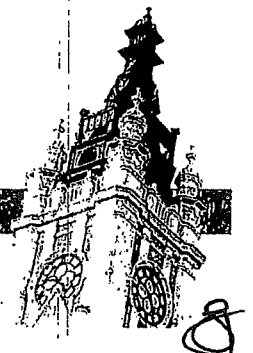
Litigations and General Legal Advisory Services

No.	Tenderer
1	V Funani Inc
2	Nomvete Sayo Luwaca Inc
3	Malusi & Co. Attorneys
4	Lionel Trichardt and Associates
5	Mabece Tilani Inc
6	IC Clark
7	Joubert Galdin Searle
8	Jolwana Mgidlana Incorporated
9	Tshiki & Associates



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hand at Work



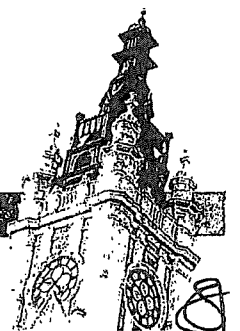
10	Pumla Mncwango Inc
11	Goldberg de Villiers
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Sonamzi Attorneys
17	Nkosi Sabelo Inc
18	Wesley Pretorius and Associates Inc
19	Enzo Meyers
20	Taleni Godi Kupiso Inc
21	BLC Attorneys
22	Clark Laing
23	Bate Chubb and Dickson
24	Dyushu & Majebe Inc Attorney
25	Brauns Nyembezi Inc
26	Ningiza Horner inc
27	Moodley Conlon
28	Nandi Bulabula Inc
29	Ismail and Dahya Inc
30	Tonise Attorneys
31	Madlanga and Partners Inc Attorneys
32	SM Vakalisa Inc
33	Le Roux Inc
34	NE Mbewana Attorneys Inc
35	Mayedwa Attorneys
36	Marvin Fans Attorneys Inc
37	Bangani Attorneys

- b. That Contract CE 531 is a rate-based contract, with Service Providers being sourced through three (3) quotes as when required.



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action A City Hand at Work



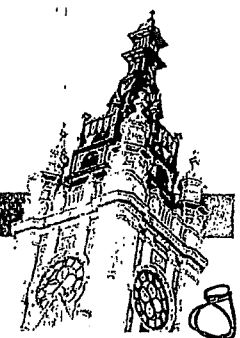
- c. That these rates are regulated by the Legal Practice Council through Government Gazette that promulgated from time to time.
- d. That when services are required from the panel of service providers, the process should be done in a rotational system whereby a service provider that has been allocated work will then fall on the bottom of the list.

13) It notes that the Evaluation Committee did not find any latent factors or additional objective criteria to award the tender to another bidder who did not score the highest points.

14) It recommends the awarding of tender CE 531 to the following bidders as per the categories:

Functionality for Conveyancing.

No	Tenderer
1	Tshangana & Associates
2	Magqabi Seth Zita Inc
3	Makhanya Attorneys
4	Nomvete Sayo Luwaca Inc
5	Malusi & Co Attorneys
6	Enzo Meyers Attorneys
7	IC Clark
8	Jourbert Galdin Searle Inc
9	Jolwana Mgidlana Incorporated
10	Pumla Mncwango Inc
11	Goldberg de Villiers Inc
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Nkosi Sabelo Inc
17	Taleni Godi Taleni
18	BLC Attorneys



19	Clark Laing Inc
20	DM Lukhozi Attorneys Inc
21	Bate Chubb and Dickson
22	Brauns Nyembezi Inc
23	Nandi Bulabula Inc

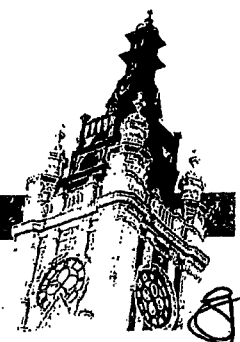
Labour.

No	Tenderer
1	IC Clark
2	Tshiki & Associates
3	Pumla Mncwango Inc
4	Goldberg de Villiers
5	Smith Tabata Attorneys
6	Phumeza Bono Inc
7	Peyper Attorneys
8	Gray Burmeister Inc
9	Sonamzi Attorneys
10	Nkosi Sabelo Inc
11	Wesley Pretorius and Associates Inc
12	Taleni Godi Kupiso
13	BLC Attorneys
14	Jolwana Mgidlana Incorporated
15	Clark Laing Inc
16	Bate Chubb & Dickson
17	NE Mbewana Attorneys Inc.
18	Mayedwa Attorneys
19	Ningiza Horner Inc
20	Marvin Frans Attorneys Inc
21	Nandi Bulabula Inc



BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action. A City Hard at Work



22	ToniseAttorneys
23	Madlanga and Partners Inc Attorneys
24	Le Roux Inc
25	Brauns Nyembezi Inc

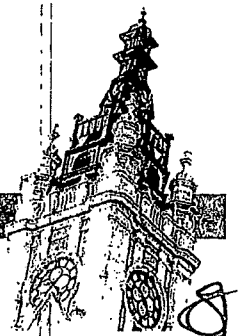
Litigations and General Legal Advisory Services

No	Tenderer
1	V Funani Inc
2	Nomvete Sayo Luwaca Inc
3	Malusi & Co. Attorneys
4	Lionel Trichardt and Associates
5	Mabece Tilani Inc
6	IC Clark
7	Joubert Galdin Searle
8	Jolwana Mgidlana Incorporated
9	Tshiki & Associates
10	Pumla Mncwango Inc
11	Goldberg de Villiers
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Sonamzi Attorneys
17	Nkosi Sabelo Inc
18	Wesley Pretorius and Associates Inc
19	Enzo Meyers
20	Taleni Godi Kupiso Inc
21	BLC Attorneys
22	Clark Laing
23	Bate Chubb and Dickson



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



24	Dyushu & Majebe Inc Attorney
25	Brauns Nyembezi Inc
26	Ningiza Horner inc
27	Moodley Conlon
28	Nandi Bulabula Inc
29	Ismail and Dahya Inc
30	Tonise Attorneys
31	Madlanga and Partners Inc Attorneys
32	SM Vakalisa Inc
33	Le Roux Inc
34	NE Mbewana Attorneys Inc
35	Mayedwa Attorneys
36	Marvin Fans Attorneys Inc
37	Bangani Attorneys

A.S. Naidoo

CHAIRPERSON

A.S. Naidoo

NAME:

24/05/2024

DATE

Resolution adopted/amended/comments:

ACCOUNTING OFFICER (MR M. YAWA):

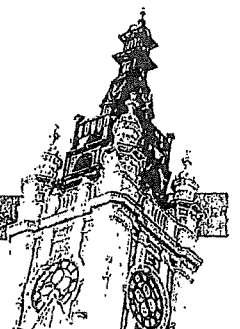
DATE: *27/05/2024*

M. Yawa



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hand at Work.



BID ADJUDICATION COMMITTEE MEETING: 24/05/2024



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

**MINUTES of the (16th) meeting
for the AGENDA dated 23 MAY
2024 for A BID ADJUDICATION
COMMITTEE of Buffalo City
Metropolitan Municipality held on
24 MAY 2024 at 10:22 A.M at
GM's BOARDROOM, GONUBIE
RESORT.**

PRESENT:

HOD: Corporate Services	(Mr A.S Naidoo)(A. Chairperson)
HOD: Solid Waste & Environmental Mangmnt	(Ms Y. Sinyanya)
General Manager: SCM	(Mr D. Gwabeni)
Manager: Legal Assurance	(Mr E. Madyaka)
Senior Manager-Coastal: Rev Management	(Mr X. Nombuthuma)

APOLOGIES:

AHOD: Infrastructure Services	(Mr L. Mbula)
General Manager: Fresh Produce Market	(Mr T. Mpulu)

ABSENT:

NIL.

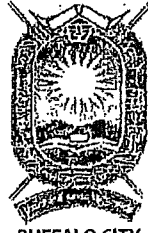
OFFICIALS:

Bid Committee Secretariat	(Ms V. Madliki)
Bid Committee Secretariat	(Ms S. Ngxoweni)

IN ATTENDANCE:

NIL.

*** (Attendance Registers are attached hereto for ease of reference.) ***



BUFFALO CITY
METROPOLITAN MUNICIPALITY

BID ADJUDICATION COMMITTEE

ATTENDANCE REGISTER AND UNDERTAKING OF CONFIDENTIALITY AND IMPARTIALITY

MEETING NUMBER: 16th

DATE: 24 May 2024

I, the undersigned, hereby declare:

- That all information, deliberations, documentation, and decisions regarding any matter before the committee are to be treated as privileged and confidential and undertake not to disclose the Committee's business to unauthorised persons, without permission, or use such information for private gain or to improperly benefit another person.
- That I will treat all potential service providers and contractors equally and will not purposefully favour or prejudice anybody in the course of exercising my duties as a member of the Committee and as an employee of the municipality.
- That I will make known details of any private or business interests which I, or any close family member, partner or associate may have in any proposed procurement or disposal process, or in any award or proposed contract and that, I will immediately withdraw from participating in any manner whatsoever, from such a transaction(s) by recusing myself from a meeting wherein such business or transaction is being considered.
- That in appending my signature hereunder, I confirm that I have no Conflict of Interest in any or all the items included in the agenda and/or tabled at this meeting unless indicated otherwise in the minutes.

NAME	DESIGNATION	SIGNATURE
Mr. AS. Naidoo (A.Chairperson)	HOD: Corporate Services	<i>[Signature]</i>
Mr. L. Mbula	AHOD: Infrastructure Services	<i>[Signature]</i>
Ms. Y. Sinyanya	HOD: Solid Waste & Environmental Health Management	<i>[Signature]</i>
Mr. D. Gwabeni	General Manager: Supply Chain Management	<i>[Signature]</i>
Mr. T. Mpulu	General Manager: Fresh Produce Market	<i>[Signature]</i>
Mr. E. Madyaka	Manager: Legal Assurance	<i>[Signature]</i>
Mr. X. Nombuthuma	Senior Manager-Coastal: Revenue Management	<i>[Signature]</i>
MS S NGXWENI	RIO SECRETARIAL	<i>[Signature]</i>
MS V.G. MADLKI		<i>[Signature]</i>

[AGENDA/2024/F-PAGES/ATTENDANCE REGISTERS/ATTEND-24/05-BAC]

BID ADJUDICATION COMMITTEE MEETING: 24/05/2024BAC
158/24

REPORT NO. BEC 2: 64/24
 CONTRACT NO. CE 531: PROVISION OF CONVEYANCING,
 LABOUR LAW, LITIGATION AND GENERAL ADVISORY LEGAL
 SERVICES FOR THE BUFFALO CITY METROPOLITAN
 MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS YEARS

RECOMMENDED:To Bid Adjudication Committee:

1. That Contract no. **CE 531: Provision of Conveyancing, Labour, and Litigation and General Legal Advisory Services for the Buffalo City Metropolitan Municipality for a Period of Thirty- Six (36) Months**: be awarded to the following bidders as per the categories below:

Functionality for Conveyancing.

No	Tenderer
1	Tshangana & Associates
2	Magqabi Seth Zita Inc
3	Makhanya Attorneys
4	Nomvete Sayo Luwaca Inc
5	Malusi & Co Attorneys
6	Enzo Meyers Attorneys
7	IC Clark
8	Jourbert Galdin Searle Inc
9	Jolwana Mgidiana Incorporated
10	Pumla Mncwango Inc
11	Goldberg de Villiers Inc
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Nkosi Sabelo Inc
17	Taleni Godi Kupiso Inc
18	BLC Attorneys
19	Clark Laing Inc
20	DM Lukhozi Attorneys Inc

BID ADJUDICATION COMMITTEE MEETING: 24/05/2024

21	Bate Chubb and Dickson
22	Brauns Nyembezi Inc
23	Nandi Bulabula Inc

Labour.

No	Tenderer
1	IC Clark
2	Tshiki & Associates
3	Pumla Mncwango Inc
4	Goldberg de Villiers
5	Smith Tabata Attorneys
6	Phumeza Bono Inc
7	Peyper Attorneys
8	Gray Burmeister Inc
9	Sonamzi Attorneys
10	Nkosi Sabelo Inc
11	Wesley Pretorius and Associates Inc
12	Taleni Godi Kupiso
13	BLC Attorneys
14	Jolwana Mgidiana Incorporated
15	Clark Laing Inc
16	Bate Chubb & Dickson
17	NE Mbewana Attorneys Inc.
18	Mayedwa Attorneys
19	Ningiza Horner Inc
20	Marvin Frans Attorneys Inc
21	Nandi Bulabula Inc
22	ToniseAttorneys
23	Madlanga and Partners Inc Attorneys
24	Le Roux Inc
25	Brauns Nyembezi Inc

Litigations and General Legal Advisory Services

No	Tenderer
1	V Funani Inc
2	Nomvete Sayo Luwaca Inc
3	Malusi & Co. Attorneys
4	Lionel Trichardt and Associates
5	Mabece Tilani Inc
6	IC Clark
7	Joubert Galdin Searle
8	Jolwana Mgidlana Incorporated
9	Tshiki & Associates
10	Pumla Mncwango Inc
11	Goldberg de Villiers
12	Smith Tabata Attorneys
13	Phumeza Bono Inc
14	Peyper Attorney
15	Gray Burmeister Inc
16	Sonamzi Attorneys
17	Nkosi Sabelo Inc
18	Wesley Pretorius and Associates Inc
19	Enzo Meyers
20	Taleni Godi Kupiso Inc
21	BLC Attorneys
22	Clark Laing
23	Bate Chubb and Dickson
24	Dyushu & Majebe Inc Attorney
25	Brauns Nyembezi Inc
26	Ningiza Horner inc
27	Moodley Conlon
28	Nandi Bulabula Inc
29	Ismail and Dahya Inc
30	Tonise Attorneys

BID ADJUDICATION COMMITTEE MEETING: 24/05/2024

31	Madlanga and Partners Inc Attorneys
32	SM Vakalisa Inc
33	Le Roux Inc
34	NE Mbewana Attorneys Inc
35	Mayedwa Attorneys
36	Marvin Fans Attorneys Inc
37	Bangani Attorneys

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.
3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time
4. That when services are required from the panel of service providers, the process should be done in a rotational system whereby a Service provider that has been allocated work will then fall on the bottom of the list.

Buffalo City Metropolitan Municipality
East London | Bheisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 6200
10th Floor, Trust Centre, East London, 6201
Tel: 043 705 1085 | Fax: 043 742 0082
Email: AmandaC@buffalocity.gov.za

04 JULY 2022

FROM: THE ACTING CITY MANAGER

TO: THE HOD: CORPORATE SERVICES

MR A.S. NAIDOO

RE: APPOINTMENT TO SERVE AS THE CHAIRPERSON IN THE BID ADJUDICATION COMMITTEE

This serves to inform you that you have been appointed to serve as the **Acting Chairperson of Bid Adjudication Committee** of Buffalo City Metro Municipality, effective from 04 July 2022 until further notice, whilst the Chief Financial Officer is on sick leave. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties, as a Chairperson you are required to observe the following:

- The Chairperson of the Bid Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are HODs may act as Chairperson(s) of the Bid Adjudication Committee.
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.
- Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.



BUFFALOCITYMETROPOLITANMUNICIPALITY

... A City Hand at Work



- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.
- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,



**NCEBA NCUNYANA
ACTING CITY MANAGER**

I, the undersigned, A.S. NAIDOO hereby accept the appointment as a Acting Chairperson of the Bid Adjudication Committee of Buffalo City Municipality.



**A.S. NAIDOO
HOD: CORPORATE SERVICES**

11/7/2022
DATE



BUFFALOCITYMETROPOLITANMUNICIPALITY

Working in Action A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 6200
10th Floor, Trust Centre, East London, 6201
Tel: 043 705 1065 | Fax: 043 742 0082
Email: AmandaC@buffalocity.gov.za

12 AUGUST 2022

FROM: THE ACTING CITY MANAGER

TO: MS Y. SINYANYA

RE: APPOINTMENT TO SERVE AS A MEMBER IN THE BID ADJUDICATION COMMITTEE

This serves to inform that you have been appointed to serve as the member of Bid Adjudication Committee of Buffalo City Metro Municipality, effective from 22 August 2022 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

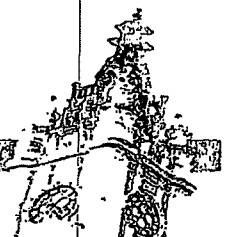
In fulfilling your duties, as a member you are required to observe the following:

- o The member of the Bid Adjudication Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are HOD's may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- o The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.
- o Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.



BUFFALOCITYMETROPOLITANMUNICIPALITY

16.9.16 Action A City Hand at Work



- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.
- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

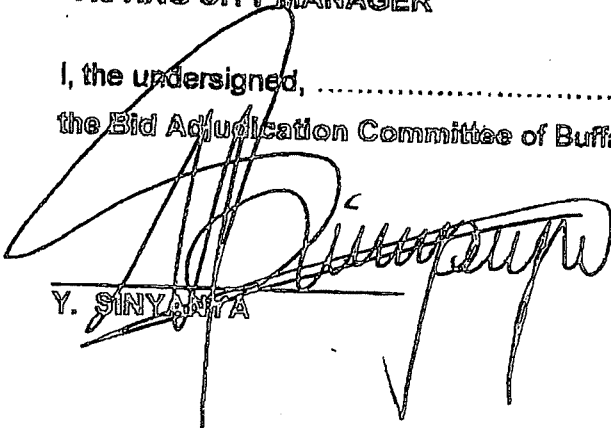
Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,



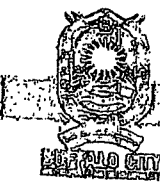
N. NCUNZANA
ACTING CITY MANAGER

I, the undersigned,hereby accept the appointment as a member of the Bid Adjudication Committee of Buffalo City Municipality.



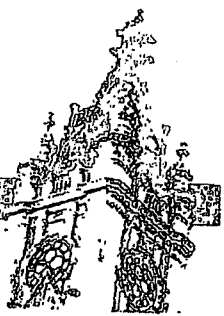
Y. SINYANFA

DATE 19/8/2020



BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre, East London, 5201
Tel: 043 705 1065 | Fax: 043 742 0062
Email: AmandaQ@buffalocity.gov.za

3 JUNE 2021

FROM: CITY MANAGER

TO: THE GM: SUPPLY CHAIN MANAGEMENT

MR D. GWABENI

RE: APPOINTMENT TO SERVE AS A MEMBER IN THE BID ADJUDICATION COMMITTEE

This serves to inform that you have been appointed to serve as the member of Bid Adjudication Committee of Buffalo City Metro Municipality, effective from 4 June 2021 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

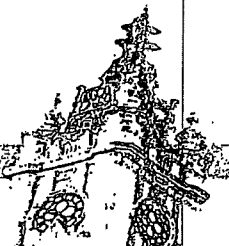
In fulfilling your duties, as a member you are required to observe the following:

- The member of the Bid Adjudication Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are HOD's may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.
- Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.



BUFFALO CITY METROPOLITAN MUNICIPALITY

Quality in Action A City Hand at Work



Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.

- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,



 A. SIHLAHLA
 CITY MANAGER

I, the undersigned, D. Gwabeni hereby accept the appointment as a member of the Bid Adjudication Committee of Buffalo City Municipality.



 D. GWABENI
 GM: SUPPLY CHAIN MANAGEMENT

04/06/2021

 DATE



BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Biko | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 184, East London, 6300
10th Floor, Trust Centre, East London, 6301
Tel: 048 705 1085 | Fax: 043 742 0062
Email: AmandaC@buffalocity.gov.za

20 JANUARY 2022

FROM: CITY MANAGER
TO: LEGAL ADVISOR
MR E. MADYAKA

RE: APPOINTMENT TO SERVE AS A LEGAL ADVISOR IN THE BID ADJUDICATION COMMITTEE

This serves to inform you that you have been appointed to serve as *Legal Advisor* at Bid Adjudication Committee of Buffalo City Metro Municipality, effective from 28 January 2022 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties you are required to observe the following:

- The Chairperson of the Bid Adjudication Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are HOD's may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.
- Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.



BUFFALO CITY METROPOLITAN MUNICIPALITY

A City Hard at Work



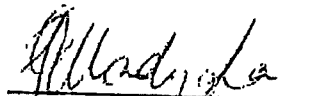
- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.
- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached to this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,


A. SIHLAHLA
 CITY MANAGER

I, the undersigned, ERNEST MADYAKA hereby accept the appointment as a Legal Advisor to the Bid Adjudication Committee of Buffalo City Municipality.


E. MADYAKA
 LEGAL ADVISOR

07/02/2022
 DATE



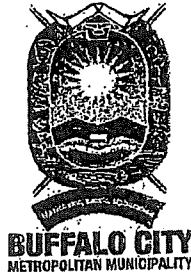
BUFFALO CITY METROPOLITAN MUNICIPALITY

A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre, East London, 5201
Tel: 043 705 1065 | Fax: 043 742 0062
Email: AmandaQ@buffalocity.gov.za

08 JUNE 2023

FROM: THE CITY MANAGER

TO: MR X. NOMBUTUMA

RE: APPOINTMENT TO SERVE AS A MEMBER IN THE BID ADJUDICATION COMMITTEE

This serves to inform that you have been appointed to serve as the member of Bid Adjudication Committee of Buffalo City Metro Municipality, effective from 09 June 2023 until further notice. This is an effort to maximize the administrative and operational efficiency in the implementation of the Supply Chain Management Policy and to ensure that there are proper mechanisms and separation of duties in the Supply Chain Management Systems, as required by the applicable legal framework.

In fulfilling your duties, as a member you are required to observe the following:

- The member of the Bid Adjudication Committee shall, as far as possible, be done on rotational basis. This applies only to persons regarded as members and most importantly, only those members that are HOD's may act as Chairperson(s) of the Bid Adjudication Committee or any other Bid Committee(s).
- The meetings shall be on weekly basis and at least once per week, to address backlog challenges and to fast-track service delivery targets.
- Attendance in all these meetings is compulsory and members are expected to attend meetings on consistent basis.



BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action A City Hard at Work

- Appointment as members of Bid Committees is viewed as an inherent requirement of the work of all relevant Managers and is a mechanism by which all senior staff must contribute towards the goal of service delivery provision and is not to be considered as discretionary or optional.
- Confidentiality must be respected and upheld and all members are required to observe absolute confidentiality in respect of disclosure of information and details of Bid Committee processes.
- Immediate training is to be provided to all members to ensure that members are adequately prepared for Committee responsibilities. Further and regular training shall be provided to members and advisors to ensure there are adequate skills sets relevant to the unique responsibilities of the work and to meet the requirements of the applicable framework.
- Any member(s) and/or participant(s) who fail the duties and responsibilities attached this appointment may be viewed as committing misconduct and such behaviour may result in disciplinary action being taken against such member(s) and/or participant(s).

Your support will be greatly appreciated, and we look forward to your active and meaningful participation in the activities of the Committee.

Yours faithfully,


M. YAWA
CITY MANAGER

I, the undersigned, *X. Nombutha* hereby accept the appointment as a member of the **Bid Adjudication Committee** of Buffalo City Municipality.

M. YAWA

DATE



BUFFALO CITY METROPOLITAN MUNICIPALITY

Quality in Action A City Ahead at Work



Buffalo City Metropolitan Municipality
 East London | Bheisha | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymeto.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London 6200
 10th Floor, Trust Centre,
 East London, 6201
 Tel: 043 705 1045 | Fax: 043 743 0941
 Email: vivern@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: wesley@wesleypretorius.co.za

WESLEY PRETORIUS & ASSOCIATES Inc
 24 Tottenham Road
 Baysville
 East London
 5241

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder, Wesley Pretorius & Associates Inc as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

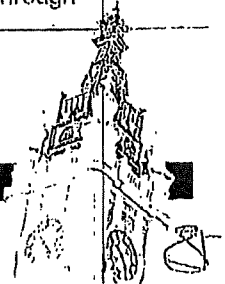
NO.	CATEGORY
1.	Labour
2.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.
3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Ukhulu lwaseSizwe, i-City Hlabathi e-Nobvala



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 706 1045 | Fax: 043 743 1941
Email: vwam@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

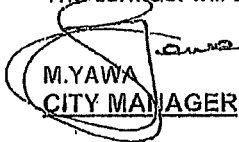
Website: www.buffalocitymetro.gov.za



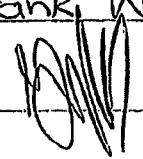
CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

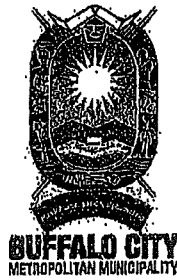
This award is made to Wesley Pretorius & Associates Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: Wesley Pretorius and Associates Inc.
NAME: Frank Wesley Pretorius
SIGNATURE: 
TITLE: Director
DATE: 31.05.2024

Wesley Pretorius and Associates Inc.
24 Tottenham Road, Baysville Inc.
East London, 5241
E-mail: les@wesleypretorius.co.za
Tel: 043-7211740
Attorneys

Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1041
 Email: vwen@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: roma@twaniassociates.co.za/
 nozuko@twaniassociates.co.za

TWANI-TSHANGANA & ASSOCIATES ATTORNEYS JV
 31 Preston Avenue
 Vincent
 East London
 5200

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder, **Twani -Tshangana & Associates Attorneys JV** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the category below:

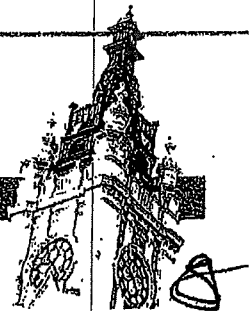
NO.	CATEGORY
1.	Conveyancing

- That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.
- That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work

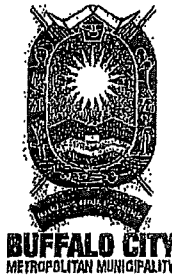


OFFICE OF THE CITY MANAGER

PO Box 194, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: vwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhebe | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za

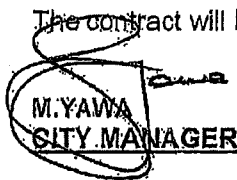


CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

That the award be made subject to a Compliant CSD submission within a period of Seven (7) days from the date of this letter

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.

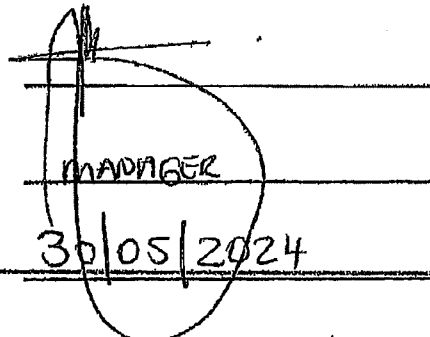

**M. YAWA
CITY MANAGER**

This award is made to Twani - Tshangana & Associates Attorneys JV subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: TWANI - TSHANGANA & ASSOCIATES ATTORNEYS JV

NAME: NOMAROMA VICTRESS BAM-TSHANGANA

SIGNATURE:



MANAGER

TITLE:

DATE:

30/05/2024



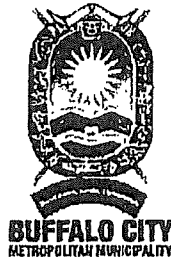
BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action. A City Hand at Work



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 749 1041
 Email: vvwem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref..	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: kayaletutshiki@gmail.com

TSHIKI & ASSOCIATES ATTORNEYS
 03 Scherwitz Road
 Berea
 East London
 5241

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder, Tshiki & Associates Attorneys as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Labour
2.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action A City Hand at Work



OFFICE OF THE CITY MANAGER

PO Box 134 East London, 5200
10th Floor, Trust Centre,
East London 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: vvwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to Tshiki & Associates Attorneys subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

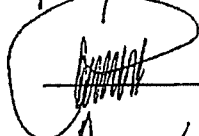
ACCEPTED BY:

Tshiki & Associates Inc

NAME:

KAYALETU TSHIKI

SIGNATURE:



TITLE:

Director

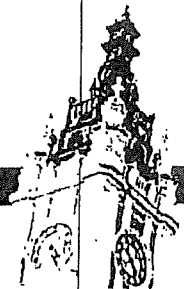
DATE:

31/05/2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action A City Housed at Work



Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: vivem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: admin@tonise.co.za
toniseb@yahoo.com

TONISE ATTORNEYS
33 Bonza Bay Road
Beacon Bay
East London
5205

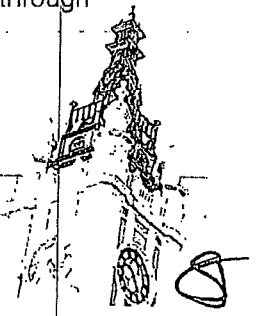
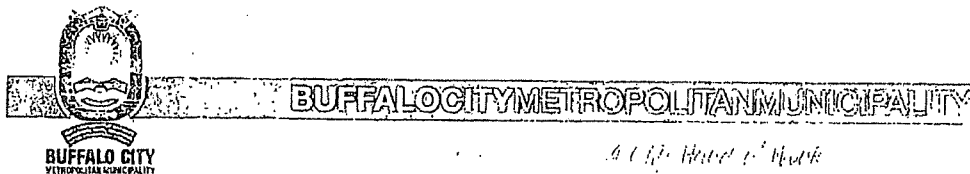
Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder, **Tonise Attorneys** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Labour
2.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.
3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: vwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

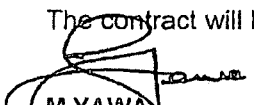
Website: www.buffalocitymetro.gov.za



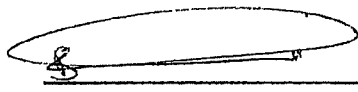
CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

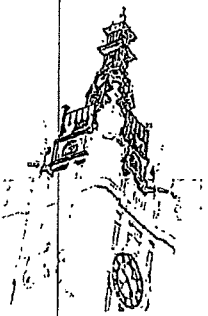
This award is made to Tonise Attorneys subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: TONISE ATTORNEYS
NAME: BULE TONISE
SIGNATURE: 
TITLE: DIRECTOR
DATE: 31 MAY 2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

City of Buffalo



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 13-1, East London, 5200
 10th Floor Trust Centre
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 19-11
 Email: vivem@buffalocity.gov.za

Our ref.: SCM	Enq. 043 705 9273	Your ref.:	REF NO: CE 531
---------------	-------------------	------------	----------------

24 MAY 2024

Email: taleniu@tgiattorneys.co.za

TALENI GODI KUPISO
 Postnet 64
 Private Bag X18
 Rondebosch
 Cape Town
 8005

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder, Taleni Godi Kupiso as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALO CITY
 METROPOLITAN MUNICIPALITY

BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action - A City that works



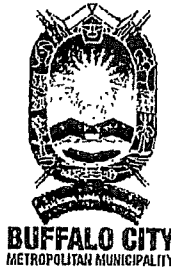
UT

OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor Trust Centre
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1041
Email: vwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.


The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to Taleni Godi Kupiso subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: MR. UNATHI TALENI

NAME: UNATHI TALENI

SIGNATURE: 

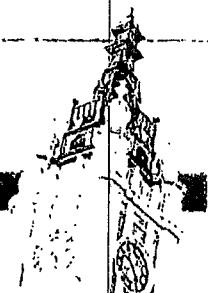
TITLE: DIRECTOR

DATE: 31/05/2024



BUFFALO CITY METROPOLITAN MUNICIPALITY

Buffalo City Metropolitan Municipality



UT

Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1041
 Email: vivem@buffalocity.gov.za

Our ref.:	SCM	Enq.:	043 705 9273	Your ref.:	REF NO: CE 531
-----------	-----	-------	--------------	------------	----------------

24 MAY 2024

Email: glnaf@smithtabata.co.za

SMITH TABATA ATTORNEYS
 12 St Helena Road
 Beacon Bay
 East London
 5241

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder, **Smith Tabata Attorneys** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

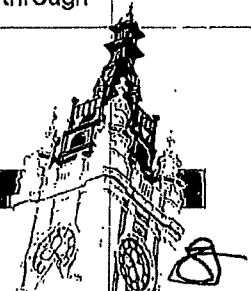
NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.
3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: viwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
 East London | Bhebe | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za

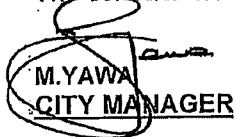


CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

That the award be made subject to a Compliant CSD submission within a period of Seven (7) days from the date of this letter

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to Smith Tabata Attorneys subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: Smith Tabata Inc.

NAME: Yanda Mngaba

SIGNATURE: 

TITLE: Director

DATE: 31 May 2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work





Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za

BUFFALO CITY
 METROPOLITAN MUNICIPALITY

OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1046 | Fax: 043 743 1841
 Email: viwem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
----------------------	---------------------------	------------	-----------------------

24 MAY 2024

Email: precious@smvakalisa-inc.co.za

SM VAKALISA Inc
 94 Bekker Road
 Vorna Valley
 Midrand
 1685

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder, **SM Vakalisa Inc** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALO CITY METROPOLITAN MUNICIPALITY

Only in a City, A City Hand at Work



Em

OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: vlwern@buffalocity.gov.za

Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to SM Vakalisa Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

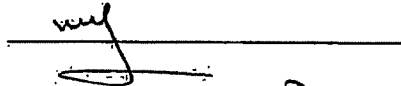
ACCEPTED BY:

S.M. YAKALISA INC.

NAME:

SKHUMBULO MNCEDI YAKALISA

SIGNATURE:



TITLE:

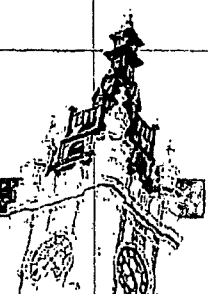
MANAGING DIRECTOR

DATE:

31 May 2024

BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: vivem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: pumeza@pbonoinc.co.za

PUMEZA BONO Inc
 15 Annerley Terrace
 Port Elizabeth Central
 6001

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder, **Pumeza Bono Inc** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action A City Hard at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: viwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za

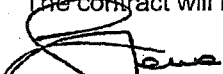


CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.


That the award be made subject to a Compliant CSD submission within a period of Seven (7) days from the date of this letter

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

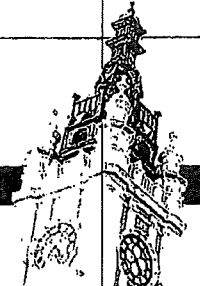
This award is made to Pumeza Bono Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: Pumeza Bono Inc
NAME: Pumeza Bija
SIGNATURE: 
TITLE: MANAGING DIRECTOR
DATE: 31/05/2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action A City Handed at Work



Buffalo City Metropolitan Municipality
 East London | Bhlsho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1041
 Email: vivem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: sonel@peyperattorneys.co.za

PEYPER ATTORNEYS
 3RD Floor, 3 Lower Road
 Morningside
 Gauteng
 2146

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder, Peyper Attorneys as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.
3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1041
Email: vivent@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bheleho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



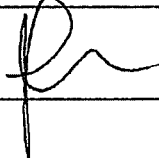
CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

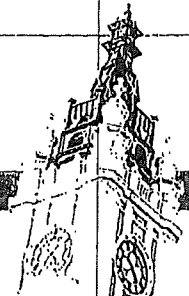
This award is made to Peyper Attorneys subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: Peyper Attorneys Inc
NAME: Louis Radley
SIGNATURE: 
TITLE: Director
DATE: 5 June 2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Uniting to Advance a City Never at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: vlwani@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

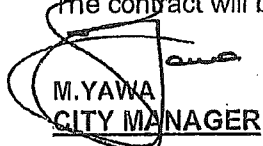
Website: www.buffalocitymetro.gov.za



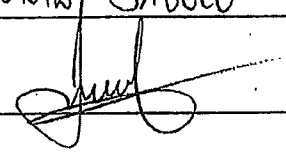
CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to Nkosi Sabelo Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: NKOSI SABELO INCORPORATED
NAME: GEORGE SABELO
SIGNATURE: 
TITLE: DIRECTOR
DATE: 30 MAY 2024



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: viwem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: george@nsattorneys.co.za

NKOSI SABELO Inc
 4 Brian Street
 Coach Mains Crossing Block G
 Bryanston
 Gauteng
 2021

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder, **Nkosi Sabelo Inc** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services

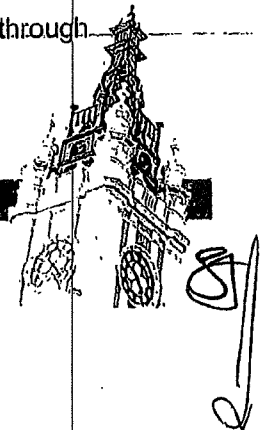
2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: viwem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: david.horner@ningizahorner.co.za

NINGIZA HORNER Inc
 85 Protea Road
 Chislehurst
 Sandton
 2196

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder, Ningiza Horner Inc as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Labour
2.	Litigation and General Legal Advisory Services

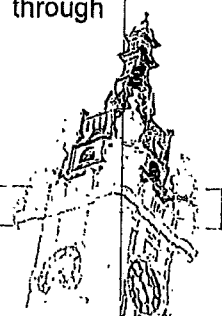
2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in a town A City Head at work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200,
10th Floor, Trust Centre,
East London, 5201,
Tel: 043 705 1045 | Fax: 043 743 1941
Email: vlwan@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za

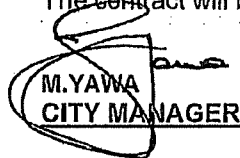


CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

That the award be made subject to a Compliant CSD submission within a period of Seven (7) days from the date of this letter

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


**M. YAWA
CITY MANAGER**

This award is made to Ningiza Horner Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: NINGIZA HORNER INCORPORATED

NAME: DAVID ANDILE HORNER

SIGNATURE: 

TITLE: MANAGING DIRECTOR

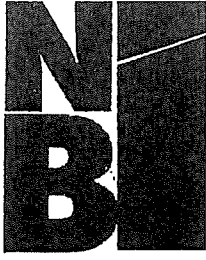
DATE: 05/06/2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in action. A City Hard at Work





**NANDI BULABULA
INCORPORATED**
ATTORNEYS | NOTARIES | CONVEYANCERS

PLETTENBERG BAY OFFICE

Suite 17c, Upper Mall,
Florina Place. Main street,
Plettenberg Bay, 6600

+27 - 044 533 6721 (T)
+27 - 044 533 5587 (F)

P.O Box 14242 | Hatfield | 0028

PRETORIA OFFICE

1000 Arcadia street,
Between Hill & Festival str
Arcadia. Pretoria 0007

+27 - 012 342 6456 (T)
+27 - 012 342 1465 (T)
+27 - 012 342 8966 (F)

enquiries@nandibulabulainc.co.za

GEORGE OFFICE

Suite 24 C.
Courtenay Street
George. 6529

+27 044 011 0311 (T)
+27 (012) 343 9319 / 086 249.6352 (F)

www.nandibulabulainc.co.za

586

Company Reg Number
2010/024049/21
VAT
4350302834

OUR REF: BULABULA/CE 531

YOUR REF: SCM

04 June 2024

Buffalo City Metropolitan Municipality

PO Box 134
East London
5200

Per email: Amanda Qwede AmandaQ@buffalocity.gov.za

Dear Madam

Re: APPOINTMENT LETTER - BCMM CE 531

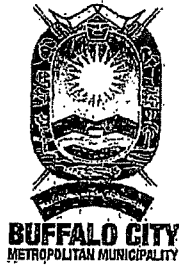
1. Your letter of appointment dated 22 May 2024 has reference.
2. We are truly grateful for the opportunity to work with yourselves.
3. Attached, please find a signed letter of appointment for your attention.
4. Hope you find the above in order.

Yours faithfully

NANDI BULABULA INC.
Per: MS N BULABULA

Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: viwem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: enquiries@nandibulabulainc.co.za

NANDI BULABULA Inc
Regus Business Centre
14 Stewart Drive
Baysville
East London
5200

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS:

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder, **Nandi Bulabula Inc** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALO CITY
 METROPOLITAN MUNICIPALITY

BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action. A City Hard at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200.
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: vwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za

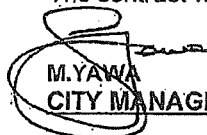


CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

That the award be made subject to a Compliant CSD submission within a period of Seven (7) days from the date of this letter


This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.

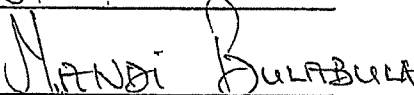

M. YAWA
CITY MANAGER

This award is made to Nandi Butabula Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY:



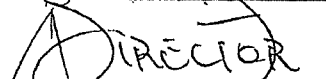
NAME:



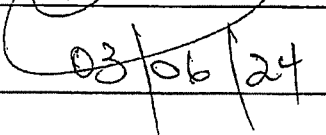
SIGNATURE:



TITLE:



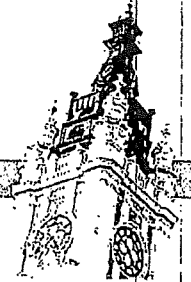
DATE:





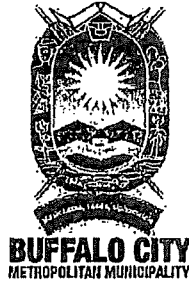
BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: rutania@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9117	Your ref.:	REF NO: CE 491
---------------	--------------------	------------	----------------

28 MAY 2024

Email: mcebisi@malutiwater.co.za

MALUTI GSM CONSULTING ENGINEERS
 123 Western Avenue
 Vincent
 East London
 5247

Dear Sir/Madam

CONTRACT NO: CE 491: APPOINTMENT OF FIVE (5) SERVICE PROVIDERS FOR DATA LOGGING, LEAK DETECTION, WATER NETWORK PRESSURE MANAGEMENT INVESTIGATIONS AND IMPLEMENTATION IN BULK MAINS AND DISTRIBUTIONS MAINS IN THE BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF 3 YEARS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: **CE 491: Appointment of Five (5) Service Providers for Data Logging, Leak Detection, Water Network Pressure Management Investigations and Implementation in Bulk Mains and Distribution Mains in the Buffalo City Metropolitan Municipality** to be awarded to **MALUTI GSM CONSULTING ENGINEERS** on a **Rates only basis** as per BAC number (150/24) BCM Bid Adjudication Committee held on 23 May 2024.

That this is a rate-based contract which will be utilised on a "as and when" rotational basis.

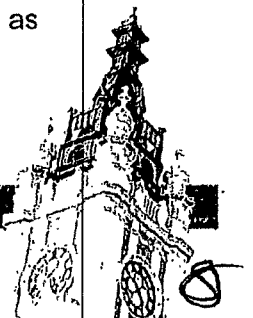
~~That when services are required, the appointment should be based on a competitive pricing strategy.~~

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.



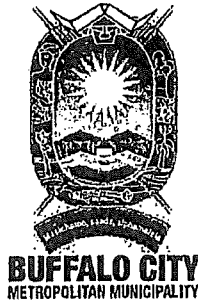
BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Shisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER
PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: rutania@buffalocity.gov.za

CONTRACT NO: CE 491: APPOINTMENT OF FIVE (5) SERVICE PROVIDERS FOR DATA LOGGING, LEAK DETECTION, WATER NETWORK PRESSURE MANAGEMENT INVESTIGATIONS AND IMPLEMENTATION IN BULK MAINS AND DISTRIBUTIONS MAINS IN ZTHE BUFFALO CITY METROPOLITAN MUNICIPALITY FOR A PERIOD OF THREE YEARS.

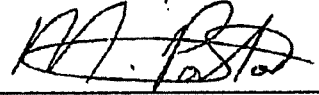
The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to Maluti GSM Consulting Engineers subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: MALUTI GSM CONSULTING ENGINEERS

NAME: MCEBISI PALA

SIGNATURE: 

TITLE: Director

DATE: 03/06/2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action A City Hard at Work



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1841
 Email: vlwern@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: admin@mpiattorneys.co.za

MADLANGA & PARTNERS Inc ATTORNEYS
 1st Floor, Block ,2nd Road
 Hyde Park
 Gauteng
 2132

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following-bidder, Madlanga & Partners Inc Attorneys as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Labour
2.	Litigation and General Legal Advisory Services

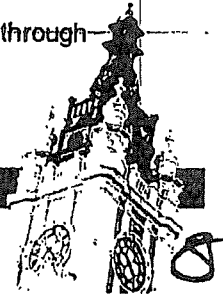
2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: vwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhlsho | King William's Town
Province of the Eastern Cape
South Africa

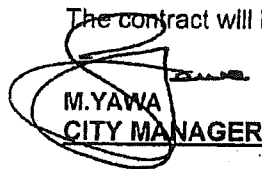
Website: www.buffalocitymetro.gov.za



CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


**M. YAWA
CITY MANAGER**

This award is made to Madlanga & Partners Inc Attorneys subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

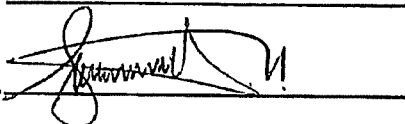
ACCEPTED BY:

GUGULETHU OSCAR MADLANGA

NAME:

MADLANGA & PARTNERS INC. ATTORNEYS

SIGNATURE:



TITLE:

SENIOR PARTNER

DATE:

31 MAY 2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

with us, we can. A City Hand at Work



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1046 | Fax: 043 743 1841
 Email: vivem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: tilanas@mtlaw.co.za

MABECE TILANI Inc
 8 Hillside Road
 Parktown
 Johannesburg
 2196

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder, Mabece Tilani Inc as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hand at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: viweni@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

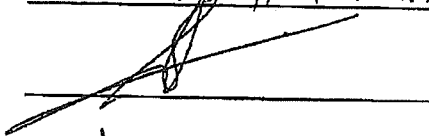
That the award be made subject to a Compliant CSD submission within a period of Seven (7) days from the date of this letter

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to Mabece Tilani Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: MABECE TILANA INC
NAME: SHIRLEY TILANA-MABECE
SIGNATURE: 
TITLE: DIRECTOR
DATE: 31 MAY 2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 706 1046 | Fax: 043 743 1941
Email: vivem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 706 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: tilanas@mtllaw.co.za

MABECE TILANI Inc
8 Hillside Road
Parktown
Johannesburg
2196

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder, Mabece Tilani Inc as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Litigation and General Legal Advisory Services

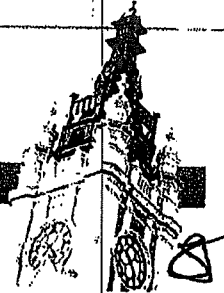
2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hand at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1041
Email: viwan@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

That the award be made subject to a Compliant CSD submission within a period of Seven (7) days from the date of this letter

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.


The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to Mabece Tilani Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: MABECE TILANI INC

NAME: SHIRLEY TILANI-MABECE

SIGNATURE: 

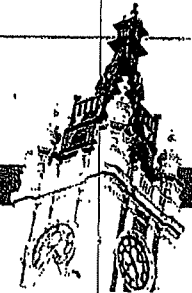
TITLE: DIRECTOR

DATE: 31 MAY 2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work





LIONEL TRICHARDT & ASSOC.
ATTORNEYS

Buffalo Metropolitan Municipality
Office of the City Manager
North & Oxford Street
Trust Centre Building, 10th Floor
EAST LONDON
5201

Date 31 May 2024
Your ref SCM
Our ref LM Trichardt / Lynette
Tel 042 243 1561
Fax 086 674 2645
Email lynette@ltlaw.co.za

Per e-mail : AmandaQ@buffalocity.gov.za

Dear Madam

**CONTRACT NO : CE531
PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATIONS AND
GENERAL ADVISORY LEGAL SERVICES FOR BUFFALO CITY
METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX
(36) MONTHS**

1. We refer to the above matter and enclose herewith the duly signed Letter of Appointment for your further attention.
2. Kindly acknowledge receipt hereof.
3. Kind regards.

Yours faithfully

LIONEL TRICHARDT & ASSOCIATES

23 Beaufort Street
P.O. Box 19
SOMERSET EAST 5850
www.ltlaw.co.za
VAT registration number : 438 025 8907

Attorney:
Lionel Mark Trichardt, BJuris, LLB (Vista), Cell : 082 334 5028

Candidate Attorney:
Michaela Davids, LLB (UFS), Cell no : 072 569 8801

Buffalo City Metropolitan Municipality
 East London - Business and Professional Town
 Provision of a Bid in Case
 2024-05-01

Website: www.buffalocity.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134 East London 5200
 10th Floor, Trust Centre
 East London 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: wzem@buffalocity.gov.za

Clu: ref:	SCM	Enq: 043 705 9273	Your ref :	REF NO: CE 531
--------------	-----	----------------------	------------	----------------

24 MAY 2024

Email: lynette@llaw.co.za

LIONEL TRICHARDT & ASSOCIATES
 96A Old Transkei Road
 Nahoon
 East London
 5201

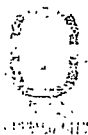
Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder, Lionel Trichardt & Associates as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.
3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



OFFICE OF THE CITY MANAGER

Postal: P.O. Box 10000, 6001
Buffalo City, 6001
Tel: 031 261 1111 Fax: 031 261 1111
Email: info@bcmm.gov.za

Buffalo City Metropolitan Municipality
Eastern Cape Province
Part of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



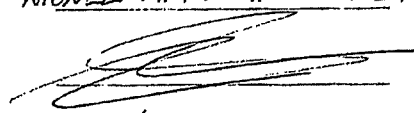
CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder


M. YAWA
CITY MANAGER

The award is made to Lionel Trichardt & Associates subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the LFM Act and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 82 of the Municipal Systems Act.

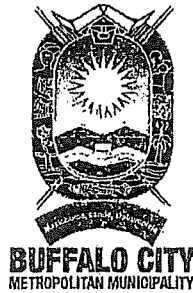
ACCEPTED BY: LIONEL TRICHARDT & ASSOCIATES
NAME: LIONEL MARK TRICHARDT
SIGNATURE: 
TITLE: MR / ATTORNEY
DATE: FRIDAY, 31 MARCH 2024

Lionel Mark Trichardt
COMMISSIONER OF OATHS
Practising Attorney
96a Old Transkei Road, Nahoon
East London, Eastern Cape Province



Buffalo City Metropolitan Municipality
East London | Bhishe | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: viwem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: abraham@lrxi.co.za

LE ROUX Inc
101 Cape Road
Mount Croix
Port Elizabeth
6001

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder, **Le Roux Inc** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Labour
2.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

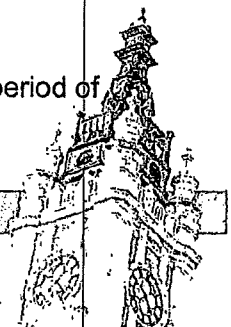
3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time

That the award be made subject to a Compliant CSD submission within a period of Seven (7) days from the date of this letter



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

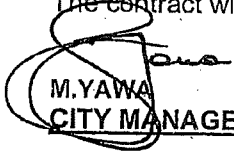


Website: www.buffalocitymetro.gov.za

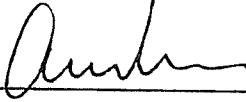
CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

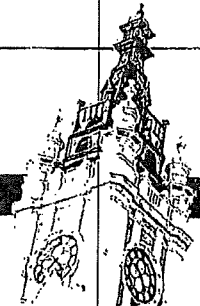
This award is made to Le Roux Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY:	Le Roux Inc
NAME:	Abraham Pieter le Roux
SIGNATURE:	
TITLE:	Director
DATE:	31 May 2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: vivum@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: wp@jgs.co.za

JOUBERT GALPIN SEARLE
 173 Cape Road
 Mill Park
 Port Elizabeth
 6000

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder **Joubert Galpin Searle** as per BAC No: (158/24) BCMM Bld Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing
2.	Litigation

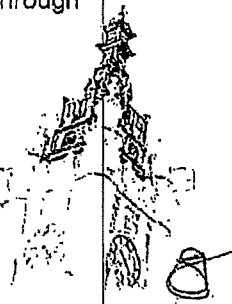
2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALO CITY METROPOLITAN MUNICIPALITY

A City Built on Hope

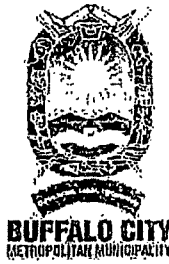


OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: ivwen@buffalocity.gov.za

Buffalo City Metropolitan Municipality
Ensl London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to Joubert Galpin Searle subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: Joubert Galpin Searle

NAME: Warren Parker

SIGNATURE: 

TITLE: MANAGING DIRECTOR

DATE: 31/5/2024



BUFFALO CITY METROPOLITAN MUNICIPALITY

7 CHURCH STREET, EAST LONDON, 5200



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1041
 Email: viweni@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: jolwana@telkomsa.net

JOLWANA MGIDLANA INCORPORATED
 No 19 Park Road
 Mthatha
 5099

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder Jolwana Mgidlana Incorporated as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1015 | Fax: 043 743 1011
Email: viwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa



Website: www.buffalocitymetro.gov.za

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.

[Handwritten signature]
M.YAWA
CITY MANAGER

This award is made to Jolwana Mgidiwana Incorporated subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: JOLWANA MGIIDLANA INC

NAME: KHANYISO MDZANGA

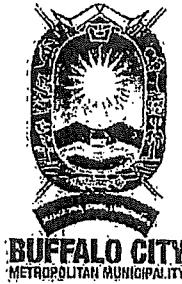
SIGNATURE: *[Handwritten signature]*

TITLE: DIRECTOR

DATE: 31 MAY 2024

Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1841
 Email: vjwem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: legal@idlaw.co.za

ISMAIL & DAHYA Inc
 30 Beyers Naude Service Road,
 Roosevelt Park
 Boksburg

2195

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder, **Ismail & Dahya Inc** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Litigation and General Legal Advisory Services

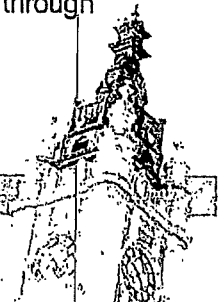
2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

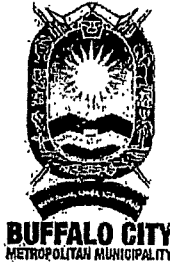
Leading the Nation. A City Hand at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5200
Tel: 043 705 1045 | Fax: 043 743 1941
Email: viwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King-William's-Town
Province of the Eastern Cape
South Africa



Website: www.buffalocitymetro.gov.za

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

That the award be made subject to a Compliant CSD submission within a period of Seven (7) days from the date of this letter

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to Ismail & Dahya Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

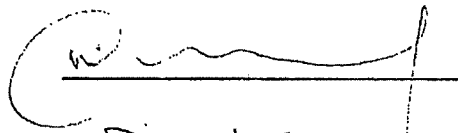
ACCEPTED BY:

Ismail And Dahya Inc

NAME:

Wahid Ismail

SIGNATURE:



TITLE:

Director

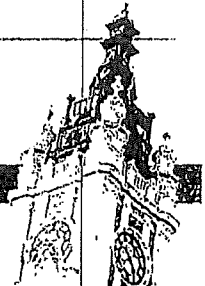
DATE:

31/05/24



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705-1046 | Fax: 043 743 1041
 Email: vivam@buffalocly.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: admin@icclark.co.za

IC CLARK
 25 St Luke's Road
 Southernwood
 East London
 5201

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder IC Clark as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council, through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Never at Work



OFFICE OF THE CITY MANAGER

PO Box 134, Eps) London, 6200
10th Floor, Trust Centre,
East London, 6201
Tel: 043 743 1043 | Fax: 043 743 1041
Email: wem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Shishe | King William's Town
Province of the Eastern Cape
South Africa

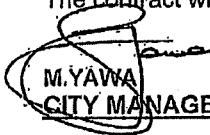
Website: www.buffalocitymetro.gov.za



CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to IC Clark subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act,

ACCEPTED BY:

IC Clark Inc.

NAME:

Paula Pinto Clark (nee De Azevedo)

SIGNATURE:



TITLE:

Director

DATE:

31 May 2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Never at Work



Buffalo City Metropolitan Municipality
 East London | Bisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymefo.gov.za



OFFICE OF THE CITY MANAGER

P.O. Box 134, East London 5200
 10th Floor, Trust Centre,
 East London 5201
 Tel: 043 705 1043 | Fax: 043 743 1941
 Email: vjwem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: litigations@gbinc.co.za

GRAY BURMEISTER Inc
 21 Tecoma Street
 Berea
 East London
 5241

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder, **Gray Burmeister Inc** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.
3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALO CITY METROPOLITAN MUNICIPALITY

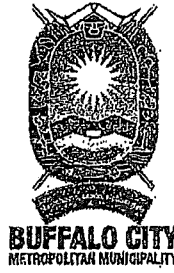
Duty in Action. A City Hard at Work

OFFICE OF THE CITY MANAGER

PO Box 134, East London, 6200
10th Floor, Trust Centre,
East London, 6201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: vwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



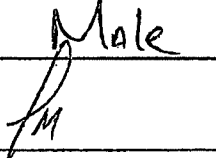
CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

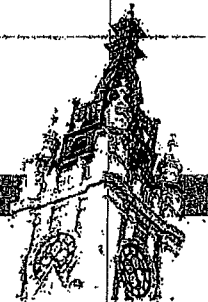
This award is made to Gray Burmeister Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: Gray Burmeister Inc
NAME: Tsepang Male
SIGNATURE: 
TITLE: Director
DATE: 31 May 2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: vlwem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: enzo1@telkomsa.net

ENZO MEYERS ATTORNEYS
 121 Devereux Avenue
 Vincent
 East London
 5214

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder **Enzo Meyers Attorneys** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

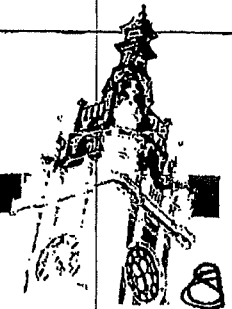
NO.	CATEGORY
1.	Conveyancing
2.	Litigation

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.
3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

City Hound at Work



PO Box 134, East London, 5200
10th Floor, Travel Centre,
East London, 5201
Tel: 043 706 1045 | Fax: 043 743 1941
Email: viwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

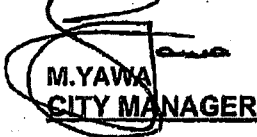


Website: www.buffalocitymetro.gov.za

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

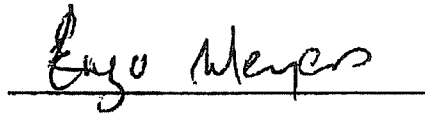
This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.

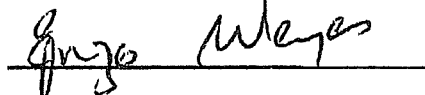

**M. YAWA
CITY MANAGER**

This award is made to Enzo Meyers Attorneys subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

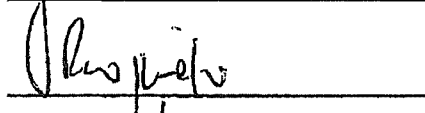
ACCEPTED BY:



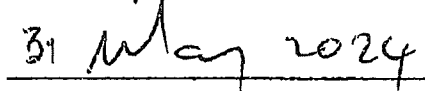
NAME:



SIGNATURE:



TITLE:



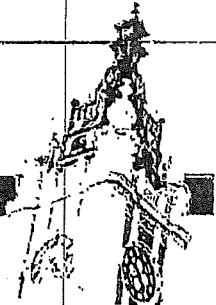
DATE:





BUFFALOCITYMETROPOLITANMUNICIPALITY

a City Hard at Work



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: vwm@buffalockly.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: admin@dmlaw.co.za

DYUSHU MAJEBE Inc ATTORNEYS
 20 Smartt Road
 Nahoon
 East London
 5200

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder, Dyushu Majebe Inc Attorneys Inc as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unitas in Veritate. A City Ready to Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1041
Email: vwain@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za

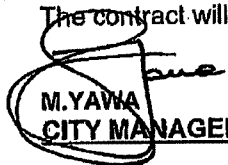


CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

That the award be made subject to a Compliant CSD submission within a period of Seven (7) days from the date of this letter

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to Dyushu Majebe Inc Attorneys subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

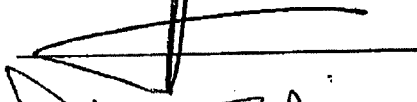
ACCEPTED BY:

DYUSHU + MAJEBE INC

NAME:

VUYANI MAJEBE

SIGNATURE:



TITLE:

DIRECTOR

DATE:

31/05/24



BUFFALO CITY METROPOLITAN MUNICIPALITY

Uthly in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
East London | Bisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134 East London 5200
10th Floor, Trust Centre,
East London 6201
Tel: 043 705 1045 | Fax: 043 743 1841
Email: vwem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: info@dmlattorneys.co.za

D M LUKHOZI ATTORNEYS Inc
3 Tindale Road
Berea
East London
5241

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder, D M Lukhozi Attorneys Inc as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.
3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



D.M. LUKHOZI ATTORNEYS INC
3 TINDALE ROAD
BEREA, EAST LONDON
TEL: 043 721 1562
FAX: 086 666 2764
REG: 2015/034303/21

OFFICE OF THE CITY MANAGER

PO Box 134, East London 5200
10th Floor, Trust Centre
East London, 5201
Tel: 043 705 1045 | Fax: 043 744 1941
Email: vwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

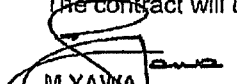
Website: www.buffalocitymetro.gov.za



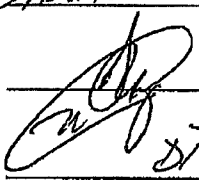
CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to D M Lukhozi Attorneys Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: DM LUKHOZI ATTORNEYS INC
NAME: DALUXOLO LUKHOZI
SIGNATURE: 
TITLE: DIRECTOR
DATE: 2024/06/03

D.M. LUKHOZI ATTORNEYS INC
3 TINDALE ROAD
BEREA, EAST LONDON
TEL: 043 721 1562
FAX: 086 666 2764
REG: 2015/034303/21

Buffalo City Metropolitan Municipality
 East London | Bhebe | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1041
 Email: vlwam@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: shizelle@clarklaing.co.za

CLARK LAING Inc
 P. O. BOX 19595
 Tecoma
 East London
 5214

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder, **Clark Laing Inc** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council, through Government Gazette that are promulgated from time to time



BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action. A City Hand at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 706 1045 | Fax: 043-743 1944
Email: vlwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhebe | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za




CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to Clark Laing Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: CLARK LAING INC
NAME: FRANZ VAN ROOYEN
SIGNATURE: 
TITLE: DIRECTOR
DATE: 31/05/2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
 East London | Bhisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201

Tel: 043 705 1045 | Fax: 043 743 1941
 Email: vwem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: lwebster@biclaw.co.za

BLC ATTORNEYS
 4 Cape Road
 Central
 Port Elizabeth
 6001

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder, BLC Attorneys as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services

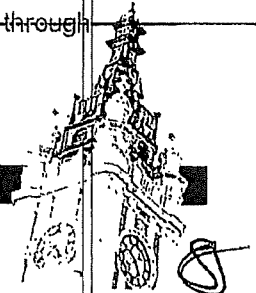
2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in action. A City Heart at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: vlwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

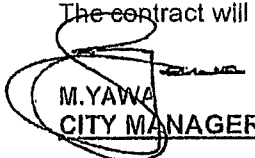
Website: www.buffalocitymetro.gov.za



CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

This award is made to BLC Attorneys subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: BLC Attorneys

NAME: Sonia Tifloen

SIGNATURE: 

TITLE: Managing Director

DATE: 31/05/2024



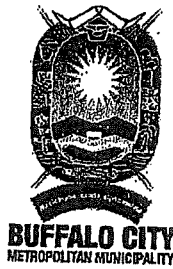
BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action - A City Ahead of Time



Buffalo City Metropolitan Municipality
 East London | Bisho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: viwen@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: jackie@batechubb.co.za

BATE CHUBB & DICKSON
 Suite 3 Norvia House
 34 Western Avenue
 Vincent
 East London
 5247

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months be awarded to the following bidder, Bate Chubb & Dickson as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALO CITY METROPOLITAN MUNICIPALITY

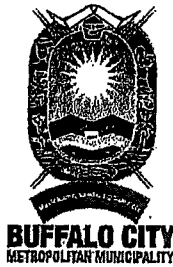
Unity in Action. A City Ahead of Work

OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: viwan@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

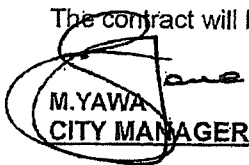
Website: www.buffalocitymetro.gov.za




CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

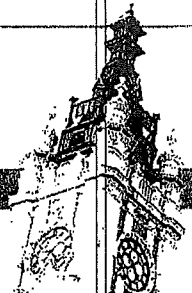
This award is made to Bate Chubb & Dickson subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: Bate Chubb + Dickson
NAME: Melanie Köpke
SIGNATURE: 
TITLE: Director
DATE: 31 / 05 / 2024



BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
 East London | Bhalsho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 6200
 10th Floor, Trust Centre,
 East London, 6201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: vlwem@buffalocity.gov.za

Our ref.: SCM	Enq.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: banganl@telkomsa.net

BANGANI ATTORNEYS
 15 Suffolk Road
 Berea
 East London
 5201

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder; **Bangani Attorneys** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

NO.	CATEGORY
1.	Litigation and General Legal Advisory Services

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.

3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Never at Work



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 6200
10th Floor, Trust Centre,
East London, 6201
Tel: 043 705 1046 | Fax: 043 743 1841
Email: vlwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bhishe | King William's Town
Province of the Eastern Cape
South Africa



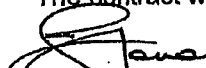
Website: www.buffalocitymetro.gov.za

**CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW,
LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO
CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.**

That the award be made subject to a Compliant CSD submission within a period of Seven (7) days from the date of this letter

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


**M. YAWA
CITY MANAGER**

This award is made to Bangani Attorneys subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

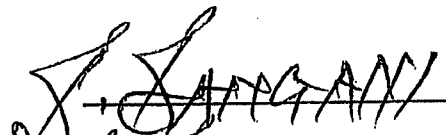
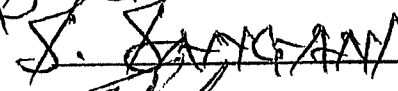
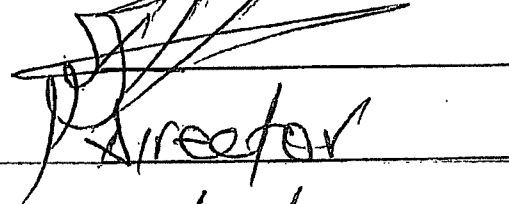
ACCEPTED BY:

NAME:

SIGNATURE:

TITLE:

DATE:




Director
20/05/2024



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



Buffalo City Metropolitan Municipality
 East London | Bhifaho | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocitymetro.gov.za



OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
 10th Floor, Trust Centre,
 East London, 5201
 Tel: 043 705 1045 | Fax: 043 743 1941
 Email: vtwen@buffalocity.gov.za

Our ref.: SCM	Eng.: 043 705 9273	Your ref.:	REF NO: CE 531
---------------	--------------------	------------	----------------

24 MAY 2024

Email: odwaaa@gmail.com

BRAUNS NYEMBEZI Inc.
 49 Cumberland Street
 Mthatha
 5099

Dear Sir/Madam

CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF THIRTY-SIX (36) MONTHS.

I have pleasure in informing you that the City Council has accepted the tender for the **Contract No: CE 531: Provision of Conveyancing, Labour Law, Litigation & General Advisory Legal Services For The Buffalo City Metropolitan Municipality (BCMM) For A Period of Thirty-Six (36) Months** be awarded to the following bidder, **Brauns Nyembezi Inc** as per BAC No: (158/24) BCMM Bid Adjudication Committee Meeting held on 24 May 2024 as per the categories below:

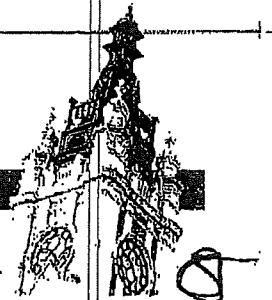
NO.	CATEGORY
1.	Conveyancing
2.	Labour
3.	Litigation and General Legal Advisory Services.

2. That Contract No. CE 531 is a rate-based contract with Service Providers being sourced through quotations on a "as and when" required basis.
3. That these rates are regulated by the Legal Practice Council through Government Gazette that are promulgated from time to time



BUFFALOCITYMETROPOLITANMUNICIPALITY

Unity in Action. A City Hard at Work



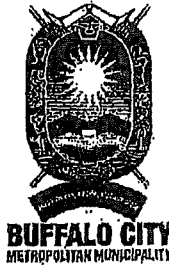
O.N

OFFICE OF THE CITY MANAGER

PO Box 134, East London, 5200
10th Floor, Trust Centre,
East London, 5201
Tel: 043 705 1045 | Fax: 043 743 1941
Email: vwem@buffalocity.gov.za

Buffalo City Metropolitan Municipality
East London | Bheisha | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymetro.gov.za




CONTRACT NO: CE 531: PROVISION OF CONVEYANCING, LABOUR LAW, LITIGATION & GENERAL ADVISORY LEGAL SERVICES FOR THE BUFFALO CITY METROPOLITAN MUNICIPALITY (BCMM) FOR A PERIOD OF 36 MONTHS.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.


M. YAWA
CITY MANAGER

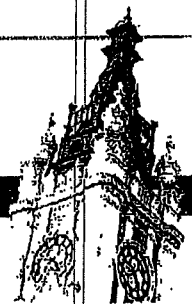
This award is made to Brauns Nyembezi Inc subject to the condition that no written objection or complaint against the BCMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BCMM SCM Policy or 21 days in the case of an appeal in terms of Section 62 of the Municipal Systems Act.

ACCEPTED BY: Brauns Nyembezi
NAME: Odwa Nyembezi
SIGNATURE: 
TITLE: Miss
DATE: 31 May 2024



BUFFALO CITY METROPOLITAN MUNICIPALITY

Unity in Action. A City Hand at Work



O.N



**CENTRAL SUPPLIER
DATABASE
FOR GOVERNMENT**

AS at	2025-06-08 00:00:00	Report Date	2025-06-08 09:03:35
Supplier Number	MAAA0766800	Report to (S)	sumayaw@buffcity.gov.za
Supplier Type	CIPC Company	Origin of Status/Supplier	Buffalo City Metropolitan Municipality

CSD Compliance History Report

Supplier Information			
Supplier number	Legal name	Trading name	Identifying number
MAAA0766800	TSHANGANA AND ASSOCIATES	TSHANGANA AND ASSOCIATES	2019/184565/21
			Supplier has a bank account
			Yes
			Status change date
			2019-06-12 11:26:52

Is supplier active	Supplier inactive reason	Supplier state	Supplier inactive data	Edited user
No		In Use		csd.safeynebatchdownload@treasury.gov.za

Supplier CIPC Business Status			
Business status	Legal name	Trading name	Status change date
AR Final deregistration	TSHANGANA AND ASSOCIATES	TSHANGANA AND ASSOCIATES	2025-02-10 21:25:49
Deregistration Process	TSHANGANA AND ASSOCIATES	TSHANGANA AND ASSOCIATES	2024-12-18 14:22:20
In Business	TSHANGANA AND ASSOCIATES	TSHANGANA AND ASSOCIATES	2019-06-12 11:27:04

Tax Compliance Verification			
Overall validation	Future Use	Income tax	PAYE number
Non-Compliant Tax Status		9068664250	4780302057
Tax Compliant		9068664250	4780302057
			Status change date
			12 Nov 2024 04:11:29:000
			05 Nov 2024 13:04:37:000
			Tax compliance status pin provided



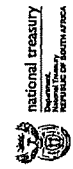
national treasury
REPUBLIC OF SOUTH AFRICA



As at:	2025-08-08 00:00:00	Report Date:	2025-08-08 09:03:35
Supplier Number:	MAAA0786800	Report From By:	sumeyaw@bmfibcoy.gov.za
Supplier Type:	CIPC Company	Origin of State/Supplier:	Buffalo City Metropolitan Municipality

CSD Compliance History Report

Non-Compliant Tax Status	9068664250	4780302057	09 Jun 2024 01:19:58:000
Tax Compliant	9068664250	4780302057	31 May 2024 10:53:35:000
Non-Compliant Tax Status	9068664250	4780302057	27 May 2024 01:25:27:000
Tax Compliant	9068664250	4780302057	14 May 2024 22:00:48:000
Non-Compliant Tax Status	9068664250	4780302057	05 Mar 2024 17:07:56:000
Tax Compliant	9068664250	4780302057	27 Feb 2024 09:36:37:000
Non-Compliant Tax Status	9068664250	4780302057	17 Jan 2024 01:51:33:000
Tax Compliant	9068664250	4780302057	17 Oct 2023 17:22:16:000
Non-Compliant Tax Status	9068664250	4780302057	04 Oct 2023 18:33:57:000
Tax Compliant	9068664250	4780302057	24 Aug 2023 12:50:21:000
Non-Compliant Tax Status	9068664250	4780302057	23 Aug 2023 16:26:15:000
Tax Compliant	9068664250	4780302057	01 Aug 2023 10:34:44:000
Non-Compliant Tax Status	9068664250	4780302057	05 Apr 2023 02:46:34:000
Tax Compliant	9068664250	4780302057	22 Mar 2023 22:56:41:000
Non-Compliant Tax Status	9068664250	4780302057	12 Mar 2023 20:39:04:000
Tax Compliant	9068664250	4780302057	10 Oct 2022 11:32:51:000
Non-Compliant Tax Status	9068664250	4780302057	20 Sep 2022 09:26:01:000
Tax Compliant	9068664250	4780302057	25 Aug 2022 06:01:11:000
Non-Compliant Tax Status	9068664250	4780302057	16 Jul 2022 09:11:06:000
Tax Compliant	9068664250	4780302057	





**CENTRAL SUPPLIER
DATABASE**
FOR GOVERNMENT

As at:	2025-06-08 09:03:35	Report Date:	2025-08-08 09:03:35
Supplier Number:	MAAA0786800	Request From:	kurmyew@buffalocity.gov.za
Supplier Type:	CIPC Company	Organ of State (Supplier):	Buffalo City Metropolitan Municipality

CSD Compliance History Report

Non-Compliant Tax Status	9068664250			05 Jun 2022 11:31:43:000	
Tax Compliant	9068664250			30 Mar 2022 08:28:53:000	
Unable to determine tax compliance - refer to tax ref nr status	9068664250			30 Mar 2022 08:28:33:000	
Tax Compliant	9068664250			25 Mar 2022 21:53:27:000	
Non-Compliant Tax Status	9068664250			15 Feb 2022 17:04:48:000	
Tax Compliant	9068664250			03 Apr 2021 10:41:10:000	
Non-Compliant Tax Status	9068664250			20 Mar 2021 00:53:10:000	
Tax Compliant	9068664250			06 Sep 2020 15:34:33:000	
Unable to determine tax compliance - refer to tax ref nr status	9068664250			31 Aug 2020 03:32:01:000	
Tax Compliant	9068664250			12 Jul 2020 12:33:45:000	
Unable to determine tax compliance - refer to tax ref nr status	9068664250			06 Jul 2020 17:14:22:000	
Tax Compliant	9068664250			24 Jun 2020 10:31:49:000	
Non-Compliant Tax Status	9068664250			02 Mar 2020 16:28:50:000	
Tax Compliant	9068664250			12 Jun 2019 11:27:16:000	

Bank Account Information

Account holder	Bank account number	Bank name	Preferred account	Active bank account	Identifier linked at bank	Status change date
TSHANGANA AND ASSOCIATES INC	62444245692	FIRST NATIONAL BANK	Yes	No	Yes	2025-04-01 07:04:43





As at:	2025-08-08 00:00:00	Report Date:	2025-08-08 05:03:35
Supplier Number:	MAAA0786800	Report From By:	lamoyaw@buffalocity.gov.za
Supplier Type:	CIPC Company	Organ of State/Supplier:	Buffalo City Metropolitan Municipality

CSD Compliance History Report

	Yes	Yes	Yes	Yes	2019-06-14 07:00:32
TSHANGANA AND ASSOCIATES INC	62444245692	FIRST NATIONAL BANK	Yes	Yes	
TSHANGANA AND ASSOCIATES INC	62444245692	FIRST NATIONAL BANK	Yes	Yes	2019-06-12 11:31:05

Accreditation Verification

Accreditation Body Verification

No Accreditation Body Verification record(s) found for the supplier entered.

Accreditation Manual Verification Required

No Accreditation Body Verification record(s) found for the supplier entered.

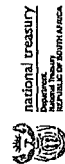
Restricted/Tender Defaulter Supplier Verification

Restricted Supplier	Restricted/Removal Reason	Status change date
No		2019-06-12 11:33:51
Restricted Individual	Director/Member/Owner	Restriction/Removal Reason
No	GOODMAN LUTHONDO TSHANGANA	2019-06-12 11:26:52

State Employee Verification

Employee of the state	Director/Member/Owner	Organ of state	Status change date
No	GOODMAN LUTHONDO TSHANGANA		2019-06-12 11:26:52

Address Information





**CENTRAL SUPPLIER
DATABASE
FOR GOVERNMENT**

As at:	2025-08-08 09:03:42	Report Date:	2025-08-08 09:03:42
Supplier Number:	MAAA0786800	Report Run By:	sumayen@buffalo-city.gov.za
Supplier Type:	CIPC Company	Origin of State (Supplier):	Buffalo City Metropolitan Municipality

CSD Compliance History Report

Province	Address Number	Address type	Address line 1 Address line 2	Country	Preferred address	Province	District	Municipality	City	Suburb	Ward	Postal code	Status	Edit user	Edit date
Free State	Address 1	Physical	107 KELLNER STREET, WESTDENE	South Africa	Yes	Free State	Mangaung	Mangaung	Bloemfontein	Westdene	19	9300	Active	luthando@isha nganaatoorneys .co.za	2024-11-05 10:42:26
Free State	Address 2	Physical	107 KELLNER STREET, WESTDENE	South Africa	Yes	Free State	Mangaung	Mangaung	Bloemfontein	Westdene		9300	Active	csl.dataconver sion@treasury. gov.za	2019-06-12 11:32:13

Tooltip for Report



National Treasury
and Finance
Republic of South Africa



As at:	2025-08-08 09:03:00	Report Date:	2025-08-08 09:03:35
Supplier Number:	MAAA0786800	Report Run By:	sumayaw@buffcity.gov.za
Supplier Type:	CIPC Company	Origin of State/Supplier:	Buffalo City Metropolitan Municipality

CSD Compliance History Report

To promote administrative compliance, an active supplier's information will be re-verified on a regular basis. The frequency of batch re-verification of a supplier's information differs based on the type of information:

- CIPC-registered suppliers with an "in business" status and member/director updates of such suppliers:** Re-verification occurs on a daily basis, if it has not been verified within the last 24 hours.
- Bank:** The bank account and branch number combination is checked against the bank account codification scheme (CDV check). The bank account and branch number combination is validated each time a bank account is added or updated. The bank account and account holder is verified with SafetyWeb when a bank account is added or updated and the supplier submits the change. The bank account details will also be re-verified if a supplier updates their identifying number on the Supplier Identification screen and it is linked to their bank account at the respective bank. A supplier can manually re-send their bank account details for re-verification by clicking on the "Re-Verify" button on the bank screen in cases where updates to the bank account details were made at the banking institution. This verification against the banks via the SafetyWeb interface can take up to four working days.
- Tax compliance status:** Re-verification of tax compliance occurs daily for suppliers with a non-compliant tax status, if the tax status was not verified within the last 24 hours; and re-verification of tax compliance occurs every ten working days for suppliers with a compliant tax status — In line with the grace period given by SARS in cases where a supplier's tax status will become non-compliant.
- Government Employee status per director/member:** Re-verification occurs on a monthly basis.
- Restricted Supplier:** Re-verification occurs on an ad-hoc basis whenever National Treasury updates the list of restricted suppliers and the CSD restricted supplier master data is updated.
- Active/Inactive:** A supplier can decide to inactivate the supplier record and will supply an inactive reason. When a supplier is inactive, they will not appear on the search results for organs of state and will not be able to do business with government. They can however, re-activate their account in future.
- Deleted supplier:** A supplier can decide to delete the supplier record and will supply a deletion reason. When a supplier is deleted, they will not appear on the search results for organs of state and will not be able to do business with government. They can never, re-activate their account in future.
- Status change date:** For multiple entries, this date appears in a descending order, displaying the most recent date that a change was made for the particular section, in the first row. This therefore means that the very last date in the list of dates would have been the date of the very first status as recorded on the CSD.
- Director/Member/Owner:** An individual can be a member, director or owner of a company/business.



ACCREDITED SERVICE PROVIDERS FOR THE PROVISION OF LEGAL SERVICES TO BCMM – CONTRACT CE 531 (2024/25 – 2026/27)

NAME OF FIRM	ADDRESS	TELEPHONE	FAX	CONTACT PERSON	CELL NO.	EMAIL	AREAS OF SPECIALISATION
B. Bangani Attorneys (Practise No: 60703)	15 Saffolk Rd, Berea. P.O. Box 748, EL, 5200	043 742 2904	043 722 8691 086 546 9248	Mr. Bangani Okuhle Kalimashe	082 487 2290 060 479 8294	bangani@telkomsa.net	Contract and Litigation, Criminal Law,
BLC Attorneys (Practise No:59495)	123 Western Ave, 4 Cape Rd Gqeberha	041 506 3700		Sonja Tifloen	082 745 4596	stifloen@blclaw.co.za	Contract & Litigation, By- laws, Labour law, and Conveyancing
Brauns Nyembezi Inc (Practise No: 63306)	81A Frere Rd, EL			Dodwa Nyembezi	072 974 5826	admin@bninc.co.za	Contract & Litigation, By- laws, Labour law, and Conveyancing
Clark-Laing Incorporated (Practise No: 57408)	58 Jayson Rd, Berea, EL P.O. Box 19595, EL	043 721 1556 / 1657	086 206 2562	Mr Justin Laing	083 635 3654 L 071 418 4175 J	justin@clarklaing.co.za kristi@clarklaing.co.za	Contract & Litigation, By- laws, Labour law, and Conveyancing
Dyushu Majebe Attorneys (Practise No: 62266)	20 Smatt Road, Nahoon P.O. Box 1411, EL, 5200	043 726 4616	043 726 6599 086 592 6555	Mr Majebe	083 928 1473 071 735 2617	dm@webmail.co.za	Contract & Litigation and Labour Law
Enzo Meyer Attorneys (Practise No: 60849)	121 Devereux Avenue, Vincent, EL P.O. Box 7107, EL, 5200	043 721 1109	086 686 4249	Mr Meyer	083 524 7375	Enzo1@telkomsa.net	Contract & Litigation, Labour Law, Criminal Law, and Conveyancing
Funani Attorneys Inc (Practise No: 63777)	49 Chamberland Street, Mthatha	047 531 1719		Vakele Funani	073 100 2083	funanivk@gmail.com	Contract & Litigation, By- laws, Labour law
Franz Attorneys (Practise No: 63520)	41 Bonza Bay Rd, Beacon Bay	043 555 0969		M Franz	062 190 2957	marvin@Franzlegal.co.za	Contract & Litigation, By- laws, Labour law
NAME OF FIRM	ADDRESS	TELEPHONE	FAX	CONTACT PERSON	CELL NO.	EMAIL	AREAS OF SPECIALISATION
Gray Burmeister Inc (Practise No: 60851)							Contract & Litigation, Criminal Law, and Conveyancing.

Goldberg de Villiers Inc (Practise No: 56918)	13 Bird Street, Central Gqeberha	041 501 9832	041 585 7796	Ms Tracey Mouton	082 898 7841	traceym@goldlaw.co.za	03 51
HP Mncwango Attorneys (Practise No: 62637)	4 Kew Rd, Vincent, EL P.O. Box 664, EL, 5200	043 726 7090	043 726 7067 086 659 6661	Ms Pumla Mncwango	079 491 7819	mncwangop@telkomsa.net	Contract & Litigation, By- laws, Labour Law, and Conveyancing
IC Clark Inc (Practise No: 57408)	25 St Lukes Rd, Belgravia, EL	043 743 3420		Barbara Marshall	076 210 8930	admin@icclark.co.za barbara@icclark.co.za	Contract & Litigation, By- laws, Labour law, and Conveyancing
Ismail & Dahya Attorneys (Practise No: 956)	c/o 67 Beach Rd, Nahoon, EL			Rushil Bhima	072 211 3113 / 083 508 8805	rushil@idalaw.co.za	
Jolwana Mgidlana Inc (Practise No: 64011)	No 12 Cecil Llyod Street, Stirling, EL			Khanyiso Ndzanga	073 192 7832	jolwana@telkomsa.net	
Le Roux Incorporated Attorneys (Practise No: 69754)	101 Cape Road, Mount Croix, PE P.O. Box 63950, Greenacres, 6057	041 374 1400	041 374 1405	Mr. Abraham LeRoux	082 575 7587	abraham@lrxi.co.za	Contract & Litigation, By- laws, Labour Law, Criminal Law, and Conveyancing
Lionel Trichardt & Associates (Practise No: 62521)	96A Old Transkei Road, Nahoon, EL			Gehard Schaupt	074 558 6773	lionel@tlaw.co.za	Labour Law, and Criminal Law
DM Lukhozi Attorneys (Practise No: 63358)	3 Tindale Rd, Berea, EL			Dali Lukhozi	082 294 5898	dali@dmlattorneys.co.za	
Magqabi Seth Zita Attorneys (Practise No: 61470)	4 Tyrell Rd, Berea, EL P.O. Box 1110, EL, 5200	043	043 722 9197	Mr Magqabi Victoria Tsungai Gozo	067 116 8212	mszlaw@telkomsa.net <a href="mailto:procurement@mszattorneys
inc.co.za">procurement@mszattorneys inc.co.za	Contract & Litigation, Labour Law, and Criminal Law
NAME OF FIRM	ADDRESS	TELEPHONE	FAX	CONTACT PERSON	CELL NO.	EMAIL	AREAS OF SPECIALISATION
Malusi & Co Attorneys (Practise No: 60775)	7 Tecoma, Berea EL	043 722 9136		Fundiswa Ncula	078 157 2611	admin@malusiec.co.za	

Makhanya Incorporated (Practise No: 60507)	Cnr of Argyle & Oxford Street, Werners Building, 2nd Floor POSTNET 137 Private Bag X9063, EL, 5200	043 742 3049	043 742 3049	043 742 3049	Mr Makhanya	071 287 4248	makanya@postnet.co.za	Contract & Litigation, Labour Law, By-Laws, Criminal Law, and Conveyancing
Maseko Tilana Incorporated (Practise No: 61948)	Meyers Building, 67 Cambridge Road P O Box7349, East London, 5200	043 722 2325	043 722 2326	084 827 9268	Ms Shirley Tilana		tilanas@masekotilana.co.za	Procurement & Litigation, Contract and Litigation, Labour Law and By Laws and Conveyancing
Mayedwa Attorneys (Practise No: 63628)	121 Devereux Ave, Vincent, EL			083 987 4342	Nolubabalo Mayedwa		mayedwaatt@gmail.com	
Madlanga & Partners Inc (Practise No: 13271)	120 4 th Street, Parkmore, Sandton Or 51 Balfour Rd, Vincent EL	011 217 7290 043 023 0177		071673 7738	Guguletu Oscar Madlanga		admin@mpiattorneys.co.za gugulethu@mpiattorneys.co.za	
NE Mbewana Attorneys (Practise No: 62511)	11A Sterwart Drive, Berea, EL			073 701 5493	Nisikelelo Mbewana		ntsikimbwn@gmail.com	
Nkosi Sabelo Inc (Practise No: 42297)	1 st Floor Harbourview Building, Oakworth Road, Humehill, Port Elizabeth			082 859 3401	George Sabelo		George@nsattorneys.co.za	
Ningiza Horner Inc (Practise No: 9812)	85 Protea Rd, Chiselhurst, JHB			082 633 4572	Lwanda Jongilanga		lwanda@nhkaw.co.za	
NAME OF FIRM	ADDRESS	TELEPHONE	FAX	CELL NO.	CONTACT PERSON	EMAIL	AREAS OF SPECIALISATION	
Sonamzi Attorneys (Practise No:59997)	3 Beresford Rd, Stirling, EL	047 491 0469		078 083 8557 083 275 3548	Oyama Mitshutshu D Sonamzi	sonamziattorneysinc@gmail.com	Contract & Litigation, By Laws, Labour Law, Criminal Law, and Conveyancing	
Smith Tabata Attorneys (Practise No: 64952)	12 Helena Street Beacon Bay	043 703 1876	086 676 6166	082 558 7644-M 076 862 4852	Mr M. Smith / Mr S. Tito	shizelle@smithtabata.co.za sibongilet@smithtabata.co.za ginaf@smithtabata.co.za	Contract & Litigation, By Laws, Labour Law,	

NAME OF FIRM	ADDRESS	TELEPHONE	FAX	CONTACT PERSON	CELL NO.	EMAIL	AREAS OF SPECIALISATION
Tshiki & Associates (Practise No: 63378)	P.O. Box 11146, EL, 5200 11 Tyrell Rd, Berea, EL	043 721 1270		Vuyo Hoho	072 800 4448	yandam@smithtabata.co.za hoho@tshiki.co.za ntando@tshiki.co.za	Criminal Law and Conveyancing
Taleni Godi Kupiso Inc (Practise No: 67510)	28 Frere Rd, EL			Xolelwa Poni Samora Keyisi	078 592 7681 073 139 4478	xolelwap@tgkattorneys.co.za samora@tgkattorneys.co.za	
Twani Tshangani & Associates (Practise No: 68359)	22 Lecial Chambers, 20 Devereux Ave, Vincent EL			Nozuko Twani Roma Bam- Tshangana	064 507 4246 068 883 5127	nozuko@twaniassociates.co.za roma@twaniassociates.co.za	
Wesley Pretorius & Associates (Practise No: 59463)	24 Tottenham Rd, Baysville EL P.O. Box 19770, Tecoma, 5214	043 721 1740/1	043 721 1742 086 627 4026	Mr Wesley Pretorius Sasha Lee- Mac Minn	Unknown	wesleyp@lantic.net	Contract & Litigation, By- laws, Labour Law, and Criminal Law
Nomvete Sayo Luwaca Inc (Practise No: 64150)						Nomvete.n@gmail.com admin@nslinc.co.za Sipokazi.luwaca@nslinc.co.za	Contract & Litigation, By Laws,
Mabece Tilani Inc (Practise No: 64211)	1-3 Cavendish Road Vincent EAST LONDON 5247 Postnet Suite 238 Private Bag x 9063 EAST LONDON	043 422 0040			084 827 9268	tilanas@mtlaw.co.za	Contract & Litigation, By Laws,
Joubert Galdin Searle Attorneys (Practise No: 56977)	173 Cape Road, Mill Park, Gqeberha PO Box 59, Gqeberha, 6000	(041) 396 9268			082 320 5349	cindyj@jgs.co.za	Contract & Litigation, By Laws,

Moodley Conlon (Practise No: 63412)	Cleverdon House, 2 Cleverdon Road, Selborne, EL	043 555 4000		Laila Clarke	082 893 3080	laila@conlonlaw.co.za	Contract & Litigation, By Laws,
Nandi Bulabula Inc (Practise No: 61701)	Regus Business Centre 14 Stewart Drive Berea East London 5214				082 350 2104	nandi@nandibulabulainc.co.za reception@nandibulabulainc.co.za munyai@nandibulabulainc.co.za	Contract & Litigation, By Laws,
Tonise Attorneys (Practise No: 63233)	067 604 0115				083 872 3968	toniseb@gyahoo.com	Contract & Litigation, By Laws,
SM Vakalisa Inc (Practise No: 17402)						precious@smvakalisainc.co.za	Contract & Litigation, By Laws,
							Contract & Litigation, By Laws,

Volume 4



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

AGENDA

**BUFFALO CITY
METROPOLITAN COUNCIL
MEETING**

28 MAY 2026

9.00 A.M.



BUFFALO CITY
METROPOLITAN MUNICIPALITY

BUFFALO CITY METROPOLITAN COUNCIL

The following reports are circulated for consideration by the Buffalo City Metropolitan Council at its meeting to be held on


THURSDAY, 28 MAY 2026

at

9.00 A.M.

in the

AUDITORIUM, City Hall, East London


COUNCILLOR C.H.M. MAXEGWANA
SPEAKER
MG/AM/pvz
(AGENDAS/2026/F-PAGE/BCMC-Supp (METRO)/4BCMC28-5)

City Hall
EAST LONDON

18 May 2026

REPORTS

- 11. Matters Outstanding / Arising (**Continued from Volume 3**)

Report

No. Subject

Page No.

3 MATTERS OUTSTANDING from previous meetings of the Buffalo City Metropolitan Council (**Continued from Volume 3**)

645

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(KK)	MINUTE NO. VBCMC 232/26 : MINUTE NO. VBCMC 70/26 : MINUTE NO. BCMC 472/25 : BASIC ELECTRICITY SERVICE CHARGE : NOTICE OF MOTION BY A DEMOCRATIC ALLICANCE COUNCILLOR	645
(LL)	MINUTE NO. VBCMC 233/26 : MINUTE NO. VBCMC 73/26 : MINUTE NO. BCMC 478/25 : BUFFALO CITY METROPOLITAN DEVELOPMENT AGENCY (BCMDA) PROJECTS: QUESTIONS FROM A DEMOCRATIC ALLIANCE COUNCILLOR	646
(MM)	[Report of the Acting City Manager] MINUTE NO. VBCMC 236/26 : MINUTE NO. VBCMC 125/26 : REPORT TO COUNCIL THE CAUSE OF THE INVALIDITY OF THE AWARD OF CONTRACT CE393 (SERVICE OF SUPPLY, INSTALLATION AND MANAGEMENT OF A PRE – PAYMENT ELECTRICITY VENDING SYSTEM INCORPORATING THIRD PARTY COLLECTION SERVICES FOR BCMM)	646
(NN)	[Report of the Acting City Manager] MINUTE NO. VBCMC 237/26 : MINUTE NO. VBCMC 126/26 : APPLICATION TO PURCHASE ERF 11853 EAST LONDON FOR BUSINESS (5 START LUXURY HOTEL) PURPOSE	701

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(OO)	MINUTE NO. VBCMC 238/26 : MINUTE NO. VBCMC 136/26 : MATTER OF EXIGENCY : MOTION WITHOUT NOTICE : COUNCILLOR M. HLEKISO ON BEHALF OF THE ECONOMIC FREEDOM FIGHTERS : MANDOTORY IN-SOURCE OF SECURITY PERSONNEL WITHIN BUFFALO CITY METROPOLITAN MUNICIPALITY AND THE CHIPPA UNITED FOOTBALL CLUB	727
4	MATTERS ARISING : Buffalo City Metropolitan Council : 24 April 2026, but Adjourned and Reconvened on 30 April 2026	728
(A)	MINUTE NO. VBCMC 179/26 : IMMEDIATE ENFORCEMENT OF TARGETED CONSEQUENCE MANAGEMENT : NOTICE OF MOTION BY AN ECONOMIC FREEDOM FIGHTERS COUNCILLOR	728
(B)	MINUTE NO. VBCMC 180/26 : IMMEDIATE IMPOSITION OF A MORATORIUM ON EVICTIONS AND THE ESTABLISHMENT OF A REDRESS FRAMEWORK : NOTICE OF MOTION BY AN ECONOMIC FREEDOM FIGHTERS COUNCILLORS	728
(C)	MINUTE NO. VBCMC 181/26 : RESOLUTION FOR THE CATEGORICAL FISCAL EXEMPTION OF REGISTERED NPOS AND NGOS PROVIDING INDIGENT CARE : NOTICE OF MOTION BY AN ECONOMIC FREEDOM FIGHTERS COUNCILLORS	729

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
	[Report of the Acting City Manager]	
(D)	MINUTE NO. VBCMC 182/26 : IMMEDIATE RECTIFICATION OF SYSTEMIC BILLING IRREGULARITIES AND PREDATORY OVERCHARGING : NOTICE OF MOTION BY AN ECONOMIC FREEDOM FIGHTER COUNCILLOR	729
	[Report of the Acting City Manager]	
(E)	MINUTE NO. VBCMC 183/26 : DISMANTLING THE NEO-COLONIAL TENDERPRENEURIAL STATE AND ERADICATING ALL FORMS OF PROCUREMENT DEVIATIONS IN BUFFALO CITY METROPOLITAN MUNICIPALITY : NOTICE OF MOTION BY AN ECONOMIC FREEDOM FIGHTERS COUNCILLOR	740
	[Report of the Acting City Manager]	
(F)	MINUTE NO. VBCMC 184/26 : IMMEDIATE ADOPTION OF A RADICAL ACCOUNTABILITY FRAMEWORK AND THE ENFORCEMENT OF CONSEQUENCE MANAGEMENT REGARDING SYSTEMIC IRREGULAR EXPENDITURE : NOTICE OF MOTION BY AN ECONOMIC FREEDOM FIGHTERS COUNCILLOR	752
(G)	MINUTE NO. VBCMC 185/26 : IMMEDIATE ADOPTION OF AN INSOURCING FRAMEWORK FOR ALL PERMANENT MUNICIPAL SERVICES : NOTICE OF MOTION BY AN ECONOMIC FREEDOM FIGHTERS COUNCILLOR	764
(H)	MINUTE NO. VBCMC 186/26 : YOUNG LEOPARD PROFILE : NOTICE OF MOTION BY AN ECONOMIC FREEDOM FIGHTERS COUNCILLOR	764

<u>Report No.</u>	<u>Subject</u>	<u>Page No.</u>
(I)	[Report of the Speaker] MINUTE NO. VBCMC 187/26 : ADMISSION OF THE PUBLIC TO COUNCIL COMMITTEES AND COUNCIL MEETINGS THROUGH VIRTUAL PLATFORMS : REQUEST FOR EXTENSION OF TIME	765

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

**[NOTE: REPORT NO. 3 CONTINUED FROM VOLUME 3
DUE TO THE VOLUME THEREOF.]**

(KK) MINUTE NO. VBCMC 232/26 :
MINUTE NO. VBCMC 70/26 :
MINUTE NO. BCMC 472/25 :
BASIC ELECTRICITY SERVICE CHARGE :
NOTICE OF MOTION BY A DEMOCRATIC ALLIANCE COUNCILLOR

RESOLVED:

1. That the City Manager prepares and submit a **report** responding to the issues raised in the Notice of Motion referred to in Resolution No. 1 of Minute No. VBCMC 70/26 dated 29 January 2026, to the **Ordinary Council meeting scheduled for 28 May 2026.**
2. That action taken with regard to the non-submission of the required report for the Council meeting held on 30 April 2026, **be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 232/26 dated 30 April 2026.**

[NOTE: At the time of going to print of the agenda, the report required in terms of Resolution No's 1 and 2 hereof was still awaited.]

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(LL) MINUTE NO. VBCMC 233/26 :
 MINUTE NO. VBCMC 73/26 :
 MINUTE NO. BCMC 478/25 :
 BUFFALO CITY METROPOLITAN DEVELOPMENT AGENCY
 (BCMDA) PROJECTS: QUESTIONS FROM A DEMOCRATIC
ALLIANCE COUNCILLOR

RESOLVED:

That the Chief Executive Officer of the Buffalo City Metropolitan Development Agency and the Chairperson of the Board be invited **to the Council meeting scheduled for 28 May 2026** in order to respond to the questions / concerns raised by Councillors.

[NOTE: At the time of going to print of the agenda, the report required in terms of the above resolution was still awaited.]

(MM) MINUTE NO. VBCMC 236/26 :
 MINUTE NO. VBCMC 125/26 :
 REPORT TO COUNCIL THE CAUSE OF THE INVALIDITY
 OF THE AWARD OF CONTRACT CE393 (SERVICE OF
 SUPPLY, INSTALLATION AND MANAGEMENT OF A
 PRE - PAYMENT ELECTRICITY VENDING SYSTEM
 INCORPORATING THIRD PARTY COLLECTION SERVICES
FOR BCMM)

RESOLVED:

That it be NOTED that the City Manager undertook to deal with the alleged irregularities and negligence as a consequence of the officials who were involved in the tender process and a **report on the outcome thereof be submitted to the Council meeting scheduled for 28 May 2026.**

- NOTES:**
1. The report required in terms of the above resolution is attached hereto for consideration.
 2. During the minute writing process, the above heading had been amended / corrected to correspond with the heading / content of the report.]

REPORT TO COUNCIL: 28 MAY 2026

File No.:5/1/1/1[23/24]

AUTHOR: ACTING CITY MANAGER (V. PILLAY)/sp

REPORT TO COUNCIL THE CAUSE OF THE INVALIDITY OF THE AWARD OF CONTRACT CE393 (REPORT OF A DEVIATION FOR AN APPOINTMENT OF SERVICE PROVIDER THE SERVICES OF SUPPLY, INSTALLATION AND MANAGEMENT OF A PREP-PAYMENT ELECTRICITY VENDING SYSTEM INCORPORATING THIRD PARTY COLLECTION SERVICE FOR BCMM IN TERMS OF MFMA SUPPLY CHAIN MANAGEMENT 36(1)(A)(V)

1. PURPOSE

To provide Council with a detailed report, on the cause/s of the invalidity of the award of contract CE393 (Supply, Installation and Management of a Prepayment Electricity Vending System Incorporating Third Party Collection Service for BCMM).

2. AUTHORITY

Council.

3. LEGAL AND STATUTORY REQUIREMENTS

3.1 The Constitution of the Republic of South Africa, 1996

3.2 Municipal Finance Management Act (MFMA) 56 of 2003

3.3 Buffalo City Metropolitan Municipality (BCMM) Supply Chain Management Policy

4. BACKGROUND / REASONING

The Council vide Minute No. VBCMC 236/26 RESOLVED:

“That it be NOTED that the City Manager undertook to deal with the alleged irregularities and negligence as a consequence of the officials who were involved in the tender process and a **report on the outcome thereof be submitted to the Council meeting scheduled for 28 May 2026**”.

5. EXPOSITION OF FACTS

A memorandum dated 10 March 2025 was submitted to the City Manager for approval to appoint the current service provider, Utilities World PTY Ltd by way of Deviation for the period 1 April 2025 to 30 June 2025, in terms of MFMA Supply Chain Regulation 36(1)(a)(v), as the new tender CE580 for this service is currently in the supply chain procurement process.

The Deviation was approved by the City Manager on 31 March 2025. The City Manager noted the following comments on the deviation memorandum: *“Reasons for invalidity, as determined by the court order, remain unclear. Accordingly, detailed report investigating the root causes of the invalidity must be compiled and submitted within 14 days. The report must also indicate whether any act of omission by any official contributed to invalidity and if negligence is established, it must include recommendations for appropriate remedial actions”.*

Regarding the procurement process of CE393, please find below the sequence of events:

- a. The tender specification was submitted to and approved by the Bid Specification Committee (BSC).
- b. The tender was advertised in the local media on 29 March 2022.
- c. The compulsory tender briefing session was held on 13 April 2022.
- d. At the compulsory briefing session, the various components of the specification was presented by Management. Clarity was provided on

questions raised by potential bidders. The bidders also had opportunity after the meeting had closed to raise any questions, which was responded to in writing.

- e. The tender closed on 3 May 2022.
- f. The City Manager approved a Technical Assessor team comprising of representatives from Finance and Infrastructure to assist the Bid Evaluation Committee (BEC).
- g. Eleven tenders were received, and one tender submission was responsive in terms of the tender specification criteria.
- h. The BEC concluded its report and made recommendations to the Bid Adjudication Committee (BAC) for award.
- i. The BAC considered the report and approved the BEC's recommendation as follows:

“That Contract No: 393 - SUPPLY, INSTALLATION AND MANAGEMENT OF A PREPAYMENT ELECTRICITY VENDING SYSTEM INCORPORATING THIRD PARTY COLLECTION SERVICE FOR BCMM FOR A PERIOD OF THREE (3) YEARS be awarded to Utilities World (Pty) Ltd , the bidder has scored the highest points in terms of the Price and BBBEE scoring at the tender amount of R104 912 051.36 inclusive of Vat (R91 227 870.75 excl vat).”

- j. Utilities World (Pty) Ltd was informed of the award in writing by the Acting City Manager in the letter dated 3 November 2022. Refer to ***Annexure A***.
- k. The unsuccessful bidders were informed in writing in a letter dated 11 November 2022. In response to that letter, Messrs. Contour Technology (Pty) Ltd. submitted an appeal in terms of Section 62 of the Local Government: Municipal Systems Act 32 of 2000. The appeal is attached hereto as ***Annexure B***.
- l. The grounds of appeal by Contour Technology (Pty) Ltd related to the following components:

Ground 1 – ISO Certification 9001:2015

Ground 2 – STS Certification

Ground 3 – Third-party Collection Service

Ground 4 – Payment Card Industry Certificate

Ground 5 – TID Rollover Plan & Costs

Ground 6 – Utilities World’s Invalid B-BBEE Affidavit

Ground 7 – Annual Financial Statements

- m. At this point, BCMM had to suspend the implementation of the award of contract CE393. Due to the nature and scope of work, there was no alternative but to request approval from the Acting City Manager for the deviation.
- n. The Acting City Manager approved the deviation request and is attached hereto as **Annexure C**.
- o. BCMM’s Legal Services Department then attended to the Section 62 appeal. Wesley Pretorius Attorneys was appointed to act on behalf of BCMM and evaluate the appeal.
- p. The appeal was evaluated, and findings were concluded. A detailed explanation for the reasons as to why the award made to Utilities World (PTY) Ltd is attached hereto as **Annexure D**. In the Tender Specification, Bidders were required to submit the most recent audited financial statements, ie; for the financial years of 2019, 2020 and 2021. For their financial year ending February 2021, Utilities World (PTY) Ltd did not provide Audited Financial Statements, thus they did not comply with a mandatory requirement. Therefore, as stated in point 51 of Annexure D, *“The decision to award contract CE393 to Utilities, absent a sensible and rational assessment of its current financial abilities, was thus also irrational, in breach of the rule of law and thus the principle of legality”*. This relates to Ground 7 of the appeal.
- q. Relating to the seven (7) grounds of appeal made by Contour Technologies as listed in point “l” above, Grounds 1 to 6 were unfounded and cleared.
- r. In a letter dated 10 April 2024 to Shepstone and Wylie Attorneys (acting for Contour Technology PTY Ltd), they were advised that “both the decision to award the tender to Utilities World and the decision to allow Contour Technology an appeal in terms of section 62 of the Systems Act, are in the circumstances unlawful”. Therefore, it was decided to bring an application in the High Court to review and set aside those decisions. Refer to **Annexure E**.

- s. On 29 October 2024, under case number 992/24, the High Court ordered as follows:
- i. That the award of contract CE393 awarded to Utilities World (PTY) Ltd dated 31 October 2022 be declared invalid.
 - ii. That the appeal process initiated by Contour Technologies (PTY) Ltd be declared invalid.

Refer to **Annexure F**.

- t. Whilst the Section 62 appeal process was ongoing, a new tender process commenced for the same service under contract CE580. The Legal Services Department confirmed that to be in order. Refer to **Annexure G**.
- u. The new tender was advertised on 31 January 2025 and closed on 4 March 2025.
- v. CE580 is currently in the Bid Evaluation Process and the tender validity expires on 2 July 2025 (120 days).
- w. Contour Technology (PTY) Ltd appealed the outcome of the award based on the evaluation and adjudication of the tender by the bid committees, and therefore this matter does not relate to any *“act of omission or negligence by any official”*.
- x. Throughout the process as contemplated above, the City Manager has approved deviations in terms of MFMA Supply Chain Regulation 36(1)(a)(v).

6. CHALLENGES

Time delays relating to Section 62 of the Municipal Systems Act Appeal process and the subsequent deviations as a result thereof.

7. STAFF IMPLICATIONS

None.

8. FINANCIAL IMPLICATIONS

None.

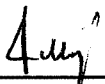
9. **OTHER PARTIES CONSULTED**

None.

10. **RECOMMENDATIONS**

It is recommended that:

- 10.1 Council **CONSIDER** and **NOTE** the detailed report, on the cause/s of the invalidity of the award of contract CE393 (Supply, Installation and Management of a Prepayment Electricity Vending System Incorporating Third Party Collection Service for BCMM) .



V. PILLAY
ACTING CITY MANAGER
S.Peter

Annexures:

- A – Letter of Award (CE393)- Utilities World
- B – Section 62 Appeal by Contour Technology (PTY) Ltd
- C – Deviation for Appointment dated 30 December 2022
- D – Letter from WPA – Outcome of the Appeal review by Wesley Pretorius Att.
- E – Letter dated 10 April 2024 to Shepstone & Wylie Att.
- F – High Court Ruling of 29 October 2024
- G – Memorandum form Legal Services date 4 November 2024

ANNEXURE A

Buffalo City Metropolitan Municipality
East London | Bhisho | King Williams-Town
Port of the Eastern Cape
Soyi Aluwa



BUFFALO CITY
METROPOLITAN MUNICIPALITY

Website: www.buffalocity.gov.za

OFFICE OF THE CITY MANAGER

PO Box 135, Port Louis, 5200

16th Floor, The Centre,

King Edward, 3301

Tel: 048 705 3041 / Fax: 048 743 1941

Email: citymanager@buffalocity.gov.za

Out ref:	BCM	Inv. No:	048 705 0177	Your ref:		Ref No:	08/006
----------	-----	----------	--------------	-----------	--	---------	--------

9 NOVEMBER 2022

Email: skhiva.ndidi@utilitiesworld.co.za

UTILITIES WORLD (PTY) LTD
Suite 701, 7th Floor Strauss Daily Building
Umhlanga, Durban Central
KwaZulu-Natal
Durban
4320

Dear Sir/Madam

CONTRACT NO: 08/006 - SUPPLY, INSTALLATION AND MANAGEMENT OF OF A PREPAYMENT ELECTRICITY VENDING SYSTEM INCORPORATING THIRD PARTY COLLECTION SERVICE FOR BCM FOR A PERIOD OF THREE (3) YEARS.

I have pleasure in informing you that the City Council has accepted the tender for the Contract No: 08/006: Supply, Installation and Management of a Prepayment Electricity Vending System incorporating Third Party Collection Service for BCM For a Period of Three (3) Years as awarded to is the following bidder, Utilities World (Pty) Ltd, the bidder has scored the highest points in terms of the Price and QUALITY scoring at the tender amount of R104 912 051.36 inclusive of Vat (Net 227 570.75 excl vat) as per SAC number (247/22) BCM Bid Adjudication Committee held on 20 October 2022.

This award is in line and accordance with the terms and conditions of contract as stipulated in the tender document.

The contract will be effective from the date of acceptance signed by the bidder.



BUFFALO CITY
METROPOLITAN MUNICIPALITY

BUFFALO CITY METROPOLITAN MUNICIPALITY

A City Manager's Office



Buffalo City Metropolitan Municipality
Road 2100 | Hillside | King Williams Town
Provinces of the Eastern Cape
6001 Africa



OFFICE OF THE CITY MANAGER

PO Box 134, Hillside, 6001
11th Floor, Main Court,
Hillside, 6001, 6001
Tel: 033 703 1194 | Fax: 033 713 501
Email: manager@buffalocity.gov.za

Website: www.buffalocity.gov.za

CONTRACT NO: CE 303 - SUPPLY, INSTALLATION AND MANAGEMENT OF OF A PREPAYMENT ELECTRICITY VENDING SYSTEM INCORPORATING THIRD PARTY COLLECTION SERVICE FOR BOMM FOR A PERIOD OF THREE (3) YEARS.



Handwritten signature/initials

**N. MCHINYANA
ACTING CITY MANAGER**

This award is made to Utilities World (Pty) Ltd subject to the condition that no written objection or complaint against the BOMM decision to award is lodged within 14 days of such decision as provided for in Section 49 of the MFMA Regulations and the BOMM BOM Policy or 21 days in the case of an appeal in terms of Section 52 of the Municipal Systems Act.

ACCEPTED BY:

Utilities World (Pty) Ltd

NAME:

DAVID LINDSAY MASON

SIGNATURE:

Handwritten signature of David Lindsay Mason

TITLE:

NATIONAL SALES MANAGER

DATE:

9th November 2022



BUFFALO CITY METROPOLITAN MUNICIPALITY

A City Mind at Work



The Municipal Manager
Buffalo City Metropolitan Municipality

2 December 2022

**PRELIMINARY GROUNDS OF APPEAL IN TERMS OF SECTION 62 OF THE
LOCAL GOVERNMENT: MUNICIPAL SYSTEMS ACT 32 OF 2000**

Dear Sirs/Madam,

**RE: TENDER CE 393: SUPPLY, INSTALLATION AND MANAGEMENT OF A
PREPAYMENT ELECTRICITY VENDING SYSTEM THIRD PARTY COLLECTION
SERVICE FOR BCMM FOR A PERIOD OF THREE YEARS**

1. We act on behalf of Contour Technology (Pty) Ltd one of the bidders in Tender CE 393 for the appointment of a service provider for the supply, installation and management of a prepayment electricity vending system and third party collection service for a period of three years ("the tender").
2. We hereby submit the preliminary grounds upon which our client appeals in terms of s 62 of the Local Government: Municipal Systems Act 32 of 2000, against the decision taken by your municipality to award the tender to Utilities World (Pty) Ltd ("Utilities World").
3. Our client lodges an appeal in terms of s 62 of the Municipal Systems Act as it constitutes a wide appeal against the award and an effective internal remedy in terms of s 7(2) of the Promotion of Administrative Justice Act 3 of 2000. Should your municipality insist on first resolving the dispute in terms of clause 49 of its Supply Chain Management Policy (read with s 49 of the Municipal

10. A bundle of documents was emailed to us under cover of an email from M Zenzile, the Head of Legal Services and Municipal Services and Municipal Court dated 23 November 2022. A paginated bundle comprising a copy of that letter and documents delivered is annexed hereto marked "C". As is evident from the bundle only certain of the requested documents were delivered and some were incomplete.
11. These preliminary grounds of appeal are based on the information contained in the documents delivered. As and when further documents come to hand, such as the complete bid of Utilities World, our client reserves its rights to supplement its grounds of appeal accordingly.

GROUND OF APPEAL

Ground 1: ISO Certification 9001: 2015

12. An ISO Certification to 9001 : 2015 in the name of the bidding company is a compulsory pre-qualification requirement of the bid.¹
13. The ISO 9001 : 2015 certificate is an international accreditation which specifies requirements for a quality management system for an organization. If the organisation puts in place a quality management system in accordance with the ISO 9001 : 2015 requirements it receives the accreditation.
14. Based on the bundle of documents provided to us, Utilities World put up a TuV Nord Certificate for Management System as per ISO/IEC 27001 : 2013 in the name of Teraco Data Environments (Pty) Ltd.

¹ See p 21 of the bundle of documents at annexure C.

15. It is not clear what the relationship is between Utilities World and the aforesaid company but in any event, it is the management system of the bidder which must be certified for the purposes of the bid.
16. In the circumstances Utilities World's bid submission should have been disqualified.

Ground 2: STS Certification

17. A Standard Transfer Specification (STS) certification to Edition 2, IEC62055-41 with STS-A certification to include Electricity and Water in the name of the bidder is also a compulsory pre-qualification requirement of the bid.²
18. This certification is the most critical document in the bid submission as it confirms that the bidder has the necessary certification to provide the tendered services.
19. According to the bundle of documents provided to us, no STS certificate was included in Utilities World's bid submission which should also have been disqualified on this basis.

Ground 3: Third-Party Collection Service

20. Every bid document must provide a detailed listing of the recognized Third Party Collection Agents that will be utilized in the tender³ and written declarations from previous or existing clients where proof of a minimum of three years' experience in Third Party collection service are provided by the

² See p 20 of the bundle of documents at annexure C.

³ See page 93 of the invitation to Bid.

tenderer.⁴

21. According to the bundle of documents provided to us, no such listing was included in Utilities World's bid submission, nor are there any written declarations from previous or existing clients.

Ground 4: Payment Card Industry Certificate

22. Every bid document must also include a Payment Card Industry Certificate in the name of the bidder certifying that the bidder is authorized and certified to process debit and credit card payments.
23. According to the bundle of documents provided to us, no such certificate was included in Utilities World's bid submission.

Ground 5: TID Rollover Plan and Costs

24. The TID Rollover plan is a Token Identifier plan which is designed to reset all electricity meters which will otherwise revert to zero on 24 November 2024.
25. On 24 November 2024 all existing STS electricity meters are programmed to stop accepting new prepaid credit tokens created after this date. On 24 November 2024, all of these prepayment meters will therefore stop dispensing utilities including electricity which presents a significant risk to the service delivery levels of all prepayment meter end-users.
26. To avert the 24 November event, all STS electricity meters will need to be reset.

⁴ See p 19 of the bundle of documents at annexure C.

27. The bidder's plan for attending to the TID reset must be included in its bid submission together with any cost associated with its plan.
28. According to the bundle of documents delivered, Utilities World has not included a plan or a costing for the TID rollover.

Ground 6: Utilities World's Invalid B-BBEE Affidavit

29. Utilities World submitted a sworn affidavit as proof of its B-BBEE status (level 2).⁵
30. The sworn affidavit which constitutes proof of B-BBEE status for Qualifying Small Enterprises ("QSE's") was deposed to by Brian Norman Hill, a member of Utilities World on 26 April 2022 but did not attest to Utilities World's annual total revenue for the latest financial year (being the 2021/2022 financial year). Utilities World's annual total revenue was based on its 2020 financial year.⁶
31. The sworn affidavit does not comply with the B-BBEE Codes of Practice and should not have been accepted.

Ground 7: Annual Financial Statements

32. All bidders are required to submit their last three Annual Financial Statements as part of their bid documents⁷ so that the BEC may evaluate their current financial position. This is crucial to evaluate the bidder's ability to provide the

⁵ Pages 41 - 42 of the bundle at annexure C.

⁶ Page 42 of the bundle at annexure C.

⁷ Page 22 of the Invitation to Bid, Item 4.

tendered services, and to ensure that the bidder is in a sound financial position.⁸

33. As the closing date for the tender was 3 May 2022, bidders whose financial year ends on 28 February would be able to submit their AFS for 2022, 2021 and 2020.
34. Our client's financial year end is 30 June and so its 2022 AFS were not yet prepared. In the circumstances, it submitted its 2021, 2020 and 2019 AFS.
35. Utilities World submitted its AFS for 2020, 2019 and 2018 as part of its bid submission.⁹ It did not include its AFS for 2021 or 2022 which would have been prepared at the closing date.
36. Utilities World's historical annual financial statements are in breach of the requirements of the bid and do not provide any evidence of Utilities World's financial position for the last three years.
37. Our client is currently undertaking an analysis of Utilities World's AFS and supplementary grounds of appeal in this regard will be delivered in due course.

Contour's Disqualification for Price

38. Our client's bid was disqualified on account of its pricing breakdown and TID implementation. Neither were valid grounds for disqualification.

⁸ See MBDS, on p 36 of the Invitation to Bid.

⁹ Pages 47 – 101 of the bundle at annexure C.

39. As to price, the BEC incorrectly held that our client failed to include its bank charges in its bid submission. As the bid document expressly recorded that the tender was a "rate-based" tender, our client recorded its bank charges as rates in Annexure H to its bid submission.¹⁰
40. In accordance with the industry, our client's bank charges differ depending on whether a payment is made by a credit card, a debit card or cash. It charges 2,5% for payments by credit card, 1,5% for payments by debit card and 0,8% for cash deposits.
41. No information was given in the bid document as to the quantum of each of these distinct payments and it was therefore impossible for our client to calculate a Rand value in respect of its bank charges. It therefore recorded its bank charges as a rate which was more accurate than estimating the breakdown of different payments.
42. Our client's bank charges and the reason why they were recorded as a rate and not converted to a Rand value were explained to the members of the BEC at the presentation on 21 June 2022.

Contour's Disqualification for TID Rollover Implementation

43. As to the TID rollover plan, our client's bid submission included resetting all prepaid meters for which purchasers of electricity were made. It provided this service either through physical inspection and resetting or by providing a key change token to the consumer to reset their own meter.

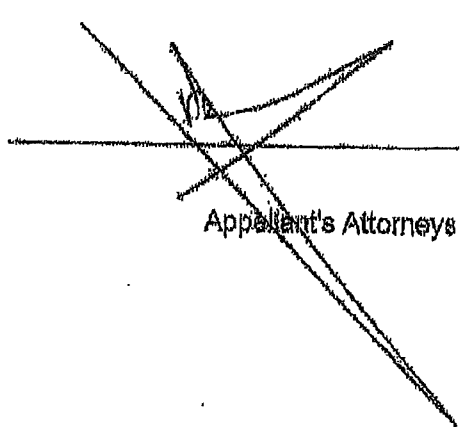
¹⁰ A copy of our client's bid submission is with your Municipality and a further copy will be made available to the members of the Tribunal convened to hear this appeal.

44. Our client's TID rollover plan complies with paragraph 3.7.8.1.1 of the General Vending Requirements which calls for "*the physical inspection of existing known KRN1 prepayment meter*". Only meters against which purchases of electricity were made currently or historically are "*known*" prepayment meters. Those for which no purchases are made are not known and moreover would be impossible to physically locate.
45. In the circumstances, our client's bid ought to have been evaluated in the second stage of the evaluation process and in our submission would have been the successful tenderer.

CONCLUSION

46. Based on the documents which have been received, the bid submission of Utilities World ought to have been dismissed and our client's bid awarded the tender.
47. Once we have received Utilities World's complete bid document our client's grounds of appeal will be amplified if necessary.

DATED AT DURBAN ON THIS 2nd DAY OF DECEMBER 2022.


Appellant's Attorneys

SHEPSTONE & WYLIE ATTORNEYS

Appellant's Attorneys

24 Richeford Circle

Ridgeside Office Park

Durban

Tel: 031 675 7512

Email: bagwandeem@wylie.co.za

Ref: MJB/bb/CONT33372.13

"A"

Buffalo City Metropolitan Municipality
East London | Bhebe | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

SUPPLY CHAIN MANAGEMENT UNIT
PO Box 626, East London, 6200
80 Phillip Frame Road, Chiefekwa, East London, 6201

Tel: 043 708 9200 | Fax: 043 722 0603
Email: sunmayaw@buffalocity.gov.za

Ref No: CE 393

Enquiries: Sunmaya Williams
Tel: 043 708 9113

Date: 11 November
2022

CONTOUR TECHNOLOGY

Email: cookie.pillay@contour.co.za

Dear Sir / Madam

**RE: CE 393: SUPPLY, INSTALLATION AND MANAGEMENT OF A PREPAYMENT
ELECTRICITY VENDING SYSTEM THIRD PARTY COLLECTION SERVICE FOR
BCMM FOR A PERIOD OF THREE YEARS**

Buffalo City Metropolitan Municipality ('BCMM') regrets to inform you that your bid for the aforementioned tender has been unsuccessful.

We would like to thank you for your submission and best wishes for any future submissions to BCMM.

Yours faithfully,

**DAVID GWABENI
GENERAL MANAGER: SUPPLY CHAIN MANAGEMENT**

Note: In terms of Clause 49 of the BCMM Supply Chain Management Policy, you may lodge a written objection or complaint against the decision within fourteen (14) days of such decision having been taken. Alternatively, in terms of Section 62 of the Municipal Systems Act, you may appeal against the decision within twenty-one (21) days of notification of the decision.



BUFFALO CITY METROPOLITAN MUNICIPALITY

A city growing with you!



ANNEXURE C

Buffalo City Metropolitan Municipality
 East London | eThixo | King William's Town
 Province of the Eastern Cape
 South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
 METROPOLITAN MUNICIPALITY**

Directorate of Finance
 P.O. Box 622, East London, 6000
 29 Oxford Street, Munlin Centre
 East London, 6001
 Tel: 043-7052000 Fax: 043-7220000

MEMORANDUM

TO : ACTING CITY MANAGER

FROM : ACTING CHIEF FINANCIAL OFFICER
(ENG: MR. L. VAN WYK – (TEL 043 705 2560).

DATE : 30 December 2022

REQUEST FOR THE DEVIATION OF APPOINTMENT OF A SERVICE PROVIDER FOR THE SERVICES OF SUPPLY, INSTALLATION AND MANAGEMENT OF A PRE-PAYMENT ELECTRICITY VENDING SYSTEM INCORPORATING THIRD PARTY COLLECTION SERVICE FOR BCMM FOR A PERIOD OF THREE (3) MONTHS.

1. PURPOSE

The purpose of this report is to request the Acting City Manager to approve the deviation from normal procurement processes in terms of Municipal Supply Chain Regulations on the procurement of the services of supply, installation and management of a pre-payment electricity vending system incorporating third party collection service for BCMM and to appoint the existing service provider, Utilities World (PTY) Ltd from 1 December 2022 until the final outcome of the appeal made by Messrs. Contour Technology (Pty) Ltd.

2. AUTHORITY

Acting City Manager.

3. LEGAL AND STATUTORY REQUIREMENTS

- 3.1 The Constitution of the Republic of South Africa, 1996
- 3.2 Municipal Finance Management Act (MFMA) 56 of 2003
- 3.3 Buffalo City Metropolitan Municipality (BCMM) Supply Chain Management Policy

4. BACKGROUND / REASONING

The Municipality supplies electricity to households within its area of jurisdiction. This is done through a prepayment management system. The system also allows the provision of free basic electricity and has debt collection functionality. In view of the foregoing, BCMM has procured the services of a prepayment management system.

The procurement of Tender CE393 (Supply, Installation and Management of a Prepayment Electricity Vending System and Third Party Collection Service for BCMM for a period of three (3) years) was concluded and the award was made to Utilities World (Pty) Ltd, by the Acting City Manager in the letter dated 3 November 2022. The unsuccessful bidders were informed in writing. In response to that, Messrs. Contour Technology (Pty) Ltd. submitted an appeal in terms of Section 62 of the Local Government: Municipal Systems Act 32 of 2000. As this is a service delivery tender, the deviation is requested.

Regulation 36 of the BCMM Supply Chain Management Policy provides for the following deviations from the official procurement processes:

- (1) (a) The accounting officer is allowed to dispense with the official procurement processes established by this Policy and procure any required goods or services through any convenient process, which may include direct negotiations, but only:
 - (i) In an emergency
 - (a) Where an unexpected and sudden event must be dealt with immediately to prevent:
 - The disruption of essential services, including transportation, electrical, water, sanitation, health and communication

- The failure of the Metro to take necessary action to render an essential community service.

(b) The circumstances and nature of the situation which could precipitate the consequences contemplated in Section (a) above should be so serious that it could not readily be alleviated by interim measure to permit for normal procurement processes to be followed.

5. EXPOSITION OF FACTS

The provision of electricity and free basic electricity is an essential service to the communities of BCMM. This is a service delivery contract, as it relates to Pre-payment Electricity vending, Bill payments and Debt collection.

The procurement of Tender CE393 (Supply, Installation and Management of a Prepayment Electricity Vending System and Third Party Collection Service for BCMM for a period of three (3) years) was concluded and the award was made to Utilities World (Pty) Ltd, by the Acting City Manager in the letter dated 3 November 2022. The unsuccessful bidders were informed in writing. In response to that, Messrs. Contour Technology (Pty) Ltd. submitted an appeal in terms of Section 62 of the Local Government: Municipal Systems Act 32 of 2000. As service delivery cannot be compromised due to the appeal by Messrs. Contour Technology (Pty) Ltd. It is necessary to request approval of the deviation.

As a result of the above, the current contract with Utilities World (PTY) Ltd needs to be extended through a deviation process for the period with effect from 1 December 2022 until the final outcome of the appeal process, this will also allow for service delivery to continue without interruption.

6. CHALLENGES

- Messrs. Contour Technology (Pty) Ltd has appealed against the appointment of Messrs. Utilities World (Pty) Ltd.

- b) This tender is directly linked to service delivery comprising prepayment electricity vending and bill payments.
- c) Revenue loss to the Institution will be significant as debt collection action will not be implemented.
- d) BCMM will not be able to provide an essential community service.

7. STAFF IMPLICATIONS

None.

8. FINANCIAL IMPLICATIONS

This is not a fixed price contract. Due to the nature of the service, this contract is rate-based. The contract award value was based on estimated quantities in the tender specification as the quantities are based on the value of prepayment purchases and the number of bill payments via Easy Pay. This tender price was therefore used for evaluation purposes only.

The awarded tender price is as follows:

Annexure C - Schedule of Charges

Item	Item	Fee
1	Face Value processed via the Utilities World system including 3 rd party vendors and Municipal Customers	7.55% of the Face Value Vended
2	AVM	R10 000,00 each per month
3	AVM Bank Fees	R1 000,00 per bank deposit
4	Bill Payment Receipt	R2,00 per Bill/Traffic Light Receipt
5	Bill Payment Bank Fees	
6	Credit Card	2.9% of face value of Bill
7	Debit Card	1.5% of face value of Bill
8	Cash	0.75% of face value of Bill

NB: All charges are exclusive of VAT

The actual expenditure is therefore based on operational performance and budget availability. The Service Provider transacted as follows with regards to Vending Sales.

<u>Month</u>	<u>Vending Sales</u>	<u>Bill Payments</u>	<u>Total</u>
November 2021	R 66 432 619	R 69 132 387	R 135 566 006
December 2021	R 70 286 681	R 66 471 976	R 136 758 657
January 2022	R 70 178 513	R 69 430 539	R 139 609 052
February 2022	R 64 073 408	R 69 666 466	R 133 739 869
March 2022	R 70 349 760	R 68 154 001	R 138 503 761
April 2022	R 68 645 684	R 64 827 748	R 132 973 432
May 2022	R 71 461 494	R 64 801 701	R 135 763 195
June 2022	R 74 788 656	R 62 949 975	R 137 738 633
July 2022	R 70 892 539	R 64 427 695	R 135 320 234
August 2022	R 77 762 042	R 68 629 368	R 146 391 410
September 2022	R 67 492 295	R 64 777 255	R 132 269 550
Total	R 772 363 688	R 732 269 111	R 1 504 632 799

The actual commission differs from month-to-month based on the value of the Vending Sales and number of Bill Payments via Easy Pay.

The estimated expenditure per month with effect from 1 December 2022 is calculated at R3,782,177 (excluding VAT).

The Budget is available in the following vote numbers:

30532300900GFMRCZZE3 – Commission: Third Party Vendors

30542300910GFMRCZZE3 – Commission Prepaid Electricity

9. OTHER PARTIES CONSULTED

9.1 Directorate of Finance

9.2 Office of the City Manager

9.3 Department: Information and Telecommunication Services

9.4 Department: Supply Chain Management

9.5 Department: Revenue Management

10. RECOMMENDATIONS

It is recommended that:

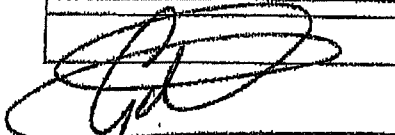
10.1 The Acting City Manager APPROVES the deviation to appoint Utilities World (PTY) Ltd with effect from 1 December 2022 until the final outcome of the appeal, for the reasons as set out in this report.


L. VAN WYK

ACTING GENERAL MANAGER: REVENUE MANAGEMENT

Date: 30/12/ 2022

SUPPORTED / NOT-SUPPORTED:



D. GWABENI

GENERAL MANAGER SUPPLY CHAIN MANAGEMENT Date: 30/12/ 2022

SUPPORTED / NOT-SUPPORTED:


A. XOSEKA

ACTING CHIEF FINANCIAL OFFICER

Date: 30/12/ 2022

APPROVED / NOT-APPROVED:

Approval will be for a period of three (3) months and ^{further} extensions will be considered only if the appeal process is not concluded.


L.L. MBULA

ACTING CITY MANAGER

Date: 30/12/ 2022

The Municipal Manager
Buffalo City Metropolitan Municipality

2 December 2022

**PRELIMINARY GROUNDS OF APPEAL IN TERMS OF SECTION 62 OF THE
LOCAL GOVERNMENT: MUNICIPAL SYSTEMS ACT 32 OF 2000**

Dear Sirs/Madam,

**RE: TENDER CE 393: SUPPLY, INSTALLATION AND MANAGEMENT OF A
PREPAYMENT ELECTRICITY VENDING SYSTEM THIRD PARTY COLLECTION
SERVICE FOR BCMM FOR A PERIOD OF THREE YEARS**

1. We act on behalf of Contour Technology (Pty) Ltd one of the bidders in Tender CE 393 for the appointment of a service provider for the supply, installation and management of a prepayment electricity vending system and third party collection service for a period of three years ("the tender").
2. We hereby submit the preliminary grounds upon which our client appeals in terms of s 62 of the Local Government: Municipal Systems Act 32 of 2000, against the decision taken by your municipality to award the tender to Utilities World (Pty) Ltd ("Utilities World").
3. Our client lodges an appeal in terms of s 62 of the Municipal Systems Act as it constitutes a wide appeal against the award and an effective internal remedy in terms of s 7(2) of the Promotion of Administrative Justice Act 3 of 2000. Should your municipality insist on first resolving the dispute in terms of clause 49 of its Supply Chain Management Policy (read with s 49 of the Municipal

Supply Chain Management Regulations GN 868 in GG 27636 of 30 May 2005) then these grounds should be read as grounds of Objection.

BACKGROUND FACTS

4. The tender was advertised on 29 March 2022 and the closing date for bid submissions was 3 May 2022.
5. Our client submitted its bid timeously and according to the Bid Opening Register our client's price was the lowest of all bids received. As our client is a Level 1 B-BBEE contributor, it should *prima facie* have been awarded the tender.
6. On 21 June 2022, our client conducted a virtual presentation to the members of the Bid Evaluation Committee from which it was apparent that its bid complied with all the tender requirements.
7. Notwithstanding the above, our client received a Letter of Regret dated 11 November 2022, advising it that its bid was unsuccessful. A copy of the Letter of Regret is annexed hereto marked "A".
8. On 17 November 2022, we notified your municipality of our client's Objection and Appeal against the award to Utilities World. A copy of that notice is annexed hereto marked "B". Our client's appeal was therefore timeously lodged.
9. The notice of 17 November 2022, also called on your municipality to deliver to our client all relevant documents and information to permit our client to properly formulate its grounds of appeal.

10. A bundle of documents was emailed to us under cover of an email from M Zenzle, the Head of Legal Services and Municipal Services and Municipal Court dated 23 November 2022. A paginated bundle comprising a copy of that letter and documents delivered is annexed hereto marked "C". As is evident from the bundle only certain of the requested documents were delivered and some were incomplete.
11. These preliminary grounds of appeal are based on the information contained in the documents delivered. As and when further documents come to hand, such as the complete bid of Utilities World, our client reserves its rights to supplement its grounds of appeal accordingly.

GROUND OF APPEAL

Ground 1: ISO Certification 9001: 2015

12. An ISO Certification to 9001 : 2015 in the name of the bidding company is a compulsory pre-qualification requirement of the bid.¹
13. The ISO 9001 : 2015 certificate is an international accreditation which specifies requirements for a quality management system for an organization. If the organization puts in place a quality management system in accordance with the ISO 9001 : 2015 requirements it receives the accreditation.
14. Based on the bundle of documents provided to us, Utilities World put up a TÜV Nord Certificate for Management System as per ISO/IEC 27001 : 2013 in the name of Terrace Data Environments (Pty) Ltd.

¹ See p 21 of the bundle of documents at annexure C.

15. It is not clear what the relationship is between Utilities World and the aforesaid company but in any event, it is the management system of the bidder which must be certified for the purposes of the bid.
16. In the circumstances Utilities World's bid submission should have been disqualified.

Ground 2: STS Certification

17. A Standard Transfer Specification (STS) certification to Edition 2, IEC62055-41 with STS-A certification to include Electricity and Water in the name of the bidder is also a compulsory pre-qualification requirement of the bid.²
18. This certification is the most critical document in the bid submission as it confirms that the bidder has the necessary certification to provide the tendered services.
19. According to the bundle of documents provided to us, no STS certificate was included in Utilities World's bid submission which should also have been disqualified on this basis.

Ground 3: Third-Party Collection Service

20. Every bid document must provide a detailed listing of the recognized Third Party Collection Agents that will be utilized in the tender³ and written declarations from previous or existing clients where proof of a minimum of three years' experience in Third Party collection service are provided by the

² See p 20 of the bundle of documents at annexure C.

³ See page 93 of the Invitation to Bid.

tenderer.⁴

21. According to the bundle of documents provided to us, no such letting was included in Utilities World's bid submission, nor are there any written declarations from previous or existing clients.

Ground 4: Payment Card Industry Certificate

22. Every bid document must also include a Payment Card Industry Certificate in the name of the bidder certifying that the bidder is authorized and certified to process debit and credit card payments.
23. According to the bundle of documents provided to us, no such certificate was included in Utilities World's bid submission.

Ground 5: TID Rollover Plan and Costs

24. The TID Rollover plan is a Token Identifier plan which is designed to reset all electricity meters which will otherwise revert to zero on 24 November 2024.
25. On 24 November 2024 all existing STS electricity meters are programmed to stop accepting new prepaid credit tokens created after this date. On 24 November 2024, all of these prepayment meters will therefore stop dispensing utilities including electricity which presents a significant risk to the service delivery levels of all prepayment meter end-users.
26. To avert the 24 November event, all STS electricity meters will need to be reset.

⁴ See p 19 of the bundle of documents at annexure C.

27. The bidder's plan for attending to the TID reset must be included in its bid submission together with any cost associated with its plan.
28. According to the bundle of documents delivered, Utilities World has not included a plan or a costing for the TID rollover.

Ground 6: Utilities World's Invalid B-BBEE Affidavit

29. Utilities World submitted a sworn affidavit as proof of its B-BBEE status (level 2).⁵
30. The sworn affidavit which constitutes proof of B-BBEE status for Qualifying Small Enterprises ("QSE's") was deposed to by Brian Norman Hill, a member of Utilities World on 26 April 2022 but did not attest to Utilities World's annual total revenue for the latest financial year (being the 2021/2022 financial year). Utilities World's annual total revenue was based on its 2020 financial year.⁶
31. The sworn affidavit does not comply with the B-BBEE Codes of Practice and should not have been accepted.

Ground 7: Annual Financial Statements

32. All bidders are required to submit their last three Annual Financial Statements as part of their bid documents⁷ so that the BEC may evaluate their current financial position. This is crucial to evaluate the bidder's ability to provide the

⁵ Pages 41 – 42 of the bundle at annexure C.

⁶ Page 42 of the bundle at annexure C.

⁷ Page 22 of the Invitation to Bid, Item 4.

tendered services, and to ensure that the bidder is in a sound financial position.⁸

33. As the closing date for the tender was 3 May 2022, bidders whose financial year ends on 28 February would be able to submit their AFS for 2022, 2021 and 2020.
34. Our client's financial year end is 30 June and so its 2022 AFS were not yet prepared. In the circumstances, it submitted its 2021, 2020 and 2019 AFS.
35. Utilities World submitted its AFS for 2020, 2019 and 2018 as part of its bid submission.⁹ It did not include its AFS for 2021 or 2022 which would have been prepared at the closing date.
36. Utilities World's historical annual financial statements are in breach of the requirements of the bid and do not provide any evidence of Utilities World's financial position for the last three years.
37. Our client is currently undertaking an analysis of Utilities World's AFS and supplementary grounds of appeal in this regard will be delivered in due course.

Contour's Disqualification for Price

38. Our client's bid was disqualified on account of its pricing breakdown and TID implementation. Neither were valid grounds for disqualification.

⁸ See MBD5, on p 85 of the Invitation to Bid.

⁹ Pages 47 - 101 of the bundle at annexure C.

39. As to prices, the BEC incorrectly held that our client failed to include its bank charges in its bid submission. As the bid document expressly recorded that the tender was a "rate-based" tender, our client recorded its bank charges as rates in Annexure H to its bid submission.¹⁰
40. In accordance with the industry, our client's bank charges differ depending on whether a payment is made by a credit card, a debit card or cash. It charges 2,5% for payments by credit card, 1,5% for payments by debit card and 0,8% for cash deposits.
41. No information was given in the bid document as to the quantum of each of these distinct payments and it was therefore impossible for our client to calculate a Rand value in respect of its bank charges. It therefore recorded its bank charges as a rate which was more accurate than estimating the breakdown of different payments.
42. Our client's bank charges and the reason why they were recorded as a rate and not converted to a Rand value were explained to the members of the BEC at the presentation on 21 June 2022.

Contour's Disqualification for TID Rollover Implementation

43. As to the TID rollover plan, our client's bid submission included resetting all prepaid meters for which purchasers of electricity were made. It provided this service either through physical inspection and resetting or by providing a key change token to the consumer to reset their own meter.

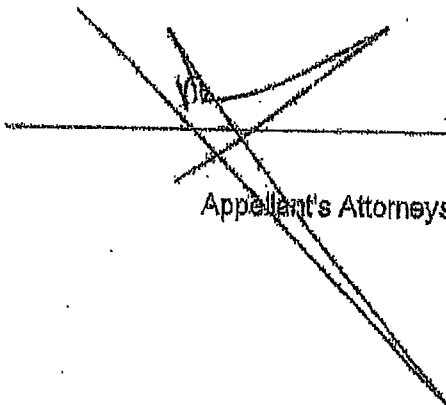
¹⁰ A copy of our client's bid submission is with your Municipality and a further copy will be made available to the members of the Tribunal convened to hear this appeal.

44. Our client's TID rollover plan complies with paragraph 3.7.8.1.1 of the General Vending Requirements which calls for *"the physical inspection of existing known KRM1 prepayment meter"*. Only meters against which purchases of electricity were made currently or historically are *"known"* prepayment meters. Those for which no purchases are made are not known and moreover would be impossible to physically locate.
45. In the circumstances, our client's bid ought to have been evaluated in the second stage of the evaluation process and in our submission would have been the successful tenderer.

CONCLUSION

46. Based on the documents which have been received, the bid submission of Utilities World ought to have been dismissed and our client's bid awarded the tender.
47. Once we have received Utilities World's complete bid document our client's grounds of appeal will be amplified if necessary.

DATED AT DURBAN ON THIS 2nd DAY OF DECEMBER 2022.


Appellant's Attorneys

SHEPSTONE & WYLIE ATTORNEYS

Appellant's Attorneys

24 Richeford Circle

Ridgeside Office Park

Durban

Tel: 031 676 7612

Email: bagwandeem@wylie.co.za

Ref: MJB/bb/CONT33372.13

"A"

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

SUPPLY CHAIN MANAGEMENT UNIT
PO Box 626, East London, 5200
80 Phillip Frame Road, Chiekhurwi, East London, 5201

Tel: 043 706 0200 | Fax: 043 722 8803
Email: summayaw@buffalocity.gov.za

Ref No: CE 303	Enquiries: Sumaya Williams Tel: 043 706 9113	Date: 11 November 2022
----------------	---	---------------------------

CONTOUR TECHNOLOGY

Email: cookie.pillay@contour.co.za

Dear Sir / Madam

**RE: CE 303: SUPPLY, INSTALLATION AND MANAGEMENT OF A PREPAYMENT
ELECTRICITY VENDING SYSTEM THIRD PARTY COLLECTION SERVICE FOR
BCMM FOR A PERIOD OF THREE YEARS**

Buffalo City Metropolitan Municipality ('BCMM') regrets to inform you that your bid for the aforementioned tender has been unsuccessful.

We would like to thank you for your submission and best wishes for any future submissions to BCMM.

Yours faithfully,

**DAVID GWABENI
GENERAL MANAGER, SUPPLY CHAIN MANAGEMENT**

Note: In terms of Clause 49 of the BCMM Supply Chain Management Policy, you may lodge a written objection or complaint against the decision within fourteen (14) days of such decision having been taken. Alternatively, in terms of Section 62 of the Municipal Systems Act, you may appeal against the decision within twenty-one (21) days of notification of the decision.



BUFFALO CITY METROPOLITAN MUNICIPALITY

A city growing with you!





Wesley Pretorius & Associates Inc

ANNEXURE D

ATTORNEYS, ADMINISTRATORS OF ESTATES & LABOUR LAW PRACTITIONERS

Reg.No.: 2017/330010/21

24 Tottenham Road, Baysville, East London, 5241 | P.O. Box 19770, Tecoma, 5214
Tel: 043-721 1740 | Telefax: 043-721 1742 | Email: lee@wesleypretorius.co.za

E-MAIL

TO: BUFFALO CITY METROPOLITAN MUNICIPALITY

Our ref: Mr Pretorius/ab/B365

E-mail ref: avisha@wesleypretorius.co.za

Date: 16 April 2025

Dear Sir

**RE* BUFFALO CITY METROPOLITAN MUNICIPALITY / CONTOUR TECHNOLOGY (PTY) LTD AND
OTHERS - HIGH COURT CASE NO: 992/2024**

1. The above matter refers.
2. We are requested to provide the municipality with the reasons why the High Court set aside the award to Utilities World (Pty) Ltd.
3. The reasons are set forth in detail in the founding affidavit and it is appropriate for a full understanding of what transpired to quote the relevant paragraphs as follows:
- 3.4. *The municipality has now, on further advice received, formed the view that its decision to include the appeal condition, quite apart from the other considerations*

Director: Frank Wesley Pretorius : BA (U.W.C.) LLB (WITS)
Senior Associates : Wayne Smith : LLB (U.F.H.) Avisha Bramdov : BA (U.F.H.)
Professional Assistants : Sasha-lee Mac Minn : LLB (U.F.H.) Dayna Booysen : LLB (N.M.U.)
Candidate Attorney : Tiffany-Leigh Fortuin : LLB (U.F.H.)



raised later in this affidavit, was itself unlawful and in breach of the principle of legality. I am advised that that decision, being an administrative one, is binding on the municipality (even if wrong) unless and until it is declared invalid and set aside.

35. The municipality's contentions, on this score, are the following:

35.1 Section 117(3) of the MFMA stipulates, in peremptory terms, that no councillor of a municipality may be a member of a municipal bid committee or other committees evaluating or approving tenders, quotations, contracts or other bids, nor attend any such meeting as an observer. I am advised that the purpose of the provision is to ensure that councillors are not involved, in any way whatsoever, in procurement matters or the award of tenders because any decisions relevant to such procurement, and the process itself, are particularly vulnerable to corruption and maladministration. Important, also, is that procurement matters are governed by the MFMA – and not the Systems Act.

35.2 Because councillors are deprived of any powers insofar as procurement matters are concerned by the provisions of section 117(3) of the MFMA, it is not possible for them to delegate any powers relevant to procurement. A municipal manager thus exercises original powers when awarding a tender, as was the case in the present matter. This is relevant because section 62 of the Systems Act expressly limits appeals to decisions (which affect the rights of the appellant) taken by a political structure, political office bearer, councillor or staff member of a municipality "in terms of a power or duty delegated or subdelegated by a delegating authority" to the administrator concerned. Insofar as any decision taken by a municipal manager

concerning procurement matters is concerned, section 62 simply does not apply because he exercises original powers.

35.3 A further difficulty with the appeal condition is this. Whilst section 62(1) of the Systems Act talks to appeals against decisions, as discussed above, section 62(4)(b) provides that when a decision is taken by the municipal manager, then the executive committee or executive mayor of the municipality concerned is the appeal authority. The municipality has an executive mayor but not an executive committee, and therefore, in terms of section 62(4)(b) of the Systems Act, the appeal authority is the municipality's executive mayor.

35.4 The immediate difficulty with this arrangement, of course, is the mandatory proscription in section 117(1) of the MFMA. This is so because the executive mayor is elected from the body of councillors serving on the municipality's municipal council. He thus falls within the reach of section 117(3) of the MFMA and his participation in a section 62 appeal in respect of a procurement matter is thus prohibited by law. Any decision taken by the executive mayor, pursuant to the appeal process, would be in breach of the principle of legality.

35.5 Notably also, no power has been conferred upon any other official in terms of section 62, or any other statutory provision, to determine appeals in procurement matters in respect of potential appeals against a decision of the city manager.

35.6 It follows from all of the above that the appeal process initiated by Contour,

and initially participated in by the municipality and Utilities, is in breach of the provisions referred; it was unlawful and thus in breach of the principle of legality.

- 35.7 It follows that, on this basis alone, the decision should be declared invalid – as indeed should the entire appeal process followed by the parties in terms of section 62(1) of the Systems Act.
36. As indicated above, the municipality initially took a contrary view and entertained the appeal launched by Contour. It was only at a very late stage in the appeal process that it formed the view, on advice received, that the appeal condition was unlawful and invalid and that, as a consequence, an application had to be launched to the above Honourable Court for an appropriate declaration of invalidity together with the granting of a just and equitable remedy. As a consequence of its conclusion on this score, on 10 April 2024 the municipality addressed a letter to Utilities and Contour advising them accordingly. A copy of this letter is annexed, marked "FA9".
37. The decision to award tender CE 393 to Utilities is also unlawful for the reasons I turn now to deal with, considerations which became apparent to the municipality during the course of its evaluation of the competing submissions made by Contour and Utilities in the appeal process. The municipality recognises that as a responsible organ of state it is now required to approach the above Honourable Court for appropriate relief.
38. Utilities breached a mandatory requirement of the invitation to bid. As will be apparent from both the respective amounts tendered, the available budget and the evaluation of the tenders (all of which are set out in the Bid Evaluation Committee's

report to the Bid Adjudication Committee, annexure "FA5", above), the procurement in this instance was expected to exceed a contract price of R10 million. That this was accepted by tenderers, particularly the respondents, is further apparent from the fact that they completed the MBD 5 form in the tender document. Tenderers were accordingly obliged, in terms of the "MBD5" declaration in the tender documents (page 36 of annexure "FA4" to this affidavit), to provide audited financial statements for the past three years if they were required by law to prepare annual financial statements. Utilities is required by law to do so, a fact which it confirmed in the MBD5 declaration in its tender document. A copy of that declaration is attached, marked "FA10".

39. The obligation to furnish the requisite audited annual financial statements is found in Regulation 21 of the Municipal Supply Chain Management Regulations, which provides as follows:

"A supply chain management policy must determine the criteria to which bid documentation for a competitive bidding process must comply, and state that in addition to regulation 13 the bid documentation must...

- (d) If the value of the transaction is expected to exceed R10 million (VAT included), require bidders to furnish -
- (f) If the bidder is required by law to prepare annual financial statements for auditing, their audited annual financial statements -
- (aa) for the past three years; or
- (bb) since their establishment if established during the past three years."
- (Emphasis supplied)

40. I attach for the convenience of this Honourable Court, marked "FA1.1", a copy of Regulation 21.
41. In compliance with Regulation 21, paragraph 21(1)(d) of the municipality's Supply Chain Management Policy ("the SCMP"), includes this provision. I attach, marked "FA1.2", the relevant pages from the SCMP in this regard.
42. It follows that there is a statutory obligation on the part of the municipality to obtain and for a tenderer to furnish the information requested in the MBD 5 declaration. Moreover, that obligation is also found in the SCMP, which prescripts are binding on the municipality.
43. As is apparent from a reading of Utilities' tender (the full tender document is part of the record), audited financial statements were included in its tender documents in respect of its 2018, 2019 and 2020 financial years. I attach in this regard, marked "FA13.1" to "FA13.3", copies of the audited financial statements included in the tender of Utilities in respect of the financial years ended February 2018, February 2019 and February 2020, respectively.
44. As can be seen from its financial statements, the financial year of Utilities ended at the end of February of each year. In terms of section 30(1) of the Companies Act No. 71 of 2008, a company, such as Utilities, must prepare annual financial statements within six months after the end of each financial year and which must, in terms of section 30(3) include an auditor's report, if audited. The tender was advertised on 29 March 2022 and closed on 3 May 2022. By that stage Utilities was required to have prepared its annual financial statements in respect of the financial year ended February 2021. Thus, the requirement of audited financial statements for the past

three years meant that tenderers which were registered companies and which were by law required to provide audited financial statements, had to provide such statements for the financial years ended February 2019, February 2020 and February 2021, respectively.

45. This notwithstanding, Utilities did not include in its tender the audited financial statements for the financial year ending February 2021.
46. Paragraph 23 of the General Conditions of Tender stipulates that a tenderer shall provide, on request by the municipality, any additional documentation that has a bearing on the tender, or the tenderer's commercial position, which is considered necessary by the municipality for the purposes of a full and fair risk assessment. Should the tenderer not provide such material, the municipality may regard the tender as non-responsive.
47. In its submissions in the appeal Utilities indicated that the municipality had requested it to provide its 2021 financial statements. The municipality has regrettably not been able to locate any written requests to Utilities in this regard. In response to this request, Utilities provided unaudited 2021 financial statements. A copy of the unaudited 2021 financial statements is annexed, marked "FA14".
48. Unaudited financial statements are not what was required and, in submission, as a consequence the municipality should have declared Utilities' bid as non-responsive as contemplated by paragraph 23 of the General Conditions of Tender.
49. However, Utilities contended in its submissions to the municipality in the unlawful appeal process that the purpose of the stipulation had nonetheless been met,

although it did not explain why it so contended. The purpose of requiring a tenderer to provide its audited annual financial statements for the past three financial years is self-evident: it is only with this information to hand that a sensible evaluation of a tenderers' current financial position can be made and thus an assessment of its ability to discharge the obligations it would assume in the event of a contract being awarded to it.

50. In the absence of the three most recent audited annual financial statements, both the Bid Evaluation and Adjudication Committees were manifestly unable to satisfy themselves that the purpose of the stipulation had been met. The irregularity in Utilities' tender was thus a material one which rendered its tender unlawful, on this basis as well.
51. The decision to award contract CE 393 to Utilities, absent a sensible and rational assessment of its current financial abilities, was thus also irrational, in breach of the rule of law and thus the principle of legality.
52. The irregularity was material both because Utilities did not comply with a mandatory requirement, the irregularity defeated the purpose of the requirement, and that the requirement was located in a statutory provision and in the municipality's SCMP. Its tender should have been rejected as being non-responsive. The tender was not, moreover, an acceptable tender in terms of the PPPFA. I reiterate that the municipality had no power, inherent or otherwise, to condone a breach of a mandatory tender condition.
53. For all the foregoing reasons it is respectfully submitted, in the circumstances, that the decision to award contract CE 393 to Utilities falls to be declared invalid in terms

of section 172(1)(a) of the Constitution.

4. We trust that you find the above in order.

Yours faithfully

PP- 

WESLEY PRETORIUS & ASSOCIATES INC

Per: Wesley Pretorius

Director: Frank Wesley Pretorius : BA (U.W.C.) LLB (WITS)
Senior Associates : Wayne Smith : LLB (U.F.H.) Avisha Bramdaj : BA (U.F.H.)
Professional Assistants : Sasha-lee Mac Minn : LLB (U.F.H.) Dayna Booysen : LLB (N.M.U.)
Candidate Attorney : Tiffany-Leigh Fortuin : LLB (U.F.H.)





ANNEXURE E

Wesley Pretorius & Associates Inc**ATTORNEYS, ADMINISTRATORS OF ESTATES & LABOUR LAW PRACTITIONERS**

Reg.No. 2017/680010/21

24 Tottenham Road, Baysville, East London, 5241 | P.O. Box 19770, Tecoma, 5214
Tel: 043-721 1740 | Telefax: 043-721 1742 | Email: lee@wesleypretorius.co.za

TO: SHEPSTONE AND WYLIE ATTORNEYS

ATT: Justin Bagwandeem

AND

TO: BARKERS

ATT: Callum Boden

Our ref: Mr W Pretorius/lb/B365

Date: 10 April 2024

Dear Sir/Madam

**RE- APPEAL BY CONTOUR TECHNOLOGY (PTY) LTD IN RE AWARD OF
CONTRACT NUMBER CE 393 (IN RESPECT OF THE SUPPLY,
INSTALLATION AND MANAGEMENT OF A PREPAYMENT ELECTRICITY
VENDING SYSTEM)**

1. Previous correspondence herein refers.

2. Our instructions are that our client, on further reflection, is of the considered view that an appeal is not available to Contour Technology in terms of section 62 of the Local Government: Municipal Systems Act 32 of 2000 (the Systems Act) in the present circumstances.

3. Our client's reasons are the following.
 - 3.1 Section 62(4) of the Systems Act provides that when an appeal in terms of section 62(1) is against a decision taken by the municipal manager, which the present appeal is, the executive committee or the executive mayor is the appeal authority.

 - 3.2 However, in terms of section 117 of the Local Government: Municipal Finance Management Act 56 of 2003 (the MFMA) councillors are barred from being a member of any committee evaluating or approving tenders. The appeal authority, being comprised of either the executive mayor, who is a councillor, or the members of the executive committee (who are also councillors), will in the view of our client be engaged in the evaluation of the present tender, something which they are barred from doing. It follows, in our client's view, that an appeal in terms of section 62 of the Systems Act is in the circumstances not available to Contour Technology.

4. Our client has, for purposes of evaluating the appeal, given careful consideration to the submissions of the parties. It is in principle of the view that the bids of both Utilities World and Contour Technology are not acceptable

tenders, as envisaged in the Preferential Procurement Policy Framework Act 5 of 2000, and/or are non-responsive as envisaged in the tender conditions.

5. Given that both the decision to award the tender to Utilities World and the decision to allow Contour Technology an appeal in terms of section 62 of the Systems Act, are in the circumstances unlawful, our client has instructed us to bring an application in the High Court to review and set aside those decisions.
6. We are preparing the papers in this regard. Please confirm that your firm is authorised to accept service of the papers on behalf of your respective client.

Yours faithfully

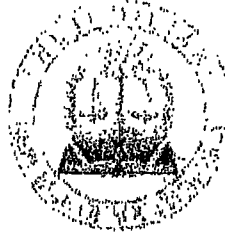


Wesley Pretorius and Associates Inc

Per: Mr W Pretorius

Director: Frank Wesley Pretorius : BA (U.W.C.) LLB (WITS)
Senior Associates : Wayne Smith : LLB (U.F.H.) Avisha Bramdaj : BA (U.F.H.)
Professional Assistants : Sasha-lee Mac Minn : LLB (U.F.H.) Dayna Booysen : LLB (N.M.U.)
Candidate Attorney : Tiffany-Leigh Fortuin : LLB (U.F.H.)





IN THE HIGH COURT OF SOUTH AFRICA
(EASTERN CAPE DIVISION, EAST LONDON CIRCUIT COURT)

CASE NO: 992/24

BEFORE HONOURABLE JUSTICE ZILWA
On the 29 day of October 2024

In the matter between:

BUFFALO CITY METROPOLITAN MUNICIPALITY APPLICANT

And

Private Bag 111, East London 6001

UTILITIES WORLD PTY LTD 2024 -10- 29 1ST RESPONDENT

CONTOUR TECHNOLOGY PTY LTD EQLD2L-001 2ND RESPONDENT

ONTEC SYSTEMS PTY LTD 3RD RESPONDENT

Having heard Adv Kotze for the Applicant and having read the papers filed of record;

IT IS ORDERED:

1. The applicant's decision, on 31 October 2022, to award a contract to the first respondent, under tender CE 393, for the Supply, Installation and Management of Prepayment Electricity Vending System Incorporating Third Party Collection Service for a period of three years, is

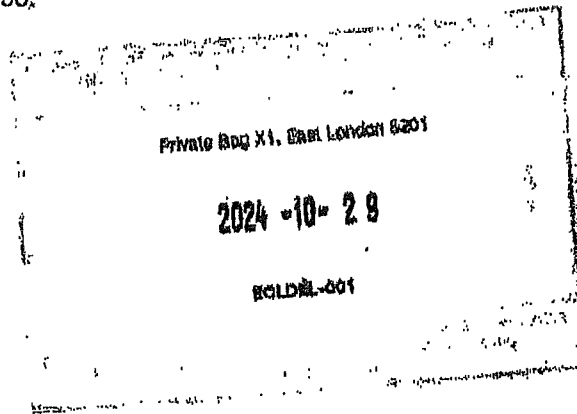
declared invalid and set aside in terms of section 172(1)(a) and (b), respectively, of the Constitution of the Republic of South Africa, 1996.

2. The decision to allow unsuccessful tenderers an appeal in terms of section 62 of the Local Government Municipal Systems Act, 32 of 2000, and the appeal process initiated by the second respondent in respect of the decision referred to in paragraph 1 above, are declared invalid and set aside in terms of section 172(1)(a) and (b), respectively, of the Constitution of the Republic of South Africa, 1996.

~~BY ORDER OF COURT~~

ASSISTANT REGISTRAR

L KIRSTEN





Wesley Pretorius & Associates Inc

ATTORNEYS, ADMINISTRATORS OF ESTATES & LABOUR LAW PRACTITIONERS

Reg.No.1 2017/880010/21

24 Tottenham Road, Baysville, East London, 5241 | P.O. Box 19770, Tecoma, 5214
Tel: 043-721 1740 | Telefax: 043-721 1742 | Email: lee@wesleypretorius.co.za

E-MAIL

TO: BUFFALO CITY METROPOLITAN MUNICIPALITY

ATT: MR M. ZENZILE

Our ref: Mr Pretorius/ab/B365
E-mail ref: avisha@wesleypretorius.co.za
Date: 21 November 2024

Dear Sir

**RE* BUFFALO CITY METROPOLITAN MUNICIPALITY / CONTOUR TECHNOLOGY (PTY) LTD AND
OTHERS - HIGH COURT CASE NO: 992/2024**

1. The above matter refers.
2. We confirm our attendance at Court on 29 October 2024 for the hearing of the matter.
3. We confirm that the Court granted an order in the following terms:
 - "1. The applicant's decision, on 31 October 2022, to award a contract to the first respondent, under tender CE 393, for the Supply, Installation and Management of Prepayment Electricity Vending System Incorporating Third Party Collection Service

Director: Frank Wesley Pretorius : BA (U.W.C.) LLB (WITS)
Senior Associates : Wayne Smith : LLB (U.F.H.) Avisha Bramdaj : BA (U.F.H.)
Professional Assistants : Sasha-lee Mac Minn : LLB (U.F.H.) Dayna Booysen : LLB (N.M.U.)
Candidate Attorney : Tiffany-Leigh Fortuin : LLB (U.F.H.)



for a period of three years, is declared invalid and set aside in terms of section 172(1)(a) and (b), respectively, of the Constitution of the Republic of South Africa, 1996.

2. *The decision to allow unsuccessful tenderers an appeal in terms of section 62 of the Local Government Municipal Systems Act, 32 of 2000, and the appeal process initiated by the second respondent in respect of the decision referred to in paragraph 1 above, are declared invalid and set aside in terms of section 172(1)(a) and (b), respectively, of the Constitution of the Republic of South Africa, 1996."*

4. A copy of the Court Order is attached for your records. The order was issued by the registrar of the High Court on 20 November 2024.

5. In light of the above and should the services still be required by the municipality, it will be obliged to commence with a new tender process.

Yours faithfully



WESLEY PRETORIUS & ASSOCIATES INC

Per: Wesley Pretorius

Director: Frank Wesley Pretorius : BA (U.W.C.) LLB (WITS)
Senior Associates : Wayne Smith : LLB (U.F.H.) Avisha Bramdov : BA (U.F.H.)
Professional Assistants : Sasha-lee Mac Minn : LLB (U.F.H.) Dayna Booysen : LLB (N.M.U.)
Candidate Attorney : Tiffany-Leigh Fortuin : LLB (U.F.H.)



ANNEXURE G

Buffalo City Metropolitan Municipality
East London | Bhisho | King William's Town
Province of the Eastern Cape
South Africa

Website: www.buffalocitymunicipality.gov.za



BUFFALO CITY
METROPOLITAN MUNICIPALITY

Office of the City Manager
Legal Services Department
PO BOX 1234, East London, 6000
Ground Floor, Trust Centre, East London,
Tel: 043 708 1761 | Fax: 043 742 0602
Email: MawongaMo@buffalocity.gov.za

Our ref: Ifayile yathu: Ons Verw:	Enqin: Inshayisi: Navaqas:	Nr. 101/2024 Ext: 1751	Your ref: Ifayile yakhona: Ons Verw:
---	----------------------------------	---------------------------	--

MEMORANDUM

TO: ACTING CHIEF FINANCIAL OFFICER.

FROM: HEAD, LEGAL SERVICES

DATE: 04 NOVEMBER 2024

APPEAL PROCESS: CONTRACT CE 303: APPOINTMENT OF SERVICE PROVIDER THE SERVICES OF SUPPLY, INSTALLATION AND MANAGEMENT OF A PRE-PAYMENT ELECTRICITY VENDING SYSTEM INCORPORATING THIRD PARTY COLLECTION SERVICES FOR ECMM.

We refer to the above-mentioned matter.

We have perused contents of the attached Contract CE 303. Kindly be advised that the decision to award the tender to Utilities World and the decision to allow Contour Technology an appeal in terms of section 65 of the Systems Act are in the circumstances unlawful.

We therefore advise that the tender be advertised.

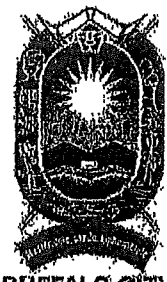
Yours Sincerely

[Handwritten signature] 04/11/2024

M. ZENZILE
HEAD: LEGAL SERVICES AND MUNICIPAL COURTS

Buffalo City Metropolitan Municipality
East London | Bhisho | King Williams Town
Province of the Eastern Cape
South Africa

Website: www.buffalocity.gov.za



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

Directorate of Finance
R.O. Box 522, East London, 6200
59 Oxford Street, Munnik Centre,
East London, 6201
Tel: 043-705 2000 • Fax: 043-722 1160
leahw@buffalocity.gov.za

MEMORANDUM

TO : HEAD, LEGAL SERVICES (OFFICE OF THE CITY MANAGER)

FROM : ACTING CHIEF FINANCIAL OFFICER (ENG. L. VAN WYK EXT: 2560)

DATE : 30 OCTOBER 2024

APPEAL PROCESS: CONTRACT CE393: APPOINTMENT OF SERVICE PROVIDER THE SERVICES OF SUPPLY, INSTALLATION AND MANAGEMENT OF A PRE-PAYMENT ELECTRICITY VENDING SYSTEM INCORPORATING THIRD PARTY COLLECTION SERVICE FOR BOMM

The purpose of this memorandum is to seek further guidance from your office on the subject matter.

The procurement of Tender CE393 (Supply, Installation and Management of a Prepayment Electricity Vending System and Third-Party Collection Service for BOMM for a period of three (3) years) was concluded and the award was made to Utilities World (Pty) Ltd. by the Acting City Manager in the letter dated 3 November 2022. The unsuccessful bidders were informed in writing. In response to that, Messrs. Gortour Technology (Pty) Ltd. submitted an appeal in terms of Section 62 of the Local Government Municipal Systems Act 32 of 2000. The Section 62 review has been completed and the matter has been referred to the High Court for a decision.

In view of the fact that this is a service delivery contract, the City Manager has approved an ongoing deviation from Supply Chain Regulations in terms of MFMA Supply Chain Regulation Section 38(1)(a)(v), as it is impractical and impossible to appoint a different service provider in the interim whilst the appeal is being finalised. The regulation states as follows:

MFMA Supply Chain Regulation Section 36(4)(a)(v) provides for the following deviation from the official procurement processes:

- (1) (a) The accounting officer is allowed to dispense with the official procurement processes established by this Policy and procure any required goods or services through any convenient process, which may include direct negotiations;
- (v) in any other exceptional case where it is impractical or impossible to follow the official procurement processes.

The approved deviations have been NOTED by Council.

As contract CE393 is still active and the outcome of the High Court matter has not yet been concluded, the Department has prepared a new tender specification under contract number CE580 for this service, so as to minimize any delays should the High Court rule that the award for contract CE393 be set aside. The specification document was presented to the Bid Specification Committee and was recently approved.

However, in view of the foregoing, the new tender (CE580) has not been advertised as this would essentially mean that there are two active tenders for the same service. It is understood that for contract CE580 to proceed, contract CE393 should be cancelled formally and that such cancellation should be advertised in the local media.

As the municipality would not want to pre-empt the outcome of the High Court process, your further guidance in this matter would be appreciated as to whether the contract deviation for CE393 will continue, as the Finance Directorate wants to remain compliant to all applicable legislation. Contract CE393 has also been under the spotlight of the Auditor General (South Africa).

The latest deviation as approved by the City Manager, and which was noted by Council is attached hereto for your ease of reference.


S. PETER
ACTING CHIEF FINANCIAL OFFICER

Copy To: Mr. D. Gwabenl (General Manager, Supply Chain Management)

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(NN) MINUTE NO. VBCMC 237/26 :
MINUTE NO. VBCMC 126/26 :
APPLICATION TO PURCHASE ERF 11853 EAST LONDON
FOR BUSINESS (5 START LUXURY HOTEL) PURPOSE

RESOLVED:

1. That Report No. 7 of the Acting City Manager, under the above heading, to the Council meeting scheduled for 26 March 2026, but postponed and held virtually on 31 March 2026, be **REFERRED BACK** to Head of Directorate : Spatial Planning and Development and a **report** regarding the lease of Erf 11853 East London **be submitted to the Council meeting scheduled for 28 May 2026.**
2. That action taken with regard to the non-submission of the required report for the Council meeting held on 30 April 2026, **be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 237/26 dated 30 April 2026.**

- [NOTES:**
1. **The report required in terms of Resolution No's 1 and 2 hereof is attached hereto for consideration.**
 2. **During the minute writing process, the above heading had been amended / corrected to correspond with the heading / content of the report.]**

7
File No: 15/4/10/1/2430

Author: Acting City Manager (V. Pillay /sb)

APPLICATION TO LEASE ERF 11853 EAST LONDON FOR BUSINESS (5 STAR LUXURY HOTEL) PURPOSES

1. PURPOSE

The purpose of this report is to request Council **APPROVAL** for the lease of Erf 11853 East London, measuring approximately 1,5677 Ha (One Comma Five Six Seven Seven) Hectares in extent, for a period of 9 years and 11 months by Public Tender for Business (5 Star Luxury Hotel) purposes.

2. AUTHORITY

Buffalo City Metropolitan Council

3. LEGAL / STATUTORY REQUIREMENTS

- 3.1 Constitution of the Republic of South Africa, 1996
- 3.2 Municipal Finance Management Act 56 of 2003
- 3.3 Municipal Structures Act 117 of 1998
- 3.4 Municipal Systems Act 32 of 2000
- 3.5 Spatial Planning and Land Use Management Act 16 of 2013
- 3.6 Buffalo City Metropolitan Municipality Spatial Development Framework

4. BACKGROUND / REASONING

- 4.1. Buffalo City Metropolitan Council resolved in its meeting held on 26 March 2026, as per Council Minute number VBCMC 239/26, the following:

“1. That report No. 7 of the Acting City Manager, under the above heading to the council meeting scheduled for 26 March 2026, but postponed and held virtually on 31 March 2006, be REFERRED BACK to Head of

Directorate: Spatial Planning and Development and a report regarding the lease of Erf 11853 East London be submitted to the Council meeting schedule for 28 may 2026.

- 2. That action taken with regard to the non-submission of the required report for the council meeting held on 30 April 2026, be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 237/26 dated 30 April 2026.”. See attached Minute No. as ANNEXURE “1”.***

4.2 Applications were received to lease Erf 11853 East London, measuring approximately 1,5677Ha (One Comma Five Six Seven Seven) Hectares in extent, for Business (5 Star Luxury Hotel) purposes.

EXPOSITION OF FACTS

5.1 Application

The applications to lease Erf 11853 East London, measuring approximately 1,5677Ha (One Comma Five Six Seven Seven) Hectares in extent, for Business (5 Star Luxury Hotel) purposes. The copies of the applications are attached as **ANNEXURE “2”**.

5.2 Zoning

Erf 11853 East London is zoned for OS1 (Public Open Space) in terms of the Buffalo City Zoning Scheme

5.3 Locality Plan

The Locality Plan is attached as **ANNEXURE “3”**.

5.4 The proposal was circulated to all Municipal Departments and a summary of their comments follows hereunder. Conditions to be taken into consideration for approval are attached as **ANNEXURE “4”**.

5.4.1 **DIRECTORATE OF INFRASTRUCTURE SERVICES**

5.4.1.1 Electrical and Energy Services

No objections

All costs in relation to the relocation of street lighting poles, meter pillars, the lowering, relocation, replacement of underground cables, or other electrical services shall be for the account of the lessee. The need for replacement of services in lieu of relocation thereof shall be at the discretion of the General Manager: Electrical and Energy Services or his duly appointed representative.

All electrical designs of the Development reticulation are to be undertaken by an ECSA registered electrical Consulting Engineer in accordance with Municipal regulations. Similarly, the Consulting Engineer shall be responsible for the overall supervision of the installation and test certificates. Detailed designs are to be submitted to this Directorate for approval prior to commencement of any work on this site. Incorporated in the design package adequate provision must be made for street lighting within the proposed residential area to acceptable lux levels for the road category.

Should the lessee at any stage require an electricity supply more than 50KVA, this Directorate reserves the right to request the provision of a miniature substation site on the premises of dimensions not less than 5.5m x 2.5m with 24 hour vehicle access.

It must be understood that only one point supply on the road reserve boundary, can be made available. If Buffalo City Metropolitan Municipality pre-payment meters are going to be used, then a complete electrical design with load voltage drop calculations must be submitted to the Electrical and Energy Planning Department, at Beacon Bay.

The standard Buffalo City Metropolitan Municipality connection fees and tariffs with the associated conditions will apply and are dependent on the capacity and nature of supply required. The metering kiosk will be placed on the boundary of the erf where the service cable must be installed, and the connection to the property made by the applicant's appointed electrical contractor.

5.4.1.2 Sanitation Division

The comment was requested from the department but to date not received.

5.4.1.3 Waterworks Department

No objection to the proposal

The closest water main to the proposed development is an existing 100mm diameter water main.

There is no existing water connection to the erf since the property is vacant land. The applicant will be required to open an account with Buffalo City Metropolitan Municipality for billing purposes and will have to liaise with the water inspectors.

A 15mm connection and deposit fee are as per prescribe tariff.

The connection costs include the following activities:

- Meter box
- 15mm water meter
- 15m x 15mm diameter leading
- 15m of trench excavation, pipe laying and backfill

Additional costs per meter will be charged for the installation of leadings that are in excess of 15m length.

Applicant will be required to bring a copy of ID book, proof of ownership of property and Surveyor General's diagram.

5.4.1.4 Roads and Stormwater

The comment was requested from the department but to date not received.

5.4.1.5 Scientific Service

No objection to the proposal

5.5 DIRECTORATE OF PUBLIC SAFETY AND EMERGENCY SERVICES

5.5.1 Fire and Rescue Services

No objection to the proposal subject to:

1. Compliance with relevant by-laws and regulations.
2. Fire Plans for future development to be submitted to this Department for evaluation and approval by Chief Fire Officer.
3. S.A.N.S. 10400 Part T 4.23:
 - a) Any building classified as H4 and having elevations with windows or other openings in such elevation, shall be so situated that the distance between such elevation and such boundary shall be not less than 1m, provided that, for any building classified as H4, where the area of elevation facing any boundary is not more than 7,5 m² such boundary distance may be reduced to 0,5 metre.
 - b) If such wall facing a lateral boundary has no openings and that wall has a fire resistance and stability of at least one hour, then such wall can be on the boundary.
4. S.A.N.S. 1400 Part T 4.35.4:

In any industrial park, amusement park or exhibition ground, shopping centre or group housing, cluster housing, or town house complex there shall be installed ground or raised fire hydrants so placed that no point in such amusement park or exhibition ground or shopping centre or in any building in such housing complex shall be at a greater than 90 m from any fire hydrant.

5. S.A.N.S. 10400 Part T 4.54:

No building shall be erected on any site unless such site is provided with suitable access for the purposes of fire fighting in and rescue from such building by the fire service of the local authority. Access roads to be at least 4,5 m wide and have a height clearance of at least 4,5m.

6. S.A.N.S. 10400 Part T 4.54:

Any room that has a population of more than 25 person shall have not less than two exit doors and shall open in the direction of travel along the escape route.

7. A fire safety inspection is required once the development is completed.

5.5.2 Disaster Management

No objection to the proposal provided that:

1. Storm Water Management must comply with the Buffalo City Storm Water Management By-law (Notice 81 of 2006)
2. The development must comply with SANS 10400
3. The development must comply with the Buffalo City Fire Safety and Environmental Health requirements.
4. The developer must ensure the sustainability of the development based on the CSIR Green Book-Adapting settlements for the future.

This planning comment does not absolve the developer or holder of the plan or authorization from the responsibility to comply with any other statutory requirements that may be applicable to the undertaking of the above activities.

5.5.3 Traffic Department

No objection to the proposal provided that:

1. Public participation process is followed
2. The access and exists are approved by Traffic Engineering
3. The proposal will not be contrary to Councils Zoning Scheme
4. The infrastructure capacity and compatibility are in line with the requirements of the application.

5.6 **DIRECTORATE OF SPATIAL PLANNING AND DEVELOPMENT**

5.6.1 City and Regional Planning

Not supported as the site is part of Council's approved Metropolitan open Space System (MOSS).

5.6.2 Architecture Division

No objection to the proposal.

5.6.3 Geomatics

No objection to the proposal.

1. It must be noted that Erf 11853 East London is owned by Buffalo City Metropolitan Municipality by virtue of the underlying property, Erf 11767 East London
2. It appears that the extent of Erf 11853 East London is not recorded on the General Plan SG No. 3090/1944, which contains it. For transfer purposes, the extent of the subject property will need to be accurately determined and updated on the general plan. Geomatics has requested for assistance from the office of The Surveyor General in this regard. Meanwhile, Geomatics derived as approximate extent based on the information on the general plan as 1,5677Ha, which is subject to confirmation by the Office of the Surveyor General. The final extent will be provided upon receipt of such information.

3. It must be noted that Erf 11853 East London is designated as a Public place on the Surveyor-General's records (General Plan SG No. 3090/1944). Therefore, formal closure must be done in the event the transfer becomes favorable.
4. It must be noted that the subject property appears not to be subject to any servitude(s).
5. Otherwise, Geomatics division takes cognizance of the contents of the proposal and has no objections.

5.6.4 Transport Planning and Operation

No objection to the proposal in principle subject to:

1. Only one vehicular access point being permitted per street frontage.
2. Required number of on-site parking bays being provided.
3. The parking layout being in Buffalo City Metropolitan Municipality standards.

5.6.5 Property Management

No objection to the proposal. The proposal could be of great benefit to the Metropolitan Municipality should this development proceed.

The Municipality will have source of revenue. The property is not needed to provide the minimum level of basic service, the Municipality may dispose of such capital asset in terms of Section 14 of the Municipal Finance Management Act.

In terms of Chapter 4 of the Municipal Assets Transfer Regulations, Section 34, the Municipality may grant the right to use, control and manage the municipal Capital Asset, which it may not need currently to provide the minimum level of basic municipal services. It is against this background that Property Management recommends that the land in question be disposed of temporarily.

5.7 DIRECTORATE OF SOLID WASTE AND ENVIRONMENTAL MANAGEMENT

5.7.1 Municipal Health Services

No objection to the proposed rezoning process.

However, the City Health Department reserves the right to call for any additional requirements should the need arise.

5.7.2 Environmental Services Department

The comment was requested from the department but to date not received.

5.7.3 Integrated Environmental Management Unit (IEMP)

No objection to the proposal provided the following general principles are adhered to:

1. Ensure that the storm water is managed correctly and is disposed of in an appropriate manner that do not have any negative impact on the environment.
2. That sanitation is dealt with correctly to prevent soil and water contamination.
3. That waste management is dealt with correctly both during and after construction and that all solid waste, including builder's rubble, is disposed of at a licensed land fill.
4. In an event where land is left undeveloped or as open space: that alien flora is removed and indigenous trees and vegetation conserved where possible (as stipulated in the National Environmental Management Biodiversity Act, 2004).
5. At no point should a building or structure is place within the 100-year floodline or, if the floodline is undetermined, then not within 30m of any watercourse (as per the BUFFALO CITY METROPOLITAN MUNICIPALITY Spatial Development Framework; Watercourse: as defined by the National Water Act, 1998).
6. All New Environmental Impact Assessment Regulations are adhered to.

5.7.4 Solid Waste

The comment was requested from the department but to date not received

5.8 **DIRECTORATE OF HUMAN SETTLEMENTS**

5.8.1 Housing Division

The comment was requested from the department but to date not received.

5.9 **CHIEF FINANCIAL OFFICER**

Valuations Division

A market related rental valuation still to be obtained.

5.10. **WARD COUNCILLOR**

The comment was requested from the Ward Councillor but to date not received

5.11 **THE DEPARTMENT OF ECONOMIC DEVELOPMENT AND AGENCIES**

The comment was requested from the department but to date not received.

5.12 **OPEN SERVE**

Open Serve approves the proposal. This approval is valid for 6 (six) months only, after which reapplication must be made if the work has not been completed.

Any changes or deviations from the original planning during or prior to construction must immediately be communicated to this office.

Approval is granted, subject to the following conditions.

Open Serve infrastructure will be affected, consequently the conditions below will apply.

Telecommunication services position is shown as accurately as possible but should be regarded as approximate only.

Should alterations or relocation of existing infrastructure be required, such work will be done at the request and cost of the applicant.

It would be appreciated if this office can be notified within 30 days of completion of the construction work. Confirmation is required on completion of construction as per agreed requirements.

Should Open Serve infrastructure be damaged while work is undertaken, kindly contact our representative immediately.

All Open Serve rights remain reserved.

6. CHALLENGES

None

7. STAFF IMPLICATIONS

None

8. FINANCIAL IMPLICATIONS

A market-related rental valuation still to be obtained from the Directorate of Finance, for a term of 9 years 11 months.

9. OTHER PARTIES CONSULTED

- 9.1 All Municipal Directorates
- 9.2 Open Serve
- 9.3 Ward Councillor

10. RECOMMENDATIONS

It is recommended that:

- 10.1 Council **APPROVES** the lease of Erf 11853 East London, measuring approximately 1,5677 Ha (One Comma Five Six Seven Seven) Hectares in extent, for a period of 9 years and 11 months, for Business (5 Star Luxury Hotel) purposes, by Public Tender, subject to no valid objections being received when the proposal is advertised.
- 10.2 Erf 11853 East London is leased subject to the technical conditions attached as **ANNEXURE "4"**.
- 10.3 The applicants be notified of Council's decision in writing, and of their right of appeal to the City Manager, in terms of Section 62 of the Municipal System Act 32 of 2000, against the conditions of the approval, within 21 days of the date of the notification of the decision.


V. PILLAY

ACTING CITY MANAGER

S. BOOI

ANNEXURES

ANNEXURE "1"	:	COUNCIL RESOLUTION
ANNEXURE "2"	:	APPLICATION TO LEASE
ANNEXURE "3"	:	LOCALITY PLAN
ANNEXURE "4"	:	CONDITIONS OF APPROVAL

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(OO) MINUTE NO. VBCMC 237/26 :
MINUTE NO. VBCMC 126/26 :
APPLICATION TO PURCHASE ERF 11853 EAST LONDON
FOR BUSINESS (5 START LUXURY HOTEL) PURPOSE

RESOLVED:

1. That Report No. 7 of the Acting City Manager, under the above heading, to the Council meeting scheduled for 26 March 2026, but postponed and held virtually on 31 March 2026, be REFERRED BACK to Head of Directorate : Spatial Planning and Development and a report regarding the lease of Erf 11853 East London be submitted to the Council meeting scheduled for 28 May 2026.
2. That action taken with regard to the non-submission of the required report for the Council meeting held on 30 April 2026, be included in the report referred to in Resolution No. 1 of Minute No. VBCMC 237/26 dated 30 April 2026.

NOTE: At the time of going to print of the agenda, the report required in terms of Resolution No's 1 and 2 hereof was still awaited.]



BUFFALO CITY METROPOLITAN MUNICIPALITY
IMMOVABLE PROPERTY DISPOSAL APPLICATION FORM

1. TYPE OF APPLICATION

DATE: 05 May 2023

LAND SALE	<input type="checkbox"/>
LEASE	<input type="checkbox"/>
BUILDING SALE	<input type="checkbox"/>

DO YOU CURRENTLY OWN ANY FIXED PROPERTY	<input checked="" type="checkbox"/>
HAVE YOU OWNED ANY FIXED PROPERTY BEFORE	<input type="checkbox"/>

ANY OTHER APPLICATION, GIVE DETAILS _____

2. DESCRIPTION OF APPLICATION: (Use separate sheet if necessary)

Application to purchase a public open area situated at The Drive Road, Bunkers Hill.
East London

3. SITE PARTICULARS

Erf No: 11853 Area/Location East london Extent/Size 800 DUM

4. APPLICANT

Surname: Ogunniyi

Full Names: Kolawole Joseph

Applying on behalf of (Please attach letter of authorization):
Double Four Properties (PTY) LTD.

Postal Address

429 Cape Road
Port Elizabeth
Code 6045

Tel No:(h): _____

(w): 041 393 9700

Email: collins@kolog.co.za

Physical Address

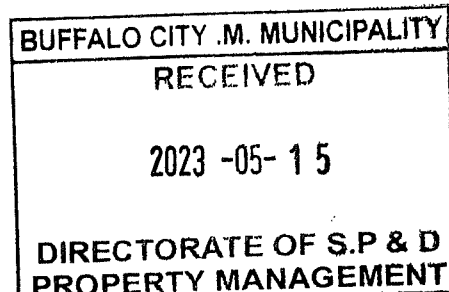
429 Cape Road
Port Elizabeth
Code 6045

Cell 082 222 7333

5. PLEASE ATTACH THE FOLLOWING

- (i) Locality Plan
- (ii) Certified copy of Identity Document

.....
 SIGNATURE





REPUBLIC OF SOUTH AFRICA
NATIONAL IDENTITY CARD

Surname
OGUNNIYI
Name:
KOLAWOLE JOSEPH
Sex:
M
Nationality
RSA
Identity Number:
720726143082
Date of Birth:
27 JUL 1972
Country of Birth:
NGA
Status:
CITIZEN



Signature

Conditions

Date of Issue:
20 MAY 2014

This card has been issued by the
Department of Home Affairs in terms of the
Identification Act, Act 68 of 1997

If found please return to the Department of Home Affairs
For enquiry or verification purposes contact 0820 00 11 90



000488039





Companies and Intellectual
Property Commission
a member of icod group

**COMPANIES AND INTELLECTUAL PROPERTY COMMISSION
REPUBLIC OF SOUTH AFRICA**

Form CoR 14.3 - Registration Certificate

Issue date: 28/07/2016
Print date: 28/07/2016
Customer code: KOLAW0
Tracking number: 943153706

Concerning:

DOUBLE FOUR PROPERTIES (Pty) Ltd 2016/328093/07

The above company has been registered in terms of section 14 of the Companies Act, 2008.

In accordance with the Notice of Incorporation, the registration of the company takes effect on 28/07/2016.

In conjunction with this certificate, the Commission has not issued another notice contemplated in section 12 (3).

Acting Commissioner: CIPC

About this Notice

This Notice is issued in terms of section 14 of the Companies Act, 2008, and Regulation 14 of the Companies Regulations, 2011. If the Commission has altered the name of the company in terms of section 14 (2) (b), the company may file an amended Notice of Incorporation to change the name. If the Commission has issued a Notice of a Potentially Contested Name in conjunction with the Certificate, the company must serve that Notice on each person identified in the Notice, and any such person has the right to challenge the use of the name, by the company.

The Companies and Intellectual Property Commission of South Africa
P.O. Box 429, Pretoria, 0001, Republic of South Africa
Docex 256, Pretoria
Contact centre 086 100 2472
www.cipc.co.za



**Certificate issued by the Companies and Intellectual Property Commission
on Thursday, July 28, 2016 11:18
Registration Certificate**



Registration number	2016 / 328093 / 07
Enterprise name	DOUBLE FOUR PROPERTIES (PTY) LTD
Enterprise shortened name	NOT APPLICABLE
Enterprise translated name	NOT APPLICABLE
Registration date	28/07/2016
Business start date	28/07/2016
Enterprise type	PRIVATE COMPANY
Enterprise status	IN BUSINESS
Financial year end	FEBRUARY
Type of MOI	STANDARD (COR15.1A)
Main business/main object	BUSINESS ACTIVITIES NOT RESTRICTED.
Postal address	429 CAPE ROAD COTSWOLD PORT ELIZABETH EASTERN CAPE 6045
Address of registered office	429 CAPE ROAD COTSWOLD PORT ELIZABETH EASTERN CAPE 6045

The Companies and Intellectual Property Commission of South Africa
P.O. Box 429, Pretoria, 0001, Republic of South Africa
Docex 256, Pretoria
Contact centre 086 100 2472
www.cipc.co.za



**Certificate issued by the Companies and Intellectual Property Commission
on Thursday, July 28, 2016**

Registration Certificate



Companies and Intellectual
Property Commission
a member of the SAG group

Registration number **2016/328093/07**
Enterprise name **DOUBLE FOUR PROPERTIES (PTY) LTD**

Auditors

Directors

Surname and first names	Status	ID number or date of birth	Director type	Appointment date	Addresses
OGUNNIYI, KOLAWOLE JOSEPH	ACTIVE	7207276143082	DIRECTOR	28/07/2016	Postal 429 CAPE ROAD, COTSWOLD, PORT ELIZABETH, EASTERN CAPE, 6045 Residential 429 CAPE ROAD, COTSWOLD, PORT ELIZABETH, EASTERN CAPE, 6045

The Companies and Intellectual Property Commission of South Africa

P.O. Box 429, Pretoria, 0001, Republic of South Africa

Docex 256, Pretoria

Contact centre 086 100 2472

www.cipc.co.za



ERF 11853 EAST LONDON



Source: EarthMapXtreme, Earthstar Geographics, and the GIS UserCommunity, Buffalo City Metropolitan Municipality

722

BUFFALO CITY METROPOLITAN MUNICIPALITY

GEOMATICS

MAP TITLE:

MAP SHOWING ERF
11853 (P.P) EAST
LONDON

LEGEND

ERF 11853 E.L



CADASTRE



ERF



FARM

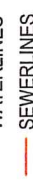


PUBLIC PLACE

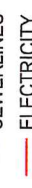
BCMM SERVICES



WATERLINES



SEWERLINES



ELECTRICITY

Disclaimer: This plan/data is for information purposes only. No liability shall devolve upon the Local Authority (BCMM) or its officials through the uses thereof.



BUFFALO CITY
METROPOLITAN MUNICIPALITY



DATE : 2024-07-15

SCALE : 1 : 2500

PLAN REF. NO :

SHEET NO. : 1



ANNEXURE "4"**APPLICATION TO LEASE ERF 11853 EAST LONDON FOR BUSINESS (5 STAR LUXURY HOTEL) PURPOSES****CONDITIONS TO BE TAKEN INTO CONSIDERATION FOR APPROVAL WITH REGARDS TO THE LEASE OF THE PROPERTIES**

1. No valid objections being received when the proposal is advertised.
2. All costs in relation to the relocation of street lighting poles, meter pillars, the lowering, relocation, replacement of underground cables, or other electrical services shall be for the account of the lessee.
3. The need for replacement of services in lieu of relocation thereof shall be at the discretion of the General Manager: Electrical and Energy Services or his duly appointed representative.
4. All electrical designs of the Development reticulation are to be undertaken by an ECSA registered electrical Consulting Engineer in accordance with Municipal regulations.
5. Consulting Engineer shall be responsible for the overall supervision of the installation and test certificates.
6. Detailed designs are to be submitted to this Directorate for approval prior to commencement of any work on this site. Incorporated in the design package adequate provision must be made for street lighting within the proposed residential area to acceptable lux levels for the road category.
7. Should the lessee at any stage require an electricity supply more than 50KVA, this Directorate reserves the right to request the provision of a miniature substation site on the premises of dimensions not less than 5.5m x 2.5m with 24 hour vehicle access.
8. Only one point supply on the road reserve boundary, can be made available. If Buffalo City Metropolitan Municipality pre-payment meters are going to be used, then a complete

electrical design with load voltage drop calculations must be submitted to the Electrical and Energy Planning Department, at Beacon Bay.

9. The provision of an electricity supply is subject to the availability of funds, equipment and the workload of our Distribution Branch staff.
10. An electricity supply can be made available on application to Directorate of Infrastructure Services.
11. The standard Buffalo City Metropolitan Municipality connection fees and tariffs with the associated conditions will apply and are dependent on the capacity and nature of supply required.
12. The metering kiosk will be placed on the boundary of the erf where the service cable must be installed, and connection to the property made by the applicant's appointed electrical contractor.
13. There is no existing water connection to the erf since the property is vacant land. The applicant will be required to open an account with Buffalo City Metropolitan Municipality for billing purposes and will have to liaise with the water inspectors.
14. A 15mm connection and deposit fee are as per prescribe tariff.
15. The connection costs include the following activities:
 - Meter box
 - 15mm water meter
 - 15m x 15mm diameter leading
 - 15m of trench excavation, pipe laying and backfill
16. Additional costs per meter will be charged for the installation of leadings that are in excess of 15m length.
17. Applicant will be required to bring a copy of ID book, proof of ownership of property and Surveyor General's diagram.
18. Public participation process is followed

19. The access and exists are approved by Traffic Engineering
20. The proposal will not be contrary to Councils Zoning Scheme
21. The infrastructure capacity and compatibility are in line with the requirements of the application.
22. This approval will be subject to the Closure, Rezoning of a portion of Erf 11853 East London.
23. Storm water management must comply with the Buffalo City Storm Water Management By-Law (Notice 81 of 2006)
24. The development must comply with SANS 10400.
25. The development must comply with the Buffalo City Fire Safety and Environmental Health requirements.
26. The developer must ensure the sustainability of the development based on the CSIR Green Book-Adapting settlement for the future.
27. Compliance with relevant by-laws and regulations.
28. Fire Plans for future development to be submitted to this Department for evaluation and approval by Chief Fire Officer.
29. Any building classified as H4, and having elevations with windows or other openings in such elevation, shall be so situated that the distance between such elevation and such boundary shall be not less than 1m, provided that, for any building classified as H4, where the area of elevation facing any boundary is not more than 7,5 m² such boundary distance may be reduced to 0,5 metre.
30. If such wall facing a lateral boundary has no openings and that wall has a fire resistance and stability of at least one hour, then such wall can be on the boundary.

31. In any industrial park, amusement park or exhibition ground, shopping centre or group housing, cluster housing, or town house complex there shall be installed ground or raised fire hydrants so placed that no point in such amusement park or exhibition ground or shopping centre or in any building in such housing complex shall be at a greater than 90 m from any fire hydrant.
32. No building shall be erected on any site unless such site is provided with suitable access for the purposes of fire fighting in and rescue from such building by the fire service of the local authority. Access roads to be at least 4,5 m wide and have a height clearance of at least 4,5m.
33. Any room that has a population of more than 25 person shall have not less than two exit doors and shall open in the direction of travel along the escape route.
34. A fire safety inspection is required once the development is completed.

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(OO) MINUTE NO. VBCMC 238/26 :
MINUTE NO. VBCMC 136/26 :
MATTER OF EXIGENCY :
MOTION WITHOUT NOTICE :
COUNCILLOR M. HLEKISO ON BEHALF OF THE ECONOMIC
FREEDOM FIGHTERS : MANDOTORY IN-SOURCE OF SECURITY
PERSONNEL WITHIN BUFFALO CITY METROPOLITAN
MUNICIPALITY AND THE CHIPPA UNITED FOOTBALL CLUB

RESOLVED:

That the verbal Motion without Notice of Councillor M. Hlekiso on behalf of the Economic Freedom Fighters (EFF), under the above heading, to the Council virtual meeting held on 31 March 2026, **be dealt with at the Council meeting scheduled for 28 May 2026.**

FOR CONSIDERATION

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026**4**

**MATTERS ARISING : BUFFALO CITY METROPOLITAN COUNCIL :
24 APRIL 2026, BUT ADJOURNED AND RECONVENED ON
30 APRIL 2026**

At the previous meeting of the Buffalo City Metropolitan Council, it was resolved as follows :-

- (A) MINUTE NO. VBCMC 179/26 :
IMMEDIATE ENFORCEMENT OF TARGETED CONSEQUENCE
MANAGEMENT : NOTICE OF MOTION BY AN ECONOMIC
FREEDOM FIGHTERS COUNCILLOR
-

RESOLVED:

2. That the City Manager be requested to submit a **report** detailing responses to the Notice of Motion referred to in Resolution No. 1 of Minute No. VBCMC 179/26 dated 29 April 2026, **to the Council meeting scheduled for 28 May 2026.**

[NOTE: At the time of going to print of the agenda, the report required in terms of the above resolution was still awaited.]

- (B) MINUTE NO. VBCMC 180/26 :
IMMEDIATE IMPOSITION OF A MORATORIUM ON EVICTIONS AND
THE ESTABLISHMENT OF A REDRESS FRAMEWORK : NOTICE
OF MOTION BY AN ECONOMIC FREEDOM FIGHTERS COUNCILLORS
-

RESOLVED:

2. That the City Manager be requested to submit a **report** detailing responses to the Notice of Motion referred to in Resolution No. 1 of Minute No. VBCMC 180/26 dated 30 April 2026, **to the Council meeting scheduled for 28 May 2026.**

[NOTE: At the time of going to print of the agenda, the report required in terms of the above resolution was still awaited.]

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (C) MINUTE NO. VBCMC 181/26 :
RESOLUTION FOR THE CATEGORICAL FISCAL EXEMPTION OF
REGISTERED NPOS AND NGOS PROVIDING INDIGENT CARE :
NOTICE OF MOTION BY AN ECONOMIC FREEDOM FIGHTERS
COUNCILLORS
-

RESOLVED:

2. That the City Manager be requested to submit a **report** detailing responses to the Notice of Motion referred to in Resolution No. 1 of Minute No. VBCMC 181/26 dated 30 April 2026, **to the Council meeting scheduled for 28 May 2026.**

[NOTE: At the time of going to print of the agenda, the report required in terms of the above resolution was still awaited.]

- (D) MINUTE NO. VBCMC 182/26 :
IMMEDIATE RECTIFICATION OF SYSTEMIC BILLING
IRREGULARITIES AND PREDATORY OVERCHARGING : NOTICE OF
MOTION BY AN ECONOMIC FREEDOM FIGHTER COUNCILLOR
-

RESOLVED:

2. That the City Manager be requested to submit a **report** detailing responses to the Notice of Motion referred to in Resolution No. 1 of Minute No. VBCMC 182/26 dated 30 April 2026, **to the Council meeting scheduled for 28 May 2026.**

[NOTE: The report required in terms of the above resolution is attached hereto for consideration.]

File No: 3/1/2/3

[Author: Acting City Manager (V. Pillay/sp)]

NOTICE OF MOTION SUBMITTED BY COUNCILLOR S. RUMBU ON BEHALF OF THE ECONOMIC FREEDOM FIGHTERS (EFF): IMMEDIATE RECTIFICATION OF SYSTEMIC BILLING IRREGULARITIES AND PREDATORY OVERCHARGING.

1. PURPOSE

The purpose of this report is to provide responses to the issues raised in the Notice of Motion referred to in Resolution Minute No. VBCMC 182/26 29 April 2026.

2. AUTHORITY

Buffalo City Metropolitan Council.

3. LEGAL/STATUTORY REQUIREMENTS

3.1 Constitution of the Republic of South Africa, B1996

3.2 Municipal Finance Management Act, 56 of 2003

3.3 Municipal Systems Act, 32 of 2000

3.4 Credit Control Policy, Property Rates Policy, Indigent Support Policy

4. BACKGROUND/ REASONING

The Municipality vide Minute No. VBCMC 182/26 has received a Notice of Motion premised on allegations that the Municipality is engaged in systemic billing irregularities and predatory overcharging of customers.

The allegations focus on four key areas:

1. Billing accuracy and consistency
2. Meter reading and estimation practices

3. Application of tariffs and subsidies
4. Perceived overstatement of consumer accounts

The Municipality acknowledges that concerns regarding billing accuracy have been raised by stakeholders. However, it is important to contextualize these matters within the operational realities and system constraints under which the Municipality functions.

Billing processes are complex, involving multiple layers of data capture, verification, and application of regulatory frameworks. While errors or inconsistencies may occur, they are not indicative of deliberate misconduct but rather reflect challenges inherent in managing large-scale utility services.

5. EXPOSITION OF FACTS

The Municipality remains committed to transparency, accountability, and continuous improvement. Steps are being taken to strengthen internal controls, enhance meter-reading accuracy, and improve communication with consumers to ensure that billing practices are both fair and reliable.

The Municipality has implemented a series of ongoing interventions designed to strengthen billing integrity and enhance revenue management. These measures include:

1. Data cleansing aligned with deeds registry and valuation roll to ensure that property ownership and valuation records are accurate and up to date.
2. Strengthening of meter reading accuracy and coverage through improved technology i.e., Smart metering project, expanded field verification, and reduced reliance on estimations.
3. Enhanced billing validation and exception reporting to detect anomalies early and prevent systemic errors from affecting consumer accounts.
4. Indigent register verification and subsidy integrity checks to safeguard the fairness of social support measures and ensure that subsidies reach the intended beneficiaries.
5. Improved customer query and dispute resolution processes to provide timely, transparent, and accessible channels for addressing consumer concerns.

These interventions form part of a broader Revenue Enhancement and Billing Integrity Programme, which is anchored in three overarching objectives:

1. Operational Excellence – modernising systems, strengthening internal controls, and embedding best practices in billing and revenue management.
2. Financial Sustainability – ensuring that revenue collection is fair, efficient, and sufficient to support service delivery obligations.
3. Stakeholder Trust – fostering transparency, accountability, and responsiveness to consumer concerns, thereby reinforcing public confidence in municipal governance.

The programme is not limited to technical fixes but represents a holistic approach to revenue management. It integrates governance oversight, process re-engineering, and customer engagement to create a sustainable framework for billing integrity.

The Council has endorsed the continued implementation and acceleration of the Revenue Management Improvement Programme, including:

1. System upgrades and automation initiatives
2. Expansion of smart metering rollout
3. Integrated data validation processes
4. Customer engagements like Thetha Nathi
5. Indigent Registration campaigns twice a year

The Buffalo City Metropolitan Municipality reaffirms its commitment to fair, accurate, and transparent billing practices. While operational challenges and system constraints are acknowledged, these are being addressed through structured interventions and continuous improvement measures. Council and Administration remain dedicated to strengthening billing integrity, enhancing customer trust, and ensuring that revenue management supports sustainable service delivery for all residents.

6. CHALLENGES

The challenges facing the Municipality on billing and meter reading are systemic and operational in nature, and although they are being actively addressed, they require sustained institutional strengthening to be fully resolved.

7. STAFF IMPLICATIONS

None.

8. FINANCIAL IMPLICATIONS

None.

9. OTHER PARTIES CONSULTED

All Directorates.

10. RECOMMENDATION:

It is recommended that:

- 10.1 Council **Notes** the response to the Notice of Motion submitted by Councilor S. Rumbu on behalf of the Economic Freedom Fighters (EFF): immediate rectification of systemic billing irregularities and predatory overcharging.


V. PILLAY

ACTING CITY MANAGER

S. Peter

ANNEXURE A: Notice of Motion

ANNEXURE B: Minutes No: VBCMC 182/26 29



To: The speaker of council: Cllr Humphrey Maxegwana
: The City Manager: Mr M.Yawa

NOTICE OF A MOTION

(In terms of Rule 21 of the Buffalo City Metropolitan Municipality Standing Rules and Orders)

Date of Motion: 12 March 2026

Moved by: The Economic Freedom Fighters

MOTION FOR THE IMMEDIATE RECTIFICATION OF SYSTEMIC BILLING IRREGULARITIES AND PREDATORY OVERCHARGING

1. THE MOTION

The Economic Freedom Fighters move for this Council to implement a radical rectification framework to end the "financial terrorism" visited upon the people through inaccurate billing.

2. PROBLEM STATEMENT

Predatory estimates are used to inflate revenue at the expense of the poor. This violates the BCM Credit Control and Debt Collection By-laws.

3. PROPOSED RESOLUTIONS AND DEMANDS

- * Implement a Moratorium: Pursuant to the Constitution, all disconnections for accounts with active billing disputes must cease immediately.
- * Abolish Inaccurate Estimates: All "estimated" charges exceeding two months must be declared invalid and reversed.
- * Establish a Restitution Task Team: Form a multi-party oversight committee to ensure the immediate crediting of overcharged accounts.
- * Mandatory Meter Replacement: Direct the immediate replacement of all faulty or aged meters with smart-meters at no cost to the indigent.
- * Billing Accuracy Guarantee: Mandate that no interest shall accrue on any account where the municipality has failed to provide a meter reading for more than 60 days.
- * Demands the immediate write-off of all historical debts for indigent households that were based on "estimated" rather than "actual" readings.



* Orders that all municipal debt collectors be withdrawn from wards where the billing integrity has not been 100% verified.

* Directs the Treasury to issue a "Letter of Apology" and a fiscal credit to every resident whose services were illegally disconnected due to billing errors.

4. CONCLUSION

Administrative impunity and the financial victimization of the masses must end to prevent the further impoverishment of our people through predatory municipal practices. The Economic Freedom Fighters demand a billing system that is honest, transparent, and reflects the actual consumption of the residents rather than the fictitious projections of the treasury. We will not allow the municipality to balance its books through the theft of the limited resources of the poor and the elderly.

This "financial terrorism" is a direct assault on the economic emancipation of the black majority who are already struggling under the high cost of living. The Economic Freedom Fighters move for a total audit of the billing software and the immediate reversal of all unauthorized charges that have been used to harass our communities. We assert that a municipality that cannot measure consumption accurately has no right to disconnect a single household. This motion is a shield for the dispossessed against the administrative incompetence of the local state. We demand justice for every resident who has been overcharged and we demand it now.

And so, the Economic Freedom Fighters move..

Mover's Name: Siyabonga Rumbu
Signature: [Signature]

Date: 12 MARCH 2026

Seconder's Name: Modumo Tshabe
Signature: [Signature]

Date: 12 MARCH 2026

Authorized by the Caucus:
EFF BCM Caucus Chief Whip: Siyabonga Gelo Signature: [Signature]
EFF BCM Party Leader: Mziyanda Mkhiso Signature: [Signature]

BCM OFFICE OF THE SPEAKER

Received by: _____

Date/Time: _____

6. **CHALLENGES**

None

7. **STAFF IMPLICATIONS**

None

8. **FINANCIAL IMPLICATIONS**

None

9. **OTHER PARTIES CONSULTED**

- 9.1. City Manager
- 9.2. Whip of Council

10. **RECOMMENDATIONS**

It is hereby recommended that: -

- 10.1. The Buffalo City Metropolitan Council **NOTES** submission of the Notice of Motion by the Economic Freedom Fighters, Councillor S. Rumbu.
- 10.2. The City Manager prepares and **SUBMITS** a report for the attention of the next Ordinary Council Meeting which is scheduled for 28 May 2026.



COUNCILLOR C.H.M. MAXEGWANA
SPEAKER OF COUNCIL
Ncumisa Sidukwana

ANNEXURE A: NOTICE OF MOTION

"21.1. No matter shall be brought before the Council or a Committee by any member of the Council except upon a notice of motion, which shall be in writing and signed by the member giving the notice as well as the member seconding it; provided that a person who has a personal electronic mail address from where he or she can be identified by the Municipal Manager, can submit such motion by electronic mail."

21.2. Any notice of motion shall be submitted to the Municipal Manager before 12:00, ten (10) days prior to the meeting of the Council or Committee."

5. EXPOSITION OF FACTS

Section 37 of the Local Government: Municipal Structures Act 117 of 1998:-

"The speaker of a municipal council—

(a) presides at meetings of the council;

(b) performs the duties and exercises the powers delegated to the speaker in terms of section 32;

(c) must ensure that the council meets at least quarterly;

(d) must maintain order during meetings;

(e) must ensure compliance in the council and council committees with the Code of Conduct set out in Schedule 5; and

(f) must ensure that council meetings are conducted in accordance with the rules and orders of the council."

The above cited legislation read in conjunction with the Rule 21(1)(2) the Buffalo City Metropolitan Standing Rules and Order By-Law as indicated in the background.

It is against this legislative mandate that the Economic Freedom Fighters Councillor submitted a Notice of Motion.

For ease of reference, please see enclosed copy of a Notice of Motion as ANNEXURE "A".

SPECIAL COUNCIL MEETING: 29 APRIL 2026

[File No: 3/1/3/5]

[Author: Speaker of Council: (Cllr C.H.M. Maxegwana)/mjs]

**25 IMMEDIATE RECTIFICATION OF SYSTEMIC BILLING
IRREGULARITIES AND PREDATORY OVERCHARGING: NOTICE
OF MOTION BY AN ECONOMIC FREEDOM FIGHTERS
COUNCILLOR****1. PURPOSE**

- 1.1. To request the Buffalo City Metropolitan Council to **NOTE** the submission of a Notice of Motion by the Economic Freedom Fighters, Councillor S. Rumbu.
- 1.2. That the City Manager prepares and **SUBMITS** a report for the attention of the next Ordinary Council Meeting scheduled for 28 May 2026.

2. AUTHORITY

Buffalo City Metropolitan Council

3. LEGAL/STATUTORY REQUIREMENTS

- 3.1. The Constitution of the Republic of South Africa, 1996
- 3.2. Local Government: Municipal Structures Act 117 of 1998
- 3.3. Local Government: Municipal Systems Act 32 Of 2000
- 3.4. Local Government: Municipality Finance Management Act 56 of 2003
- 3.5. Reviewed BCMM Standing Rules and Orders

4. BACKGROUND/REASONING

In terms of reviewed Buffalo City Metropolitan Council Standing Rules and Orders By-Law, Rule 21(1)(2) states:

FIRST-DRAFT

VBCMC
182/26

IMMEDIATE RECTIFICATION OF SYSTEMIC BILLING
IRREGULARITIES AND PREDATORY OVERCHARGING : NOTICE OF
MOTION BY AN ECONOMIC FREEDOM FIGHTER COUNCILLOR

During the consideration of the matter recorded under Minute No. VBCMC 179/26 hereof, the Council agreed that all the Notices of Motions from the Economic Freedom Fighters had been noted and would be dealt with at the Council meeting scheduled for 28 May 2026.

RESOLVED:

1. That the Council NOTES the Notice of Motion submitted by Councillor S. Rumbu on behalf of the Economic Freedom Fighters, attached as Annexure "A" to Report No. 25 of the Speaker, under the above heading, to the Council Special meeting scheduled for 30 April 2026, but brought forward and held virtually on 29 April 2026, which was adjourned and reconvened on 30 April 2026.
2. That the City Manager be requested to submit a **report** detailing responses to the Notice of Motion referred to in Resolution No. 1 of Minute No. VBCMC 182/26 dated 30 April 2026, **to the Council meeting scheduled for 28 May 2026.**

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (E) MINUTE NO. VBCMC 183/26 :
DISMANTLING THE NEO-COLONIAL TENDERPRENEURIAL STATE
AND ERADICATING ALL FORMS OF PROCUREMENT DEVIATIONS
IN BUFFALO CITY METROPOLITAN MUNICIPALITY : NOTICE OF
MOTION BY AN ECONOMIC FREEDOM FIGHTERS COUNCILLOR

RESOLVED:

2. That the City Manager be requested to submit a **report** detailing responses to the Notice of Motion referred to in Resolution No. 1 of Minute No. VBCMC 183/26 dated 30 April 2026, **to the Council meeting scheduled for 28 May 2026.**

[NOTE: The report required in terms of the above resolution is attached hereto for consideration.]

COUNCIL: 28 MAY 2026

File No: 2/5/2/3

Author: Acting City Manager (Vincent Pillay/cd)

DISMANTLING THE NEO-COLONIAL TENDERPRENEURIAL STATE AND ERADICATING ALL FORMS OF PROCUREMENT DEVIATIONS IN BCMM: NOTICE OF MOTION BY THE ECONOMIC FREEDOM FIGHTERS

1. PURPOSE

The purpose of this report is to respond formally to the Notice of Motion tabled by the Economic Freedom Fighters (EFF) on 12 March 2026 in terms of Rule 21 of the Buffalo City Metropolitan Municipality (BCMM) Standing Rules and Orders, titled "Dismantling the Neo-Colonial Tenderpreneurial State and Eradicating All Forms of Procurement Deviations in BCMM". The response is provided to Council in terms of the obligation to account for the City's governance actions and to demonstrate the substantive measures already adopted to address the concerns raised in the Motion.

2. AUTHORITY

Council.

3. LEGAL / STATUTORY REQUIREMENTS

3.1 The Constitution of the Republic of South Africa, 1996

3.2 Local Government: Municipal Finance Management Act 56 of 2003 (MFMA)

3.3 Municipal Supply Chain Management Regulations, 2005

3.4 Preferential Procurement Policy Framework Act 5 of 2000 and Preferential

3.5 Labour Relations Act 66 of 1995 (as amended)

3.6 Rule 21 of the BCMM Standing Rules and Orders (Notices of Motion).

4. BACKGROUND / REASONING

The Council vide Minute No. VBCMC 183/26

RESOLVED:

2. That the City Manager be requested to submit a **report** detailing responses to the Notice of Motion referred to in Resolution No. 1 of Minute No. VBCMC 183/26 dated 30 April 2026, **to the Council meeting scheduled for 28 May 2026.**

5. EXPOSITION OF FACTS

The Motion raises concerns regarding the systemic reliance on Supply Chain Management (SCM) deviations at BCMM and calls for a range of interventions to curb what has been characterised in the motion as institutionalised tenderpreneurialism. The City Manager acknowledges the seriousness of the concerns raised and notes that they align substantially with the root cause analysis and reform programme that has informed the comprehensive governance suite approved by Council at its Special Meeting held on 30 April 2026.

Council adopted, by way of Resolution VBCMC 189/26 (Special BCMM Council Virtual Meeting, 30 April 2026):

- The BCMM Policy on Unauthorised, Irregular, Fruitless and Wasteful Expenditure Management (UIFWE Management Policy), as Annexure A1; and
- The BCMM Unauthorised, Irregular, Fruitless and Wasteful Expenditure Reduction and Prevention Strategy (UIFWE Reduction and Prevention Strategy), as Annexure A2.

Council further adopted, by way of Resolution VBCMC 167/26 (Special BCMM Council Virtual Meeting, 30 April 2026):

- The BCMM Consequence Management and Accountability Policy.

These three Council-approved documents collectively establish the institutional governance framework and operational implementation programme that address, in substantive terms, the majority of the demands contained in the EFF Motion. The response below maps each demand to the applicable approved provision.

RESPONSE TO THE MOTION DEMANDS

5.1 Demand 1: Enforce an Absolute Necessity Protocol

The Motion demands that the City Manager reject all deviations unless they pass a documented Absolute Necessity; test, requiring written justification from Heads of Directorate.

Management Response: This demand is substantively addressed by Section 7.2 (Procurement Deviation Controls) of the UIFWE Reduction and Prevention Strategy, adopted by Council under Resolution VBCMC 189/26. The Strategy mandates that:

- All deviations from competitive bidding processes must be approved exclusively by the City Manager in writing;
- A detailed written justification from the requesting Directorate, signed by the Head of Directorate, must accompany every request, including: (a) the exceptional circumstances justifying the deviation; (b) confirmation that the deviation is not merely a matter of administrative convenience or preference; (c) confirmation of compliance with SCM Regulation 36; (d) progress on replacement procurement under normal processes; and (e) a draft deviation report to Council;
- All deviations exceeding R750,000 must be reviewed by the Municipal Governance, Quality Assurance and Oversight Unit (MGQAO) as well as the Legal Services Department prior to approval; and,
- The Chief Financial Officer must maintain a Deviation Register, updated monthly, recording all approved deviations, their justifications, values, the approving official, and the applicable Regulation 36 prescripts.

Additionally, the MGQAO review process has been in operation since March 2026. The Absolute Necessity Protocol concept is therefore institutionally embedded in the approved Strategy framework.

5.2 Demand 2: Militant Accountability; Disciplinary Action and Personal Financial Liability

The Motion demands that officials initiating illegal deviations face immediate disciplinary action and personal financial liability under Section 32 of the MFMA.

Management Response: The Consequence Management and Accountability Policy (Council Resolution VBCMC 167/26) establishes the formal institutional framework for accountability, including personal financial liability for officials who deliberately or negligently incur UIFWE. Specifically:

- Section 9.6 (City Manager) requires the City Manager to ensure swift implementation of consequence management against those who negligently or deliberately expose the municipality to UIFWE;
- Section 10.4 (The Disciplinary Process) provides for proceedings governed by the applicable labour legislation, including for Heads of Directorate under the Local Government: Disciplinary Regulations for Senior Managers;
- Section 11 (Loss Recovery) establishes that BCMM is obliged to recover UIFWE in terms of Section 32(2) of the MFMA; and
- Section 6.3 of the UIFWE Strategy (Consequence Management) further specifies that failure to institute consequence management within prescribed timeframes may itself be treated as financial misconduct.

The MPAC Action Tracking Register records active consequence management proceedings in relation to multiple contracts. The Disciplinary Board is currently processing a number of matters, with independent Chairperson reporting obligations to Council.

5.3 Demand 3: Total Disclosure; Monthly Deviation Combat Report

The Motion demands that a monthly Deviation Combat Report be provided to the EFF and to Council.

Management Response: The Deviation Combat Report; concept is substantively equivalent to the Deviation Register and the consolidated UIFWE reporting framework mandated under the Council-approved governance documents. Specifically:

- Section 7.2 item 4 of the UIFWE Strategy mandates that the CFO maintain a Deviation Register, updated monthly, recording all approved deviations, their justifications, values, and the approving official;
- Section 5.3 (Monthly and Quarterly Reporting) requires the City Manager to include UIFWE expenditure, including deviation-related irregular expenditure, in monthly Section 71 revenue and expenditure reports submitted to the Mayor; and,
- Quarterly reporting to MPAC is mandated under the Policy (Section 11.2), with MPAC tabling a consolidated UIFWE report to Council at least twice per financial year.

In terms of the applicable governance framework, monthly deviation data by the City Manager is reported to the Mayor, while Council and MPAC receive structured consolidated reports on a quarterly and bi-annual basis. The administration notes that reports to specific party caucuses fall outside the standard reporting framework; however, all Councillors have access to the information tabled to Council and MPAC.

5.4 Demand 4: End Predictable Deviations

The Motion demands that deviations for permanent or predictable services be prohibited in order to rebuild internal municipal capacity.

Management Response: The UIFWE Strategy directly addresses this concern through Section 7.5 (Contract Management), which requires:

- Contract managers to initiate new procurement processes twelve months ahead of current contract expiry where continued service need is evidenced;
- Automated contract expiry tracking with push notifications at 12, 6, and 3 months before contract end;

- No contract extension or renewal without a written motivation completed before the current contract end date, with MGQAO and Legal Services verification; and
- Failure to initiate timely replacement procurement may itself trigger consequence management.

Regarding the demand to rebuild internal municipal capacity, Section 9.6 (Human Resources and Capacity Building) of the Strategy mandates that BCMM engage the Municipal Infrastructure Support Agent (MISA) and National Treasury for technical assistance and to reduce dependency on expensive consultants.

5.5 Demand 5: Mandatory SCM Audit; 100% Verification of Emergency Procurement

The Motion demands that the Internal Audit Unit perform a 100% verification of all emergency procurement processed in the last 24 months.

Management Response: The UIFWE Strategy Phase 2 (Systemic Reforms) explicitly includes the instruction to subject to Internal Audit and MGQAO review all SCM deviations for Section 32 and Regulation 36 compliance within 120 days of its adoption. The Strategy further requires (Section 9.3) that the internal audit plan include UIFWE-focused audits covering SCM compliance, contract management, payment controls, budget monitoring, and fruitless and wasteful expenditure.

The City Manager commits to ensuring that the Phase 2 Internal Audit review of SCM deviations is executed within the timelines prescribed in the approved Strategy.

5.6 Demand 6: Cooling-Off Period for Former Employees

The Motion demands the implementation of a Cooling-Off period prohibiting former municipal employees from being awarded tenders for five years post-resignation.

Management Response: The implementation of a blanket five-year post-employment tender prohibition of the nature proposed requires legislative provision at national level as it engages constitutional rights to occupational freedom under Section 22 of the

Constitution. This cannot be effected unilaterally by the municipality through a Council resolution outside national legislation.

The City Manager notes, however, that the UIFWE Strategy and SCM Policy review (currently under consultation) strengthen conflict-of-interest declaration requirements and supplier screening obligations. The Consequence Management and Accountability Policy Section 9.6(E) requires all suppliers to be screened against the municipality's financial declaration database, CIPC database, and National Treasury's register for tender defaulters.

5.7 Demand 7: Immediate Termination of Underperforming Deviation Contracts

The Motion demands the immediate termination of any contract where the service provider was appointed via a deviation but failed to meet milestones within the first quarter.

Management Response: Contract termination is governed by the terms of each contract and the applicable procurement and labour legislation and cannot be effected unilaterally or immediately without following the prescribed legal process. However, the principle of firm performance management of deviation-appointed service providers is fully supported by and embedded in the UIFWE Strategy:

- Section 7.5 (Contract Management) requires all contracts to be managed by designated contract managers with performance monitored monthly against deliverables and milestones;
- Contract extensions or variations increasing contract value above the competitive bidding threshold must be re-advertised unless exceptional circumstances exist; and
- A file for documentation of value-for-money assessments must be kept for each payment milestone.

The City Manager confirms that contract managers have been instructed to enforce performance obligations and that non-performance will be treated in accordance with the contractual remedies available, including, where legally appropriate, termination.

5.8 Demand 8: No Deviations for Luxury Goods or Non-Essential Administrative Consulting

The Motion directs that no deviation may be approved for the purchase of luxury goods or non-essential administrative consulting.

Management Response: This demand is aligned with the Absolute Necessity standard above, which is also embodied in Section 7.2 of the UIFWE Strategy, which requires that every deviation justification confirm explicitly that the deviation is not merely a matter of administrative convenience or preference. The City Manager supports the principle that luxury goods and non-essential administrative consulting do not ordinarily constitute the exceptional circumstances required to justify deviation from competitive bidding under SCM Regulation 36. The City Manager confirms that this principle will be applied as a standing instruction in the processing of all deviation requests.

6. CHALLENGES

No.	Challenge	Proposed Solution
1	Some demands in the Motion (e.g., the cooling-off period) require national legislative amendment and cannot be implemented unilaterally by the Municipality.	Council to consider the legislative boundary as articulated.

7. STAFF IMPLICATIONS

The governance measures outlined in this response operate within the existing institutional structure and under the authority of the UIFWE Management Policy, UIFWE Reduction and Prevention Strategy, and Consequence Management and Accountability Policy already adopted by Council.

8. FINANCIAL IMPLICATIONS

There are no direct financial implications arising from this response. The measures outlined are already provided for in the adopted UIFWE governance documents. Implementation costs associated with systems configuration, training, and reporting are absorbed within approved operational budget allocations as detailed in the UIFWE Reduction and Prevention Strategy.


9. OTHER PARTIES CONSULTED

The underlying governance documents (UIFWE Policy, UIFWE Strategy, and Consequence Management and Accountability Policy) were workshopped to Council on 17 April 2026 as part of the required consultation process prior to their adoption on 30 April 2026.

10. RECOMMENDATION

It is recommended that Council:

- 10.1 Note the substantive institutional response of the City Manager to the EFF Notice of Motion on deviations (dated 12 March 2026);
- 10.2 Note that the Council-approved UIFWE Management Policy and UIFWE Reduction and Prevention Strategy (Resolution VBCMC 189/26) and the Consequence Management and Accountability Policy (Resolution VBCMC 167/26) collectively address the governance concerns raised in the Motion;


 M. YAWA
 CITY MANAGER
 Camngco Dali



To: The speaker of council: Cllr Humphrey Maxegwana
: The City Manager: Mr M.Yawa

NOTICE OF A MOTION

(In terms of Rule 21 of the Buffalo City Metropolitan Municipality Standing Rules and Orders)

Date of Motion: 12 March 2026

Moved by: The Economic Freedom Fighters

DISMANTLING THE NEO-COLONIAL TENDERPRENEURIAL STATE AND ERADICATING ALL FORMS OF PROCUREMENT DEVIATIONS IN BCMM

1. THE MOTION

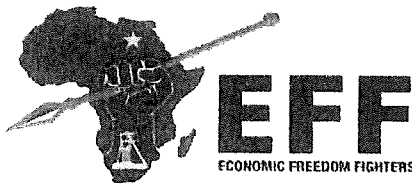
In pursuit of Economic Freedom in Our Lifetime, the Economic Freedom Fighters move for this Council to adopt a stringent framework to terminate the systemic reliance on Supply Chain Management (SCM) deviations.

2. CONTEXT AND CONSTITUTIONAL ALIGNMENT

The BCMM has been reduced to a conduit for siphoning public funds through legalized corruption under the guise of "deviations." This motion is anchored in Section 217 of the Constitution, requiring procurement to be "fair, equitable, transparent, competitive and cost-effective."

3. PROPOSED RESOLUTIONS AND DEMANDS

- * Enforce an Absolute Necessity Protocol: The City Manager must reject all deviations unless they pass a documented "Absolute Necessity" test.
- * Militant Accountability: Captured officials initiating illegal deviations must face immediate disciplinary action and personal financial liability under Section 32 of the MFMA.
- * Total Disclosure: A monthly "Deviation Combat Report" must be provided to the Economic Freedom Fighters and this Council.
- * End Predictable Deviations: Prohibit deviations for permanent or predictable services to rebuild internal municipal capacity.
- * Mandatory SCM Audit: Direct the Internal Audit Unit to perform a 100% verification of all emergency procurement processed in the last 24 months.



- * Demands the implementation of a "Cooling-Off" period that prohibits former municipal employees from being awarded tenders for five years post-resignation.
- * Orders the immediate termination of any contract where the service provider was appointed via a deviation but failed to meet milestones within the first quarter.
- * Directs that no deviation may be approved for the purchase of luxury goods or non-essential administrative consulting.

4. CONCLUSION

The "sins of incumbency" and the institutionalized theft of municipal resources through the deviation system must be terminated with revolutionary precision to protect the future of our city. The Economic Freedom Fighters remain committed to a corrupt-free state that serves the interests of the poor and the marginalized rather than the bank accounts of tenderpreneurs. We demand a procurement system that reflects the values of our struggle for economic emancipation and the Seventh Cardinal Pillar of our movement.

The deliberate bypassing of competitive bidding is a betrayal of the black majority who rely on cost-effective service delivery for their survival. The Economic Freedom Fighters will continue to expose every "back-door" deal and administrative manipulation used to enrich a captured political elite. We move to rebuild the capacity of the state so that it may serve as an instrument of liberation rather than a tool for private accumulation. This motion is a declaration of war against the tenderpreneurial state and a call for the restoration of the rule of law. The dignity of our people cannot be bartered for the convenience of corrupt officials who fear the transparency of a competitive market.

And so, the Economic Freedom Fighters move

Mover's Name: Songezo Mkungurini
 Signature: S. Mkungurini
 Date: 12 MARCH 2026

Seconder's Name: Nontobeko Lubedi
 Signature: N. Lubedi
 Date: 12 MARCH 2026

Authorized by the Caucus:
 EFF BCM Caucus Chief Whip: Syebonga Signature: [Signature]
 EFF BCM Party Leader: Mziyanda Signature: [Signature]

BCM OFFICE OF THE SPEAKER

Received by: _____

Date/Time: _____

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

(F) MINUTE NO. VBCMC 184/26 :
IMMEDIATE ADOPTION OF A RADICAL ACCOUNTABILITY
FRAMEWORK AND THE ENFORCEMENT OF CONSEQUENCE
MANAGEMENT REGARDING SYSTEMIC IRREGULAR
EXPENDITURE : NOTICE OF MOTION BY AN ECONOMIC
FREEDOM FIGHTERS COUNCILLOR

RESOLVED:

2. That the City Manager be requested to submit a **report** detailing responses to the Notice of Motion referred to in Resolution No. 1 of Minute No. VBCMC 184/26 dated 30 April 2026, **to the Council meeting scheduled for 28 May 2026.**

[NOTE: The report required in terms of the above resolution, is attached hereto for consideration.]

COUNCIL:28 MAY 2026

ANNEXURE

File No: 2/5/2/3

Author: Acting City Manager (Vincent Pillay/cd)

IMMEDIATE ADOPTION OF A RADICAL ACCOUNTABILITY FRAMEWORK AND THE ENFORCEMENT OF CONSEQUENCE MANAGEMENT REGARDING SYSTEMIC IRREGULAR EXPENDITURE: NOTICE OF MOTION BY AN ECONOMIC FREEDOM FIGHTER**1. PURPOSE**

The purpose of this report is to respond formally to the Notice of Motion tabled by the Economic Freedom Fighters (EFF) on 12 March 2026 in terms of Rule 21 of the Buffalo City Metropolitan Municipality (BCMM) Standing Rules and Orders, titled: Motion for the Immediate Adoption of a Radical Accountability Framework and the Enforcement of Consequence Management Regarding Systemic Irregular Expenditure.

The City Manager provides this response to Council to account for the institutional measures already adopted to address the fiscal governance concerns raised and to update Council on the status of active accountability proceedings.

2. AUTHORITY

Council.

3. LEGAL / STATUTORY REQUIREMENTS

- 3.1 The Constitution of the Republic of South Africa, 1996
- 3.2 Local Government: Municipal Finance Management Act 56 of 2003 (MFMA)
- 3.3 Municipal Regulations on Financial Misconduct Procedures and Criminal Proceedings, 2014;
- 3.4 Local Government: Municipal Systems Act 32 of 2000 (MSA)

- 3.5 Prevention and Combating of Corrupt Activities Act 12 of 2004 (PRECCA);
- 3.6 Labour Relations Act 66 of 1995;
- 3.7 Rule 21 of the BCMM Standing Rules and Orders (Notices of Motion).

4. **BACKGROUND / REASONING**

The Council vide Minute No VBCMC 184/26

RESOLVED:

2. That the City Manager be requested to submit a **report** detailing responses to the Notice of Motion referred to in Resolution No. 1 of Minute No. VBCMC 184/26 dated 30 April 2026, **to the Council meeting scheduled for 28 May 2026.**
- 3.

5. **EXPOSITION OF FACTS**

The Motion raises concerns regarding the accumulation of irregular expenditure at BCMM, references cumulative balances and the 2023/24 AGSA audit findings, and calls for a set of immediate accountability and structural interventions. The City Manager acknowledges the seriousness and legitimacy of these concerns. BCMM's irregular expenditure profile represents genuine governance weaknesses that require sustained, structured institutional response.

Note on figures: The Motion references R1.32 billion in irregular expenditure for the 2023/24 period and a cumulative balance of R10.5 billion. The City Manager notes that the most recent audited figures, as disclosed in the UIFWE Reduction and Prevention Strategy tabled to Council, reflect the following for the 2024/25 financial year: Irregular expenditure of R1.14 billion; Unauthorised expenditure of R646.82 million; and, Fruitless and Wasteful Expenditure of R5.62 million. The historical cumulative balance prior to 2024/25 is confirmed at R10.56 billion for irregular expenditure as reported in the 2023/24 Annual Financial Statements.

The institutional response to this challenge has been formalised through the adoption of the following Council-approved governance instruments:

- BCMM UIFWE Management Policy and UIFWE Reduction and Prevention Strategy, approved by Council Resolution VBCMC 189/26 (Special Council Meeting, 30 April 2026); and
- BCMM Consequence Management and Accountability Policy, approved by Council Resolution VBCMC 167/26 (Special Council Meeting, 30 April 2026).

These instruments collectively establish the framework called for in the Motion and are described in detail in Section 5 below.

RESPONSES TO THE MOTION

5.1 Demand 1: City Manager to Table a Report on Officials Responsible for the Irregular Expenditure Balance

The Motion directs the City Manager to table a report within 14 days detailing the officials and departments responsible for the reported irregular expenditure.

Management Response: The UIFWE Reduction and Prevention Strategy (Council Resolution VBCMC 189/26) includes at Section 3 (Institutional Context and Root Causes) a comprehensive analysis of BCMM's current UIFWE profile, disaggregated by category, financial year, contract, and primary cause. The Strategy identifies Supply Chain Management non-compliance, Budget Management weaknesses, Governance and Oversight deficiencies, and Capacity and Skills gaps as the primary systemic drivers.

Regarding individual accountability, the UIFWE Management Policy (Section 8; Investigation of UIFWE) mandates that the MGQAO (Municipal Governance, Quality Assurance, and Oversight Unit) conduct investigations for each reported UIFWE occurrence, identifying:

- The responsible official(s);

- Whether the expenditure was incurred deliberately, negligently, or unavoidably;
- The estimated quantum of the loss; and
- Recommendations for disciplinary, developmental, and/or criminal action.

Management has further undertaken an MPAC Resolutions Action Tracking Register which documents the consequence management status for each of the ten contracts, for which irregular expenditure approximating R2.69 billion was conditionally written off by Council at its Special Meeting of the 25 February 2026. This register will be made available to MPAC on a quarterly basis with appropriate progress reported.

5.2 Demand 2: Immediate Implementation of SIU Recommendations: Mdantsane NU2 and Water World Projects

The Motion orders the immediate implementation of SIU recommendations regarding the Mdantsane NU2 and Water World projects.

Management Response: The City Manager confirms that the Mdantsane NU2 (swimming pool) and Water World project matters are currently actively on the agenda of the BCMM Disciplinary Board. The independent Chairperson of the Disciplinary Board will be formally tabling a report to Council upon conclusion of the Board's deliberations. The City Manager is not in a position to pre-empt or characterise the Disciplinary Board's findings or recommendations, as this would compromise the integrity of the independent proceedings. Council will, therefore, receive the Chairperson's report in accordance with the governance procedures of the Board.

5.3 Demand 3: Moratorium on Condonement Until Forensic Audit is Tabled

The Motion imposes an immediate moratorium on the condonement of irregular expenditure until a full forensic audit of the accumulated balance is tabled.

Management Response: The moratorium concept is already institutionally enacted through the UIFWE Management Policy (Council Resolution VBCMC 189/26), which establishes that:

- Write-off and condonation are measures of last resort, applicable only after full investigation and exhaustion of reasonable recovery steps (Policy Section 9.3.1);
- Write-off may only be approved by Council following a motivated MPAC recommendation, a full investigation report, and evidence that all reasonable recovery steps have been exhausted (Policy Section 9.3.2);
- No write-off or condonation may be made without a formal Council resolution. Any verbal or administrative write-off without Council resolution is unlawful and constitutes financial misconduct (Policy Section 9.3.3); and
- MPAC must assess each MGQAO investigation report and consider, inter alia, measures already taken to recover and whether criminal referral to SAPS or SIU is warranted (Policy Section 8.2.2).

It is considered that the adopted governance framework therefore provides a more durable institutional safeguard than a time-limited moratorium, by structurally precluding condonation without full investigation, MPAC oversight, and formal Council resolution, indefinitely and as a standing policy obligation.

5.4 Demand 4: MPAC to Hold Public Hearings

The Motion mandates the Municipal Public Accounts Committee to hold public hearings to explain the fiscal situation to residents.

Management Response: MPAC is an autonomous oversight committee of Council, established under Section 79 of the MSA and governed by its own Terms of Reference. The decision to hold public hearings falls within MPAC's exclusive oversight mandate. The City Manager's administration is fully supportive of and committed to facilitating MPAC's oversight function.

The City Manager undertakes to ensure that the administration provides MPAC with all information, documentation, and access to officials required for MPAC to exercise

its oversight function effectively, including any public hearing processes MPAC may determine appropriate.

5.5 Demand 5: Immediate Blacklisting of Service Providers Implicated in AGSA Report

The Motion requires the immediate blacklisting of all service providers implicated in the AGSA report from doing further business with BCMM.

Management Response: The placement of service providers on a restricted supplier list requires compliance with legal due process and cannot be applied automatically to all service providers referenced in an audit report without individual assessment. Further, it is of consideration that not all AGSA findings necessarily arise from service provider wrongdoing, and some might relate to internal municipal control failures.

The institutional framework for supplier accountability is established in:

- Section 9.10 of the Consequence Management and Accountability Policy (Council Resolution VBCMC 167/26), which provides that non-adherence to BCMM policies or acts of alleged fraud, corruption, or collusion may result in cancellation of contracts, restriction in terms of BCMM's SCM policy abuse-combating principles, and reporting to SAPS;
- Section 7.4 (Supplier Database and CSD Compliance) of the UIFWE Strategy, which requires BCMM to maintain and regularly update its list of restricted or blacklisted suppliers; and,
- Section 9.6(E) of the Consequence Management and Accountability Policy, which requires the City Manager to ensure all suppliers are screened against the CIPC database, National Treasury's register for tender defaulters, and the List of Restricted Suppliers.

5.6 Demand 6: Immediate Suspension of Senior Managers with R50 Million+ Irregular Expenditure

The Motion demands the immediate suspension of all senior managers whose departments have incurred more than R50 million in irregular expenditure for two consecutive cycles.

Management Response: The City Manager notes that automatic or immediate suspension of officials based on departmental irregular expenditure totals, without individual investigation and due process, would be legally impermissible under the Labour Relations Act 66 of 1995 and would expose BCMM to significant legal and financial liability. The MFMA Financial Misconduct Regulations prescribe specific investigation and disciplinary procedures that cannot be bypassed.

The Consequence Management and Accountability Policy (Sections 10.3; 10.4 and Section 9.6) provides for a structured disciplinary process, including:

- Referral of allegations to the Disciplinary Board for preliminary and full investigation;
- Application of Local Government Disciplinary Regulations for Senior Managers where the employee is a Head of Directorate; and
- Entitlement of all employees to fair labour practices as enshrined in the LRA.

The City Manager confirms that investigations and disciplinary proceedings are underway or have been initiated in respect of identified officials at various levels as has been the report to Council from time to time. These proceedings are being processed with the necessary urgency.

5.7 Demand 7: Immediate Review of All Current Contracts Over R10 Million

The Motion orders the immediate review of all current contracts worth over R10 million to identify potential price-gouging or entrepreneurial markups.

Management Response: The UIFWE Reduction and Prevention Strategy's Phase 2 (Systemic Reforms) includes the action to commence review of all ongoing capital projects for UIFWE exposure. This review has been initiated as part of the MPAC request to the City Manager to conduct a focused internal review into specific contracts, e.g. CE70 (Electrical Overhead Mains and Streetlighting, total irregular expenditure R421 million), with the Closure and Lessons Learnt Report to be tabled to Council and MPAC. This report is in progress, subject to the outcome of the internal review commissioned under the City Manager's authorisation.

5.8 Demand 8: Establish a Public Corruption Watch Portal

The Motion directs Treasury to establish a public Corruption Watch portal where residents can view progress of investigations into municipal fraud.

Management Response: The establishment of a public transparency portal is aligned with the Principle of Transparency and Disclosure enshrined in Section 4.5 of the UIFWE Management Policy, which states that all UIFWE must be fully, accurately, and timeously disclosed and that no UIFWE shall be concealed, minimised, or omitted from disclosure.

The City Manager notes that the demand is directed at Treasury, which falls outside BCMM's jurisdictional competence to implement unilaterally. National Treasury and Provincial Treasury have their own municipal oversight mechanisms and reporting portals. However, BCMM can enhance public transparency through ensuring that AGSA, MPAC, and audit findings are disclosed in accordance with MFMA Section 125 requirements in the Annual Financial Statements.

6. CHALLENGES

No.	Challenge	Proposed Solution
1	Certain demands in the Motion (e.g., the public Corruption Watch portal) fall within the competence of National and/or Provincial Treasury and cannot be unilaterally implemented by the Municipality.	Management will explore available national portal options, while considering a municipal-level UIFWE transparency model.

7. STAFF IMPLICATIONS

The measures outlined in this response are embedded in the Council-approved governance instruments and are being implemented within the existing institutional structure.

8. FINANCIAL IMPLICATIONS

There are no additional direct financial implications arising from this response.

9. OTHER PARTIES CONSULTED

The underlying governance documents were workshopped to Council on 17 April 2026 and adopted on 30 April 2026.

10. RECOMMENDATIONS

It is recommended that Council:

- 10.1 Note the formal institutional response of the City Manager to the EFF Notice of Motion on systemic irregular expenditure (dated 12 March 2026);
- 10.2 Note that the UIFWE Management Policy and UIFWE Reduction and Prevention Strategy (Resolution VBCMC 189/26) and the Consequence Management and Accountability Policy (Resolution VBCMC 167/26), adopted by Council on 30 April 2026, constitute the institutional accountability framework called for in the Motion.



V. PILLAY
ACTING CITY MANAGER
Camngco Dali



To: The speaker of council: Cllr Humphrey Maxegwana
: The City Manager: Mr M.Yawa

NOTICE OF A MOTION

(In terms of Rule 21 of the Buffalo City Metropolitan Municipality Standing Rules and Orders)

Date of Motion: 12 March 2026

Moved by: The Economic Freedom Fighters

MOTION FOR THE IMMEDIATE ADOPTION OF A RADICAL ACCOUNTABILITY FRAMEWORK AND THE ENFORCEMENT OF CONSEQUENCE MANAGEMENT REGARDING SYSTEMIC IRREGULAR EXPENDITURE

1. LEGISLATIVE CONTEXT AND PROBLEM STATEMENT

The Economic Freedom Fighters observe that Buffalo City Metropolitan Municipality (BCMM) is besieged by a culture of institutionalized corruption where the violation of procurement laws serves as a standard operating procedure. This systemic collapse is evidenced by a cumulative irregular expenditure balance exceeding R10.5 billion. The Auditor-General (AGSA) recorded R1.32 billion in irregular spending for the 2023/24 period, signifying a brazen disregard for the Municipal Finance Management Act (MFMA) No. 56 of 2003.

2. IDEOLOGICAL AND CONSTITUTIONAL BASIS

This motion is anchored in the Founding Manifesto of the Economic Freedom Fighters, which asserts that "the struggle for economic emancipation" requires an "open, accountable, and corrupt-free government." The Economic Freedom Fighters cite the Constitution of the Republic of South Africa as the supreme authority, specifically Section 152(1)(a), which mandates local government to provide accountable government.

3. PROPOSED RESOLUTIONS AND DEMANDS

- * Directs the City Manager to table a report within 14 days detailing the officials and departments responsible for the R1.32 billion in irregular expenditure.
- * Orders the immediate implementation of SIU recommendations regarding the Mdantsane NU2 and Water World projects.
- * Imposes an immediate moratorium on the condonement of irregular expenditure until a full forensic audit of the R10.5 billion balance is tabled.
- * Mandates the Municipal Public Accounts Committee (MPAC) to hold public hearings to explain this fiscal collapse to the residents of the Metro.
- * Requires the immediate blacklisting of all service providers implicated in the AGSA report from doing further business with the Buffalo City Metropolitan Municipality.



- * Demands the immediate suspension of all senior managers whose departments have incurred more than R50 million in irregular expenditure for two consecutive cycles.
- * Orders the immediate review of all current contracts worth over R10 million to identify potential price-gouging or "tenderpreneurial" markups.
- * Directs the Treasury to establish a public "Corruption Watch" portal where residents can view the progress of investigations into municipal fraud.

4. CONCLUSION

The Economic Freedom Fighters maintain that the "arrogance of power" and the looting of the public purse must end to restore the dignity of the dispossessed. The Economic Freedom Fighters will not stand idly by while the wealth of the people is liquidated by a parasitic elite that treats the municipal treasury as a personal feeding trough. This motion serves as a militant directive to reclaim the municipality for the benefit of the black working class who continue to suffer under the weight of administrative negligence.

We demand a total departure from this state of systemic lawlessness toward a future defined by radical integrity and professional excellence. The Economic Freedom Fighters assert that those who have presided over this fiscal ruin must be purged from the state to make way for a capable and ethical local government. We remain the only movement with the political will to prosecute the struggle against corruption within the corridors of the Buffalo City Metropolitan Municipality. The time for hollow excuses is over; the people demand their resources back, and the Economic Freedom Fighters are here to enforce that demand. Accountability is not merely a statutory obligation but a revolutionary prerequisite for the emancipation of our people.

And so, the Economic Freedom Fighters move.

Mover's Name: Dodumo Tshabe

Signature: [Handwritten Signature]

Date: 12 MARCH 2026

Seconder's Name: Mzyende Hleiso

Signature: [Handwritten Signature]

Date: 12 MARCH 2026

Authorized by the Caucus: EFF BCM Caucus Chief Whip: Siyabonga Gudo Signature: [Handwritten Signature]

EFF BCM Party Leader: Mzyende Hleiso Signature: [Handwritten Signature]

BCM OFFICE OF THE SPEAKER

Received by: _____

Date/Time: _____

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (G) MINUTE NO. VBCMC 185/26 :
IMMEDIATE ADOPTION OF AN INSOURCING FRAMEWORK FOR ALL
PERMANENT MUNICIPAL SERVICES : NOTICE OF MOTION BY AN
ECONOMIC FREEDOM FIGHTERS COUNCILLOR
-

RESOLVED:

2. That the City Manager be requested to submit a **report** detailing responses to the Notice of Motion referred to in Resolution No. 1 of Minute No. VBCMC 185/26 dated 30 April 2026, to the **Council meeting scheduled for 28 May 2026.**

[NOTE: At the time of going to print of the agenda, the report required in terms of the above resolution was still awaited.]

- (H) MINUTE NO. VBCMC 186/26 :
YOUNG LEOPARD PROFILE : NOTICE OF MOTION BY AN
ECONOMIC FREEDOM FIGHTERS COUNCILLOR
-

RESOLVED:

2. That the City Manager be requested to submit a **report** detailing responses to the Notice of Motion referred to in Resolution No. 1 of Minute No. VBCMC 186/26 dated 30 April 2026, to the **Council meeting scheduled for 28 May 2026.**

[NOTE: At the time of going to print of the agenda, the report required in terms of the above resolution was still awaited.]

BUFFALO CITY METROPOLITAN COUNCIL : 28/05/2026

- (I) MINUTE NO. VBCMC 187/26 :
ADMISSION OF THE PUBLIC TO COUNCIL COMMITTEES AND
COUNCIL MEETINGS THROUGH VIRTUAL PLATFORMS : REQUEST
FOR EXTENSION OF TIME
-

RESOLVED:

1. That it be NOTED that the Speaker of the Council will table a **report** regarding the implementation plan on the matter referred to in Resolution No. 1 of Minute No. VBCMC 187/26 dated 30 April 2026, **to the Council meeting scheduled for 28 May 2026.**

[NOTE: The report required in terms of the above resolution is attached hereto for consideration.]

FOR CONSIDERATION

ORDINARY COUNCIL MEETING: 28 MAY 2026

[File No: 3/1/3/5]

[Author: Speaker of Council: (Cllr C.H.M. Maxegwana)/mjs]

**ADMISSION OF THE PUBLIC TO COUNCIL AND COUNCIL
COMMITTEE MEETINGS THROUGH VIRTUAL PLATFORMS:
PROGRESS REPORT**

1. PURPOSE

To apprise the Buffalo City Metropolitan Council to **CONSIDER** and **APPROVE** a draft Implementation Plan.

2. AUTHORITY

Buffalo City Metropolitan Council

3. LEGAL/STATUTORY REQUIREMENTS

- 3.1. The Constitution of the Republic of South Africa, 1996
- 3.2. Local Government: Municipal Structures Act 117 of 1998
- 3.3. Local Government: Municipal Systems Act 32 of 2000
- 3.4. Local Government: Municipality Finance Management Act 56 of 2003
- 3.5. Reviewed BCMM Standing Rules and Orders

4. BACKGROUND/REASONING

According to Council Resolution Minute No. VBMC 187/26:

"That it be NOTED that the Speaker of Council will table a report regarding the implementation plan on the matter referred to in Resolution No. 1 of Minute No. VBMC 187/26 dated 30 April, to the Council meeting scheduled for 28 May 2026."

5. EXPOSITION OF FACTS

Section 37 of the Local Government: Municipal Structures Act 117 of 1998:-

“The speaker of a municipal council—

- (a) presides at meetings of the council;*
- (b) performs the duties and exercises the powers delegated to the speaker in terms of section 32;*
- (c) must ensure that the council meets at least quarterly;*
- (d) must maintain order during meetings;*
- (e) must ensure compliance in the council and council committees with the Code of Conduct set out in Schedule 5; and*
- (f) must ensure that council meetings are conducted in accordance with the rules and orders of the council.”*

The above cited legislation read in conjunction with Section 20(1)(2)(3) of the Local Government: Systems Act 32 of 2000:

- “(1) Meetings of a municipal council and those of its committees are open to the public, including the media, and the council or such committee may not exclude the public, including the media, from a meeting, except when—*
 - (a) it is reasonable to do so having regard to the nature of the business being transacted; and*
 - (b) by-law or a resolution of the council specifying the circumstances in which the council or such committee may close a meeting and which complies with paragraph (a). authorises the council or such committee to close the meeting to the public.*
- (2) A municipal council, or a committee of the council, may not exclude the public, including the media, when considering or voting on any of the following matters:*
 - (a) A draft by-law tabled in the council;*
 - (b) a budget tabled in the council;*
 - (c) the municipality’s draft integrated development plan, or any amendment of the plan, tabled in the council;*
 - (d) the municipality’s draft performance management system, or any amendment of the system, tabled in the council;*
 - (e) the decision to enter into a service delivery agreement referred to in section 76(b); or if any other matter prescribed by regulation.*
- (3) An executive committee mentioned in section 42 and a mayoral committee mentioned in section 60 of that Act may, subject to subsection (1)(a) close all of its meetings to the public, including the media.*
- (4) A municipal council—*

- (a) *within the financial and administrative capacity provide space for the of the municipality, must public in the chambers and places where the council and its committees meet: and*
- (b) *may take reasonable steps to regulate public access to, and public conduct at. meetings of the council and its committees”*

It is against these legislative mandates that the Rules Committee under the stewardship the Speaker of the Council is expected to table a well-researched Live Streaming, Virtual Meetings, Recording and Publishing of Council and Council Committee meetings.

Therefore, the Council is requested to consider and approve an implementation plan. For ease of reference please see attached copy.

6. **CHALLENGES**

None

7. **STAFF IMPLICATIONS**

Consideration of increasing capacity of Council Support through a multidisciplinary staff contingent that will be capable of realising objectives of the proposed policy.

8. **FINANCIAL IMPLICATIONS**

Costing of the project is underway.

9. **OTHER PARTIES CONSULTED**

- 9.1. The Council
- 9.2. Rules Committee
- 9.3. Executive Mayor
- 9.4. Whip of Council
- 9.5. City Manager
- 9.6. Head of Directorate: Executive Support Services

- 9.7. Head of Directorate: Corporate Services
- 9.8. Project Technical Committee

10. RECOMMENDATIONS

It is hereby recommended that: -

- 10.1. The Buffalo City Metropolitan Council **CONSIDERS** and **APPROVES** a draft Implementation Plan.
- 10.2. The Speaker of the Council shall table a progress report to the next Ordinary Council meeting that is scheduled for 20 August 2026.



COUNCILLOR C.H.M. MAXEGWANA
SPEAKER OF COUNCIL
Ncumisa Sidukwana

IMPLEMENTATION PLAN

BCMM POLICY ON LIVESTREAMING, VIRTUAL MEETINGS, PUBLISHING AND RECORDINGS OF COUNCIL AND COUNCIL COMMITTEE MEETINGS

PHASE	ACTION	PURPOSE	RESPONSIBILITY	TIMEFRAMES
1.	Joint Technical Briefing	Preparation for the Rules Committee Workshop	<ul style="list-style-type: none"> - Policy Technical Committee - Legal Support Technical Committee (Legal Services, COGTA and SALGA) 	15 May 2026
2.	Rules Committee Workshop	To provide guidance and clarity to the Rules Committee and identify possible gaps	<ul style="list-style-type: none"> - Manager: Section 79 Committees - Legal Support Technical Committee (Legal Services, COGTA and SALGA) - Policy Technical Committee 	05 June 2026
3.	Special Rules Committee Meeting	Table Progress Report to the Committee	<ul style="list-style-type: none"> - Manager: Section 79 Committees - Legal Support Technical Committee (Legal Services, COGTA and SALGA) - Policy Technical Committee 	23 June 2026
4.	Councillors and Traditional Leaders Workshop and Senior Management Teams (SMT)	To table a revised DRAFT Livestreaming, Virtual Meetings, Publishing and	<ul style="list-style-type: none"> - Senior Manager: Office of the Speaker 	24 June 2026

		Recordings of Council and Council Committees Policy	<ul style="list-style-type: none"> - Manager: Section 79 Committees - Legal Support Technical Committee (Legal Services, COGTA and SALGA) - Policy Technical Committee 	
5.	Joint Technical Committee Meeting	Appreciate inputs of Councillors Workshop and integrate them into document in preparation for Rules Committee Meeting	<ul style="list-style-type: none"> - Policy Technical Committee - Legal Support Technical Committee (Legal Services, COGTA and SALGA) 	03 July
6.	Rules Committee Meeting	Consultation of the Rules Committee about the Readiness for the Study Tour on Livestreaming, Virtual Meetings, Publishing and Recordings of Council and Council Committees Policy	<ul style="list-style-type: none"> - Senior Manager: Office of the Speaker - Manager: Section 79 Committees - Legal Support Technical Committee (Legal Services, COGTA and SALGA) - Policy Technical Committee 	14 July 2026
7.	Study Tour (Benchmarking) at National Parliament and City of Cape Town	Engaging in sessions for two days.	<ul style="list-style-type: none"> - Rules Committee - 05 x Technical Committee Members 	03 – 05 September 2026
8.	Special Rules Committee Meeting	Consultation of the Rules Committee about the Draft Report of the Study Tour and additional inputs on Livestreaming, Virtual	<ul style="list-style-type: none"> - Senior Manager: Office of the Speaker - Manager: Section 79 Committees 	07 October

		Meetings, Publishing and Recordings of Council and Council Committees Policy	<ul style="list-style-type: none"> - Legal Support Technical Committee (Legal Services, COGTA and SALGA) - Policy Technical Committee 	
9.	Workshop of all Councillors, Traditional Leaders and Senior Management Teams (SMT)	Presentation of the FINAL DRAFT on Livestreaming, Virtual Meetings, Publishing and Recordings of Council and Council Committees Policy	<ul style="list-style-type: none"> - Senior Manager: Office of the Speaker - Manager: Section 79 Committees - Legal Support Technical Committee (Legal Services, COGTA and SALGA) - Policy Technical Committee 	14 August 2026
10.	Ordinary Council Meeting	Tabling of Livestreaming, Virtual Meetings, Publishing and Recordings of Council and Council Committees Policy	<ul style="list-style-type: none"> - Rules Committee Chairperson 	21 August 2026

Volume 5



**BUFFALO CITY
METROPOLITAN MUNICIPALITY**

AGENDA

**BUFFALO CITY
METROPOLITAN COUNCIL
MEETING**

28 MAY 2026

9.00 A.M.



BUFFALO CITY
METROPOLITAN MUNICIPALITY

BUFFALO CITY METROPOLITAN COUNCIL

The following reports are circulated for consideration by the Buffalo City Metropolitan Council at its meeting to be held on

THURSDAY, 28 MAY 2026

at

9.00 A.M.

in the

AUDITORIUM, City Hall, East London


COUNCILLOR C.H.M. MAXEGWANA
SPEAKER
MG/AM/pvz
(AGENDAS/2026/F-PAGE/BCMC-Supp (METRO)/5BCMC28-5)

City Hall
EAST LONDON

18 May 2026

REPORTS

12. Report of the Executive Mayor

Report

No. **Subject**

5 Revised 2026/2027 Integrated Development Plan, 2026/2027 Medium-Term Revenue and Expenditure Framework (MTREF) and 2026/2027 Built Environment Performance Plan (BEPP): BCMM Catalytic Land Development Programmes

[NOTE: The report listed as Report No. 5 above will be circulated to Councillors and Traditional Leaders under separate cover by the Office of the Acting Chief Financial Officer prior to the meeting.]

13. Report of the City Manager

Report

No. Subject

6 Heroes Acre Policy

[NOTE: The report listed as Report No. 6 above will be circulated to Councillors and Traditional Leaders under separate cover by the Office of the City Manager prior to the meeting.]