



a world class African city

City of Joburg Property Company SOC Ltd.

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MUNICIPAL FINANCE MANAGEMENT ACT SECTION 33 INFORMATION STATEMENT

NUMBER	DESCRIPTION
1.	EXTENSION OF EXISTING OFFICE SPACE AT NEDBANK BUILDING, NEWTOWN FOR A PERIOD OF 7 YEARS, 11 MONTHS FOR THE CITY OF JOHANNESBURG AND NIEUWTOWN PROPERTY DEVELOPMENT COMPANY (PTY) LTD
2.	EXTENSION OF EXISTING OFFICE SPACE AT 222 SMIT STREET FOR A PERIOD OF 6 YEARS, 11 MONTHS FOR THE DEPARTMENT OF HUMAN SETTLEMENTS
3.	EXTENSION OF EXISTING OFFICE SPACE AT BRAAMPARK, FORUM 1 FOR A PERIOD OF 6 YEARS, 11 MONTHS FOR THE CITY OF JOBURG PROPERTY COMPANY (JPC) AND GROUP GOVERNANCE
4.	THE EXTENSION OF EXISTING OFFICE SPACE AT TURBINE HALL FOR A PERIOD OF 6 YEARS, 11 MONTHS FOR THE JOBURG WATER
5.	AMENDMENT OF LEASE AGREEMENT WITH MUTODO PROPERTIES PTY LTD IN RESPECT OF A LEASE FOR 66 JORRISSSEN STREET FOR A PERIOD OF 9 YEARS, 11 MONTHS
6.	AMENDMENT OF LEASE AGREEMENT WITH MUTODO PROPERTIES PTY LTD IN RESPECT OF A LEASE FOR JD HOUSE, BRAAMFONTEIN FOR A PERIOD OF 9 YEARS, 11 MONTHS

1. OBJECTIVE

The City of Johannesburg Metropolitan Municipality (including some of its entities) ("COJ") seeks the provision of office accommodation and parking facilities from the private sector in terms of a leases for various periods stated above.

The proposed lease agreements for office accommodation and parking facilities will be for a period of more than three (3) years and will impose financial obligations on the COJ for more than three (3) years, thus the COJ must therefore comply with Section 33 of the Local Government: Municipal Finance Management Act, 2003 (Act No. 56 of 2003) ("MFMA"); Section 4(3) of the Promotion of Administrative Justice Act, 2000 (Act No. 3 of 2000) as well as Section 2 IA of the Local Government: Municipal Systems Act, 2000 (Act No. 32 of 2000).

The objective of this Information Statement is to inform the community and any other interested parties and stakeholders of the proposed leases for the provision of office accommodation and parking facilities to the COJ.

2. PROJECT BACKGROUND

The City of Johannesburg is currently utilizing the buildings mentioned above for municipal administration in terms of the initial Leases.



Non-Executive Directors: Simon Motha (Chairperson)
Bettycourt Teffo | Fulufhelo Ratshikhopha | Sandy Colloppen | Mxolisi Zondo |
Ntombikayise Tini | Thapelo Mashamaite |
Tshepang Thatelo | Yolisa Ngxabazi | Moeketsi Rabodila |

Executive Directors: Musah Makhunga (Acting Chief Executive Officer)
Mfanafuthi Zondo (Acting Chief Financial Officer)

Company Secretary: Gontse Dlamini
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Approval for the extension of the above-mentioned Leases have been granted by the City of Johannesburg Executive Adjudication Committee. Lease periods are as stated above. It should be noted that the City of Johannesburg Executive Adjudication Committee granted extensions of these Leases for a period longer than three years, thus triggering the application of section 33 of the MFMA process.

In particular section 33 (1) (a) (i) (aa) of the MFMA provides that:

A municipality may enter into a contract, which will impose financial obligations on the municipality beyond a financial year, but if the contract will impose financial obligations on the municipality beyond the three years covered in the annual budget for that financial year, it may do so only(a)

(i) has, in accordance with section 21A of the Municipal Systems Act —

(aa) made public the draft contract and an information statement summarizing the municipality's obligations in terms of the proposed contract...

3. DRAFT AGREEMENT

In accordance with section 33 of the MFMA draft contracts for the above-mentioned are attached hereto for comments or representations. The draft and all comments and views received relevant to the contract will be assessed and included in the report to be presented to the COJ Council for the final decision as to whether to enter into leases agreement for the provision of office accommodation and parking facilities for City of Johannesburg and its entities.



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