

**MINISTRY**

**PUBLIC WORKS**

**REPUBLIC OF SOUTH AFRICA**

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**NATIONAL ASSEMBLY**

**WRITTEN REPLY**

**QUESTION NUMBER: 2842 [NW3315E]**

**INTERNAL QUESTION PAPER: No. 28 of 2015**

**DATE OF PUBLICATION: 07 AUGUST 2015**

**DATE OF REPLY: 08 SEPTEMBER 2015**

**Mr R A Lees (DA) asked the Minister of Public Works:**

(1) With reference to his reply to question 2353 on 28 July 2015, what are the names of the lessors for each of the 17 leased properties listed on Annexure A to the reply;

(2) is a certain company (name furnished) registered as a value-added tax (VAT) vendor; if not, why has his department entered into lease agreement/s with the specified company; if so, what is the VAT registration number for the specified company;

(3) for what purpose does the SA Police Service (SAPS) use the 80 square metres of Fourieskraal farm;

(4) what are the correct (a) street addresses and/or (b) directions to (i) the Devana Farm Trust at Durban Road and (ii) Ezakheni Park homes as there are no known streets named Durban Road or Vlak Plaats in the Emnambithi/Ladysmith municipality;

(5) is the SAPS still in occupation of 43 Murchison Street; if so, (a) was the lease renewed and what (b)(i) process was followed to renew the lease and (ii) are the details of the new lease? **NW3315E**

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**REPLY:**

**The Minister of Public Works**

(1) The names of the lessors for each of the 17 leased properties are listed in the table below

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|  | **LESSOR NAME** | **NAME OF BUILDING / PROPERTY** | **LESSOR TELEPHONE** |
| 1. | SAROSMA TRUST REPRESENTED BY DEDEKIND REAL ESTATE | HERON HOUSE, 131 MURCHISON STREET | (036) 637 2297 |
| 2. | L.KIRSTEN | 104 LEICESTER STREET | (036) 631 2414 |
| 3. | EMNAMBITHI LADYSMITH MUNICIPALITY | WAGON HILL RIFLE RANGE UNSURVEYED PORTION OF ERF 1 | (036)637 2231 |
| 4. | JANORA TRADING (PTY) LTD | 33 KEATE STREET | (036) 637 2287 |
| 5. | BILLYGREEN INVESTMENTS (PTY) LTD | LADYKEATE BLDG 35-37 KEATE STREET | (036) 637 2989 |
| 6. | EMNAMBITHI LADYSMITH MUNICIPALITY | DRIEFONTEIN THUSONG CENTRE | (036) 637 2231 |
| 7. | THE ROSCO FAMILY TRUST | 73 MURCHISON STREET | (036) 637 2989 |
| 8. | KZN PROV GOV-WORKS | OLD RTI SITE | (033) 355 5468 |
| 9. | JANORA TRADING (PTY) LTD | DEVANA FARM TRUST, OLD DURBAN ROAD- R103 NEXT TO TESTING GROUNDS | (036) 637 2287 |
| 10. | JANORA TRADING (PTY) LTD | 388,6 square metre space at 35 BUCKINGHAM STREET | (036) 637 2287 |
| 11. | JANORA TRADING (PTY) LTD | 500 square metre space at 35 BUCKINGHAM STREET | (036) 637 2287 |
| 12. | JANORA TRADING (PTY) LTD | 24 BUCKINGHAM STREET | (036) 637 2287 |
| 13. | INDUSTRIAL LEASES (PTY) LTD | 43 MURCHISON STREET | (031) 941 8132 |
| 14. | ETERNA TRUST LADYSMITH CC | 284 MURCHISON STREET | (036) 637 2297 |
| 15. | JAZZ SPIRIT 140 PTY LTD | 284 MURCHISON STREET | (036) 631 3211 |
| 16. | NATAL PARKHOMES | VLAK PLAATS - PARKHOMES DISTRIBUTED TO THE FOLLOWING AREARS; GROENVLEI, WASBANK, CHARLESTOWN, ELANDSLAAGTE, VAN REENEN AND BESTES | (031) 701 4221 |
| 17 | PEPWORTH BODY (PTY) LTD (50) | PT: FOURIESKRAAL FARM | (083) 620 0032 |

(2) No, the company is not a VAT vendor in terms of the regulations of the South African Revenue Service (SARS). It must be noted that SARS regulations stipulate that a company does not need to be registered for VAT if its annual turnover is below R1 million. The value of the Department’s lease with the said vendor is below R1 million. In addition, upon lease renewal, all landlords are required to submit their recent Tax Clearance Certificates, which indicate the VAT registration status of their companies.

The Department often engages such companies, particularly because in many small towns, there is a shortage of suitable accommodation for Government departments. Also, by engaging small companies the Department contributes to their development.

(3) The 80 square metres in Fourieskraal farm is used for the purpose of accommodating a South African Police Service (SAPS) Communication Tower.

(4) (a), b) and (i) Devana Farm is located alongside the Old Durban Road, which is a small dirt road leading off the R103 into the leased land which is used by SAPS as a garage. **(Directions:** from the N3 Highway from Durban, take exit at R103 Bergville/Colenso off ramp. Turn right very shortly thereafter onto the R103 – “Durban / Colenso”. Keep on this road until you join up with a larger road, Pass the Ladysmith testing grounds on the right the Garage is immediately next to the Ladysmith testing ground.)

(ii) The park homes are mobile units that can be moved, as per the client’s requirements. The park homes are leased from Natal Parkhomes and were were originally located in Vlakplaats, which is an area within the Ladysmith District. The mobile units used by SAPS were first placed at Ezakheni Police Station and were later relocated to other locations within the Ladysmith District, including the following areas: GROENVLEI, WASBANK, CHARLESTOWN, ELANDSLAAGTE, VAN REENEN AND BESTES.

(5) (a) SAPS is still in occupation of 43 Murchison Street and the lease is currently running on a month to month basis.

(b) (i) The lease has been identified for renewal within the prescripts of the 2nd National Treasury Dispensation on leases, which was recently granted to the Department in March 2015.

(ii) Internal processes dictate that once a Special Dispensation is received from National Treasury, an internal circular on the application of the Dispensation is to be drafted, approved and communicated to all departmental officials who will utilise the dispensation prior to the Dispensation being utilised.

The above lease expired before the issuing of the internal circular and in the interest of compliance and to ensure that the client department’s daily operations are not disrupted and was then renewed on a month to month basis, for a period not exceeding 12 months as an interim measure.

The internal circular on the application of the Dispensation from National treasury has since been approved and the process to renew the lease based on the Dispensation has begun, thus there are no details on the new lease as yet.

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