

Harare (Incorporated and Local Government Areas) (Rent)
(Amendment) By-laws, 2021 (No. 30)

IT is hereby notified that the Minister of Local Government and Public Works has, in terms of section 219 of the Urban Councils Act [*Chapter 29:15*], approved the following by-laws made by the City Council of Harare: —

1. These by-laws may be cited as the Harare (Incorporated and Local Government Areas) (Rent) (Amendment) By-laws, 2021 (No. 30).

2. These by-laws shall be deemed to have come into operation on the 1st of January, 2021.

3. The First, Second, Third, Fourth, Fifth, Sixth, Seventh, Eighth, Ninth, Tenth, Eleventh, Thirteenth and Fourteenth Schedules to the Harare (Incorporated and Local Government Areas) (Rent) By-laws, are repealed and substituted by the following—

“FIRST SCHEDULE (*Section 5*)

DZIVARESEKWA: MONTHLY RENTS PAYABLE

<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
D	Terraced houses, full units	1 920,00
E1	Stands 830/1, 830/2, 831/1 and 831/2	2 040,00
E3	Stand 834	1 560,00
F	Nursing sisters' quarters	2 040,00
G1	Visagie/Pettigrew, half units	1 560,00
G2	Visagie/Pettigrew, full units	1 560,00
DZ1	Semi-detached, three rooms	1 920,00
C(T)	Terraced houses, half units with individual toilets	1 800,00
E1(I)	Stands 830/1, 830/2, 831/1, 831/2 half units with individual toilets	2 040,00
G1	Visagie/Pettigrew houses, half units with individual toilets	1 560,00

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<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
	Shell houses	1 200,00
	Demonstration houses: Stands No. 3882, 3883	4 644,00
	4279	2 040,00
	4280	3 120,00
	4281	3 120,00
	4242	3 120,00
	3122	3 120,00
	Glaudina	9 300,00
	Tynwald South	11 052,00
	Farm House	5 016,00

SECOND SCHEDULE (*Section 5*)

GLEN NORAH: MONTHLY RENTS PAYABLE

<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
4RT	Terraced, four rooms	1 800,00
22667	Semi-detached, four rooms	1 800,00
22667	Detached four rooms	1 800,00
5RD	Detached five rooms	2 040,00
Flats—		
	Prototype, 2 bedrooms (Stand 7503)	2 124,00
	Bachelor 1 bedroom	2 100,00
	E 3 bedrooms	3 324,00
	G 2 bedrooms	3 072,00
	G 3 bedrooms	3 324,00

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THIRD SCHEDULE (Section 5)

GLEN VIEW: MONTHLY RENTS PAYABLE

MARRIED ACCOMMODATION

<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
Flats—		
	GV1 Detached, four rooms	3 312,00
B.E.S.L. Plot: Houses—		
	Stand 7759, three bedrooms	6 504,00
	Stand 7772, two bedrooms	3 756,00
	Stand 7953, two bedrooms	3 756,00
	Stand 7954, two bedrooms	3 756,00
	Stand 7955, two bedrooms	3 756,00
	Stand 7956, two bedrooms	2 184,00

FOURTH SCHEDULE (Section 5)

MBARE: MONTHLY RENTS PAYABLE

MARRIED ACCOMMODATION AND FLATS

<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
1B	Semi-detached, three rooms and veranda	1 800,00
2A	Semi-detached, three rooms and veranda	1 920,00
2B	Semi-detached, three rooms and veranda	1 920,00
3A	Semi-detached, four rooms	2 040,00
3B	Semi-detached, four rooms	1 920,00
3C	Semi-detached, four rooms	1 800,00
3D	Semi-detached, four rooms	2 040,00
3E	Semi-detached, four rooms	1 920,00
4B	Detached, three rooms and veranda	1 800,00
4C	Detached, three rooms and veranda	2 040,00
8A	Semi-detached, five rooms	2 040,00
11A	Terraced, two rooms	1 800,00
11B	Terraced, two rooms	1 560,00

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<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
12A	Semi-detached, four rooms	1 800,00
53	Semi-detached, three rooms and veranda	1 800,00
57	Semi-detached, three rooms and veranda	1 560,00
59	Semi-detached, four rooms	1 800,00
63	Patio, four rooms	1 800,00
64	Patio, three rooms	1 800,00
65	Semi-detached, four rooms	1 920,00
66	Patio, four rooms and veranda	1 920,00
67	Annexure with load limiter supply	1 920,00
Flats—		
85	Two rooms	1 560,00
86	Two rooms	1 560,00
70	Two rooms	1 560,00
71A(E)	Mbare blocks 1 to 3, one room (large rooms with 5-ampere load limiter)	1 560,00
71B(E)	Mbare blocks 1 to 3, one room (smaller rooms with 5-ampere load limiter)	1 560,00
72E	Converted hostels, annexe with load limiter	1 560,00
73	Converted Matapi hostels with lighting	1 560,00
73(E)	Converted Matapi hostels with 5-ampere	1 560,00
	Charles Briggs	3 120,00
	Paget 1	1 560,00
	Paget 2	2 100,00

FIFTH SCHEDULE (*Section 5*)

HIGHFIELD: MONTHLY RENTS PAYABLE

<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
1	Terraced, one room	1 800,00

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Type	Description	Monthly rent with effect from
		1st January, 2021
		ZWL\$
2	Terraced, three rooms	2 160,00
3	Semi-detached, four rooms	2 280,00
4	Semi-detached, two rooms	1 560,00
5A	Semi-detached, five rooms with individual toilets	3 900,00
6	Detached, four rooms	2 280,00
7	Semi-detached, two rooms (O.H.S.)	1 560,00
8	Detached, three rooms (O.H.S.)	2 280,00
9	Detached, four rooms (O.H.S.)	3 000,00
10	Detached, three rooms (O.H.U.S.)	2 280,00
11	Detached, four rooms (O.H.U.S.)	3 000,00
12	Detached, four rooms (H46)	3 000,00
15	Special house (Stand 4507)	2 280,00
18	Stands 7312–7325	1 920,00
19	Semi-detached, four rooms (NHPR)	3 000,00
21	Prototype houses (Stands 7436 and 7441)	2 280,00
G4A	Semi-detached, four rooms	3 000,00
G5	Semi-detached, four rooms	3 000,00
G5A	Semi-detached, four rooms	3 000,00
Duplex	3A Semi-detached, seven rooms	3 900,00
	Staff Complex—	
	One room	960,00
	Two rooms	1 560,00
	Three rooms	2 160,00
	Four rooms	2 280,00
	Flats—	
16	Highfield—	
	1–6	1 560,00
	7–12	1 560,00
	17	1 560,00
	13–18, 21 and 22	1 560,00
	Teachers' flats	2 160,00

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SIXTH SCHEDULE (Section 5)

KAMBUZUMA: MONTHLY RENTS PAYABLE

<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
Staff quarters—		
	Detached, three bedrooms	1 560,00

SEVENTH SCHEDULE (Section 5)

MABVUKU: MONTHLY RENTS PAYABLE

MARRIED ACCOMMODATION

<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
3R	Semi-detached, three rooms	1 800,00
4R	Semi-detached, four rooms	1 920,00
5NF	Semi-detached, five rooms	2 500,00
5R	Semi-detached, five rooms	2 500,00
G4	Semi-detached, three rooms	1 800,00
T3E	Terraced, three rooms with 5-amp load limiter	1 800,00
T3	Terraced, three rooms	1 800,00
	Chizhanje hostels 2 Beds	1 560,00
	Chizhanje hostels 4 Beds	2 100,00

EIGHTH SCHEDULE (Section 5)

MUFAKOSE: MONTHLY RENTS PAYABLE

MARRIED ACCOMMODATION

<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
A2	Semi-detached, three rooms	1 920,00
A3	Semi-detached, four rooms	2 040,00
C	Semi-detached, four rooms	2 040,00
D1	Semi-detached, two rooms	1 560,00

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Type	Description	Monthly rent with effect from
		1st January, 2021
		ZWL\$
D3	Semi-detached, four rooms	1 920,00
E	Semi-detached, four rooms	2 040,00
E1	Semi-detached, four rooms	2 040,00
F	Semi-detached, five rooms and veranda	2 160,00
G3	Semi-detached, three rooms	1 920,00
G4	Semi-detached, three rooms	1 920,00
H	Semi-detached, four rooms	1 920,00
I	Terraced, two rooms and veranda	1 560,00
J	Semi-detached, two rooms	1 560,00
K	Semi-detached, three rooms	1 920,00
M1	Terraced, three rooms	1 920,00
M2	Terraced, three rooms	1 920,00
O	Terraced, three rooms	1 920,00
Staff houses:		
	Stand 9540	11 232,00
	Stand 9542	8 184,00

NINTH SCHEDULE (Section 5)

TAFARA: MONTHLY RENTS PAYABLE

MARRIED ACCOMMODATION

Type	Description	Monthly rent with effect from
		1st January, 2021
		ZWL\$
A	Semi-detached, two rooms	2 100,00
A(T)	Semi-detached, two rooms with improved toilets	2 100,00
B	Detached, two rooms	2 100,00
B(T)	Detached, two rooms with improved toilets	2 100,00
C	Semi-detached, three rooms.	3 312,00
C(T)	Semi-detached, three rooms with improved toilets	3 312,00
D	Detached, three rooms	3 312,00
D(T)	Detached, three rooms with improved toilets	3 312,00
E	Detached, four rooms	3 312,00
E(T)	Detached, four rooms with improved toilets	3 312,00

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<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
F	Special detached, four rooms	3 312,00
	Special detached, four rooms with improved toilets	3 312,00
F(T)	Semi-detached two rooms	3 312,00
G	Semi-detached, two rooms	2 100,00
H & I	Semi-detached three rooms	3 312,00
J & K	Detached, three rooms	3 312,00
	Ex Staff House	5 580,00
	Caretaker's House	3 312,00

TENTH SCHEDULE (*Section 5*)

SINGLE ACCOMMODATION: MBARE HOSTELS

<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
	Singles	1 560,00
	Civil servants, per room	1 560,00
	Single, sole occupation	1 560,00
	Mbare Hostels Block No. 9 with 5-amp load limiters	1 560,00
	Mabvuku: Chizhanje hostels with 5 x 5 load limiters	1 560,00
	Tafara	1 560,00
	Highfield	1 560,00
	Mbare Hostel Block No. 6 with 5-amp load limiters .	1 560,00
	Matapi Hostels Block No. 9 with 5-amp load limiters .	1 560,00
	Nenyere Hostel Block No. 6 with 5-amp load limiters	1 560,00
	Shawasha Block No. 12 with 5-amp load limiters . .	1 560,00
	Tafara with improved toilets	1 560,00

ELEVENTH SCHEDULE (*Section 5*)

MBARE: MONTHLY RENTS PAYABLE

FLATS AND HOSTELS ACCOMODATION

<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
	Charles Briggs Court, per flat	3 120,00
	Paget House, per person	1 560,00

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THIRTEENTH SCHEDULE (Section 5)

WARREN PARK: MONTHLY RENTS PAYABLE

<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
DH24	Four-roomed	2 760,00
WP7	Five-roomed	3 708,00

FOURTEENTH SCHEDULE (Section 5)

KUWADZANA: MONTHLY RENTS PAYABLE

<i>Type</i>	<i>Description</i>	<i>Monthly rent with effect from 1st January, 2021</i>
		ZWL\$
DH1	Seven-roomed	3 708,00
DH2	Four-roomed	2 760,00
DH2	Seven-roomed	3 708,00
DH3	Seven-roomed	3 708,00
DH5	Seven-roomed	3 708,00
DH6	Seven-roomed	3 708,00
DH7	Seven-roomed	3 708,00
DH8	Seven-roomed	3 708,00
DH9	Seven-roomed	3 708,00
DH18	Four-roomed	2 760,00
DH19	Four-roomed	2 760,00
DH20 and G/D	Four-roomed	2 760,00
TSD	Four-roomed	2 760,00
G205/1	Four-roomed	2 760,00
MIH	Four-roomed	2 760,00

Note.—A rate twice the commercial rate will apply on all rented properties where the following illegal activities are being carried on:

- (a) illegal change of use;
- (b) illegal extension;
- (c) illegal structures;
- (d) illegal activities.”.

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3. The Harare (Incorporated and Local Government Areas) (Rent) (Amendment) By-laws, 2011 (No. 29), published in Statutory Instrument 54 of 2011, are repealed.

