

Doing Business 2011

Swaziland

**Making
a Difference for
Entrepreneurs**

COMPARING BUSINESS REGULATION IN 183 ECONOMIES



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Introduction

Doing Business 2011: Making a Difference for Entrepreneurs is the eighth in a series of annual reports investigating regulations that enhance business activity and those that constrain it. *Doing Business* presents quantitative indicators on business regulations and the protection of property rights that can be compared across 183 economies, from Afghanistan to Zimbabwe, over time.

A set of regulations affecting 9 stages of a business's life are measured: starting a business, dealing with construction permits, registering property, getting credit, protecting investors, paying taxes, trading across borders, enforcing contracts and closing a business. Data in *Doing Business 2011* are current as of June 1, 2010*. The indicators are used to analyze economic outcomes and identify what reforms have worked, where, and why.

The Doing Business methodology has limitations. Other areas important to business such as an economy's proximity to large markets, the quality of its infrastructure services (other than those related to trading across borders), the security of property from theft and looting, the transparency of government procurement, macroeconomic conditions or the underlying strength of institutions, are not studied directly by Doing Business. To make the data comparable across economies, the indicators refer to a specific type of business, generally a local limited liability company operating in the largest business city. Because standard assumptions are used in the data collection, comparisons and benchmarks are valid across economies. The data not only highlight the extent of obstacles to doing business; they also help identify the source of those obstacles, supporting policymakers in designing reform.

The data set covers 183 economies: 46 in Sub-Saharan Africa, 32 in Latin America and the Caribbean, 25 in Eastern Europe and Central Asia, 24 in East Asia and Pacific, 18 in the Middle East and North Africa and 8 in South Asia, as well as 30 OECD high-income economies.

The following pages present the summary Doing Business indicators for Swaziland. The data used for this economy profile come from the Doing Business database and are summarized in graphs. These graphs allow a comparison of the economies in each region not only with one another but also with the "good practice" economy for each indicator.

The good-practice economies are identified by their position in each indicator as well as their overall ranking and by their capacity to provide good examples of business regulation to other countries. These good-practice economies do not necessarily rank number 1 in the topic or indicator, but they are in the top 10.

More information is available in the full report. *Doing Business 2011: Making a Difference for Entrepreneurs* presents the indicators, analyzes their relationship with economic outcomes and recommends reforms. The data, along with information on ordering the report, are available on the Doing Business website (www.doingbusiness.org).

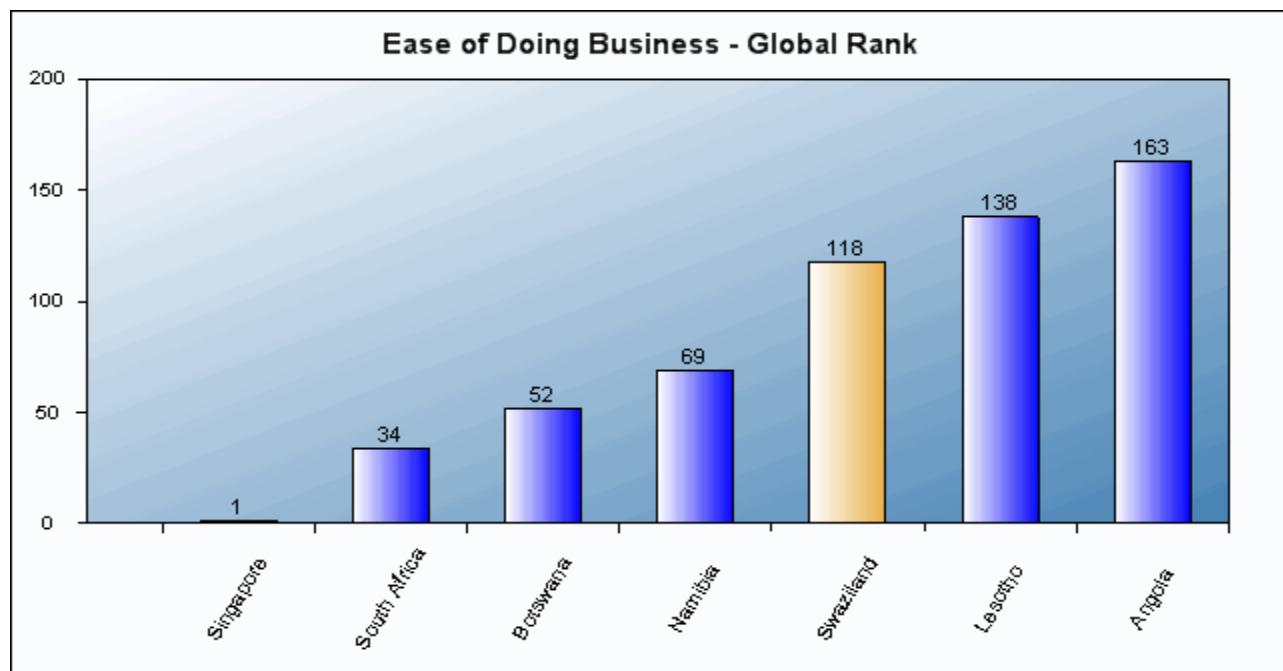
* Except for the Paying Taxes indicator that refers to the period January to December of 2009.

Note: 2008-2010 Doing Business data and rankings have been recalculated to reflect changes to the methodology and the addition of new economies (in the case of the rankings).

Economy Rankings - Ease of Doing Business

Swaziland is ranked 118 out of 183 economies. Singapore is the top ranked economy in the Ease of Doing Business.

Swaziland - Compared to global good practice economy as well as selected economies:



Swaziland's ranking in Doing Business 2011

Rank	Doing Business 2011
Ease of Doing Business	118
Starting a Business	153
Dealing with Construction Permits	40
Registering Property	156
Getting Credit	46
Protecting Investors	120
Paying Taxes	52
Trading Across Borders	147
Enforcing Contracts	170
Closing a Business	63

Summary of Indicators - Swaziland

Starting a Business	Procedures (number)	12
	Time (days)	56
	Cost (% of income per capita)	33.0
	Min. capital (% of income per capita)	0.5
Dealing with Construction Permits	Procedures (number)	14
	Time (days)	116
	Cost (% of income per capita)	143.0
Registering Property	Procedures (number)	9
	Time (days)	44
	Cost (% of property value)	7.1
Getting Credit	Strength of legal rights index (0-10)	6
	Depth of credit information index (0-6)	5
	Public registry coverage (% of adults)	0.0
	Private bureau coverage (% of adults)	35.7
Protecting Investors	Extent of disclosure index (0-10)	2
	Extent of director liability index (0-10)	5
	Ease of shareholder suits index (0-10)	6
	Strength of investor protection index (0-10)	4.3
Paying Taxes	Payments (number per year)	33
	Time (hours per year)	104
	Profit tax (%)	28.1
	Labor tax and contributions (%)	4.0
	Other taxes (%)	4.7
	Total tax rate (% profit)	36.8
Trading Across Borders	Documents to export (number)	9
	Time to export (days)	18
	Cost to export (US\$ per container)	1754
	Documents to import (number)	10
	Time to import (days)	27
	Cost to import (US\$ per container)	1849

Enforcing Contracts	Procedures (number)	40
	Time (days)	972
	Cost (% of claim)	56.1
Closing a Business	Recovery rate (cents on the dollar)	37.6
	Time (years)	2.0
	Cost (% of estate)	15

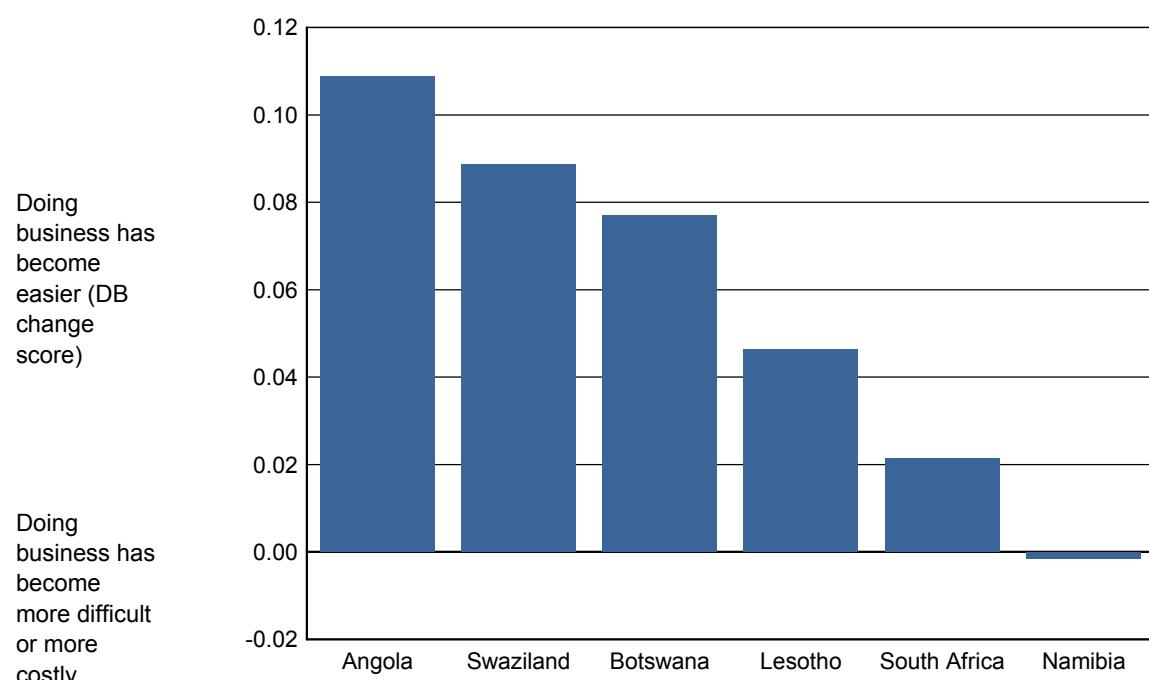
Doing Business 2011

5 - Year Measure of Cumulative Change

The 5 year measure of cumulative change illustrates how the business regulatory environment has changed in 174 economies from *Doing Business 2006* to *Doing Business 2011*. Instead of highlighting which countries currently have the most business friendly environment, this new approach shows the extent to which an economy's regulatory environment for business has changed compared with 5 years ago.

This snapshot reflects all cumulative changes in an economy's business regulation as measured by the Doing Business indicators—such as a reduction in the time to start a business thanks to a one-stop shop or an increase in the strength of investor protection index thanks to new stock exchange rules that tighten disclosure requirements for related-party transactions.

This figure shows the distribution of cumulative change across the 9 indicators and time between *Doing Business 2006* and *Doing Business 2011*.



Many economies have undertaken reforms to smooth the starting a business process in stages—and often as part of a larger regulatory reform program. A number of studies have shown that among the benefits of streamlining the process to start a business have been greater firm satisfaction and savings and more registered businesses, financial resources and job opportunities. Economies with higher entry costs are associated with a larger informal sector and a smaller number of legally registered firms.

Some reform outcomes

In Egypt reductions of the minimum capital requirement in 2007 and 2008 led to an increase of more than 30% in the number of limited liability companies.

In Portugal creation of One-Stop Shop in 2006 and 2007 resulted in a reduction of time to start a business from 54 days to 5. In 2007 and 2008 new business registrations were up by 60% compared with 2006.

In Malaysia reduction of registration fees in 2008 led to an increase in registrations by 16% in 2009.

What does Starting a Business measure?

Procedures to legally start and operate a company (number)

- Preregistration (for example, name verification or reservation, notarization)
- Registration
- Post registration (for example, social security registration, company seal)

Time required to complete each procedure (calendar days)

- Does not include time spent gathering information
- Each procedure starts on a separate day
- Procedure completed once final document is received
- No prior contact with officials

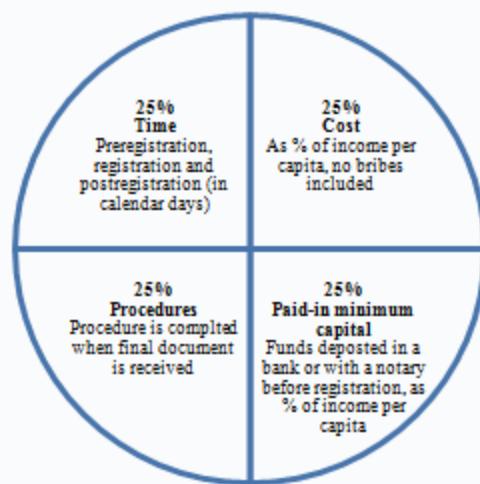
Cost required to complete each procedure (% of income per capita)

- Official costs only, no bribes
- No professional fees unless services required by law

Paid-in minimum capital (% of income per capita)

- Deposited in a bank or with a notary prior to registration begins

Starting a Business: getting a local limited liability company up and running
Rankings are based on 4 subindicators



Case Study Assumptions

- Doing Business records all procedures that are officially required for an entrepreneur to start up and formally operate an industrial or commercial business.
- Any required information is readily available and that all agencies involved in the start-up process function without corruption.

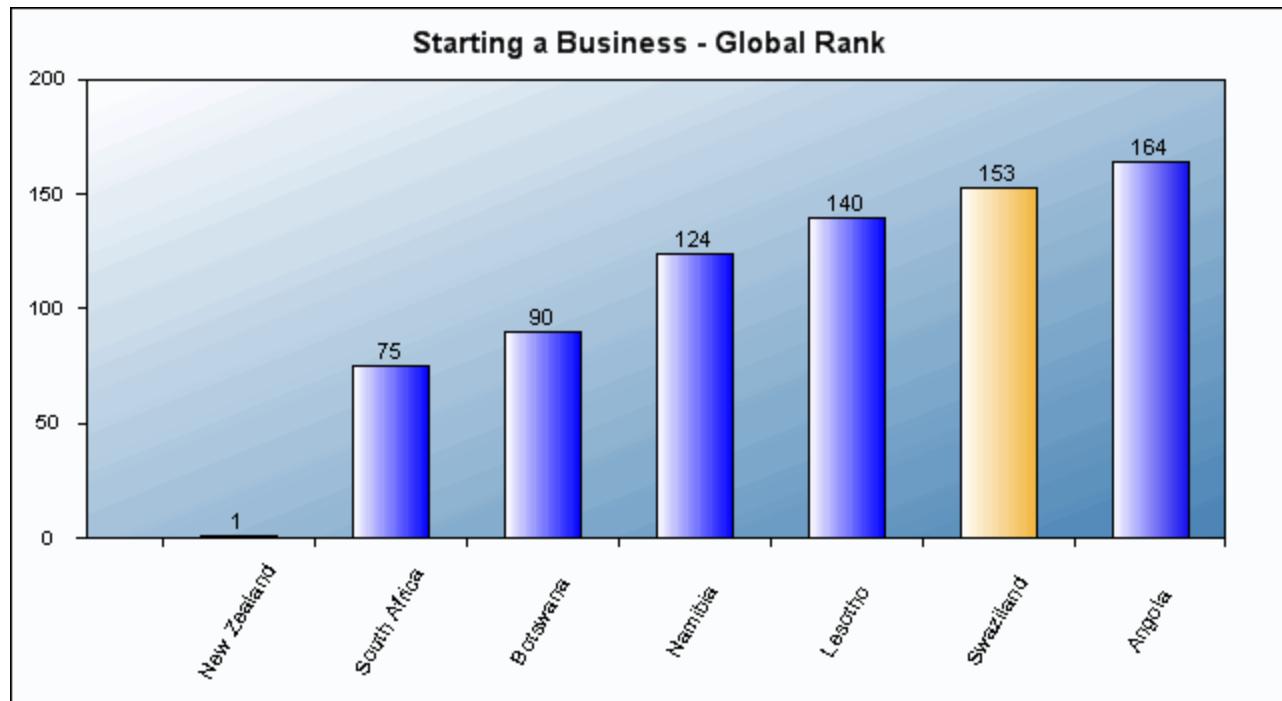
The business:

- is a limited liability company, located in the largest business city
- conducts general commercial activities
- is 100% domestically owned
- has a start-up capital of 10 times income per capita
- has a turnover of at least 100 times income per capita
- has at least 10 and up to 50 employees
- does not qualify for investment incentives or any special benefits
- leases the commercial plant and offices and is not a proprietor of real estate

1. Benchmarking Starting a Business Regulations:

Swaziland is ranked 153 overall for Starting a Business.

Ranking of Swaziland in Starting a Business - Compared to good practice and selected economies:



The following table shows Starting a Business data for Swaziland compared to good practice and comparator economies:

Good Practice Economies	Procedures (number)	Time (days)	Cost (% of income per capita)	Min. capital (% of income per capita)
Denmark*			0.0	
New Zealand*	1	1		0.0

<i>Selected Economy</i>				
Swaziland	12	56	33.0	0.5

<i>Comparator Economies</i>				
Angola	8	68	163.0	28.7
Botswana	10	61	2.2	0.0
Lesotho	7	40	26.0	12.0
Namibia	10	66	18.5	0.0
South Africa	6	22	6.0	0.0

* The following economies are also good practice economies for :

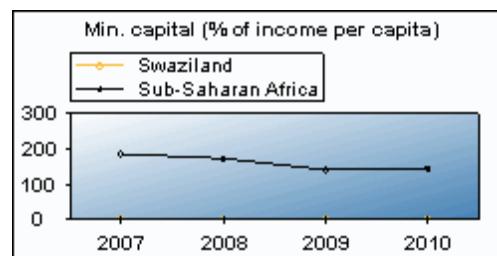
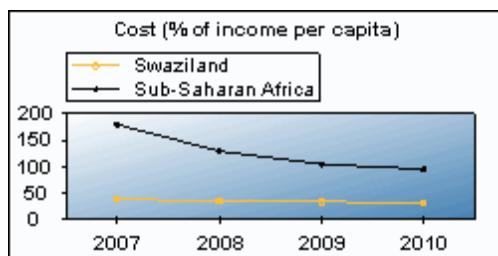
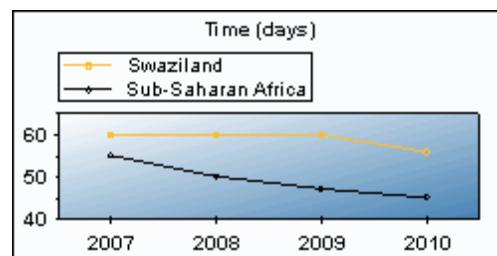
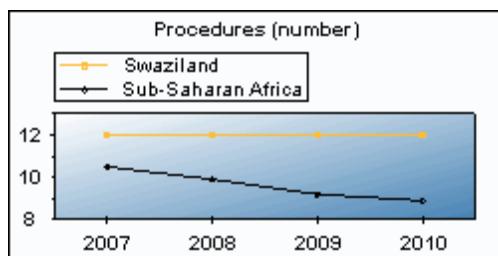
Procedures (number): Canada

Cost (% of income per capita): Slovenia

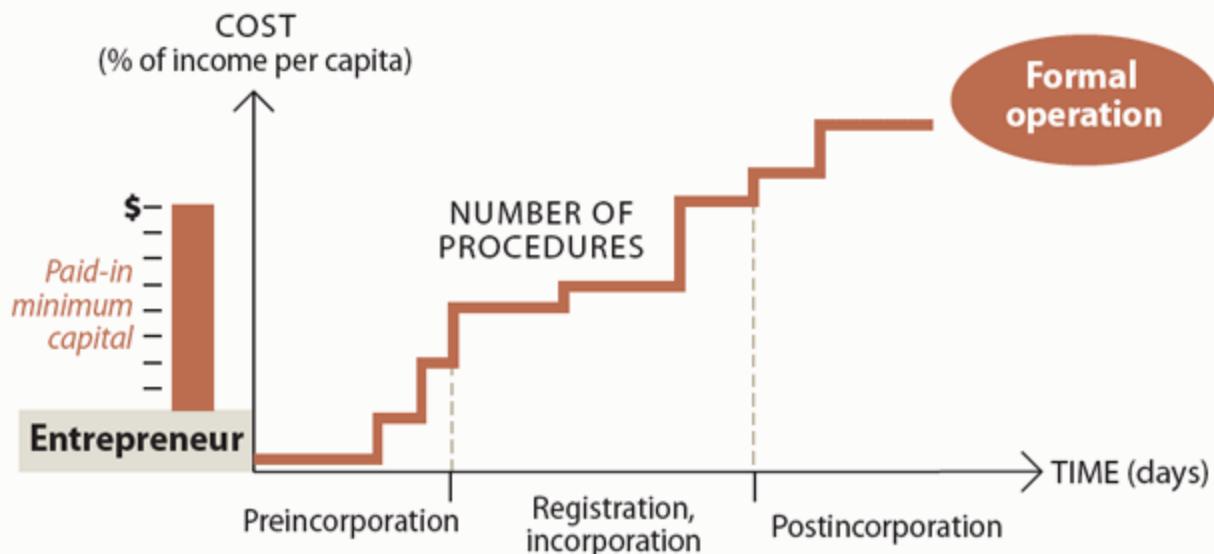
2. Historical data: Starting a Business in Swaziland

Starting a Business data	Doing Business 2008	Doing Business 2009	Doing Business 2010	Doing Business 2011
Rank	..	..	153	153
Procedures (number)	12	12	12	12
Time (days)	60	60	60	56
Cost (% of income per capita)	38.7	35.1	33.9	33.0
Min. capital (% of income per capita)	0.6	0.6	0.5	0.5

3. The following graphs illustrate the Starting a Business sub indicators in Swaziland over the past 4 years:



What are the time, cost, paid-in minimum capital and number of procedures to get a local, limited liability company up and running?



This table summarizes the procedures and costs associated with setting up a business in Swaziland.

STANDARDIZED COMPANY

Legal Form: Private Limited Liability Company
City: Mbabane

Registration Requirements:

No:	Procedure	Time to complete	Cost to complete
1	Reserve name at the company registry	1	SZL 20
2	Pay fee for reserving a name and registration fee	1	no charge
3	Obtain tax clearance for company directors	1	no charge
4	Preparation of articles of association and memorandum by a lawyer	2	SZL 2,000
5	Registration with the Company Registrar	21	SZL 360
6	Request trading license	30	SZL 4,000
7 *	Pay trading license fee	1	no charge
8 *	Obtain bank statement	1	no charge

9 * Obtain company tax identification	1	no charge
10 * Certificate of inspection by health department or city council	1	no charge
11 * Register workers with Provident Fund	1	no charge
12 * Enroll workers in worker's compensation insurance	1	no charge

* Takes place simultaneously with another procedure.

Starting a Business Details - Swaziland

Procedure 1 Reserve name at the company registry

Time to complete: 1

Cost to complete: SZL 20

Comment: The founder writes a letter to the Registrar of Companies proposing three company names. The database of company names is handwritten. The fee is paid at the Revenue Office.

Procedure 2 Pay fee for reserving a name and registration fee

Time to complete: 1

Cost to complete: no charge

Comment: All official fees in Swaziland are paid at the Treasury (including the cost for procedure 1) instead of the relevant agency itself. The Government is currently working on creating a Revenue Authority to centralize payments further.

Procedure 3 Obtain tax clearance for company directors

Time to complete: 1

Cost to complete: no charge

Comment: To register a new company, founders must obtain a tax clearance statement for each director.

Procedure 4 Preparation of articles of association and memorandum by a lawyer

Time to complete: 2

Cost to complete: SZL 2,000

Comment: The lawyer's fee varies between SZL 1,500 and SZL 3,000.

Procedure 5 Registration with the Company Registrar

Time to complete: 21

Cost to complete: SZL 360

Comment: The investor must submit the following documents to the Company registrar:

- Tax clearance – original - one copy
- Memorandum Articles of Association – 3 copies (1 original 1 remaining with the file and one copy for client).
- Form E that identifies the residential address of the business
- Form T-42 that is designed for payment of fees for first registration.
- Government revenue receipts – (for the payment of the reservation of the name and registration fee)
- ID – a copies notarized Receipt of procedure 1 regarding the successful reservation of the

company name.

Procedure 6 Request trading license

Time to complete: 30

Cost to complete: SZL 4,000

Comment: All companies require a trading license, except for professional companies that have a different licensing system. To obtain a trading license, the company requests a hearing before the Ministry of Enterprise and Employment. The Ministry publishes a notice in a daily newspaper (The Observer) at least 21 days before the hearing, allowing individuals and companies to object to the company's formation.

Companies must submit the certificate of incorporation upon requesting a hearing. The following documents must be submitted before the hearing and can be obtained while waiting for the hearing:

- Bank statement, proving the directors have enough funds to run the company.
- Lease agreement (for the company location).
- Company tax registration.
- Certificate of inspection by health department or city council.
- Memorandum and articles of association.
- Receipt of license fee payment.

A company might need more than one trading license if it does more than one activity. For instance, if the company produces and sells its goods to the public. Each activity has a different license fee.

Procedure 7 Pay trading license fee

Time to complete: 1

Cost to complete: no charge

Comment:

Procedure 8 Obtain bank statement

Time to complete: 1

Cost to complete: no charge

Comment:

Procedure 9 Obtain company tax identification

Time to complete: 1

Cost to complete: no charge

Comment: Company founders must inform the tax authority about the new company.

Procedure 10 Certificate of inspection by health department or city council

Time to complete: 1

Cost to complete: no charge

Comment: Depending on which agency has jurisdiction, the city council or health department issues a trading license upon first inspecting the business location.

Procedure 11 Register workers with Provident Fund

Time to complete: 1

Cost to complete: no charge

Comment: Upon hire, the employer must register the employee with the Swaziland National Provident Fund, which provides pension and occupational injury or illness benefits.

Procedure 12 Enroll workers in worker's compensation insurance

Time to complete: 1

Cost to complete: no charge

Comment: All employers must register its employees for worker's compensation insurance with the Royal Swazi Insurance Corporation. The rates vary by industry.

In many economies, especially developing ones, complying with building regulations is so costly in time and money that many builders opt out. Builders may pay bribes to pass inspections or simply build illegally, leading to hazardous construction. Where the regulatory burden is large, entrepreneurs may tend to move their activity into the informal economy. There they operate with less concern for safety, leaving everyone worse off. In other economies compliance is simple, straightforward and inexpensive, yielding better results.

Some reform outcomes

In Burkina Faso, a one-stop shop for construction permits, "Centre de Facilitation des Actes de Construire", was opened in May 2008. The new regulation merged 32 procedures into 15, reduced the time required from 226 days to 122 and cut the cost by 40%. From May 2009 to May 2010 611 building permits were granted in Ouagadougou, up from an average of about 150 a year in 2002-06.

Toronto, Canada revamped its construction permitting process in 2005 by introducing time limits for different stages of the process and presenting a unique basic list of requirements for each project. Later it provided for electronic information and risk-based approvals with fast-track procedures. Between 2005 and 2008 the number of commercial building permits increased by 17%, the construction value of new commercial buildings by 84%.

What does the Dealing with Construction Permits indicator measure?

Procedures to legally build a warehouse (number)

- Submitting all relevant documents and obtaining all necessary clearances, licenses, permits and certificates
- Completing all required notifications and receiving all necessary inspections
- Obtaining utility connections for electricity, water, sewerage and a land telephone line
- Registering the warehouse after its completion (if required for use as collateral or for transfer of warehouse)

Time required to complete each procedure (calendar days)

- Does not include time spent gathering information
- Each procedure starts on a separate day
- Procedure completed once final document is received
- No prior contact with officials

Cost required to complete each procedure (% of income per capita)

- Official costs only, no bribes

Case Study Assumptions

The business:

- is a small to medium-size limited liability company in the construction industry, located in the economy's largest business city
- is 100% domestically and privately owned and operated
- has 60 builders and other employees
- has at least one employee who is a licensed architect and registered with the local association of architects

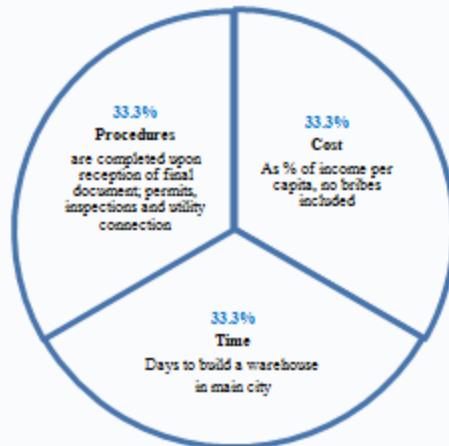
The warehouse:

- is a new construction (there was no previous construction on the land)
- has 2 stories, both above ground, with a total surface of approximately 1,300.6 sq. meters (14,000 sq. feet)
- has complete architectural and technical plans prepared by a licensed architect
- will be connected to electricity, water, sewerage (sewage system, septic tank or their equivalent) and a land telephone line
- will be used for general storage of non-hazardous goods, such as books
- will take 30 weeks to construct (excluding all delays due to administrative and regulatory requirements)

Dealing with Construction Permits:

Building a warehouse

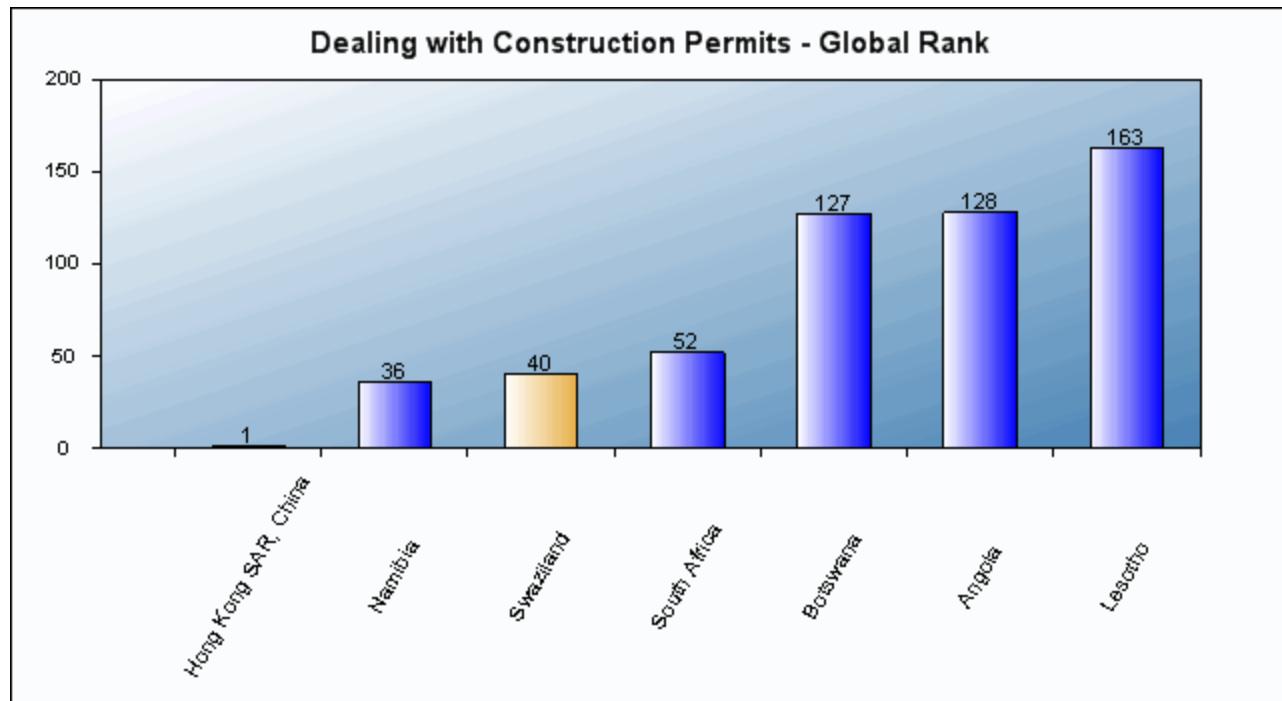
Rankings are based on 3 subindicators



1. Benchmarking Dealing with Construction Permits Regulations:

Swaziland is ranked 40 overall for Dealing with Construction Permits.

Ranking of Swaziland in Dealing with Construction Permits - Compared to good practice and selected economies:



The following table shows Dealing with Construction Permits data for Swaziland compared to good practice and comparator economies:

Good Practice Economies	Procedures (number)	Time (days)	Cost (% of income per capita)
Denmark	6		
Qatar			0.8
Singapore		25	

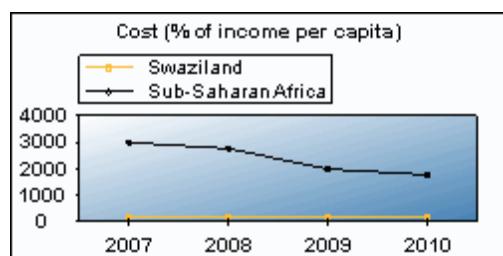
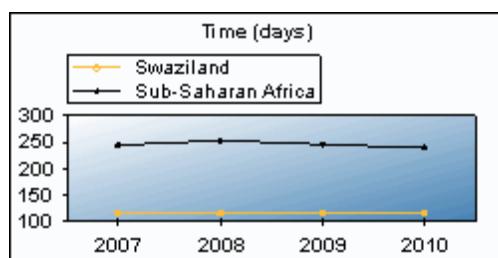
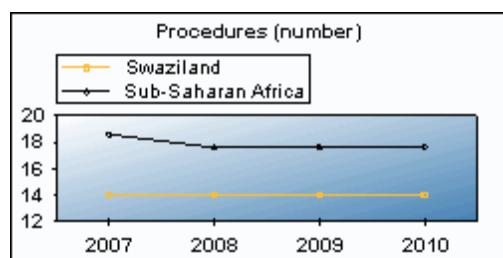
<i>Selected Economy</i>			
Swaziland	14	116	143.0

<i>Comparator Economies</i>			
Angola	12	328	694.3
Botswana	24	167	264.5
Lesotho	15	601	1290.7
Namibia	12	139	113.0
South Africa	17	174	23.1

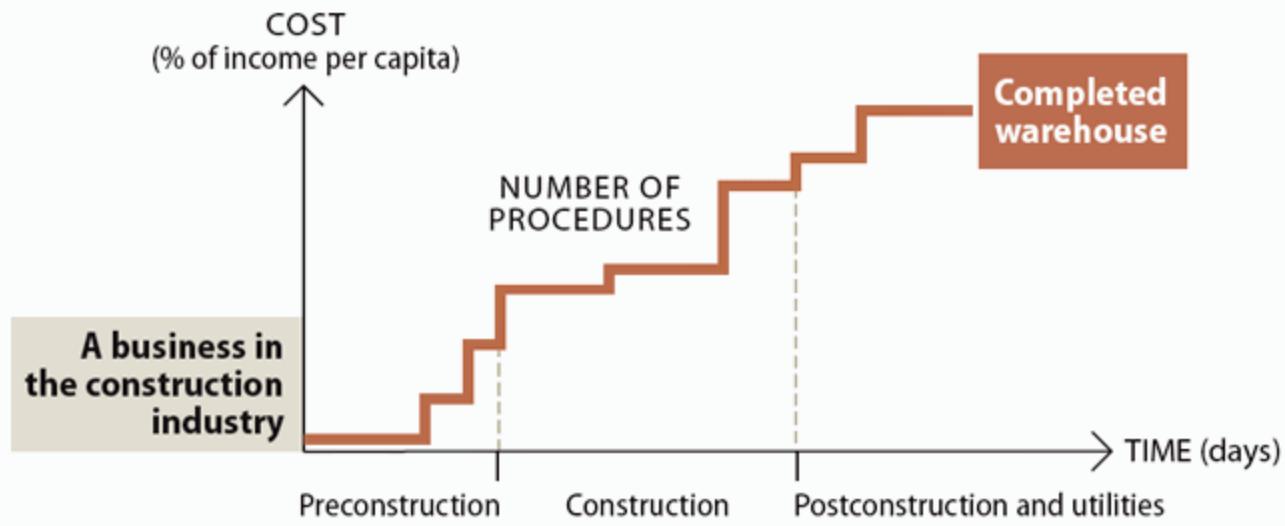
2. Historical data: Dealing with Construction Permits in Swaziland

Dealing with Construction Permits data	Doing Business 2008	Doing Business 2009	Doing Business 2010	Doing Business 2011
Rank	..	..	42	40
Procedures (number)	14	14	14	14
Time (days)	116	116	116	116
Cost (% of income per capita)	157.2	152.1	147.1	143.0

3. The following graphs illustrate the Dealing with Construction Permits sub indicators in Swaziland over the past 4 years:



What are the time, cost and number of procedures to comply with formalities to build a warehouse?



The table below summarizes the procedures, time, and costs to build a warehouse in Swaziland.

BUILDING A WAREHOUSE

City: Mbabane

Registration Requirements:

No:	Procedure	Time to complete	Cost to complete
1	Submit plans to municipality and obtain approval	42 days	SZL 7,160
2 *	Hire a company to prepare an environmental impact assessment	21 days	SZL 5,000
3 *	Request and obtain certificate of environmental compliance	42 days	SZL 2,000
4	Receive foundations inspection from city council	1 day	SZL 2,000
5	Receive reinforce sled inspection	1 day	no charge
6	Receive cast concrete inspection	1 day	no charge
7	Request certificate of occupancy	1 day	no charge
8	Receive final inspection	1 day	no charge

9	Obtain certificate of occupancy	15 days	no charge
10	Request and connect to electricity	30 days	SZL 2,500
11 *	Request water connection	1 day	no charge
12 *	Receive water inspection	1 day	no charge
13 *	Connect to water	29 days	SZL 8,000
14 *	Request and connect to telephone	14 days	SZL 1,000

* Takes place simultaneously with another procedure.

Dealing with Construction Permits Details - Swaziland

Procedure 1 Submit plans to municipality and obtain approval

Time to complete: 42 days

Cost to complete: SZL 7,160

Agency: Municipality

Comment: BuildCo submits the title deed to the municipality, along with four copies of the draft project, a three-page form, zoning information, and plot ratio. It takes about 6 weeks on average to get the plans approved and receive the building permit.

The application cost has increased over the past year as building costs have risen with inflation, but the rule remains the same: 1% of the scrutiny fee, plus SZL 10 for the submission fee.

Procedure 2 Hire a company to prepare an environmental impact assessment

Time to complete: 21 days

Cost to complete: SZL 5,000

Agency: Private company

Comment: A compliance certificate always has to be obtained but the procedure differs significantly depending on the category your construction falls in. There are 3 categories: the first one is usually for residential buildings, the third one is for bigger projects with 10 plots or more. Everything else falls into category 2. A warehouse might be a borderline case between the first and second category and is very likely to be considered in the 2nd category.

In this case, it is needed to hire a company to prepare an Environmental Impact Assessment. Bicon charges about Rand 5,000 for such an assessment and it takes them 3-4 weeks to prepare it.

This procedure is done simultaneously with the previous one.

Procedure 3 Request and obtain certificate of environmental compliance

Time to complete: 42 days

Cost to complete: SZL 2,000

Agency: Swazi Environmental Authority

Comment: As a next step, the assessment is submitted to the Swazi Environmental Authority for review. The submission costs Rand 1500 and an additional Rand 500 for resubmissions. Resubmissions seem to be ALWAYS requested. The SEA takes about 6 weeks on average for the review. For category 3 cases, the SEA might even request to put the plans up for public review which means that they ask you to advertise the plans in the local newspaper. The notification has to be advertised for 3 weeks and then another 3 weeks are granted to the public for reaction. After that the SEA needs another week to collate the comments, address them and issue the compliance certificate.

Procedure 4 Receive foundations inspection from city council

Time to complete: 1 day

Cost to complete: SZL 2,000

Agency: Municipality

Comment: The municipality is supposed to carry out several inspections during construction and issue a certificate or report.

A book is available with all the certificates that the inspector must sign after completing an inspection. The common stages when inspections are conducted are foundations, reinforce sled, and cast concrete.

Notification is normally done over the telephone. The waiting time is about 2 days. There is a cost for inspections. This is E2,000 for 2 inspections.

Procedure 5 Receive reinforce sled inspection

Time to complete: 1 day

Cost to complete: no charge

Agency: Municipality

Comment: The waiting time is about 2 days.

Procedure 6 Receive cast concrete inspection

Time to complete: 1 day

Cost to complete: no charge

Agency: Municipality

Comment: The waiting time is about 2 days.

Procedure 7 Request certificate of occupancy

Time to complete: 1 day

Cost to complete: no charge

Agency: Municipality

Comment:

Procedure 8 Receive final inspection

Time to complete: 1 day

Cost to complete: no charge

Agency: Municipality

Comment: The average waiting time is 2 days.

Procedure 9 Obtain certificate of occupancy

Time to complete: 15 days

Cost to complete: no charge

Agency: Municipality

Comment: At the end of construction, an occupation certificate is issued by the municipality. The cost is included in the application for a building permit (as for all the other procedures done by the municipality).

A final inspection before the certificate is issued determines whether any changes have been made.

Procedure 10 Request and connect to electricity

Time to complete: 30 days

Cost to complete: SZL 2,500

Agency: Swaziland Electricity Board (SEB)

Comment:

Procedure 11 Request water connection

Time to complete: 1 day

Cost to complete: no charge

Agency: Swaziland Water Services Corporation (SWSC)

Comment:

Procedure 12 Receive water inspection

Time to complete: 1 day

Cost to complete: no charge

Agency: Swaziland Water Services Corporation (SWSC)

Comment:

Procedure 13 Connect to water

Time to complete: 29 days

Cost to complete: SZL 8,000

Agency: Swaziland Water Services Corporation (SWSC)

Comment:

Procedure 14 Request and connect to telephone

Time to complete: 14 days

Cost to complete: SZL 1,000

Agency: Swaziland Posts and Telecommunications Corporation (SPTC)

Comment:

Ensuring formal property rights is fundamental. Effective administration of land is part of that. If formal property transfer is too costly or complicated, formal titles might go informal again. *Doing Business* records the full sequence of procedures necessary for a business to purchase a property from another business and transfer the property title to the buyer's name. In the past 6 years 105 economies undertook 146 reforms making it easier to transfer property. Globally, the time to transfer property fell by 38% and the cost by 10% over this time. The most popular feature of property registration reform in these 6 years, implemented in 52 economies, was lowering transfer taxes and government fees.

Some reform outcomes

Georgia now allows property transfers to be completed through 500 authorized users, notably banks. This saves time for entrepreneurs. A third of people transferring property in 2009 chose authorized users, up from 7% in 2007. Also, Georgia's new electronic registry managed 68,000 sales in 2007, twice as many as in 2003. Belarus's unified and computerized registry was able to cope with the addition of 1.2 million new units over 3 years. The registry issued 1 million electronic property certificates in 2009.

What does the Registering Property indicator measure?

Procedures to legally transfer title on immovable property (number)

- Preregistration (for example, checking for liens, notarizing sales agreement, paying property transfer taxes)
- Registration in the economy's largest business city
- Post registration (for example, transactions with the local authority, tax authority or cadastre)

Time required to complete each procedure (calendar days)

- Does not include time spent gathering information
- Each procedure starts on a separate day
- Procedure completed once final document is received
- No prior personal contact with officials

Cost required to complete each procedure (% of property value)

- Official costs only, no bribes
- No value added or capital gains taxes included

Case Study Assumptions

The parties (buyer and seller):

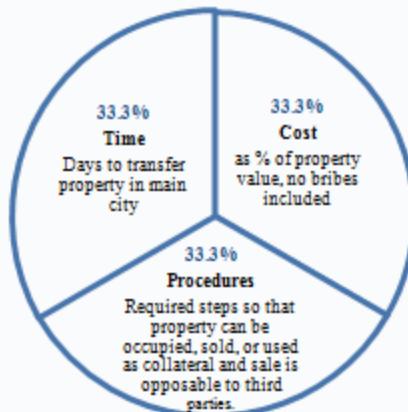
- Are limited liability companies, 100% domestically and privately owned.
- Are located in the periurban area of the economy's largest business city.
- Have 50 employees each, all of whom are nationals.
- Perform general commercial activities.

The property (fully owned by the seller):

- Has a value of 50 times income per capita. The sale price equals the value.
- Has no mortgages attached and has been under the same ownership for the past 10 years.
- Is registered in the land registry or cadastre, or both, and is free of title disputes.
- Is located in a periurban commercial zone, and no rezoning is required.
- Consists of a 557.4 square meters (6,000 square feet) land and 10 years old 2-story warehouse of 929 square meters (10,000 square feet) located on the land. The warehouse is in good condition and complies with all safety standards, building codes and legal requirements. The property will be transferred in its entirety.

Registering Property: transfer of property between 2 local companies

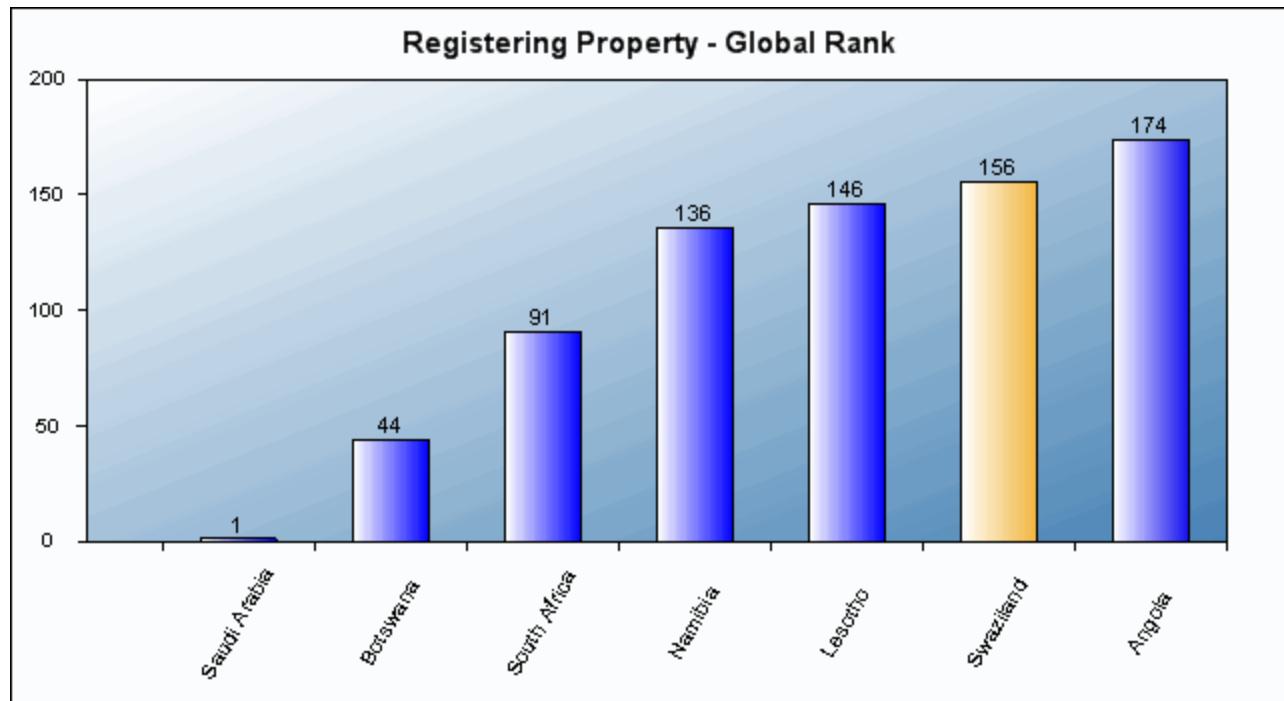
Rankings are based on 3 subindicators



1. Benchmarking Registering Property Regulations:

Swaziland is ranked 156 overall for Registering Property.

Ranking of Swaziland in Registering Property - Compared to good practice and selected economies:



The following table shows Registering Property data for Swaziland compared to good practice and comparator economies:

Good Practice Economies	Procedures (number)	Time (days)	Cost (% of property value)
New Zealand*		2	
Norway*	1		
Saudi Arabia			0.0

<i>Selected Economy</i>			
Swaziland	9	44	7.1

<i>Comparator Economies</i>			
Angola	7	184	11.5
Botswana	5	16	5.0
Lesotho	6	101	8.0
Namibia	9	23	9.6
South Africa	6	24	8.8

* The following economies are also good practice economies for :

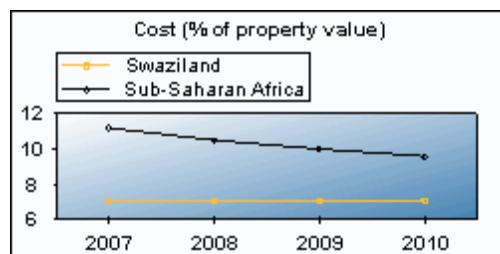
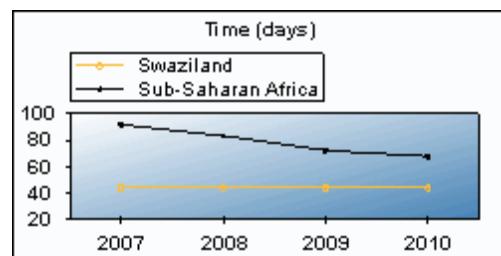
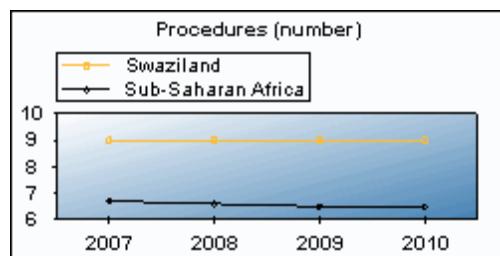
Procedures (number): United Arab Emirates

Time (days): Saudi Arabia, Thailand, United Arab Emirates

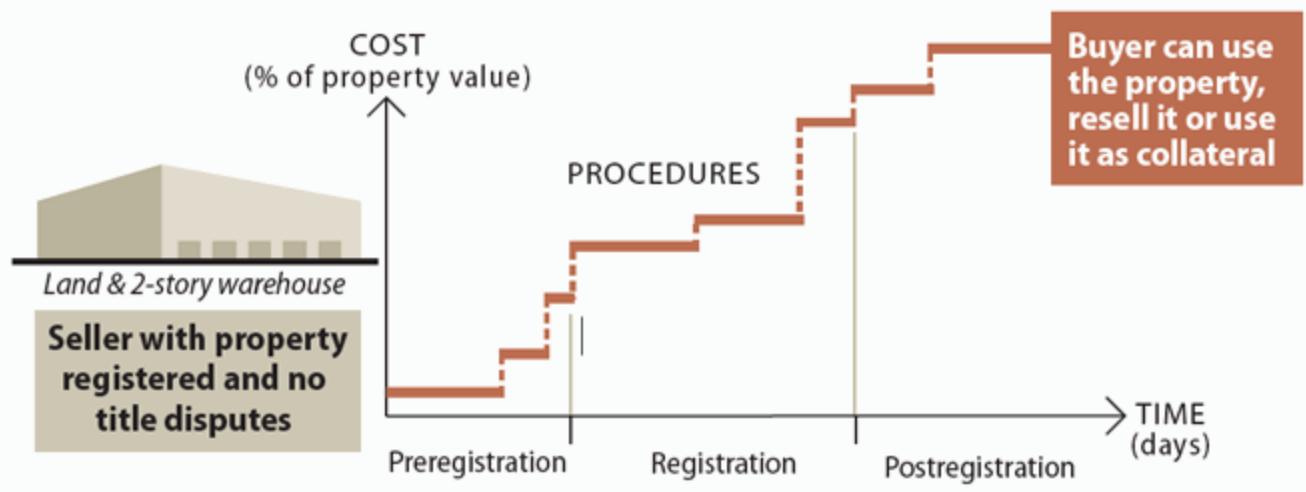
2. Historical data: Registering Property in Swaziland

Registering Property data	Doing Business 2008	Doing Business 2009	Doing Business 2010	Doing Business 2011
Rank	..	..	149	156
Procedures (number)	9	9	9	9
Time (days)	44	44	44	44
Cost (% of property value)	7.1	7.1	7.1	7.1

3. The following graphs illustrate the Registering Property sub indicators in Swaziland over the past 4 years:



What are the time, cost and number of procedures required to transfer a property between 2 local companies?



This topic examines the steps, time, and cost involved in registering property in Swaziland.

STANDARDIZED PROPERTY

Property Value: 967,462.75

City: Mbabane

Registration Requirements:

No:	Procedure	Time to complete	Cost to complete
1	The conveyancer prepares the deed of sale and the transfer cost statement	1 day	Conveyancer fees according to fee schedule: RAND 2,028 for the first RAND 200,000 of property value and 0.3% for excess value over RAND 200,000
2	The Conveyancer conducts a deeds search	1 day	no cost
3	Obtain rates clearance certificate and certificate of payment of dues from town council	1 day	Rand 37
4	Obtain tax clearance from tax authority	1 day	no cost
5	Pay transfer duty to accountant general	1 - 3 days	2% of property price for the first 40,000 rand + 4% for the next 20,000 rand + 6% to remainder above 60,000

6	Obtain land board exemption certificate	5 days	no cost
7	The conveyancer prepares the deed of transfer	1 day	included in procedure 1
8	The deed of transfer is submitted to the registrar of deeds	7 days	stamp duty (85 cents for E100 of transferred property value) + registration levy (E 20) + registration fee (E15)
9	Sign deed of transfer at the registrar	21 – 28 days	included in procedure 1

Registering Property Details - Swaziland

Procedure	1	The conveyancer prepares the deed of sale and the transfer cost statement
Time to complete:	1 day	
Cost to complete:	Conveyancer fees according to fee schedule: RAND 2,028 for the first RAND 200,000 of property value and 0.3% for excess value over RAND 200,000	
Agency:	Conveyancer	
Comment:	The first step is to get the title deed and the Memorandum and Articles of Association of the company from the seller. The title deed is normally held by the bank for security. The title deed is needed as proof of ownership and to get a property description to be included in the deed of sale. The attorney/conveyancer prepares the deed of sale and transfer cost statement – in Swaziland it is legally mandatory for the conveyancer to conduct the property transfer process. The transfer cost statement is a document where all the fees and cost for transferring property are listed. It includes the fees charges by the registry, the municipality, the accountant general and the conveyancer. The deed of sale is a resolution by both parties (pre-sale agreement). The seller and the buyer state that they allow the transaction to occur. The conveyancer will prepare the transfer cost statement needed.	
Procedure	2	The Conveyancer conducts a deeds search
Time to complete:	1 day	
Cost to complete:	no cost	
Agency:	Registrar of Deeds	
Comment:	The Conveyancer conducts a deeds search to check that there are no interdicts or encumbrances on the property, which is part of the preparation of the deed of sale. For encumbrances they usually just ask the other party if there is a mortgage on the property. They ask for a deed copy when they do the search and which would have been revised to reflect the mortgage.	
Procedure	3	Obtain rates clearance certificate and certificate of payment of dues from town council
Time to complete:	1 day	
Cost to complete:	Rand 37	
Agency:	Town Council	
Comment:	This procedure is related to the municipal land rate that the new owner will have to pay annually on his property (property tax). Before transferring the land, the buyer needs to have cleared all his property related tax debt with the Municipality. Without this certificate the property cannot be registered.	
Procedure	4	Obtain tax clearance from tax authority
Time to complete:	1 day	

Cost to complete:	no cost
Agency:	Income Tax Department
Comment:	This is obtained from the Income Tax Department.

Procedure 5 Pay transfer duty to accountant general

Time to complete:	1 - 3 days
Cost to complete:	2% of property price for the first 40,000 rand + 4% for the next 20,000 rand + 6% to remainder above 60,000
Agency:	Treasury Department
Comment:	The transfer duty must be paid within 6 months of signing the deed of sale. Transfer duty is paid to the treasury department and the party must fill in a form. The treasury department then sends the receipt. It takes two or three days, but one may get the receipt in one day.

Procedure 6 Obtain land board exemption certificate

Time to complete:	5 days
Cost to complete:	no cost
Agency:	Land Board Commission
Comment:	The 1973 Land Speculation Control Act and the 2005 Constitution restrict the transfer of property to non Swazi-citizens. Essentially, the constitution barred the ownership by foreigner for any purpose other than investment. For that purpose, a board was created in front of which one must prove/testify of the Swazi citizenship by providing an affidavit that you are a Swazi citizen. This applies to both Swazi citizens and foreigners. After the hearing at the Board it takes about a week until the certificate is issued. There actually is a cost for the application for foreigners, but not for Swazi citizens.

Procedure 7 The conveyancer prepares the deed of transfer

Time to complete:	1 day
Cost to complete:	included in procedure 1
Agency:	Conveyancer
Comment:	The conveyancer normally prepares a power of attorney to act on behalf of the companies at this time.

Procedure 8 The deed of transfer is submitted to the registrar of deeds

Time to complete:	7 days
Cost to complete:	stamp duty (85 cents for E100 of transferred property value) + registration levy (E 20) + registration fee (E15)

Agency:	Registrar of Deeds
Comment:	<p>The registration levy, registration fee and stamp duty are paid to the registrar of deeds. The deed of transfer along with the other documents listed above (land bond exemption certificate, transfer duty receipt, the two tax clearances) is submitted to the registrar of deeds. The registrar checks the deed several times (within one submission) and suggests corrections. The checks are done by different people. In case the buyer (seller) is a company, then the company resolution to buy (sell) must also be presented at the registrar. The company resolution is normally drafted by an attorney.</p> <p>The conveyancer sends the deed back with the errors corrected. It takes one day to do the corrections and once the deed of transfer is submitted again the signing of the document is done within 2 days time.</p>

Procedure 9 Sign deed of transfer at the registrar

Time to complete: 21 – 28 days

Cost to complete: included in procedure 1

Agency: Registrar of Deeds

Comment: The deed of transfer is signed in front of the registrar. Normally the conveyancer uses power of attorney to sign for the seller. The power of attorney is prepared at the same time as the deed of transfer. Normally, the conveyancer will need to endorse the power of attorney to the bank so that the payment is made. The bank will want a mortgage bond assigned to the property at the same time. (Although this does not apply to our case because there will be no bank loan).

The title deed takes some time to be delivered: 3 or 4 weeks. It could even take 6 weeks, maximum. At the time of the signing the buyer gets a “for information only” copy to be able to obtain loans on the property. This copy is accepted everywhere. For instance banks accept it for loans. The final title deed must be collected by the conveyancer and the registrar and signs for it. It is not sent by mail. The conveyancer will then give the title deed to the buyer, who will usually deposit at the bank for safe-keeping.

Sales tax on property sale must be paid if the transfer is between companies, but no one complies with this rule. The registrar does not check if this tax is paid when approving the transfer.

Through two sets of indicators, *Doing Business* assesses the legal rights of borrowers and lenders with respect to secured transactions and the sharing of credit information. The depth of credit information index measures rules and practices affecting the coverage, scope and accessibility of credit information available through either a public credit registry or a private credit bureau. Credit information systems mitigate the 'information asymmetry' in lending and enable lenders to view a borrower's financial history (positive or negative), providing them with valuable information to consider when assessing risk. Credit information systems benefit borrowers as well, allowing good borrowers to establish a reputable credit history which will enable them to access credit more easily. The Legal Rights Index measures the degree to which collateral and bankruptcy laws protect the rights of borrowers and lenders and thus facilitate lending. Sound collateral laws will enable businesses to use their assets, especially movable property, as security to generate capital while having strong creditor's rights has been associated with higher ratios of private sector credit to GDP.

Some reform outcomes

After Vietnam's new Civil Code was enacted in 2005, a decree further clarified the provisions governing secured transactions. Since the inclusion of the new provisions, the number of registrations increased from 43,000 (2005) to 120,000 (end of 2008).

In 2008, when Zambia established a private credit bureau, its database initially covered about 25,000 borrowers. Thanks to a strong communication campaign and a central bank directive, coverage has grown 10-fold in the past 2 years, exceeding 200,000 by the beginning of 2010.

What do the Getting Credit indicators measure?

Strength of legal rights index (0–10)

- Protection of rights of borrowers and lenders through collateral laws
- Protection of secured creditors' rights through bankruptcy laws

Depth of credit information index (0–6)

- Scope and accessibility of credit information distributed by public credit registries and private credit bureaus

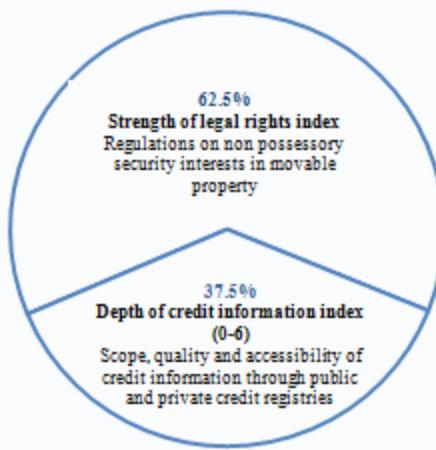
Public credit registry coverage (% of adults)

- Number of individuals and firms listed in public credit registry as percentage of adult population

Private credit bureau coverage (% of adults)

- Number of individuals and firms listed in largest private credit bureau as percentage of adult population

Getting Credit: collateral rules and credit information



Note: Private bureau coverage and public credit registry coverage are measured but do not count for the rankings.

Case Study Assumptions (applying to the Legal Rights Index only)

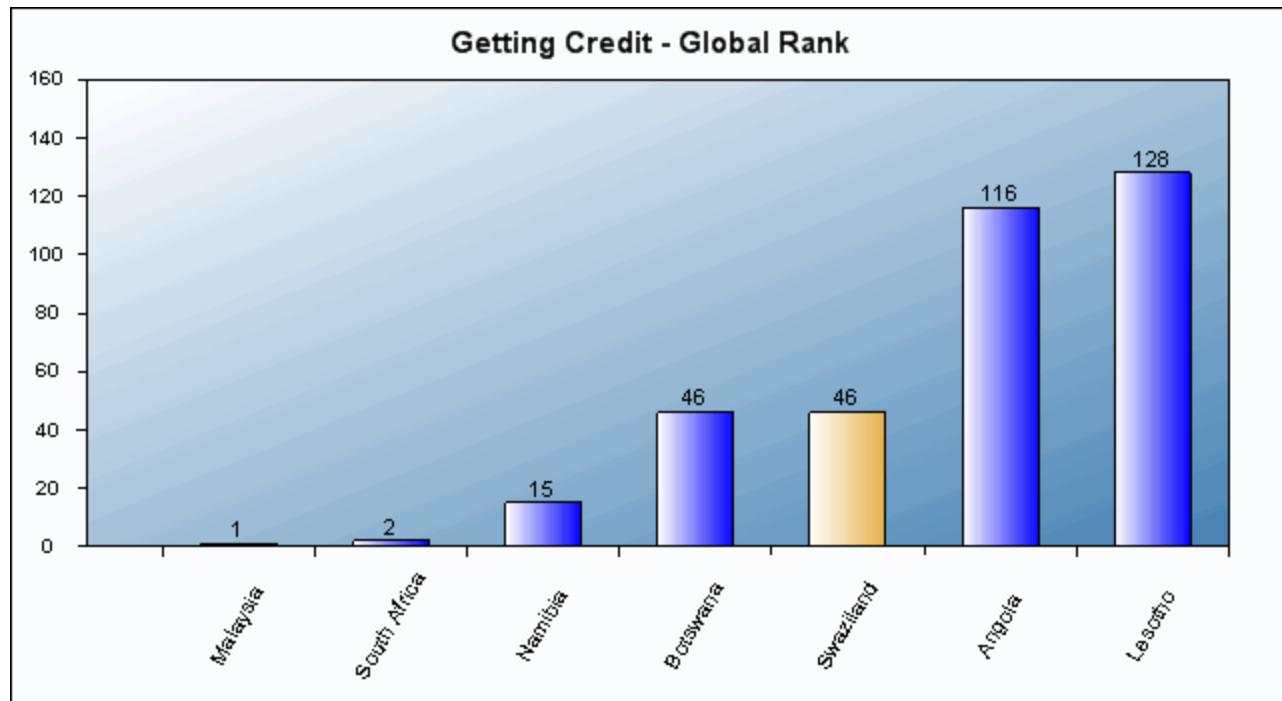
The Debtor

- is a Private Limited Liability Company
- has its Headquarters and only base of operations in the largest business city
- obtains a loan from a local bank (the Creditor) for an amount up to 10 times income (GNI) per capita
- Both creditor and debtor are 100% domestically owned.

1. Benchmarking Getting Credit Regulations:

Swaziland is ranked 46 overall for Getting Credit.

Ranking of Swaziland in Getting Credit - Compared to good practice and selected economies:



The following table shows Getting Credit data for Swaziland compared to good practice and comparator economies:

Good Practice Economies	Strength of legal rights index (0-10)	Depth of credit information index (0-6)	Public registry coverage (% of adults)	Private bureau coverage (% of adults)
New Zealand*				100.0
Portugal			67.1	
Singapore*	10			
United Kingdom		6		

<i>Selected Economy</i>				
Swaziland	6	5	0.0	35.7

<i>Comparator Economies</i>				
Angola	4	3	2.4	0.0
Botswana	7	4	0.0	57.6
Lesotho	6	0	0.0	0.0
Namibia	8	5	0.0	58.5
South Africa	9	6	0.0	54.9

* The following economies are also good practice economies for :

Strength of legal rights index (0-10): [Hong Kong](#), [China](#), [Kenya](#), [Kyrgyz Republic](#), [Malaysia](#)

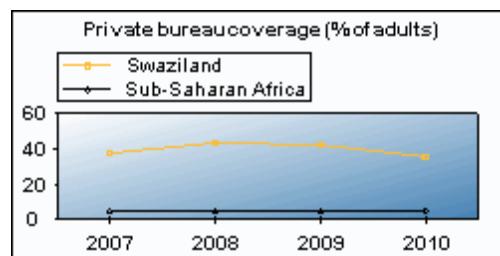
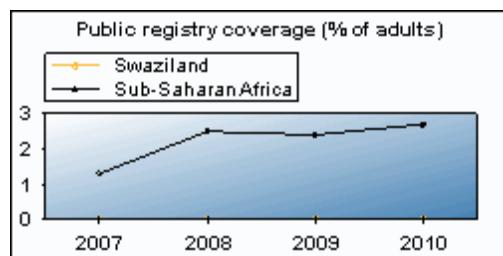
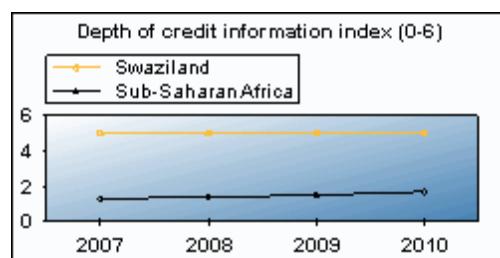
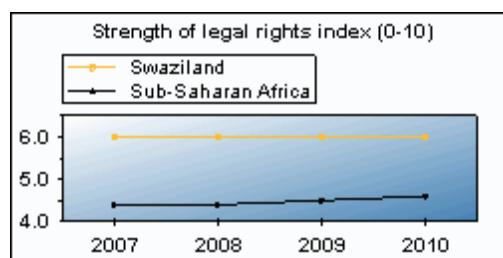
Private bureau coverage (% of adults): [Argentina](#), [Australia](#), [Canada](#), [Iceland](#), [Ireland](#), [Norway](#), [Sweden](#), [United Kingdom](#), [United States](#)

27 countries have the highest credit information index.

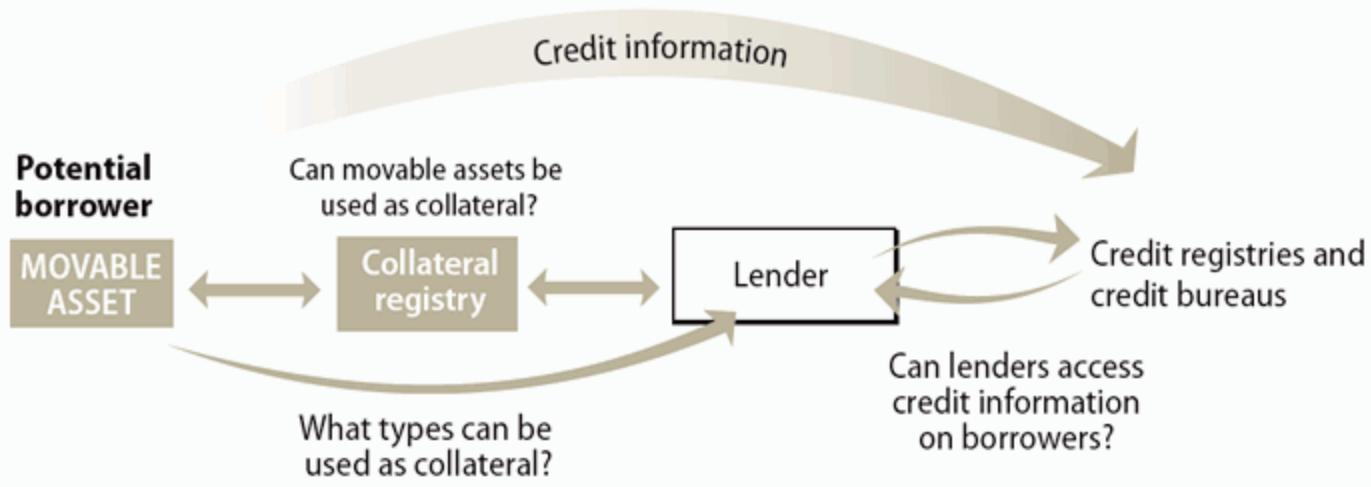
2. Historical data: Getting Credit in Swaziland

Getting Credit data	Doing Business 2008	Doing Business 2009	Doing Business 2010	Doing Business 2011
Rank	..	..	44	46
Strength of legal rights index (0-10)	6	6	6	6
Depth of credit information index (0-6)	5	5	5	5
Private bureau coverage (% of adults)	37.6	43.5	42.3	35.7
Public registry coverage (% of adults)	0.0	0.0	0.0	0.0

3. The following graphs illustrate the Getting Credit sub indicators in Swaziland over the past 4 years:



**Do lenders have credit information on entrepreneurs seeking credit?
Is the law favorable to borrowers and lenders using movable assets as collateral?**



The following table summarize legal rights of borrowers and lenders, and the availability and legal framework of credit registries in Swaziland.

Getting Credit Indicators (2010)	Indicator		
Private bureau coverage (% of adults)	Private credit bureau	Public credit registry	5
Are data on both firms and individuals distributed?	Yes	No	1
Are both positive and negative data distributed?	Yes	No	1
Does the registry distribute credit information from retailers, trade creditors or utility companies as well as financial institutions?	Yes	No	1
Are more than 2 years of historical credit information distributed?	Yes	No	1
Is data on all loans below 1% of income per capita distributed?	Yes	No	1
Is it guaranteed by law that borrowers can inspect their data in the largest credit registry?	No	No	0
Coverage	35.7	0.0	
Number of individuals	297,591	0	
Number of firms	2,283	0	

Can any business use movable assets as collateral while keeping possession of the assets; and any financial institution accept such assets as collateral ?	Yes
Does the law allow businesses to grant a non possessory security right in a single category of movable assets, without requiring a specific description of collateral?	Yes
Does the law allow businesses to grant a non possessory security right in substantially all of its assets, without requiring a specific description of collateral?	Yes
May a security right extend to future or after-acquired assets, and may it extend automatically to the products, proceeds or replacements of the original assets ?	Yes
Is a general description of debts and obligations permitted in collateral agreements, so that all types of obligations and debts can be secured by stating a maximum amount rather than a specific amount between the parties ?	Yes
Is a collateral registry in operation, that is unified geographically and by asset type, as well as indexed by the grantor's name of a security right ?	No
Do secured creditors have absolute priority to their collateral outside bankruptcy procedures?	No
Do secured creditors have absolute priority to their collateral in bankruptcy procedures?	No
During reorganization, are secured creditors' claims exempt from an automatic stay on enforcement?	Yes
Does the law authorize parties to agree on out of court enforcement?	No

Stronger investor protections matter for the ability of companies to raise the capital needed to grow, innovate, diversify and compete. This is all the more crucial in times of financial crisis when entrepreneurs must navigate through defiant environments to finance their activities. Using 3 indices of investor protection, *Doing Business* measures how economies regulate a standard case of self-dealing, use of corporate assets for personal gains. Since 2005, 51 economies have strengthened investor protections as measured by *Doing Business*.

Some reform outcomes

In Indonesia, an economy that consistently improved its laws regulating investor protections, the number of firms listed on the Indonesia Stock Exchange increased from 331 to 396 between 2004 and 2009. Meanwhile, market capitalization grew from 680 trillion rupiah (\$75 billion) to 1,077 trillion rupiah (\$119 billion).

After Thailand amended its laws in 2006 and 2008, more than 85 transactions that failed to comply with the disclosure standards were suspended. Thirteen were deemed prejudicial and were therefore canceled, thus preventing damage to the companies involved and preserving their value. Companies were not deterred either, as more than 30 new companies joined the stock exchange since 2005 bringing the number of listed companies to 523.

What do the Protecting Investors indicators measure?

Extent of disclosure index (0–10)

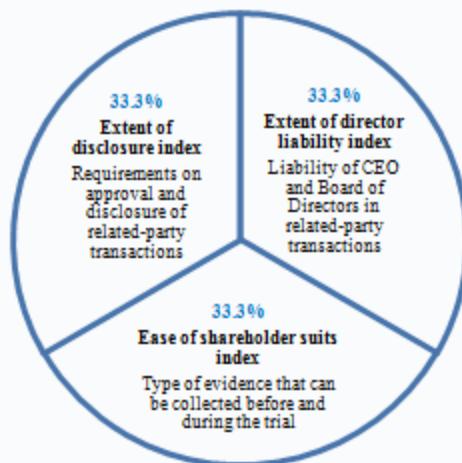
- Who can approve related-party transactions
- Requirements for external and internal disclosure in case of related-party transactions

Protecting Investors: minority shareholder rights in related-party transactions

Rankings are based on 3 subindicators

Extent of director liability index (0–10)

- Ability of shareholders to hold the interested party and the approving body liable in case of a prejudicial related-party transaction
- Available legal remedies (damages, repayment of profits, fines, imprisonment and rescission of the transaction)
- Ability of shareholders to sue directly or derivatively



Ease of shareholder suits index (0–10)

- Documents and information available during trial
- Access to internal corporate documents (directly or through a government inspector)

Strength of investor protection index (0–10)

- Simple average of the extent of disclosure, extent of director liability and ease of shareholder suits indices

Case Study Assumptions

The business (Buyer):

- Is a publicly traded corporation listed on the economy's most important stock exchange (or at least a large private company with multiple shareholders).
- Has a board of directors and a chief executive officer (CEO) who may legally act on behalf of Buyer where permitted, even if this is not specifically required by law.

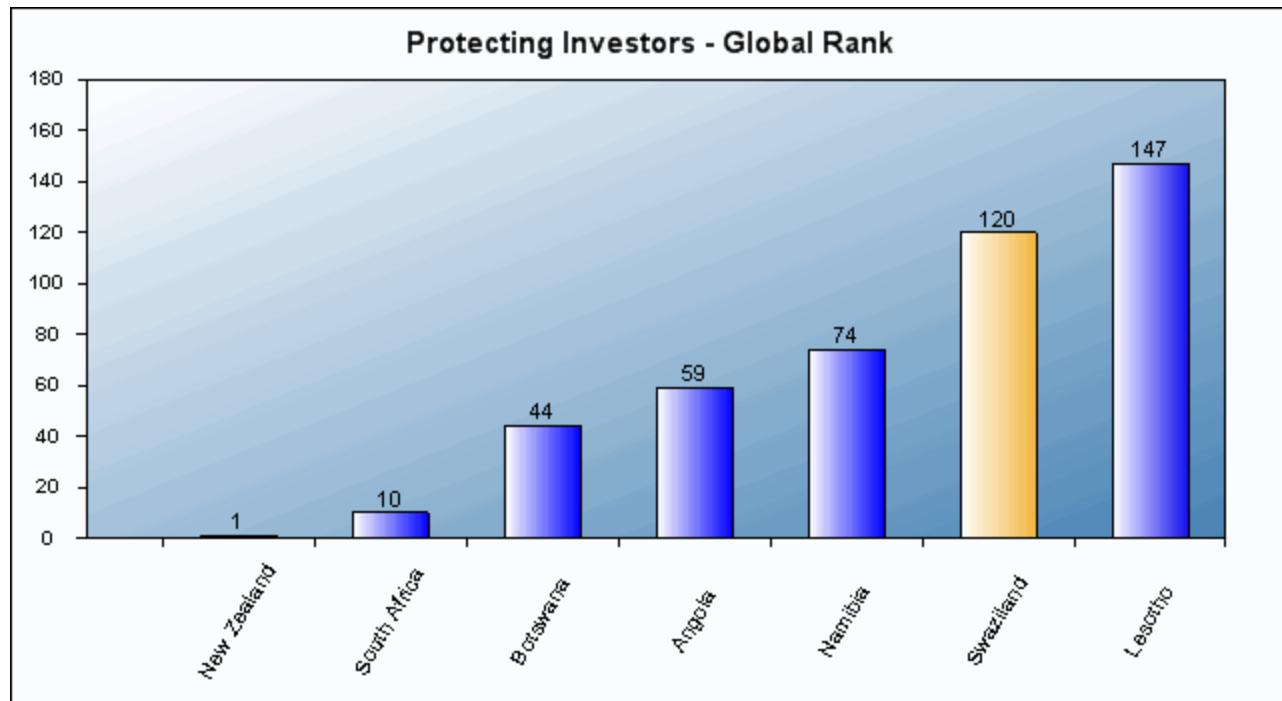
The transaction

- Mr. James, a director and the majority shareholder of the company, proposes that the company purchase used trucks from another company he owns.
- The price is higher than the going price for used trucks, but the transaction goes forward.
- All required approvals are obtained, and all required disclosures made, though the transaction is prejudicial to the purchasing company.
- Shareholders sue the interested parties and the members of the board of directors.

1. Benchmarking Protecting Investors Regulations:

Swaziland is ranked 120 overall for Protecting Investors.

Ranking of Swaziland in Protecting Investors - Compared to good practice and selected economies:



The following table shows Protecting Investors data for Swaziland compared to good practice and comparator economies:

Good Practice Economies	Strength of investor protection index (0-10)
New Zealand	9.7

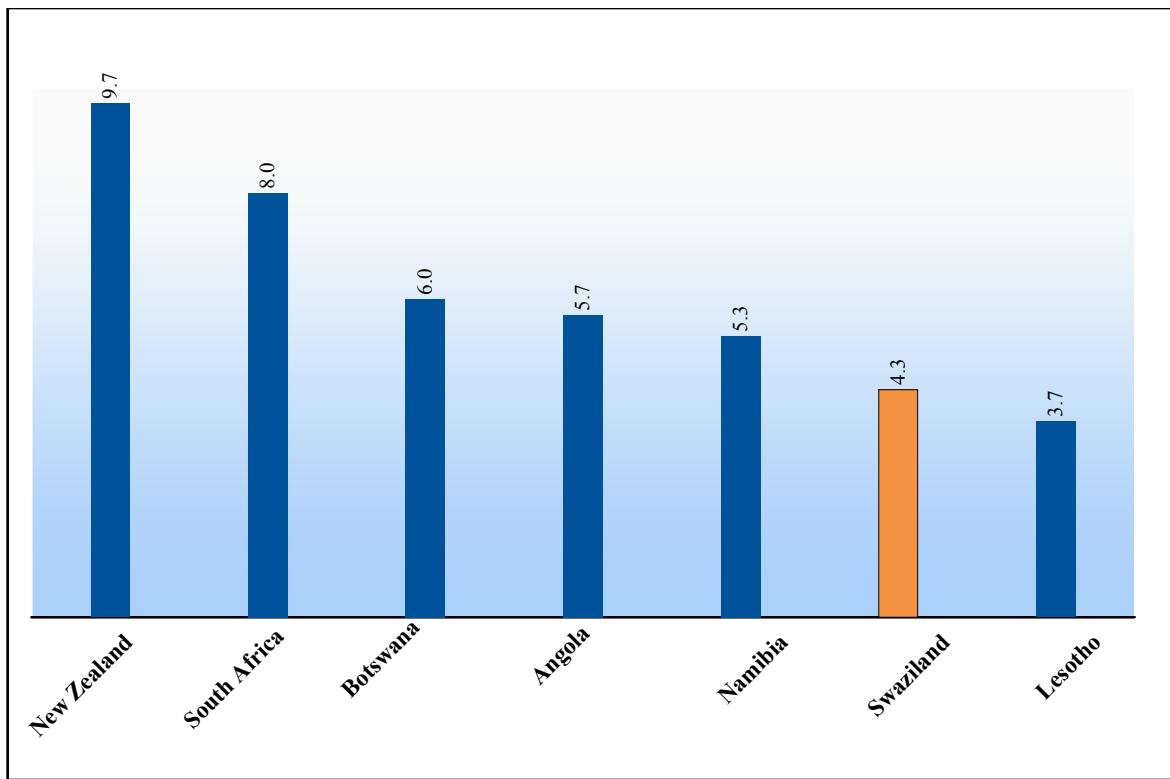
<i>Selected Economy</i>	
Swaziland	4.3

<i>Comparator Economies</i>	
Angola	5.7
Botswana	6.0
Lesotho	3.7
Namibia	5.3
South Africa	8.0

2. Historical data: Protecting Investors in Swaziland

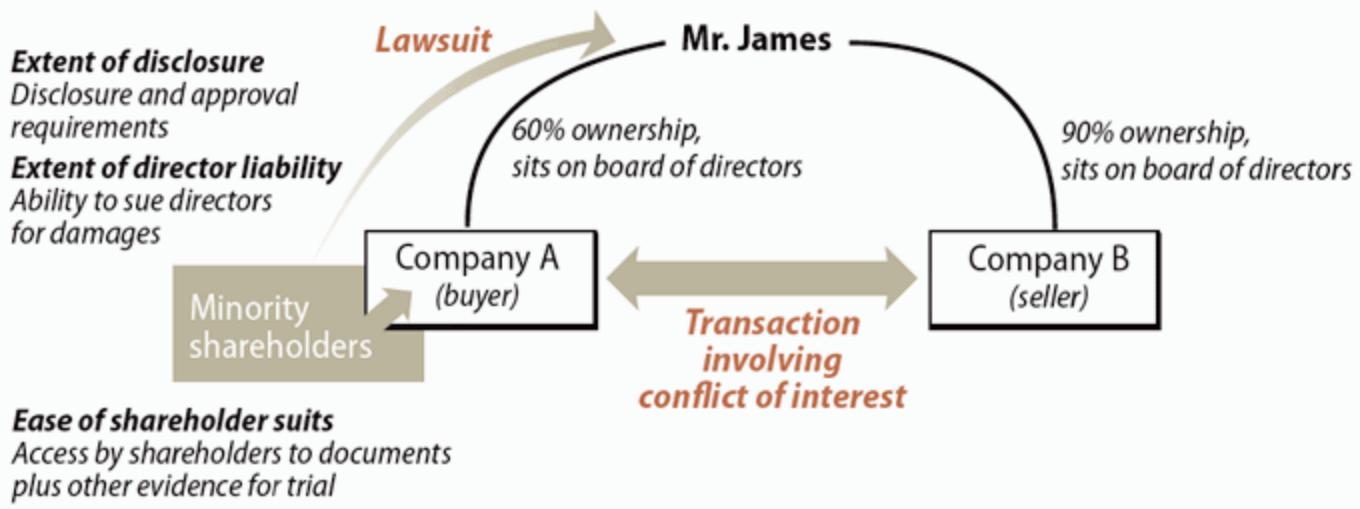
Protecting Investors data	Doing Business 2008	Doing Business 2009	Doing Business 2010	Doing Business 2011
Rank	..	..	180	120
Strength of investor protection index (0-10)	2.0	2.0	2.0	4.3

3. The following graph illustrates the Protecting Investors index in Swaziland compared to best practice and selected Economies:



Note: The higher the score, the greater the investor protection.

How well are minority shareholders protected against self-dealing in related-party transactions?



The table below provides a full breakdown of how the disclosure, director liability, and shareholder suits indexes are calculated in Swaziland.

Protecting Investors Data (2010)	Indicator
Extent of disclosure index (0-10)	2
What corporate body provides legally sufficient approval for the transaction?	1
Whether immediate disclosure of the transaction to the public and/or shareholders is required?	0
Whether disclosure of the transaction in published periodic filings (annual reports) is required?	0
Whether disclosure of the conflict of interest by Mr. James to the board of directors is required?	1
Whether an external body must review the terms of the transaction before it takes place?	0
Extent of director liability index (0-10)	5
Whether shareholders can hold Mr. James liable for the damage that the Buyer-Seller transaction causes to the company?	1
Whether shareholders can hold the approving body (the CEO or board of directors) liable for the damage that the Buyer-Seller transaction causes to the company?	1
Whether a court can void the transaction upon a successful claim by a shareholder plaintiff?	0
Whether Mr. James pays damages for the harm caused to the company upon a successful claim by the shareholder plaintiff?	1

Whether Mr. James repays profits made from the transaction upon a successful claim by the shareholder plaintiff?	1
Whether fines and imprisonment can be applied against Mr. James?	0
Whether shareholders can sue directly or derivatively for the damage that the Buyer-Seller transaction causes to the company?	1
Ease of shareholder suits index (0-10)	6
Whether the plaintiff can obtain any documents from the defendant and witnesses during trial?	2
Whether the plaintiff can directly question the defendant and witnesses during trial?	2
Whether the plaintiff can request categories of documents from the defendant without identifying specific ones?	0
Whether shareholders owning 10% or less of Buyer's shares can request an inspector to investigate the transaction?	1
Whether the level of proof required for civil suits is lower than that of criminal cases?	1
Whether shareholders owning 10% or less of Buyer's shares can inspect transaction documents before filing suit?	0
Strength of investor protection index (0-10)	4.3

Taxes are essential to provide public amenities, infrastructure and services which are crucial for a properly functioning economy. *Doing Business* data show that economies where it is more difficult and costly to pay taxes have larger shares of informal sector activity. More than 60% of economies have reformed in the last 6 years and are starting to see concrete results.

Some reform outcomes

Colombia introduced a new electronic system for social security and labor taxes in 2006 and by 2008 the social security contributions collected from small and medium-size companies rose by 42%, to 550 billion pesos.

Mauritius reduced the corporate income tax rate from 25% to 15% and removed exemptions and industry-specific allowances in 2006 and saw their corporate income tax revenue grow by 27% in the following year, and in 2008/09 it increased by 65%.

What do the Paying taxes indicators measure?

Tax payments for a manufacturing company in 2009
(number per year adjusted for electronic or joint filing and payment)

- Total number of taxes and contributions paid, including consumption taxes (value added tax, sales tax or goods and service tax)
- Method and frequency of filing and payment

Time required to comply with 3 major taxes (hours per year)

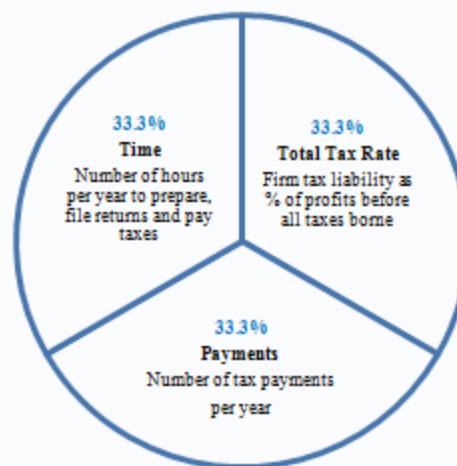
- Collecting information and computing the tax payable
- Completing tax return forms, filing with proper agencies
- Arranging payment or withholding
- Preparing separate tax accounting books, if required

Total tax rate (% of profit)

- Profit or corporate income tax
- Mandatory social contributions and labor taxes paid by the employer
- Property and property transfer taxes
- Dividend, capital gains and financial transactions taxes
- Waste collection, vehicle, road and other taxes

Paying Taxes: tax compliance for a local manufacturing company

Rankings are based on 3 subindicators



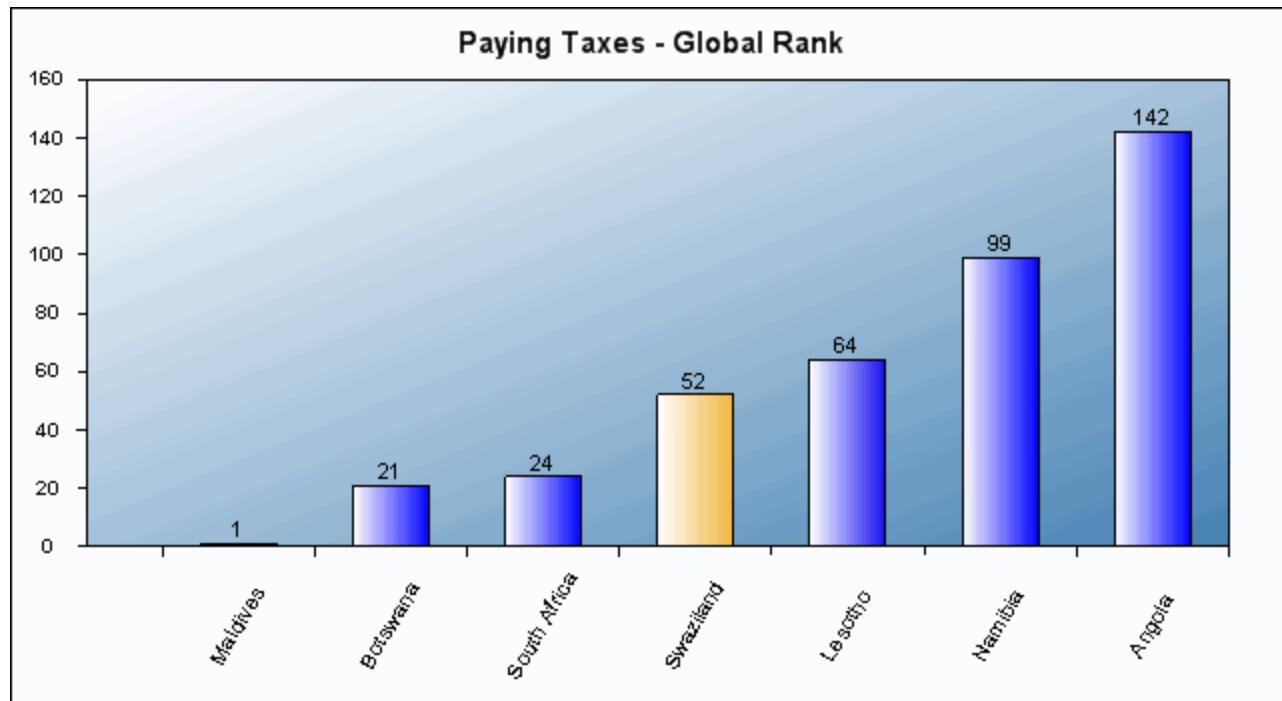
Case Study Assumptions

- TaxpayerCo is a medium-size business that started operations 2 years ago.
- Tax practitioners are asked to review its financial statements, as well as a standard list of transactions that the company completed during the year.
- Respondents are asked how much in taxes and mandatory contributions the business must pay and what the process is for doing so.
- The business starts from the same financial position in each economy. All the taxes and mandatory contributions paid during the second year of operation are recorded.
- Taxes and mandatory contributions are measured at all levels of government
- Taxes and mandatory contributions include corporate income tax, turnover tax, all labor taxes and contributions paid by the company.
- A range of standard deductions and exemptions are also recorded.

1. Benchmarking Paying Taxes Regulations:

Swaziland is ranked 52 overall for Paying Taxes.

Ranking of Swaziland in Paying Taxes - Compared to good practice and selected economies:



The following table shows Paying Taxes data for Swaziland compared to good practice and comparator economies:

Good Practice Economies	Payments (number per year)	Time (hours per year)	Total tax rate (% profit)
Maldives*	3	0	
Timor-Leste			0.2

<i>Selected Economy</i>			
Swaziland	33	104	36.8

<i>Comparator Economies</i>			
Angola	31	282	53.2
Botswana	19	152	19.5
Lesotho	21	324	19.6
Namibia	37	375	9.6
South Africa	9	200	30.5

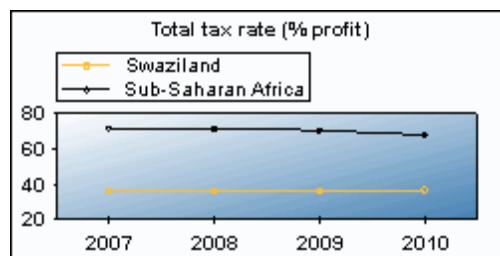
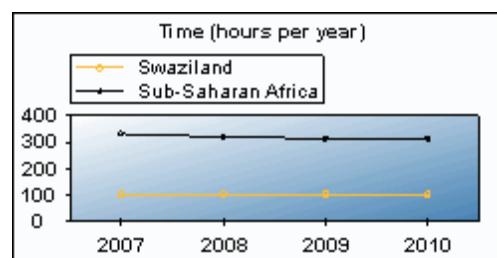
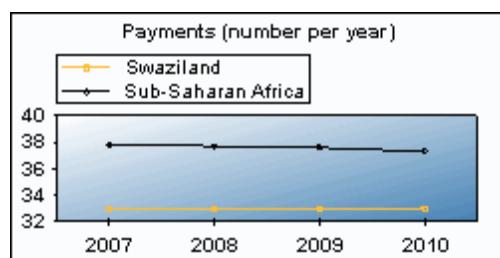
* The following economies are also good practice economies for :

Payments (number per year): Qatar

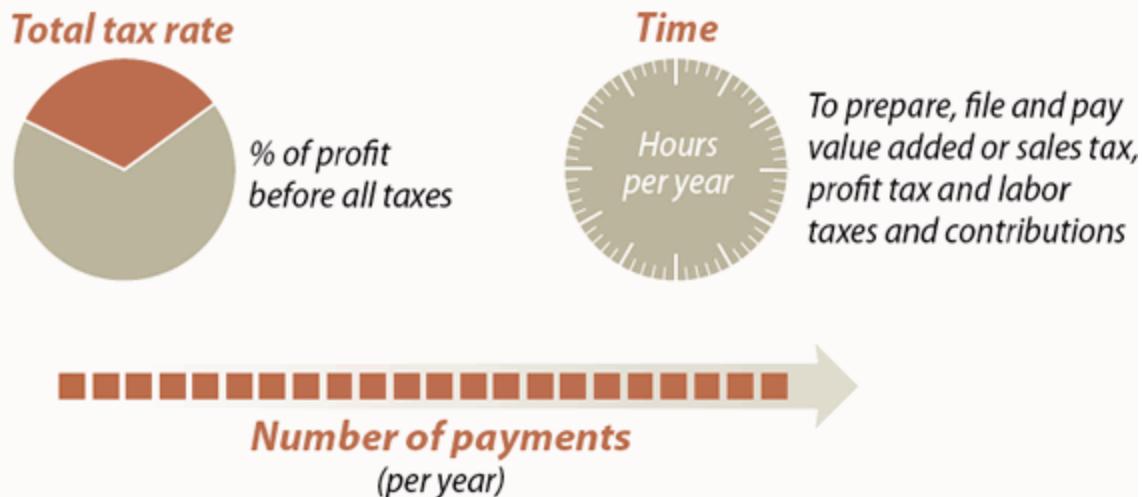
2. Historical data: Paying Taxes in Swaziland

Paying Taxes data	Doing Business 2008	Doing Business 2009	Doing Business 2010	Doing Business 2011
Rank	..	..	53	52
Total tax rate (% profit)	36.6	36.6	36.6	36.8
Payments (number per year)	33	33	33	33
Time (hours per year)	104	104	104	104

3. The following graphs illustrate the Paying Taxes sub indicators in Swaziland over the past 4 years:



What are the time, total tax rate and number of payments necessary for a local medium-sized company to pay all taxes?



The table below addresses the taxes and mandatory contributions that a medium-size company must pay or withhold in a given year in Swaziland, as well as measures of administrative burden in paying taxes.

Tax or mandatory contribution	Payments (number)	Notes on Payments	Time (hours)	Statutory tax rate	Tax base	Total tax rate (% profit)	Notes on TTR
Sales tax	12		48	14.0%	sales		
Company license	1			based on share capital		0.00	
Vehicle tax	1			various rates		0.00	
Trade license	1			various rates		0.40	
Fuel levy	1			E0.5 + E0.26 +E0.04	included in price	0.40	
Mandatory workers compensation insurance	1			0.46% (varies by industry)	gross salaries	0.50	
Stamp duty on property transfer	1			0.8%	sale price	0.50	
Property tax	1			5.38% and 0.63%	land value and building value	3.30	
Provident Fund	12		48	5.0%	gross salaries	3.50	

Corporate Income tax	2	8	30.0%	taxable profit	28.10
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Totals	33	104		36.8
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Making trade between countries easier is increasingly important for business in today's globalized world. Excessive document requirements, burdensome customs procedures, inefficient port operations and inadequate infrastructure all lead to extra costs and delays for exporters and importers, stifling trade potential. Trade facilitation tools such as electronic data interchange systems, risk-based inspections, and single windows help improve an economy's trading environment and boost firms' international competitiveness. *Doing Business* trade indicators take into account documents, cost and time associated with every procedure for trading a standard shipment of goods by ocean transport. Research indicates that exporters in developing countries have much more to gain by a 10% drop in their trading costs than from a similar decrease of the tariffs applied to their products in global markets.

Some reform outcomes

In Georgia, reducing customs clearance time by a day has led to operational savings of an estimated \$288 per truck, or an annual \$133 million for the country's whole trading community given the growing amount of cross-border trade in recent years.

In Korea, predictable cargo processing times and rapid turnover by ports and warehouses provide a benefit to the Korean economy of some \$2 billion annually.

What do the Trading Across Borders indicators measure?

Trading Across Borders: exporting and importing by ocean transport

Rankings are based on 3 subindicators

Documents required to export and import (number)

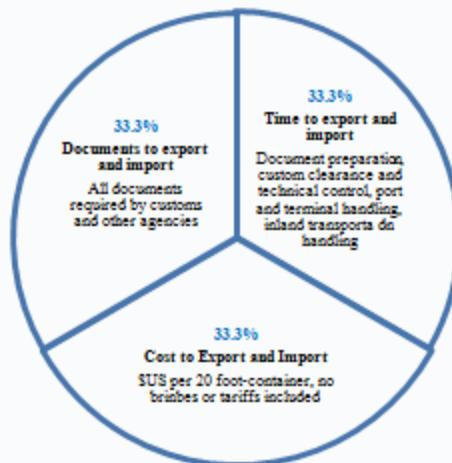
- Bank documents
- Customs clearance documents
- Port and terminal handling documents
- Transport documents

Time required to export and import (days)

- Obtaining all the documents
- Inland transport and handling
- Customs clearance and inspections
- Port and terminal handling
- Does not include ocean transport time

Cost required to export and import (US\$ per container)

- All documentation
- Inland transport and handling
- Customs clearance and inspections
- Port and terminal handling
- Official costs only, no bribes



Case Study Assumptions

The Business

- Has at least 60 employees and is located in the economy's largest business city
- Is a private, limited liability company, which exports more than 10% of its sales. It is fully domestically owned and does not operate in an export processing zone or an industrial estate with special export or import privileges

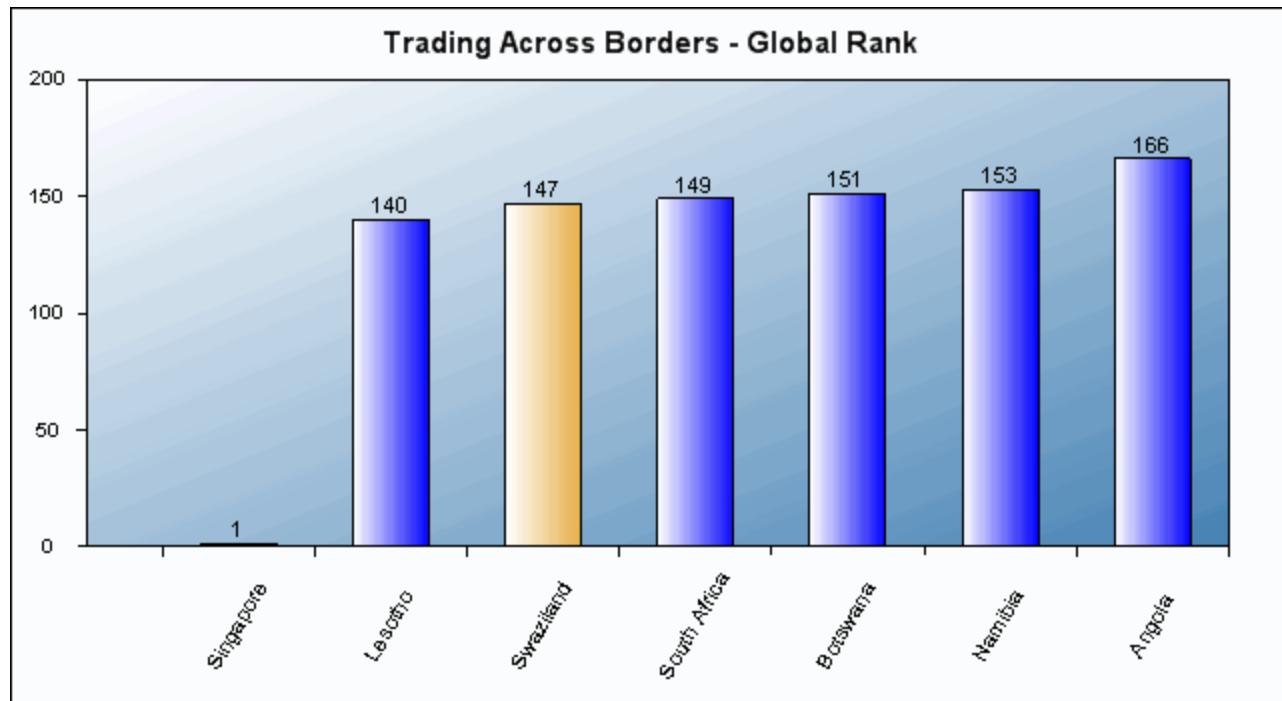
The traded product

- Is transported in a dry-cargo, 20-foot full container load; weighs 10 tons and is valued at \$20,000
- Is not hazardous or include military items; it does not require special phytosanitary or environmental safety standards, refrigeration or any other special environment
- Is one of the economy's leading export or import products

1. Benchmarking Trading Across Borders Regulations:

Swaziland is ranked 147 overall for Trading Across Borders.

Ranking of Swaziland in Trading Across Borders - Compared to good practice and selected economies:



The following table shows Trading Across Borders data for Swaziland compared to good practice and comparator economies:

Good Practice Economies	Documents to export (number)	Time to export (days)	Cost to export (US\$ per container)	Documents to import (number)	Time to import (days)	Cost to import (US\$ per container)
Denmark*		5				
France	2			2		
Malaysia			450			
Singapore					4	439

<i>Selected Economy</i>						
Swaziland	9	18	1754	10	27	1849

<i>Comparator Economies</i>						
Angola	11	52	1850	8	49	2840
Botswana	6	28	3010	9	41	3390
Lesotho	6	31	1680	8	35	1610
Namibia	11	29	1686	9	24	1813
South Africa	8	30	1531	9	35	1807

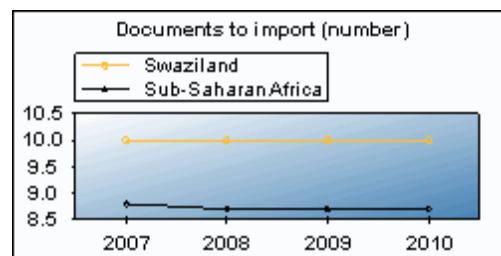
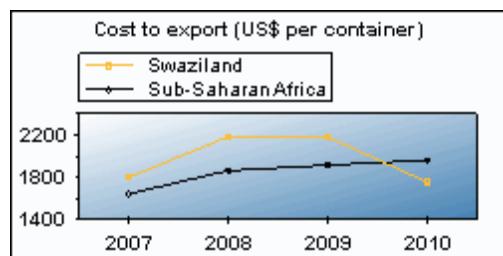
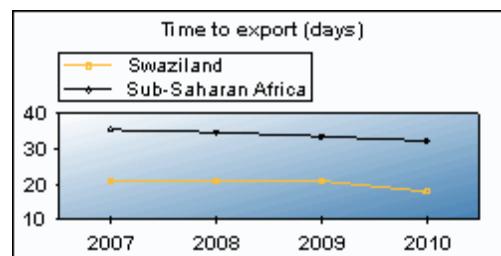
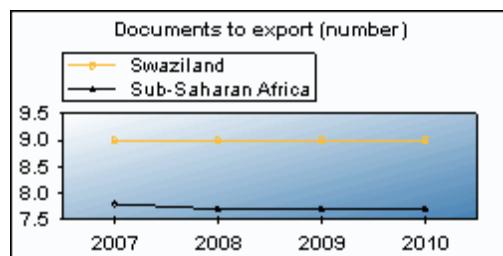
* The following economies are also good practice economies for :

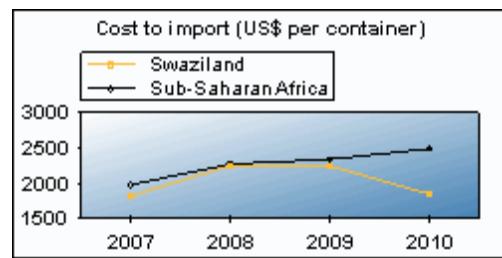
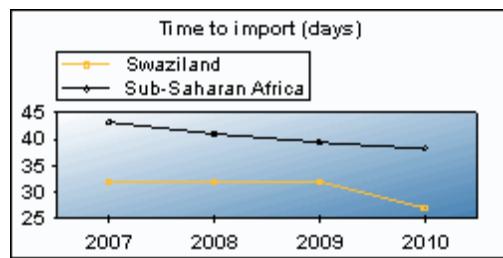
Time to export (days): Estonia

2. Historical data: Trading Across Borders in Swaziland

Trading Across Borders data	Doing Business 2008	Doing Business 2009	Doing Business 2010	Doing Business 2011
Rank	..	..	153	147
Cost to export (US\$ per container)	1798	2184	2184	1754
Cost to import (US\$ per container)	1820	2249	2249	1849
Documents to export (number)	9	9	9	9
Documents to import (number)	10	10	10	10
Time to export (days)	21	21	21	18
Time to import (days)	32	32	32	27

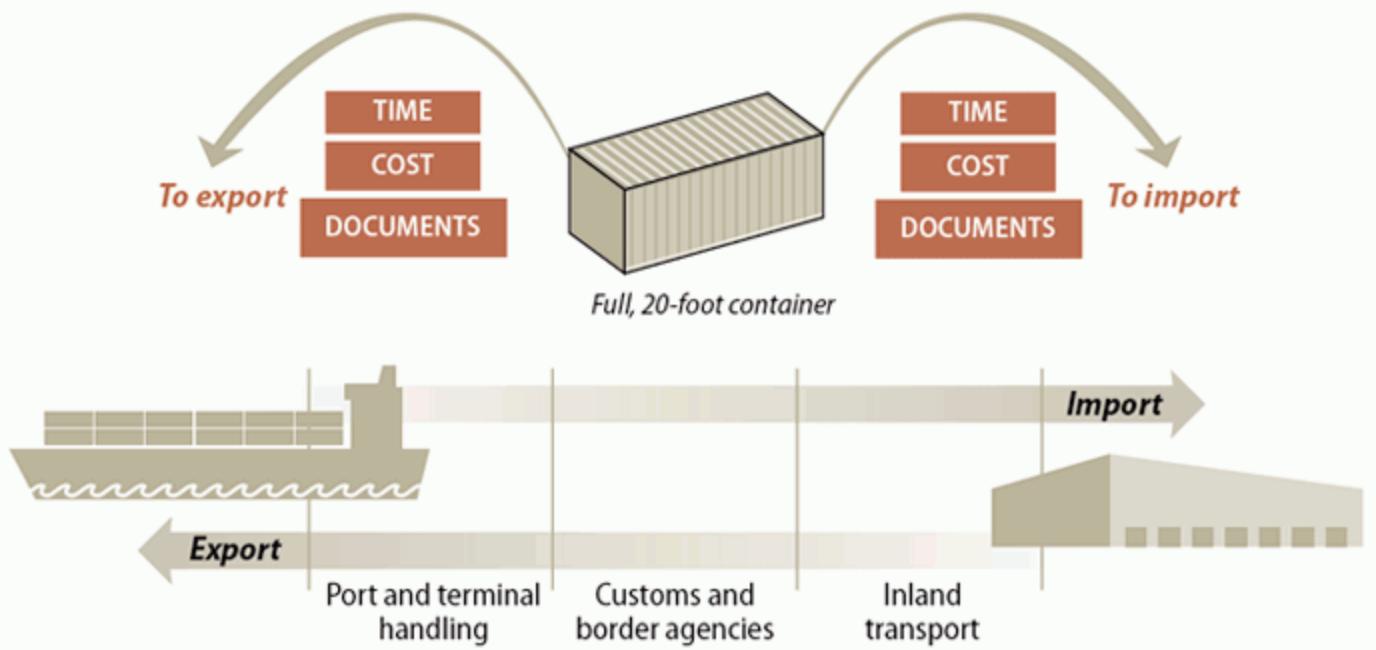
3. The following graphs illustrate the Trading Across Borders sub indicators in Swaziland over the past 4 years:





Trading Across Borders in Swaziland

How much time, how many documents and what cost to export and import across borders by ocean transport?



These tables list the procedures necessary to import and export a standardized cargo of goods in Swaziland. The documents required to export and import the goods are also shown.

Nature of Export Procedures (2010)	Duration (days)	US\$ Cost
Documents preparation	5	190
Customs clearance and technical control	3	84
Ports and terminal handling	4	260
Inland transportation and handling	6	1220
Totals	18	1754

Nature of Import Procedures (2010)	Duration (days)	US\$ Cost
Documents preparation	8	150
Customs clearance and technical control	3	84
Ports and terminal handling	11	395
Inland transportation and handling	5	1220
Totals	27	1849

Documents for Export and Import

Export

Bill of lading

Certificate of origin

Collection order

Commercial invoice

Customs export declaration

F1-78 declaration (Central Bank control)

Inspection report

NEP Form (National Environment Policy)

Packing list

Import

Bill of entry

Bill of lading

Cargo release order

Certificate of origin

Commercial invoice

Container terminal order

Customs import declaration

Import license

Packing list

Terminal handling receipts

Well functioning courts help businesses expand their network and markets. Where contract enforcement is efficient, firms have greater access to credit and are more likely to engage with new borrowers or customers. *Doing Business* measures the efficiency of the judicial system in resolving a commercial sale dispute before local courts. Following the step-by-step evolution of a standardized case study, data relating to the time, cost and procedural complexity of resolving a commercial lawsuit are collected through study of the codes of civil procedure and other court regulations, as well as through surveys completed by local litigation lawyers (and, in a quarter of the countries, by judges as well).

Some reform outcomes

In Rwanda the implementation of specialized commercial courts in May 2008 resulted in a significant decrease of the case backlog, and contributed to reduce the time to resolve a commercial dispute by nearly 3 months.

In Austria a “data highway” for the courts that allows attachments to be sent electronically has produced savings of €4.4 million in postage alone.

What do the Enforcing Contracts indicators measure?

Procedures to enforce a contract (number)

- Any interaction between the parties in a commercial dispute, or between them and the judge or court officer
- Steps to file the case
- Steps for trial and judgment
- Steps to enforce the judgment

Time required to complete procedures (calendar days)

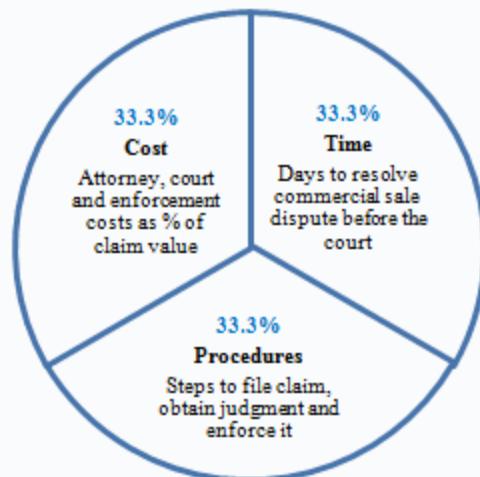
- Time to file and serve the case
- Time for trial and obtaining judgment
- Time to enforce the judgment

Cost required to complete procedures (% of claim)

- No bribes
- Average attorney fees
- Court costs, including expert fees
- Enforcement costs

Enforcing Contracts: resolving a commercial dispute through the courts

Rankings are based on 3 subindicators



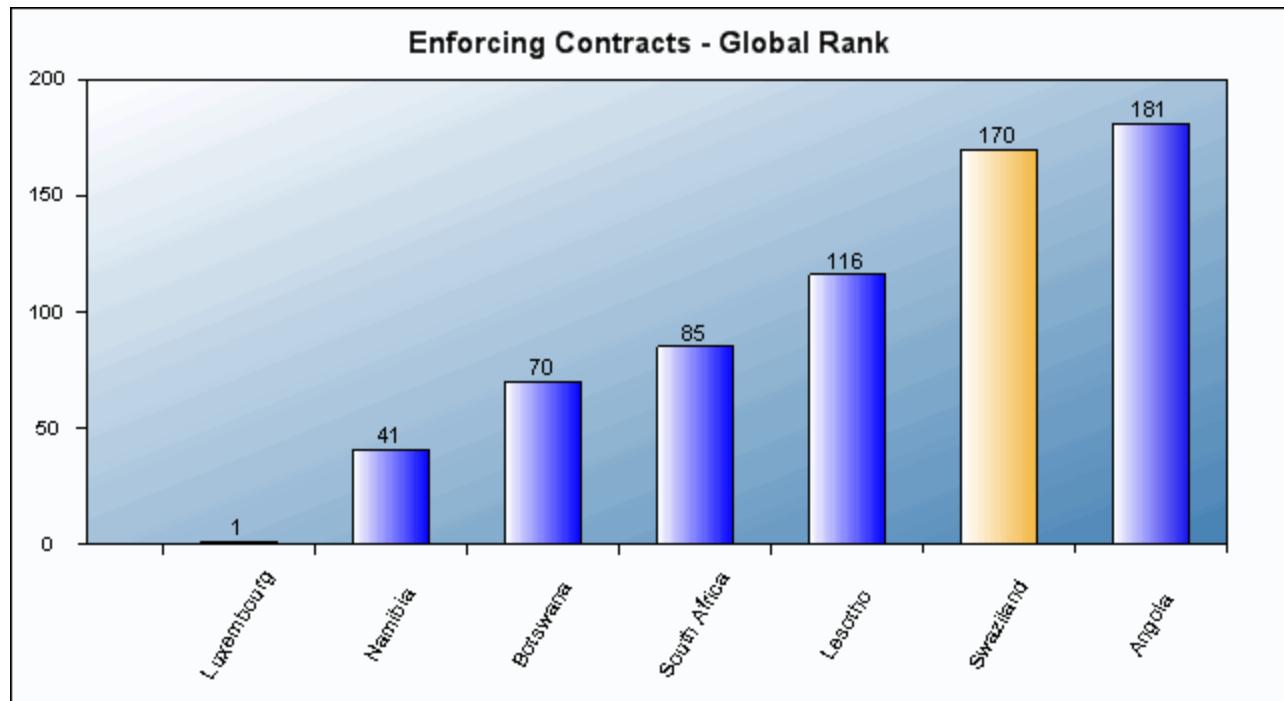
Case Study Assumptions

- Seller and Buyer are domestic companies
- Buyer orders custom-made goods, then does not pay
- Seller sues Buyer before competent court
- Value of claim is 200% of GNI per capita
- Seller requests pre-trial attachment to secure claim
- Dispute on quality of the goods requires expert opinion
- Judge decides in favor of Seller, no appeal
- Seller enforces judgment through a public sale of Buyer's movable assets.

1. Benchmarking Enforcing Contracts Regulations:

Swaziland is ranked 170 overall for Enforcing Contracts.

Ranking of Swaziland in Enforcing Contracts - Compared to good practice and selected economies:



The following table shows Enforcing Contracts data for Swaziland compared to good practice and comparator economies:

Good Practice Economies	Procedures (number)	Time (days)	Cost (% of claim)
Bhutan			0.1
Ireland	20		
Singapore		150	

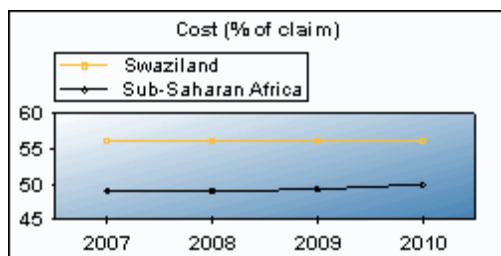
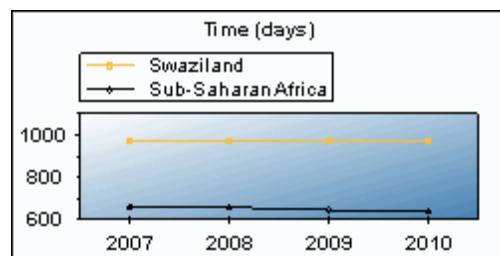
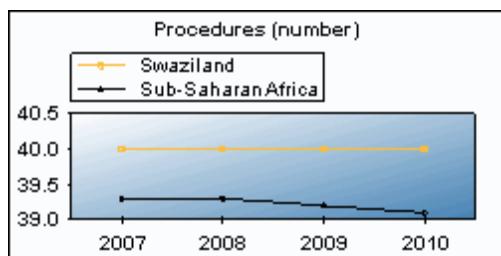
<i>Selected Economy</i>			
Swaziland	40	972	56.1

<i>Comparator Economies</i>			
Angola	46	1011	44.4
Botswana	29	625	28.1
Lesotho	41	785	19.5
Namibia	33	270	35.8
South Africa	30	600	33.2

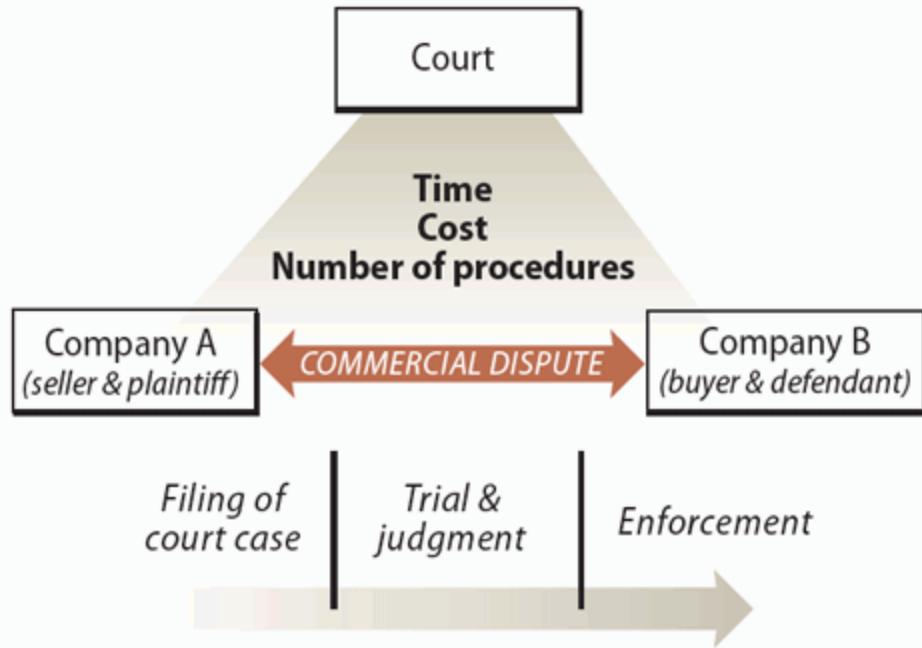
2. Historical data: Enforcing Contracts in Swaziland

Enforcing Contracts data	Doing Business 2008	Doing Business 2009	Doing Business 2010	Doing Business 2011
Rank	..	..	170	170
Procedures (number)	40	40	40	40
Time (days)	972	972	972	972
Cost (% of claim)	56.1	56.1	56.1	56.1

3. The following graphs illustrate the Enforcing Contracts sub indicators in Swaziland over the past 4 years:



What are the time, cost and number of procedures to resolve a commercial dispute through the courts?



This topic looks at the efficiency of contract enforcement in Swaziland.

Nature of Procedure (2010)	Indicator
Procedures (number)	40
Time (days)	972
Filing and service	30.0
Trial and judgment	912.0
Enforcement of judgment	30.0
Cost (% of claim)*	56.10
Attorney cost (% of claim)	52.0
Court cost (% of claim)	1.1
Enforcement Cost (% of claim)	3.0

Court information: Mbabane High Court of
Swaziland

* Claim assumed to be equivalent to 200% of income per capita.

A robust bankruptcy system functions as a filter, ensuring the survival of economically efficient companies and reallocating the resources of inefficient ones. Fast and cheap insolvency proceedings result in businesses' speedy return to normal operation and increase returns to creditors. By improving the expectations of creditors and debtors about the outcome of insolvency proceedings, well-functioning insolvency systems can facilitate access to finance, save more viable businesses, and thereby improve growth and sustainability in the economy overall.

Some reform outcomes

A study of the 2005 bankruptcy reform in Brazil found that it had led to an average reduction of 22% in the cost of credit for Brazilian companies, a 39% increase in overall credit and a 79% increase in long-term credit in the economy. The purpose of the reform was to improve creditor protection in insolvency proceedings.

Following the introduction of debtor-in-possession reorganizations in Korea in 2006, the number of reorganization filings increased from 76 in 2006 to 670 in 2009.

What does the Closing a Business indicator measure?

Closing a Business: insolvency proceedings against local company

Time required to recover debt (years)

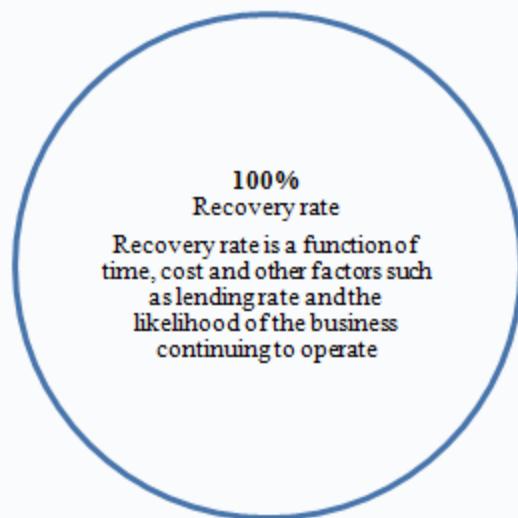
- Measured in calendar years
- Appeals and requests for extension are included

Cost required to recover debt (% of debtor's estate value)

- Measured as percentage of estate value
- Court fees
- Fees of insolvency administrators
- Lawyers' fees
- Assessors' and auctioneers' fees
- All other fees and costs

Recovery rate for creditors (cents on the dollar)

- Measures the cents on the dollar recovered by creditors
- Present value of debt recovered
- Costs of the insolvency proceedings are deducted
- Depreciation of furniture is taken into account
- Outcome for the business (survival or not) affects the maximum value that can be recovered



Case Study Assumptions

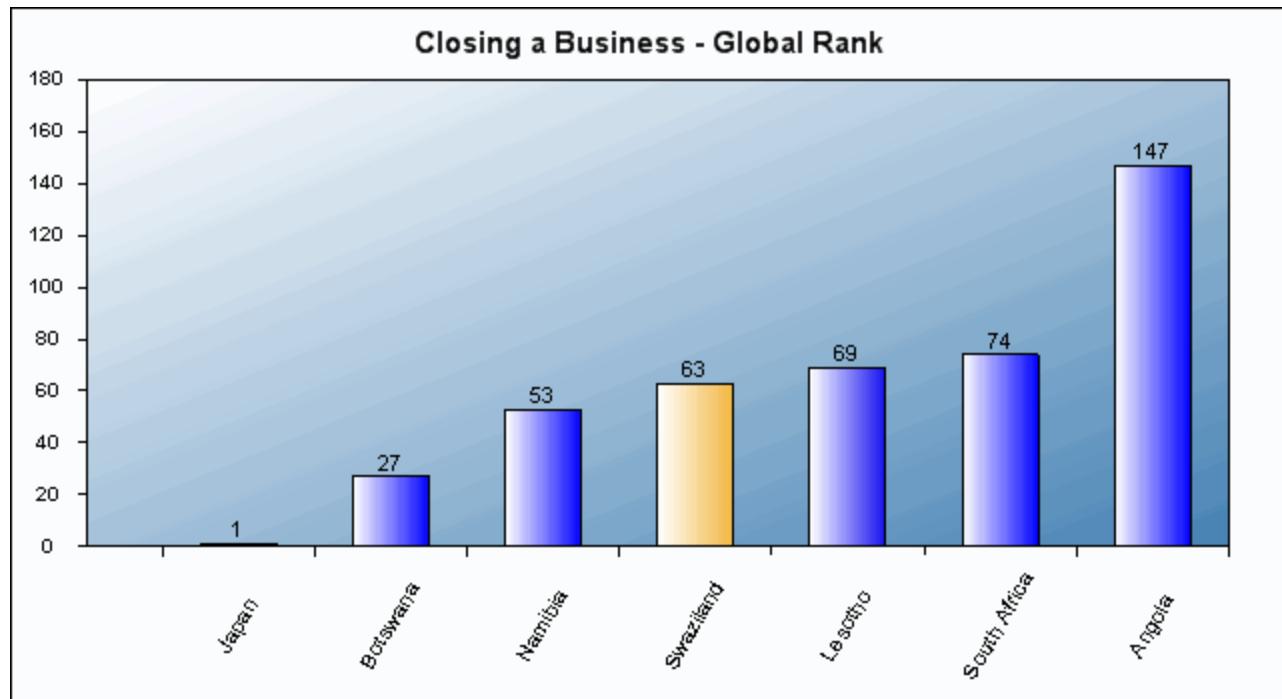
The Company

- is domestically owned
- is a limited liability company operating a hotel
- operates in the economy's largest business city
- has 201 employees, 1 secured creditor and 50 unsecured creditors
- has a higher value as a going concern and a lower value in a piecemeal sale of assets

1. Benchmarking Closing Business Regulations:

Swaziland is ranked 63 overall for Closing a Business.

Ranking of Swaziland in Closing Business - Compared to good practice and selected economies:



The following table shows Closing Business data for Swaziland compared to good practice and comparator economies:

Good Practice Economies	Recovery rate (cents on the dollar)	Time (years)	Cost (% of estate)
Ireland		0.4	
Japan	92.7		
Singapore*			1

<i>Selected Economy</i>			
Swaziland	37.6	2.0	15

<i>Comparator Economies</i>			
Angola	8.4	6.2	22
Botswana	63.7	1.7	15
Lesotho	36.4	2.6	8
Namibia	41.5	1.5	15
South Africa	34.4	2.0	18

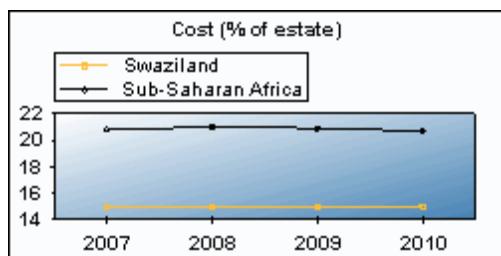
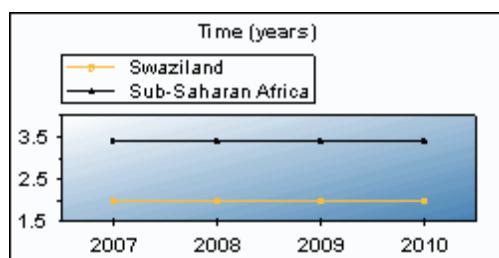
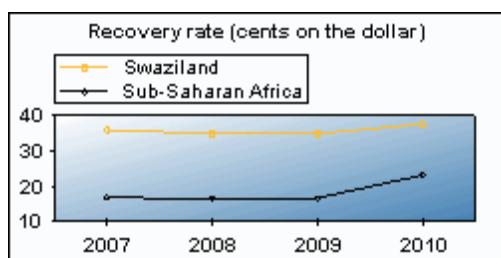
* The following economies are also good practice economies for :

Cost (% of estate): Colombia, Kuwait, Norway

2. Historical data: Closing Business in Swaziland

Closing a Business data	Doing Business 2008	Doing Business 2009	Doing Business 2010	Doing Business 2011
Rank	..	..	69	63
Time (years)	2.0	2.0	2.0	2.0
Cost (% of estate)	15	15	15	15
Recovery rate (cents on the dollar)	36.0	34.9	34.9	37.6

3. The following graphs illustrate the Closing Business sub indicators in Swaziland over the past 4 years:



Since 2004 Doing Business has been tracking reforms aimed at simplifying business regulations, strengthening property rights, opening access to credit and enforcing contracts by measuring their impact on 10 indicator sets.* Nearly 1,000 reforms have had an impact on these indicators. *Doing Business 2011*, covering June 2009 to June 2010, reports that 117 economies implemented 216 reforms to make it easier to start a business. 64% of economies measured by Doing Business have reformed this year, focusing on easing business start-up, lightening the tax burden, simplifying import and export regulations and improving credit information systems.

The top 10 most-improved in Doing Business 2011



Summary of changes to business regulation in top 10 most improved economies in *Doing Business 2011* and selected comparator economies.

Angola	Angola reduced the time for trading across borders by making investments in port infrastructure and administration.
Brunei Darussalam	Brunei Darussalam made starting a business easier by improving efficiency at the company registrar and implementing an electronic system for name searches. Brunei Darussalam reduced the corporate income tax rate from 23.5% to 22% while also introducing a lower tax rate for small businesses, ranging from 5.5% to 11%. The introduction of an electronic customs system in Brunei Darussalam made trading easier.
Cape Verde	Cape Verde made start-up easier by eliminating the need for a municipal inspection before a business begins operations and computerizing the system for delivering the municipal license. Cape Verde eased property registration by switching from fees based on a percentage of the property value to lower fixed rates. Cape Verde abolished the stamp duties on sales and checks.
Grenada	Grenada eased business start-up by transferring responsibility for the commercial registry from the courts to the civil administration. The appointment of a registrar focusing only on property cut the time needed to transfer property in Grenada by almost half. Grenada's customs administration made trading faster by simplifying procedures, reducing inspections, improving staff training and enhancing communication with users.
Hungary	Hungary implemented a time limit for the issuance of building permits. Hungary reduced the property registration fee by 6% of the property value. Hungary simplified taxes and tax bases. Amendments to Hungary's bankruptcy law encourage insolvent companies to consider reaching agreements with creditors out of court so as to avoid bankruptcy.
Kazakhstan	Kazakhstan eased business start-up by reducing the minimum capital requirement to 100 tenge (\$0.70) and eliminating the need to have the memorandum of association and company charter notarized. Kazakhstan made dealing with construction permits easier by implementing a one-stop shop related to technical conditions for utilities. Kazakhstan strengthened investor protections by requiring greater corporate disclosure in company annual reports. Kazakhstan speeded up trade through efforts to modernize customs, including implementation of a risk management system and improvements in customs automation.
Peru	Peru eased business start-up by simplifying the requirements for operating licenses and creating an online one-stop shop for business registration. Peru streamlined construction permitting by implementing administrative reforms. Peru introduced fast-track procedures at the land registry, cutting by half the time needed to register property. Peru made trading easier by implementing a new web-based electronic data interchange system, risk-based inspections and payment deferrals.
Rwanda	Rwanda made dealing with construction permits easier by passing new building regulations at the end of April 2010 and implementing new time limits for the issuance of various permits. Rwanda enhanced access to credit by allowing borrowers the right to inspect their own credit report and mandating that loans of all sizes be reported to the central bank's public credit registry. Rwanda reduced the number of trade documents required and enhanced its joint border management procedures with Uganda and other neighbors, leading to an improvement in the trade logistics environment.
Swaziland	Swaziland strengthened investor protections by requiring greater corporate disclosure, higher standards of accountability for company directors and greater access to corporate information for minority investors. Swaziland reduced the time to import by implementing an electronic data interchange system for customs at its border posts.
Tajikistan	Tajikistan made starting a business easier by creating a one-stop shop that consolidates registration with the state and the tax authority. Tajikistan strengthened investor protections by requiring greater corporate disclosure in the annual report and greater access to corporate information for minority investors. Tajikistan lowered its corporate income tax rate.

Vietnam

Vietnam eased company start-up by creating a one-stop shop that combines the processes for obtaining a business license and tax license and by eliminating the need for a seal for company licensing. Vietnam made dealing with construction permits easier by reducing the cost to register newly completed buildings by 50% and transferring the authority to register buildings from local authorities to the Department of National Resources and Environment. Vietnam improved its credit information system by allowing borrowers to examine their own credit report and correct errors.

Zambia

Zambia eased business start-up by eliminating the minimum capital requirement. Zambia eased trade by implementing a one-stop border post with Zimbabwe, launching web-based submission of customs declarations and introducing scanning machines at border posts. Zambia improved contract enforcement by introducing an electronic case management system in the courts that provides electronic referencing of cases, a database of laws, real-time court reporting and public access to court records.



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