



20-22 September 2017, Birchwood Conference Centre, Ekurhuleni

COMMISSIONS CONSOLIDATED REPORT





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COMMISSION 1: Scenarios for Human Settlements Policy and Programme Choices



As we move forward

1. The BNG remains the Human Settlements development **Macro Policy** read with Chapter 8 of the National Development Plan;
2. Priority is to develop integrated human settlements (new, retrofit)
3. Reconsider planning frameworks linked to the actual demand, fiscal reform, improved urban management and judicial obligations;
4. **Sharpen the axe!** - Improve policy and programme knowledge and implementation among practitioners (National/ Provinces/ Local)
5. Enhance the implementation of the **National Housing Needs Register** and **Allocations Policy** to ensure transparency, equity, fairness and local circumstances are catered for.
6. Review National Housing Programmes **income limits**

7. Attitudes and Outlook

- i. Reconfirm the importance on community consultation, engagement and participation in all aspects of their development;
- ii. Consolidate legal framework to support human settlement priorities and governance (evictions, invasions, land use);
- iii. Finalise and implement policy on sector transformation priorities and empowerment targets (e.g. 30% grant expenditure on women contractors)
- iv. Swift policy implementation (it takes too long to make the shifts as agreed)
- v. Confront and root out corruption

8. Strengthen Programme implementation:

- i. Upgrading of Informal Settlements
- ii. Deliver affordable rental housing in cities (higher density)
- iii. Stricter targeting of the housing subsidy for indigent (R0- R3500)
- iv. Widen support for low income households:
 - ✓ finalise FLISP policy enhancement (eliminate inefficiencies); and
 - ✓ Increase the supply of Serviced stands in appropriate areas
- v. Revive Community-driven initiatives (PHP)
 - ✓ Prioritise and appropriately structure support
- vi Sharpen urban land assembly (programme, streamlined access)

9. On upgrading of informal settlements (1)

- a. Embrace informality and improve settlements in an incremental and participatory manner. Acknowledgment that ISU is a long term process...a journey not an event
- b. Enhance the role of Provincial Governments in the upgrading of informal settlements
 - i. Develop a guideline framework for Provincial IS upgrading and management strategy
 - ii. Establish Provincial UISP Fora for improved coordination with ALL municipalities
- c. Increase **capacity development & support** to Provinces and municipalities for informal settlements upgrading
- d. Develop a reporting and monitoring system which will enable reporting on ALL activities undertaken to improve/ service informal settlements
- e. Support communities engaged informal settlements upgrading

On upgrading of informal settlements (...2)

- f. Restructure and/or enhance funding and financing for UISP with
 - i. clear variables based on categorization (demand side)
 - ii. Clear and strict monitoring of grant distribution (supply side)
 - iii. more flexible and adaptable UISP to provide for a wider range of development options and housing typologies to support densification, relocation,
- g. **Better inter-governmental alignment:** include Informal Settlements Upgrading Plans in Provincial Plans (APPs and Grant Business Plans), Municipal IDPs (IIP, BEPPs, etc)
- h. Municipalities need to:
 - Develop **urban (Land) management strategies;**
 - **Establish a local forum for upgrading including all stakeholders;**
 - **Implement a structured coordinated programme for upgrading.**



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COMMISSION 2: Spatial Targeting Inter-governmental Planning Alignment and Land Use Governance



Commission Overview

- a. *CAUTION that we do not enter a “planning paralysis” given the extent of planning done and IGR structures established...*
- b. Planning must be overhauled and establish strong central planning at Nat. & Prov. level or better managed coordination. Planning is a process which includes also reprioritisation as we implement
- c. Recognise role of municipalities to guide the investments from govt, private sector, bottom up approach. Municipalities are in the driving seat.
- d. While SPLUMA now has a legal status for municipalities **HOWEVER** it must recognise the role of traditional leaders
- e. Extensive stakeholders participation is essential in the IDP process – but there is a potential for urban bias approach - Participation of people from rural areas is critical in planning and consultations
- f. Promote densification of areas – reduce development costs, promote efficiency
- g. Development of settlements must promote dignity of our people as well as quality neighbourhoods
- h. Role of NPC is very important and must consider how it consolidates the planning for the country ... as well as in relation to provincial planning commissions
- i. Other key role players are the Human Rights Commission and the Deeds office

Recommendations

1. Review Capacity & focus: **planning** for Human Settlements Development
2. **Identify areas for prioritisation and investments** for human settlements development by involving multiple public and non-public role-players and utilising credible and relevant data
3. Adopt Spatial targeting, intergovernmental planning and land use governance
 - i. To respond to spatial differentiation (rural-urban continuum. Therefore various interventions for different areas (need, growth, investment potential)
 - ii. To Manage Implementation of Projects: based on sound IGR and partnerships to achieve integration. Priorities and translate into actions / projects
 - iii. Ensure secure tenure
 - iv. To give effect to spatial targeting recognise mechanisms such as PHDAs, IGR Act (IP)
4. Establish **focal point** of coordination/IGR Planning System/Planning Authority
 - i. Sphere (National, Provincial, Local)
 - ii. sector,
 - iii. programme

Recommendations

5. Consolidate and **direct funding (investments)** to achieve common outcomes in the identified (targeted/priority development) areas
6. Strengthen the role/value of Verification/ Assessment/ M&E of spatial targeted interventions must ensure we achieve spatial transformation, quality of life –we remain accountable to communities
7. Strengthen capacity esp in munics (HR, Skills, competency, practice) to plan and implement plans (be conscious of what we do)
8. Maintain the IDP as a credible and statutory planning tool (emanates from legal frameworks)and must address spatial transformation explicitly (Responsive IDPs).
9. Include of local communities in planning, utilise local skills and reinvest in local economies
10. Bottom up planning of HS Projects by municipalities as set out in IDP and Municipal SDF (spatial dev framework) must be met by prioritisation of resources as set in the NHSMSP



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COMMISSION 3: Integrated Urban Development and the New Urban Agenda In South Africa



Commission 3 Recommendations to Plenary:

- **Implementation Framework for the New Urban Agenda should be developed**
 - To establish a **localised agenda**
 - To establish **where we are**
 - To confirm **where we want to get to**
 - To establish **how we get there**, in context of scarce resources
 - To **track implementation**
 - To **form the basis of a collaboration compact**
 - To **form the basis for report back to the UN**

Commission 3 Recommendations:

SA's New Urban Agenda Implementation Framework should:

- Strongly address the rural-urban continuum of spatial development
- Harness the urban dividend – “sweet spot” of people – place – economy
- Find better ways to empower communities, including the vulnerable, to co-create liveable spaces
- Link to the work of all the other Commissions
- Be understandable, user friendly and implementable

Commission 3 Recommendations to Plenary:

- We know that we are not starting from a clean slate and this is an evolutionary implementation
- New Urban Agenda is an opportunity to galvanize all the efforts and leverage more co-ordination.
- Build on the IUDF and its implementation plan
- Ensure we understand that we are working in a context of **very scarce resources**, eg WATER, FINANCES, etc.

Recommendations from Commission 3: Linking New Urban Agenda (NUA) and IUDF

- The NUA vision of social inclusion and right to the city, given effect through its 'transformative commitments', is embedded in the IUDF as a policy framework
- The IUDF is South Africa's national urban agenda, and the focus needs to be on how to enhance it in the light of the NUA, and how to accelerate its implementation
- In this regard the focus of activities needs to be on cooperation and coordination, vertical and horizontal integration, networks and partnerships
- Effective implementation of the NUA depends crucially on sound urban governance, and municipalities need to be empowered to lead the urbanisation response
- The implementation mechanisms for the IUDF and NUA need to be integrated, and focus on building inter-governmental and stakeholder partnerships for its effective implementation
- Clarify the roles of planners, implementers and investors;
- Create opportunities for citizens to actively shape policies and solutions for implementation.

Recommendations from Commission 3: Creating an New Urban Agenda Implementation compact

- Our primary **objective** remains **overcoming** the legacy of **spatial fragmentation** and exclusion, which requires investment in planning & managing spatial development, with a **focus on urban inclusion, compactness, polycentrism, mixed use and the centrality of public space.**
- A **spatial compact** for our urban areas needs to **align government and private investment** around inter alia integration zones, development nodes and corridors.
- Human settlements interventions need to ensure a **range of shelter solutions that respond to informality and which systematically build social inclusion** and create access to jobs and urban facilities.
- **Urban and rural areas** remain interlocking parts of a spatial continuum, and the **development of the different components of that continuum need to be done in concert.**
- The **differentiated needs** of settlements along the urban rural continuum need to be attended to in the way that programmes of **support for different settlements categories** are designed (e.g. small towns, intermediate cities, mining towns, metros)
- Producing a **consolidated set of urban indicators** that are **focused on outcome and impact**, and these will lay the basis for a set of urban indicators that we can use to measuring progress with NUA and IUDF (ie. Reporting reforms initiative).



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COMMISSION 4: Up-scaling Innovation and Transformative Technologies – Building Smart Communities



RECOMMENDATIONS

1. Develop, agree & adopt a sector framework of collaboration.
2. DHS to lead the drafting of a road for human settlement stakeholders to plan and prioritise STI strategies, plans, programmes & projects
3. Review commitments made on international agreements – e.g. Paris Agreement on climate change. SA says by 2050 will have 2.9 million electric cars and formulate an implementation plan.
4. Review policies and legislation minimum norms & standards to align with Science Technology Innovation
- 5 . Invest in research & development & human capital development for innovation and alternative
6. Roll out community outreach to improve awareness of STI in developing sustainable communities
7. CSIR Implementation Unit to support Human Settlements STI Implementation Plan



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COMMISSION 5: Re-imagining finance for housing and human settlements development



RECOMMENDATIONS (1)

1. Cost of home ownership can be reduced through innovative structuring of bonds
2. Consumer education to promote knowledgeable end-users that can select production based on information
3. Stronger policy on mixed-use development with a higher portion on middle income
4. Finance for catalytic projects must be separated from normal operations
5. Alternative approval models for individuals with a weak or adverse financial track record
6. On-lending at a micro scale that is a hybrid with grant funding
7. Promote rent to buy
8. FLISP should be future option and not solution

Recommendations (2)

- Funding instruments must be coordinated with human settlements being the core of development
- Manage and regulate material supply to ensure empowerment objectives (cooperatives etc)
- Create Special Vehicle to promote Employer Assisted Housing Schemes as a product that has policy – focus of government and all businesses

- Affordable stock is do-able through affordable funding – how do we determine the mix and constant creation of housing stock
- Human Settlements Development bank must have a retail feature where-in it provides wholesale finance to retail lenders
- Flexible finance for informal settlements upgrading
- Promotion of cooperatives for rural development

Commission 5: Re-Imagining Housing and Human Settlements Finance

- Beneficiary involvement and mobilizing own funding to promote ownership
- Establish of Housing Investment Trust Funds by communities
- Distressed customer support policy that involves all relevant stakeholder
- Serviced sites