



**MINISTRY
HUMAN SETTLEMENTS
REPUBLIC OF SOUTH AFRICA**

Honourable Speaker, House Chairperson

Honourable Minister of Human Settlements, Thembu Simelane,

Honourable Chairperson of the Portfolio Committee, Honourable Albert Nocks Seabi,

Members of Parliament, and of this Portfolio Committee

Director General of the National Department of Human Settlements, Dr Alec Moemi,
and DDGs

Members of the Executive Councils and Members of the Mayoral Committees,

Honourable Members,

Fellow South Africans,

MANDINIBULISE NGALENJIKALANGA!

Honourable House Chairperson,

Today, as we gather beneath the democratic mantle of this August House, South Africa marks thirty years since the adoption of our democratic Constitution, fifty years since the historic Soweto Youth Uprising of 1976, and seventy years since the historic Women's March of 1956. These defining milestones remind us that the struggle for freedom has always been inseparable from the struggle for dignity, land, shelter, and inclusion. Human Settlements therefore remains one of the most powerful instruments of social and economic transformation, through which government continues to dismantle apartheid spatial patterns, expand access to opportunity, and empower women, youth, and emerging enterprises to participate meaningfully in rebuilding our nation.

At its core, the work of Human Settlements is about reversing the legacy of exclusion and inequality imposed by apartheid. It is about ensuring that poor and working-class communities are no longer pushed to the margins of development, but are integrated into centres of opportunity, economic participation, and democratic life.

Honourable Members,

As we debate Budget Vote 33, our hearts remain with the families affected by devastating floods and severe weather conditions across parts of the country, particularly in the Western Cape.

It would be remiss of me not to place on record our appreciation to the officials of the National Department of Human Settlements, who acted with urgency and compassion, cutting through bureaucratic delays to bring relief to affected communities. We equally extend our gratitude to the Gift of the Givers for their continued humanitarian support through the provision of hot meals, blankets, and clothing to vulnerable households.

These disasters are a stark reminder that climate change is no longer a distant threat. It is a lived reality confronting poor and vulnerable communities every day.

Through the Emergency Housing Programme, we continue to provide temporary accommodation, relocation support, and the restoration of damaged structures. Beyond emergency response, however, our responsibility is to build climate resilient human settlements capable of withstanding future disasters and protecting the dignity of our people.

Through Innovative Building Technologies, the Department of Human Settlements is embracing faster, safer, and more sustainable methods of construction. The recent Innovative Building Technologies Summit confirmed that these technologies are no longer experimental alternatives, but a necessary component of modern housing delivery. Government is now institutionalising these technologies within the mainstream human settlements programme to accelerate delivery, strengthen disaster response capability, support localisation, and create economic opportunities for women, youth, and emerging enterprises.

The value of these technologies has already been demonstrated in practice. In Limpopo, two Innovative Building Technology houses withstood severe disaster conditions that destroyed surrounding structures, providing safety and protection to the families who occupied them. These experiences continue to affirm the resilience, durability, and future potential of Innovative Building Technologies in building climate resilient human settlements for vulnerable communities.

Honourable House Chairperson,

We are encouraged by recent progress in KwaZulu Natal under the stewardship of MEC Sboniso Duma. Following the commitment made by all three spheres of government to provide permanent solutions for victims of the 2022 floods, tangible progress is now being realised.

Last week, we witnessed the relocation of 113 households from Transitional Emergency Accommodation into permanent homes in Cornubia. These are families who endured

immense hardship following the floods of 2022. Plans are further underway to complete an additional 450 houses in Cornubia by March 2027.

To reduce over reliance on the private sector in disaster response interventions, the Department, through the Housing Development Agency, acquired the Transnet owned Montclair Lodge facility. Its refurbishment and operationalisation will provide dignified emergency accommodation while strengthening the province's preparedness and response capability in the face of increasingly unpredictable weather patterns affecting our country.

Despite a constrained fiscal environment and reductions across parts of the Human Settlements budget, we remain firmly focused on delivery, implementation, and accountability.

Honourable House Chairperson

Our people do not live in policy documents or reports. They live in communities. They wait for houses, serviced sites, title deeds, water, sanitation, electricity, and safe living conditions.

For the 2026/27 financial year, we will accelerate delivery across the entire human settlements value chain, including the completion of more than 38 000 housing opportunities and over 25 000 serviced sites across provinces and municipalities.

The Department of Human Settlements is also intensifying efforts to unblock blocked housing projects. A blocked project represents more than delayed construction. It represents delayed dignity, trapped public resources, and broken promises to communities. We must therefore move projects from planning to occupation with urgency, discipline, and consequence management where necessary.

Honourable Members,

We remain committed to the upgrading of informal settlements through the Informal Settlements Upgrading Partnership Grant. This programme is not merely about infrastructure provision. It is about restoring dignity, strengthening social cohesion, and ensuring that poor communities are not excluded from opportunity and development.

Title deed restoration remains central to the programme of spatial justice and economic empowerment. Through the Title Deeds Friday Campaign, The Department has handed over more than 81 000 title deeds to beneficiaries across the country. A title deed is not simply a document. It is security, ownership, dignity, and generational wealth.

Honourable Members,

The Social Housing Regulatory Authority continues to demonstrate that affordable rental housing is central to spatial justice and inclusive economic growth. During the year under review, SHRA delivered more than 3 000 social housing units and facilitated

over 12 000 job opportunities, while expanding access to dignified rental accommodation for working class South Africans. A few weeks ago in Mitchells plain we launched housing units. This was the official launch of the third phase of the Regent villas Extension 2 Social Housing Project standing as a reminder that our democratic mandate must always find expression in the lived realities of our communities. Through sustainable and well-located human settlements, we continue to build communities where working class families can live with dignity, closer to opportunities, services, and a better future. This was especially evident in the story of a young family, both parents just 30 years old, who had recently moved into their new home with their one-year-old daughter a moment that truly embodied the impact of this project.

Similarly, the National Housing Finance Corporation continues to expand pathways to home ownership for the missing middle, working South Africans who earn too much to qualify for fully subsidised housing, yet too little to access adequate finance without support. Through First Home Finance and related programmes, thousands of households continue to access affordable housing opportunities.

Honourable Chairperson,

Following the tragic George building collapse, the Portfolio Committee on Human Settlements conducted critical oversight arising from the disaster, while the Department, through the National Home Builders Registration Council, committed itself to implementing every recommendation emerging from the investigative process. Significant progress has already been made in strengthening governance, compliance systems, inspections, and technical oversight within the homebuilding sector.

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Transformation within the property sector also remains non negotiable. Through programmes implemented by the PPRA and other entities, we continue to expand opportunities for women, youth, and historically disadvantaged groups within the built environment and property economy.

Honourable Members,

The department of Human Settlements

Housing delivery for qualifying military veterans remains a solemn responsibility of the democratic state. These are the brave men and women carried the struggle for our liberation, and government remains committed to restoring dignity through the provision of shelter and security.

Honourable Chairperson,

The struggle for housing justice has always been deeply political. It is about restoring humanity to those whom apartheid sought to dispossess and marginalise. It is about affirming that the children of the poor deserve safety, dignity, ownership, and hope.

As the late Joe Slovo reminded us:

“It is not enough to remove the shackles, we must build new structures.”

This Budget Vote is therefore not merely an allocation of resources. It is an investment in dignity, transformation, and the future of our people.

It is for this reason that we support Budget Vote 33: Human Settlements.

I thank you.