



PROGRAM : BACHELOR OF URBAN AND REGIONAL
PLANNING (BURP)

SUBJECT : **HOUSING DEVELOPMENT 2B**

CODE : **HDETRB2**

DATE : SUPPLEMENTARY EXAMINATION
JANUARY 2020

DURATION : 08:00 - 11:00

WEIGHT : 50: 50

TOTAL MARKS : 100

ASSESSOR : MR. OCKERT PRETORIUS & MR. GEORGE ONATU

MODERATOR : DR LOVEMORE CHIPUNGU

NUMBER OF PAGES : 4 PAGES

INSTRUCTIONS : READ THE QUESTIONS CAREFULLY AND ANSWER
ALL QUESTIONS. WRITE NEATLY AND CLEARLY

REQUIREMENTS : BE VERY LOGICAL IN YOUR ANSWER

INSTRUCTIONS TO STUDENTS

PLEASE ANSWER ALL QUESTIONS.

QUESTION 1

- 1.1 Housing Act (No. 107 of 1997) was legislated to facilitate the sustainable development of human settlements and lays down the general principles of housing development in all spheres of government.

Define “housing development”, according to the vision anchored in the Housing Act, 1997.

(5)

- 1.2 Related to the housing challenge experienced in South Africa, several problems may be identified, including the following:

- a) Housing shortages
- b) Poor housing unit condition
- c) Low infrastructure coverage
- d) Low affordability of housing

In your own words, describe potential causes of each abovementioned problem associated with housing development in South Africa and what solutions can you advise the government.

(15)

[20]

QUESTION 2

- 2.1 Name and briefly discuss ONE housing market intervention and ONE land market intervention that may be implemented by planning authorities to alleviate the current housing challenge experienced in South Africa.

(6)

- 2.2 Explain the role any THREE of the following stakeholders in housing development in South Africa:

- a) National Housing Finance Corporation (NHFC)
- b) Housing Development Agency (HDA)
- c) Property/real estate developer
- d) Financial institutions / mortgage providers

(9)

- 2.3 Briefly discuss the role of the Social Housing Regulatory Authority (SHRA) in the provision and management of rental units for low-income households in South Africa. Include in your answer relevant legislation, objectives, and the mandate of SHRA.

(5)

[20]

QUESTION 3

- 3.1 Illustrate through the use of a diagram the FOUR basic components of the conventional housing provision approach. Your diagram should clearly indicate the relationship between the various components.

(8)

- 3.2 Housing subsidies are government-sponsored economic assistance programmes that aim to alleviate housing costs and expenses for low- to moderate-income households. Discuss the Finance-linked Individual Subsidy Programme (FLISP) and its implementation as a source of formal housing finance.

(8)

- 3.3 Briefly explain the difference between (i) mortgage finance and (ii) housing micro-finance as private sources of formal housing finance.

(4)

[20]

QUESTION 4

- 4.1 Write short notes on TWO of the following events/documents:

- a) National Housing Forum
- b) Botshabelo Accord
- c) National Housing Accord
- d) Housing White Paper

Refer in your answer to their role in shaping the post-apartheid housing development policy in South Africa.

(10)

- 4.2 Provide a brief overview of the Subsidy programmes as contained in the National Housing Code (2009).

(10)

[20]

QUESTION 5

- 5.1 Discuss any FIVE strategies as contained in Breaking New Ground (“Comprehensive Plan for the Development of Sustainable Human Settlements”), which are delineated to achieve the housing objectives of government.

[20]

TOTAL = 100
