**NATIONAL ASSEMBLY**

**WITTEN REPLY**

**QUESTION 1407**

**INTERNAL QUESTION PAPER [No 15-2018 FIFTH PARLIAMENT]
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**1407. Dr P J Groenewald (FF Plus) to ask the Minister of Rural Development and Land Reform:**

1. How many valuation reports has the Office of the Land Valuer-General (i) received and (ii) successfully finalised since his appointment in the (a) 2014-15, (b) 2015-16, (c) 2016-17 and (d) 2017-18 financial years;
2. what is the average period of time for processing and finalising a valuation by the office;
3. (a) what factors are taken into account at the determination of a valuation in the office and (b) how are the factors reflected in the valuation formula as applied by the Office of the Land Valuer-General;

(4) whether he will make a statement about the matter? **NW1509E**

**THE MINISTER OF RURAL DEVELOPMENT AND LAND REFORM:**

 (i) (a) 2014-2015: the OVG was not yet operational

 (b) 2015-2016: initial OVG set-up phase

 (c) 2016-2017: 827

 (d) 2017-2018: 1363

(ii) (a) 2014-2015: none because the OVG was not operational

 (b) 2015-2016: initial OVG set-up phase

 (c) 2016-2017: 409

 (d) 2017-2018: 749

(2) The set standard turn-around time for processing and finalising a valuation by the OVG is 50 working days.

(3) (a) Where property is being valued in terms of S12 (1) of the Property Valuation Act No 17 of 2014, (i.e where a property has been identified for purpose of land reform), the following factors are taken into account:

* Current use of the property;
* History of the acquisition and the use of the property;
* Market value of the property;
* Extent of direct state investment and subsidy in the acquisition and beneficial capital improvement of the property; and
* Purpose of the acquisition.

(3) (b) The value of each of the five factors listed in 3(a) is reflected in the final value determined by the Office of the Valuer-General.

(4) No