

SEKONDI - TAKORADI METROPOLITAN ASSEMBLY
IMPOSITION OF RATES FOR 2018
LOCAL GOVERNANCE ACT, 2016 (ACT 936) (PART V SEC. 137-169)

In accordance with Section 144 of the Local Governance Act, 2016, (Act 936) the following rates have been imposed by resolution of the Sekondi Takoradi Metropolitan Assembly for the financial year 1st January to 31st December, 2018.

(A)

i) RATES

Basic Rate

Under sections 146 (3), (4), and (5) a basic rate of GH¢ 1.00 per year is payable by all persons of or, Metropolitan Assembly as the rating Authority.

ii)

Under Section 146 (6) and (7)

In addition to the basic rate the following rates per Cedi on the rateable value of immovable property situated within the administrative area of the Sekondi Takoradi Metropolitan Assembly except properties exempted from rating under the provisions of section 146 (7) of the Act, the amount which shall be set out in the schedule below.

a.

<u>Category of Premises</u>	<u>Minimum Rate</u>	<u>Rate per GH Cedi</u>	<u>Area</u>
1st Class Residential:	100.00	0.0016	Palm Lands Estate, Sekondi Ridge, GBC Area, Windy Ridge Airport Ridge, Chapel Hill, Beach Road, Anaji Estate, WVLC Primewood, Regimanuel,
2nd Class Residential:	40.00	0.00115	New Site, Tanokrom, Apremdo Apollo, West Fijai Ridge Effia Nkwanta, Kweikuma, Essikado, Takoradi, Bakaekyir Sekondi, BU Ridge, Asakae New Site, Effia New Site, Mpatado New Site, Whindo New Site, Mpintsin Ridge Adiembra Ridge, Adientem Ext, Ntankoful N/S Mpatado Ext, Sawmill,
3rd Class Residential:	15.00	0.0014	New Takoradi, Kwasi, Apremdo, Effia, Essaman Ekuasi, Adiembra Est, Butumagyebu, Ketan, Essipong Ahenkofikrom, Kojokrom, Mpintsin, Ngyeresia, Fijai Fie Nkontompo, Ngyamoabakam, Effiakuma Zongo, Assakae Whindo, Adientem, Mpatado, Anaji Fie, Sofokrom, Anoe Eshiem, Twabewu, Ntankoful, Kansaworodo, Diabene Mampong, Adakofo
Industrial:			
Category "A" -	300.00	0.028	All Industrial Used Developed Properties
Category "B" -	250.00	0.016	
Category "C" -	200.00	0.011	
Category "D" -	150.00	0.0098	
Commercial:			
Category "A" -	300.00	0.018	(Office, Institutions, Hotels, Shop Complex, Warehouse)
Category "B" -	300.00	0.016	(Shops, etc.)
Category "C" -	200.00	0.015	
Category "D" -	200.00	0.01	
Category "E" -	100.00	0.0075	
© Private Education Institutions:			
© Category "A" -	300.00	0.0075	
© Category "B" -	200.00	0.0062	
© Category "C" -	100.00	0.0057	

Mixed Use Properties:			All Mixed Used Developed Properties
Category "A" -	200.00	0.013	
Category "B" -	150.00	0.0087	
Category "C" -	100.00	0.0042	
 Public Companies, Parastatals, Etc.			
Category "A" -		0.04	Cocoabod, Ghana Telecom, Food Dist.Silos
Category "B" -		0.025	Subvented Parastatals, Non subvented Parastatals ,Non Decentralised Depts/ Ministries.

A minimum rate as stated will be respectively be paid per annum on properties.

b. RATES ON ACCOUNT FOR UNASSESSED PROPERTIES

RATING ZONES	<u>2017 Fees - GH¢</u>	<u>2018 Fees - GH¢</u>
Residential Area		
1st Class Residential	100.00	100.00
2nd Class Residential	40.00	40.00
3rd Class Residential - "A"	15.00	15.00
 Industrial Area		
Category "A"	1,000.00	1,000.00
Category "B" -	500.00	500.00
 Commercial Area		
Category "A"	1,000.00	1,000.00
Category "B" -	500.00	500.00
 Mixed Development		
Category "A"	500.00	500.00
Category "B" -	300.00	300.00

c. RATES ON ACCOUNT FOR OCCUPIED UNCOMPLETED PROPERTIES

RATING ZONES		
1st Class Residential	50.00	50.00
2nd Class Residential	25.00	25.00
3rd Class Residential	15.00	15.00
 Industrial	200.00	200.00
Commercial	100.00	100.00

It shall be the duty of every person liable to pay these rates to settle the amount thereof at the Office of the Sekondi-Takoradi Metropolitan Assembly on or before 31st March, 2018

Made at a meeting of Sekondi Takoradi Metropolitan Assembly held on 19th September 2017.

Resolved that by virtue of Parts I and V of the Local Governance Act, 2016 (Act 936) and the "Guidelines for charging of fees for the provision of services and facilities and granting of licences and permits by Metropolitan/Municipal/District Assemblies" the following Fees and Licences be charged and levied by the Sekondi Takoradi Metropolitan Assembly for the Financial year 1st January, 2018 to 31st December, 2018.