

# CATALYTIC PROJECTS SUMMARY FACT SHEET



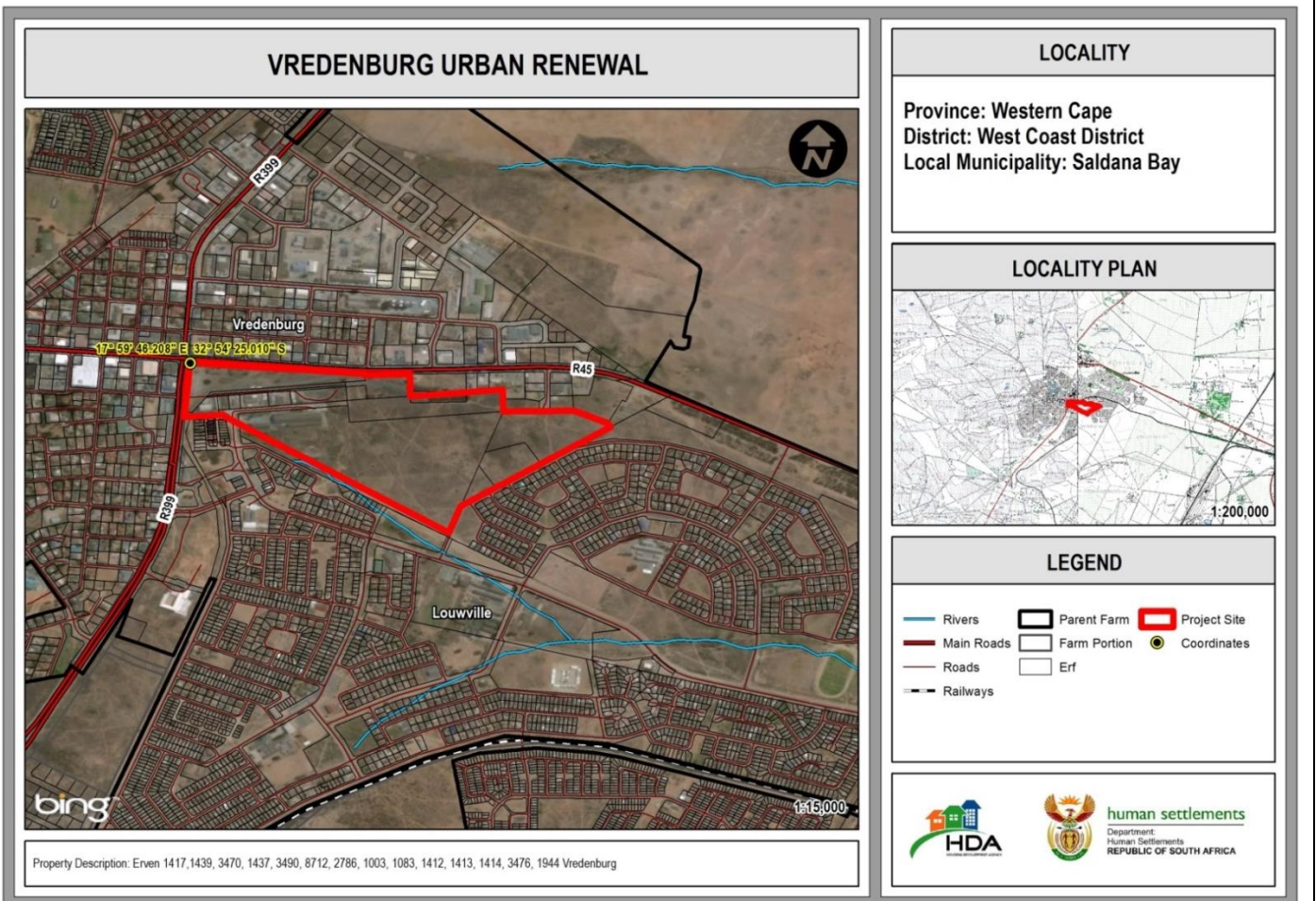
human settlements  
Department:  
Human Settlements  
REPUBLIC OF SOUTH AFRICA



**PROJECT NAME**

Vredenburg Urban Renewal

## LOCALITY MAP



<b>CATALYTIC PROJECTS SUMMARY FACT SHEET</b>			
<b>PROJECT NAME</b>	Vredenburg Urban Renewal	<b>LAND CONDITION</b>	Greenfield
<b>DEVELOPER</b>			
<b>PROVINCE</b>	Western Cape	<b>MUNICIPALITY</b>	Saldana Bay Municipality
<b>PROJECT DESCRIPTION</b>	<p>The proposed Vredenburg Urban Renewal project consists out of 31 ha of land within the Vredenburg town centre. The intention of Saldanha Bay Municipality is to establish an Urban Restructuring Zone and to develop the precinct for a variety and mix of urban land uses.</p> <p>The need for the project arose from the demand from national and provincial government departments for a centralized government precinct and from the Industrial Development Zone to establish certain ancillary functions and services outside the boundaries of the IDZ (e.g. offices, training facilities, hotel etc.).</p> <p>In addition, there is a demand for affordable housing in the Saldanha Bay Municipal Area, as well as additional commercial and market related residential land. It is envisaged that a mix of open market, subsidy, rental/ social and affordable housing options will be accommodated on site.</p> <p>The key elements of the project proposals include a mixed use government precinct, various commercial nodes, sport and recreational, high density residential and areas of social interaction.</p> <p>The main objectives of the project are to undo apartheid spatial planning, integrate different communities, bring government closer to the people, create jobs and business opportunities and improve the overall aesthetic quality of the town and municipality in general.</p>		
<b>MAIN ECONOMIC DRIVER(S)</b>	<p>Vredenburg is the administrative centre of Saldanha Bay Local Municipality. The economic activities driving the area are government services and the Saldanha Industrial Development Zone (IDZ). Vredenburg is identified for the establishment of certain administrative functions and services in support of the IDZ.</p>		
<b>DEVELOPMENT STATUS</b>	Land assembly is in process		
<b>NUMBER OF HOUSING OPPORTUNITIES</b>	1 410	<b>PROJECT DURATION</b>	5 years
<b>PROPOSED ADJUSTED NO. OF HOUSING OPPORTUNITIES</b>	same	<b>PROPOSED ADJUSTED PROJECT DURATION</b>	5-10 years
<b>ESTIMATE PROJECT DEVELOPMENT COST</b>	R2.7 billion	<b>POTENTIAL JOB OPPORTUNITIES</b>	6993 Temporary full time equivalent (FTE) employment opp as a result of construction expenditure