

CATALYTIC PROJECTS SUMMARY FACT SHEET

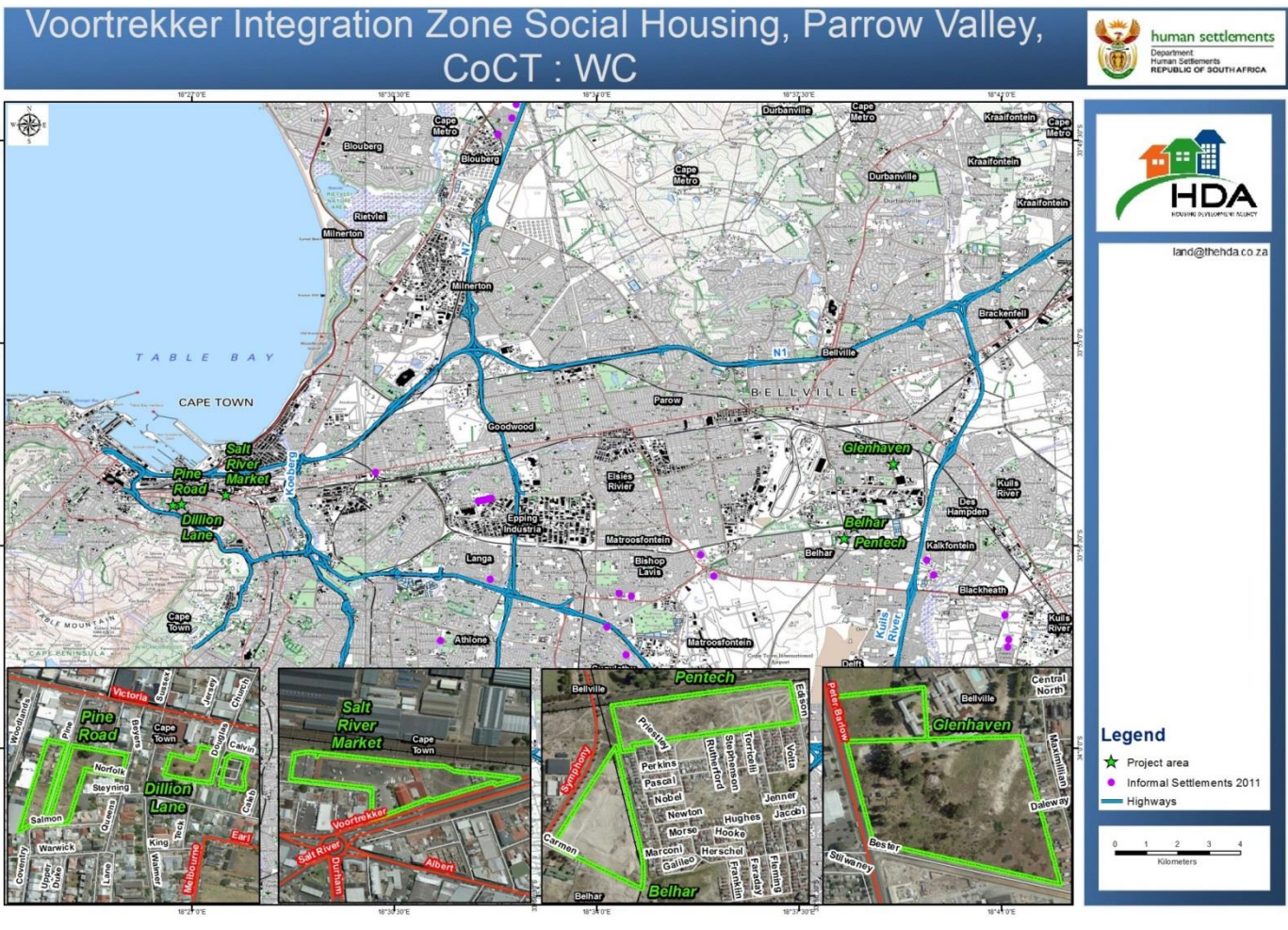


human settlements
Department:
Human Settlements
REPUBLIC OF SOUTH AFRICA



PROJECT NAME Voortrekker Road Social Housing Project

LOCALITY MAP



CATALYTIC PROJECTS SUMMARY FACT SHEET			
PROJECT NAME	Voortrekker Road Social Housing Project	LAND CONDITIONS	Infill / Greenfield
DEVELOPER	City of Cape Town		
PROVINCE	Western Cape	MUNICIPALITY	City of Cape Town
PROJECT DESCRIPTION	<p>Voortrekker Road is a corridor development along Voortrekker Road in the City of Cape Town. The Project specifically excludes the development known as Belhar Phase 2 which is the subject of a separate proposal under the auspices of the Western Cape Government and Calgro M3.</p> <p>The project selects five sites interspersed amongst the already formalised areas of Belhar and Salt River.</p> <p>The specific aim of the project is to deliver more than 1 620 housing opportunities to augment the need for rental stock in the area.</p> <p>Land assembly is still required for the two Pine Road properties (owned by the PGWC), and two Glenhaven properties (owned by the Athlone School for the Blind)</p> <p>The other properties, namely the Dillon Lane sites and the Salt River Market are owned by the City of Cape Town. The Belhar development is almost complete and has a SHI in place</p>		
MAIN ECONOMIC DRIVER(S)	Voortrekker Road forms a link between the Belville CBD and the Metro South East Corridor boundary and has a strong retail core with light industry. The area also boasts two Universities and a Technical School.		
DEVELOPMENT STATUS	Belhar (Madulamoho) is currently underway with over 50% of the units completed and occupied. The remainder of the sites still require finalisation of the town planning process and development plans for the developments to commence.		
NUMBER OF HOUSING OPPORTUNITIES	1 620	PROJECT DURATION	1 - 3 years
PROPOSED ADJUSTED NO. OF HOUSING OPPORTUNITIES	TBC	PROPOSED ADJUSTED PROJECT DURATION	13 – 15 years
ESTIMATE PROJECT DEVELOPMENT COST	R460 632 666 incl Municipal Infrastructure	POTENTIAL JOB OPPORTUNITIES	1 152